

THE NEW PROPERTY OWNERS ASSOCIATION OF NEWPORT, INC.

Minutes of Board of Directors Meeting

May 22, 2019

Call to Order

A regular monthly Board of Directors meeting of The New Property Owners Association of Newport, Inc. was held on May 22, 2019, beginning at approximately 6:10 p.m. Those directors in attendance were Dan Webb, Nancy Gaudet, Norman Outley, Kim Davila, Jerry Cossey and Gerald Kelley. Also present were Carol Jones representing the association and Dan Kasprzak, NPOAN association attorney.

Eileen Fashoro was absent and gave her proxy to Nancy Gaudet.

Minutes

A motion was made by Nancy Gaudet to approve the April 11, 2019 and May 10, 2019 minutes. The motion was seconded by Jerry Cossey. The motion passed unanimously.

Financials

The manager presented the April financials. A motion was made by Jerry Cossey to approve the financials as submitted. The motion was seconded by Gerald Kelley. The motion passed unanimously.

Items for Discussion/Action

A motion was made by Nancy Gaudet to affirm the execution of a contract with Reliant Energy to extend our service agreement for an additional two years at a rate of \$0.03842. The motion was seconded by Kim Davila. The motion passed unanimously.

Manager's Report

The manager reported:

- Landscaping of common areas started
- Tennis courts are being pressure washed, new screens and nets purchased and will be installed; lights and timers repaired.
- Shades at pool soft washed; one shade replacement ordered; poles have been painted.

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Nancy Gaudet, Chair of the Committee reported that no variances were granted by ACC and nothing out of the ordinary has been requested.

Deed Restriction

Kim Davila, Chair of the Committee, reported that ten properties were at petition stage. For the month of April, 702 violations were written up and 611 remain open. Most of the violations are for yard maintenance.

Security

Dan Webb reported that the community has been quiet. He also stated that the day-time deputy is writing speeding tickets in the community.

Executive Session

HOMEOWNER INFORMATION REDACTED

Old Business

New Business

Kim Davila, Chair of Deed Restriction Committee invited Mr. Outley to join the DR Committee. The president made the appointment._

Next Meeting. The next meeting will be scheduled as necessary.

Adjournment There being no further business, upon motion made by Jerry Cossey and seconded by Nancy Gaudet, the meeting adjourned at 7:40 pm.

Respectfully submitted,

Carol Jones,
Community Manager

APPROVED:

Jerry Cossey, Secretary