

THE NEW PROPERTY OWNERS ASSOCIATION OF NEWPORT, INC.

Minutes of Board of Directors Meeting

October 23, 2019

Call to Order

A regular monthly Board of Directors meeting of The New Property Owners Association of Newport, Inc. was held October 23, 2019, beginning at approximately 4:00 p.m. Those directors in attendance were Dan Webb, Nancy Gaudet, Gerald Kelley, Kim Davila, Jerry Cossey and Eileen Fashoro. Also present were Carol Jones representing the association. Eight homeowners attended the meeting.

Director Norman Outley was absent.

The manager informed the Board that Dan Kasprzak's father had passed away.

Minutes

A motion was made by Kim Davila to approve the September 25, 2019 minutes. The motion was seconded by Eileen Fashoro. The motion passed unanimously.

Financials

The manager presented the September financials. She reported that while still over budget, limiting the supplemental operating contribution to Stonebridge, resulted in a \$60,000 decrease. A motion was made by Nancy Gaudet to approve the financials as submitted. The motion was seconded by Jerry Cossey. The motion passed unanimously.

Items for Discussion/Action

A motion was made by Nancy Gaudet to set the 2020 assessment at \$55 per month. The motion was seconded by Gerald Kelley. The motion passed unanimously.

A motion was made by Eileen Fashoro to accept the 2020 budget as presented. The motion was seconded by Kim Davila. The motion passed unanimously. The manager will cause the 2020 budget to be posted on the association's website.

A motion was made by Jerry Cossey to accept the common areas in Section Nine. The motion was seconded by Kim Davila. The motion passed unanimously.

The manager reported that she was in the process of compiling a list of delinquent accounts regarding the golf course and that the utilities were being brought current. She also stated that the hogs were attacking the golf course again and that some trappers with dogs were interested in trapping them. Permission to trap would need to be given by Stonebridge and the owners of the surrounding property. The board agreed that permission should be given by Stonebridge to trap hogs on golf course property. The manager will prepare the necessary permission letter.

Manager's Report

The manager reported:

1. Statements had been mailed this month.

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2. A letter will be included with the coupons explaining the \$5 increase. The board had no changes to the draft presented.
3. The fallen tree on Newport Boulevard has been removed.
4. The Fall Celebration is being moved to the pool area due to holes in the bulkhead at the lake.
5. A copy of the permit for the fishing pier has been sent to Lakewood.
6. The request to receive \$1,1962 in excess funds from a prior foreclosure has been approved by the trustee for the mortgage company.

ACC

Nancy Gaudet, Chair of AC Committee reported:

- There have been no problems this month.
- New home starts have slowed down

Deed Restriction

Kim Davila, chair of Deed Restriction Committee reported that 240 violations were written in September of which 15 were at the petition stage. There will be no yard violation written for the next two weeks because of the storm.

Security

Dan Webb reported there have been no major issues in the community. He reported the while Crosby has a high crime rate, Newport has a very low rate.

Executive Session

HOMEOWNER INFORMATION REDACTED

End of Executive Session

Old Business

New Business

Next Meeting. If necessary, a date for a November meeting will be determined.

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Adjournment There being no further business, upon motion made by Eileen Fashoro and seconded by Nancy Gaudet, the meeting adjourned at 4:47 pm.

Respectfully submitted,

Carol Jones,
Community Manager

APPROVED:

Jerry Cossey, Secretary