

# ***THE NEW PROPERTY OWNERS ASSOCIATION OF NEWPORT, INC.***

## **Minutes of Board of Directors Meeting**

July 12 2012

### **Call to Order**

A regular monthly Board of Directors meeting of The New Property Owners Association of Newport, Inc. was held on July 9, 2012 beginning at approximately 5:15 p.m. Those directors in attendance were Dennis Pilkington, Dan Kasprzak, Earl Boykin, Sandy Hayes, Sam Gonzalez, Nancy Gaudet, and Charley Lenderman. Carol Jones represented the association. Residents Don and Margarette Chasteen and Roy Ugalde were in attendance.

### **Minutes**

A motion was made by Earl Boykin to approve April 2012 with a typographical correction. The motion was seconded by Nancy Gaudet. The motion passed unanimously.

### **Financials**

Carol Jones presented the June financials.

A schedule of write-off's for June in the amount of \$88.81 was presented. The manager advised the Board that the write-off represented a lot with a preexisting waiver that was not in the system. A motion was made by Nancy Gaudet to approve the write-off. The motion was seconded by Earl Boykin. The motion passed unanimously.

### **Discussion/Action Items**

The manager presented the cost of installing fence with stone columns of Newport Boulevard as opposed by shrubbery. The initial cost is \$38,000 more than the barrier plants; however the annual maintenance will be less. The fence should not need replacing for at least 10 years and the replacement cost will be added in the capital reserve. After a discussion a motion was made by Dan Kasprzak to proceed with fence and columns at a cost not to exceed \$55,000. The motion was seconded by Sandy Hayes. The motion passed unanimously.

The manager presented a proposal for replacing the cyclone fence between the pool and tennis courts with a wrought iron fence rather than leaving the area open. The cost of replacing the fence would be \$8100. A motion was made by Dan Kasprzak to install the wrought iron fence at the cost not to exceed \$8100. The motion was seconded by Sandy Hayes. The motion passed unanimously.

The manager presented a resignation from director Wayne Scott. A motion was made by Earl Boykin to accept the resignation. Dan Kasprzak seconded the motion. The motion passed unanimously.

### **Manager's Report**

1. Quarterly statements were mailed.
2. The face painters that were scheduled for the Fireworks Celebration and hot dogs, etc. will be served at the 40<sup>th</sup> year celebration on August 25, 2012. was a huge success

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**Executive Session**

SPECIFIC PERSONNEL MATTERS REDACTED

**End of Executive Session**

The President summarized the Executive Session.

The Board offered the vacated director position to Roy Ugalde and Mr. Ugalde accepted the position.

**New Business.** A budget workshop and Executive Session was scheduled for September 27, 2012 at the management office.

**Next Meeting.** The next Board meeting is scheduled for October 25, 2012.

**Adjournment** There being no further business, the meeting adjourned at 7:00 p.m.

Respectfully submitted,

Carol Jones,  
Community Manager

**APPROVED:**

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Earl Boykin, Secretary