

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

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

**May 22, 2013**

### **Call to Order**

A regular monthly Board of Directors meeting of The New Property Owners Association of Newport, Inc. was held on May 22, 2013 beginning at approximately 6:00 p.m. Those directors in attendance were Dennis Pilkington, Dan Kasprzak, Nancy Gaudet, Earl Boykin, Sandy Hayes, and Jim Bailey. Carol Jones represented the association. Walter Thomas had given his proxy to Sandy Hayes.

### **Minutes**

A motion was made by Earl Boykin to approve the April 11, 2013 minutes. The motion was seconded by Sandy Hayes. The motion passed unanimously.

### **Financials**

The manger presented the April financials for review by the Board.

A schedule of write-off's for April in the total amount of \$85,019.42, which included twenty-two (22) foreclosures was presented. A motion was made by Nancy Gaudet to approve the write-offs. The motion was seconded by Jim Bailey. The motion passed unanimously.

### **Discussion/Action Items**

The manager told the Board she had been contacted by a representative of the company that is planning to build a senior community in front of Newport on FM2100. Kings Port Street is shown by the County to continue to FM 2100 and currently dead-ends at the end of Newport. The owners plan to have the portion of the road outside Newport abandoned and wanted to know if the Association would object. The manager also told the Board she had discussed the possibility of permitting the residents of the senior project to access our lake and river facilities and possibility our storage facility. The Board agreed this could be a possibility with the Owner of the senior facility paying a monthly assessment of not less than \$1,000 per month. The manager was authorized to discuss this further with the owners of the project. The Board also had no objection to the road abandonment and directed the Manager to write a letter is required by the County.

A motion was made by Dan Kasprzak to update the signatures on the Association's checking account at Community Bank of Texas by removing **Name Removed** and adding **Name Removed** as a signatory. The motion was seconded by Earl Boykin. The motion passed unanimously.

The manager reported on the beautification project for the community.

### **Manager's Report**

The manager reported that pool passes had been mailed on May 15, 2013.

The manager reminded the board of the ribbon cutting on June 4, 2013 @ 10:00 a.m. for the widening of South Diamondhead. The event will be held at the fire house.

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The manager reported that the Association had recovered restitution from the party responsible for tearing up the esplanades.

The manager requested the staff floating holiday to be used on July 5, 2013. The Board agreed and instructed the manager to post it on the marquee.

**Executive Session**

HOMEOWNER INFORMATION REDACTED

**New Business.**

**Next Meeting.** The next meeting will be July 11, 2013 at 5:00 pm at Newport Golf Center.

**Adjournment** There being no further business, upon motion made by Nancy Gaudet and seconded by Earl Boykin, the meeting adjourned at 8:30 pm.

Respectfully submitted,

Carol Jones,  
Community Manager

**APPROVED:**

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Nancy Gaudet, Secretary