

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

**Minutes of Board of Directors Meeting**

**October 9, 2014**

**Call to Order**

A regular monthly Board of Directors meeting of The New Property Owners Association of Newport, Inc. was held on October 9, 2014 beginning at approximately 5:10 p.m. Those directors in attendance were Nancy Gaudet, Jim Bailey, Amanda Shaw, Dan Webb, Eileen Fashoro, Earl Boykin, and Margarette Chasteen, Carol Jones represented the association.

**Minutes**

A motion was made by Earl Boykin to approve the August 21, 2014 minutes. The motion was seconded by Amanda Shaw. The motion passed unanimously.

**Financials**

Carol Jones presented the March financials. A motion was made by Earl Boykin to approve the financials as presented. The motion was seconded by Dan Webb. The motion carried unanimously.

A motion was made by Earl Boykin to approve the August and September 2014 write-offs, in the amount of \$3,894.64. The motion was seconded by Margarette Chasteen. The motion passed unanimously.

**Discussion Items**

The Board accepted the resignation of Walter Thomas. In accordance with the Eleventh Amended By-Laws this position will not be filled.

A motion was made by Amanda Shaw to set the 2015 assessment at \$40 per month. The motion was seconded by Margarette Chasteen. The motion passed unanimously.

A motion was made by Amanda Shaw to approve the budget as submitted. The motion was seconded by Earl Boykin. The motion passed unanimously.

The manager presented a request from a homeowner to move the community garage sale to a central location such as the gazebo area. After discussion the board does not feel this would be prudent due to the type of large items often offered in the garage sale, the increased traffic in one area and the possible liability on the association. The manager was instructed to notify the homeowner.

The manager presented a request to order magnets displaying the emergency and non-emergency numbers for Harris County Sheriff's Department. The magnets will be distributed to homeowners with the annual coupons. Additional magnets may be purchased by residents for \$1.00. The initial cost of the magnets is \$800. A motion was made by Dan Webb to authorize the purchase of the magnets. The motion was seconded by Earl Boykin. The motion passed unanimously.

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A motion was made by Earl Boykin to spend \$1500 for the installation of Christmas decorations at the entrances and gazebo.

A motion was made by Amanda Shaw to pay down the principal of the Association's loan with Community Bank of Texas in the amount the Association is under budget for 2014 less \$20,000 to be held for contingency/capital improvement. The motion was seconded by Earl Boykin. The motion passed unanimously.

A discussion was held concerning waivers on additional lots owned by one homeowner. A motion was made by Earl Boykin to adopt the waiver as submitted, a copy of which is attached to these minutes. The motion was seconded by Jim Bailey. The motion passed unanimously.

**Manager's Report**

The manager gave her report

**Executive Session**

HOMEOWNER INFORMATION REDACTED

PERSONNEL INFORMATION REDACTED

End of Executive Session

**New Business.**

**Next Meeting.** The next called meeting will be December 10, 2014 unless there is a need for an earlier meeting.

**Adjournment** There being no further business, upon motion made by Amanda Shaw and seconded by Dan Webb, the meeting adjourned at 6:30 pm.

Respectfully submitted,

Carol Jones,  
Community Manager

**APPROVED:**

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Margarette Chasteen, Secretary