

THE NEW P.O.A. OF NEWPORT, INC.

ANNUAL MEETING MINUTES

DATE: January 14, 2016
PLACE: Newport Golf Club

ATTENDING: Nancy Gaudet, President
Jim Bailey, Vice President
Margarette Chasteen, Secretary
Amanda Shaw, Treasurer
Earl Boykin, Director
Dan Webb, Director
Dan Kasprzak, Director
Eileen Fashoro, Developer Director

Approximately 86 Newport Homeowners
Carol Jones, Community Manager, and management staff

WELCOME AND INTRODUCTIONS

Nancy Gaudet called the meeting to order at 7:12 p.m.

MEETING MINUTES

The minutes of the October 8, 2015 Quarterly Meeting were presented and reviewed. A motion was made and seconded by the residents to approve the minutes. The motion carried.

PRESIDENT'S REPORT

The President gave a report on what had been accomplished in 2015:

- The purchase of additional street lights
- Completion of a storage building next to the management office
- Replace of a shade and an additional shade at the pool
- Additional pool furniture
- Purchase of Newport Golf Course and Country Club

Changes to come in 2016 include

- Finalizing the purchase of the golf course
- Creating a community room for Newport residents
- Renovating and refurbishing a fitness center for Newport residents

TREASURER'S REPORT

Carol Jones gave the treasurer's report. She reported that the Association ended over \$200,000 under budget. She also gave the numbers to purchase the golf course. The purchase price is \$1,400,000 and the Association borrowed \$1,800,000 to include approximately \$400,000 for repairs to the buildings and improvements to the golf course. Ms. Jones answer numerous questions regarding the future finances pertaining to the golf course.

ELECTION OF DIRECTORS

Carol Jones conducted the election for two (2) director positions on the Board.

Kim Davila was nominated from the floor. Ms. Davila along with incumbents Jim Bailey and Margarette Chasteen addressed the attendees.

SPECIAL RECOGNITION

Jamie Tatum, Charles and Tina Bailey and Gary Hasse were recognized for their contributions to the community.

CRIME WATCH

Margarette Chasteen gave a brief report on Crime Watch.

SECURITY

Dan Webb announced that we have a .0001 crime rate in Newport with the majority of crime being criminal mischief to unlocked vehicles.

QUESTIONS AND ANSWERS:

Floor was opened to field questions/comments from homeowners.

- *Discussion regarding the future of the gym.
- *Discussion regarding reduced prices for residents on golf.
- *Discussion regarding current and future development in Newport.
- * Discussion regarding flooding in Patiowoods.

Prior to adjournment Carol Jones announced Jim Bailey and Margarette Chasteen had been re-elected as directors for a term of three (3) years.

ADJOURNMENT - There being no further business, upon motion and second from the membership, the meeting was adjourned at approximately 8:35 pm.

Respectfully submitted,

Carol Jones
Community Manager

APPROVED:

Secretary