

## 2017 Annual Meeting Questions and Answers

*Have all members of the board and all employees signed an ethics pledge?*

**We are all aware of the document and they will be signed when the new board convenes.**

*What is the board's view on concerned citizen community and do you think it should continue?*

**The comments and questions could first be addressed by the Executive Coordinator if she were invited to the meetings. Many of the concerns, complaints, etc. would have been answered much quicker.**

*Is there a maximum limit to how many water craft vehicles you can put in your front or back yard?*

**No, this is an issue the Compliance Advisory Committee will be looking at.**

*Why are the proxy votes not tallied and announced for each candidate?*

**All votes are by proxy, but the ones given to individuals other than the Board's Secretary will be available at the PIPOA office. But your point is well taken and we will work with the auditor to add that information at the time of reporting the votes.**

*Why do we have to pay for parking stickers?*

**Boat ramp parking is available only to those people who own or rent property within the PIPOA. We have discussed the option of not charging, but decided to keep the fee as a way to make sure the stickers are only being purchased by residents.**

*Why can't the check register be posted on PIPOA website? Members have volunteered to set up passwords for members.*

**We are a MEMBERSHIP organization and not a government entity. The specific financial information is available for a member to inspect at the PIPOA office. Those records are not public information, they are for members only. We are exploring a way to allow access to our website for members to see more specific information, but there may be a confidentiality statement required.**

*We moved to the island to get away from overcrowding and congested traffic. With 148 empty single family lots on the island (and the amount of new builds). Do we have infrastructure in place to support this growth? If not, what plans are being made?*

**We certainly have the water and sewer capacity. The Island Strategic Action Committee, which is an advisory committee for the Corpus Christi City Council has requested a very thorough traffic study which is currently underway by the Regional Planning Agency. That information will help identify potential problems as well as look at solutions.**

*Crime is an important issue and seems to be on the rise. With the nearest police station being in Flour Bluff, response times are long. Are there any plans to remedy the situation and increase police or security presence?*

**The percentage of crimes on the Island is about 2% of all crimes in the City of Corpus Christi. Of that 2%, 60% at “victim assisted” or otherwise called “crimes of opportunity.” Residents leave garage doors open, house doors unlocked, car doors unlocked, or expensive items left on docks or in front yards. Police coverage is dictated by the number of police reports. So, it is very important that if you experience a theft or burglary, you report it to the police. Our crime stats do not justify more manpower. We have looked at hiring a security patrol to augment the CCPD. The cost for 1 armed person to cover 24 hour shifts would be about \$250,000 per year.**

*What is the total paid to date to compliance officers?*

**They were hired in May, 2016, and are paid at an hourly rate. The thru February, 2017, the cost for both of them is about \$75,000.**

*What are the total fines assessed to date for compliance violations?*

**No fines have been assessed to date. No fines have been collected to date.**

*What is the total paid per year to POA employees?*

**The total paid for salaries for 2016 was \$194,918.04. Remember all financial statements are available on your POA website. [www.padreislespoa.net](http://www.padreislespoa.net)**

*Please try to change garbage pick-up—to Monday. Too many weekenders leave garbage out all week.*

**We have attempted to make this change a few years ago, and will continue to talk to the City of Corpus Christi. Remember that your POA cannot dictate the timing, frequency, or quality of city services, but we will certainly continue to voice the concerns of residents.**

*Why do you hold the meeting every year on the beginning of spring break even though “today’s” attendance is record breaking?*

**The meeting date is set in our By-laws. The Board will discuss changing the By-Laws.**

*Down to the issues-- Is the board trying to reduce attendance so we don't get our input in?*

**No**

*Another category for compliance—2<sup>nd</sup> homeowner's*

**We contact the property owner when there is a problem and provide pictures of the violations.**

*Slideshows are a waste of time because they can't be seen.*

**Thank you for your comment. We will work to improve the quality**

*Who does John Bell represent? The POA board or the POA?*

**Both**

*Does the attorney retainer go out for bid?*

**All contract will be placed under review**

*Bravo to the homeowners who volunteered their time and expertise to ensure our POA monies aren't donated; but, instead remain in place for the intended purpose.*

**The Board received a request and then did their due diligence to see if it was allowed. The Board determined it was not. We do appreciate all feedback from our homeowners.**

*In the event of a storm, who is responsible for clean out of the canals?*

**The PIPOA.**

*Regarding Seashore request, did the POA pay an attorney to help make the decision regarding the request?*

**Yes.**

*Does the board consider it appropriate and legal to donate any homeowners paid POA fees and dues?*

**We do feel that it is appropriate to review all requests. As for legality, the POA consults an attorney.**

*Does the board fully understand and comprehend our by-laws and covenants?*

**Yes. As well, the board reviews the covenants and by-laws on a regular basis.**

*There's been some speculation about subdivision opting out of the POA. What would be the repercussions of such a move? For example: If "Ports O Calls" opted out who would dredge the canal or repair bulkheads and how would that be financed?*

**The issue is complicated. Since the PIPOA owns the bulkheads, it is hard to figure out how they would be maintained if the affected property owners were not paying towards the maintenance funds.**

*How will you overcome the perception that you use gestapo tactics against POA members?*

**We will overcome this by simply not using 'gestapo' tactics. The point of compliance is to have a standard for all property owners that keep the island visually appealing and allow property values to continue to grow. Compliance does not equal suppression. All of our compliance inspectors wear light blue work shirts that are clearly marked with their job title and the POA logo. They would be happy to answer your questions if you see them around the community.**

*Will the board now withdraw their donations to the city for Billish Park and Del Mar College scholarship, and terminate any further proposals for donations from this POA board?*

**As previously stated, ALL items will be reviewed.**

*When and more importantly—why was the decision not to donate to seashore made? Why was that not communicated to the membership?*

**Answered previously**

*Some subdivisions pay lower annual fees than others. Are those paying less receiving less benefits than those paying higher fees?*

**There are 3 subdivision which did not vote to increase their fees. One includes the Seawall, which has a different basis for their fees. One contains more commercial property and the third does not have canals or bulkheads. They all can use the boat ramps.**

*Why did the board decide Stan Hulse was eligible to be a candidate? What rule allowed this?*

**The by-laws say a Board member must be a member of the PIPOA at the time the election was called. That date is January 10, 2017 – 60 days prior to the date of the Annual meeting. He was a Member, or owner of record – on a deed- as of January 9, 2017. The Board policy sets out the procedure for candidates filing and being able to get the information published along with the ballot mailing. The Board can change a policy and does as situations change. The Board decided since he was an owner on the state law date, they would go with the law and not the policy.**

*What actions are required to dissolve the PIPOA?*

**This is a complicated question and will be forwarded to our attorney.**

*Request for speaking time. Mike Linnane*

**Mr. Linnane had left the meeting before he was called on.**

*Please expand the conversation of Billish Park and sticker and weed control and how can I get on the park committee.*

**There is not a park committee. The request for proposals went out to 3 landscape designers and the deadline for receiving their information was March 8, 2017. The information is currently being reviewed and a plan of action will be adopted.**

*Did the POA consult a horticulturist before setting palm tree trimming standards? If yes, who?*

**We use information from the University of Florida and this exact information is available on our website under [Property Owners Info>Summary of Standards> How to Care for Landscape Palms](#). Trimming the brown beards once a year is the standard we are using to reduce the number of rodents which nest in those beards and affect property owners in the vicinity.**

*Could you please use the POA official website instead of the local gossip website? We all get POA stuff...and do not participate in "neighbor stuff".*

**The POA also has an official Facebook page where you will find items of interest. We also encourage POA members to share emails as we do send emails to quickly deliver important information.**

*What is the POA bidding process? Are requests for proposals sent? How many bids required? Who elevates and analyzes the bids? What criteria? Why doesn't the city of Corpus Christi pay for water testing in the canals?*

**The Board policy requires contracts which exceed \$20,000 to be competitively bid. The PIPOA solicits the bids and staff evaluates them. The President may appoint Board members to also review and score the bids. Ideally, we want 3 bids, but don't always have that many who want to bid. The criteria, or scoring is developed for each individual project.**

**The City of Corpus Christi does not hold the permit for the canals, the PIPOA does and the permit requires us to do the water quality testing as well as maintenance dredging of the canals. Although the water is "public" the ground under the water is not, it is the PIPOA's responsibility.**