

PADRE ISLES PROPERTY OWNERS ASSOCIATION, INC.
REGULAR MONTHLY BOARD OF DIRECTORS MEETING
July 24, 2018
MEETING MINUTES

1. CALL TO ORDER

- a) President Marvin Jones called the meeting to order at 5:32 PM.
- b) Board members present: Nick Colosi, Marvin Jones, Brent Moore, Marta Sprout, Carter Tate, Darrell Scanlan. Vicki Marsden was absent due to illness and had given her proxy vote to Marta Sprout via email to the board prior to the meeting.

2. CONFLICT OF INTEREST

- a. No conflict of interest statements submitted by board members or staff.

3. PRESENTATIONS WITH POSSIBLE BOARD ACTIONS:

- a. ISAC/ TIRZ Representative Report

The ISAC had discussed Billish Park. No formal report.

b. Billish Park Construction Status (schedule, costs to date, plan, completion) presented by Craig Thompson, Hanson Engineering.

The park has been moved, sprayed with herbicide. In 10-days they will strip and clear 5-zones and place the sod, and continue with heavy watering. Then, 30-days after that they will use pre-emergent.

4. PRESIDENT'S REPORT

Marvin Jones reported the following:

- a. The POA office has lost 3-employees recently.
- b. Thanks to all of the volunteer's who've jumped in to keep the POA office going:
 - a. Heather, Tom, Vicki, Marta, Nick, Kathy, and all of the others who've come in to help us catch up and clean up.
- c. Jim Smock has accepted the position of Executive Director.
- d. Our bookkeeper has resigned. The CPA firm we've hired is sending us a temp.
- e. POA is focused on contacting owners of overgrown lots to get them mowed.

5. PUBLIC COMMENT:

See addenda (attached)

6. EXECUTIVE DIRECTOR REPORT: (The Board will receive a report from the Executive Director on topics of importance since the previous meeting.)

As we have no Executive Director there wasn't a report.

7. CONSENT AGENDA: (Routine items; acceptable without further discussion)

No meeting minutes presented for approval due to the absence of the Board Secretary.

8. COMMITTEE REPORTS: (With Possible Board Actions):

- a. Compliance Committee—No meeting

No minutes.

- b. Architectural Control Committee

Heather Coxe is volunteering as the administrator in the office. Tom Cable is working on updating the guidelines.

- c. Canal Marker Replacement-Discussion

Nita Smith presented the board with a proposal to replace canal markers and signs for review. Richard Pittman gave a presentation on the conditions of the markers and discussions with the Coast Guard.

MOTION:	Brent: Motion to fund the \$70K to replace the current canal markers.	
SECOND:	Carter	
AMENDMENT:	Nick: Motion to table Brent’s motion so the board can get together, with a deadline of two weeks, to decide who in the Coast Guard we have to talk to and exactly what size markers and signs we need.	
SECOND:	Marta	
VOTE:	AYE = 5. Marvin, Carter, Nick, Marta, Vicki	NAY = 2. Brent, Darrell
MOTION CARRIED		

- a. Bylaws, Policies and Procedures Committee - Marvin Jones - No meeting

No minutes.

- b. Security Patrol Committee Report – Marvin Jones

No minutes.

- c. Bulkhead Committee – Marta Sprout - No meeting but received information on SureGuard products. Presentation from SureGuard will happen soon. All invited. No minutes

- d. HOA Management Companies – Nick Colosi. Met with Alan Guggenheim and some board members with a management company. Had concerns about the cost and we’d just be a part of a larger portfolio they manage.

9. TREASURER'S REPORT - FINANCIAL REPORTS: (The Board will review, discuss, and then accept all financial reports. No motion required.) Nick Colosi.

- a. Distributed P&L statements.
- b. CPA company starts next week working on filing our 2017 taxes.
- c. Direct deposit for employees in future.
- d. Banking electronically.

- e. Will discuss with finance advisory committee.

MOTION:	Nick: I motion to consolidate all our money to one bank, American Bank.	
SECOND:	Marta	
AMENDMENT:	Brent: Motion to table Nicks motion till the next board meeting so the board can ask questions of experts, and receive a report from the committee before deciding.	
SECOND:	Carter	
VOTE:	AYE = 7. Marvin, Marta Nick, Vicki, Darrell, Brent, Carter	NAY = 0
MOTION CARRIED		

10. RECURRING BUSINESS: (Motions as required)

- a. None

11. NEW BUSINESS: (With Possible Board Action)

- a. Proposal for Cobo De Baro Boat Ramp Parking Lot Repairs. Marvin.
- b. Drafted a Request For Proposal (RFQ). We'll send it out soon.
- c. No-one cleans the POA office.

MOTION:	Nick: Motion to hire a cleaning service to clean the POA office on a weekly or bi-weekly basis.	
SECOND:	Darrell	
VOTE:	AYE = 6. Nick, Marvin, Marta, Vicki, Darrell, Carter	NAY = 0.
MOTION CARRIED		

12. EXECUTIVE SESSION: Recess to discuss candidate for the Executive Director's position, 7:30-7:58.

MOTION:	Darrell: Motion to extend the offer as discussed to James Smock for the Executive Director position.	
SECOND:	Carter	
VOTE:	AYE = 7. Nick, Marvin, Marta, Vicki, Darrell, Carter, Brent	NAY = 0.
MOTION CARRIED		

13. ADJOURN

MOTION:	Nick: Motion to adjourn the meeting at 8:00pm	
SECOND:	Darrell	

VOTE:	AYE = 6. Nick, Marvin, Marta, Vicki, Darrell, Carter	NAY = 0.
MOTION CARRIED		

ADDENDUM

5. Public Comment:

- a. Ted Mandell – We need to have civility at our board meetings and work together.
- b. Sue Stockton – Brent Moore’s article in the Island Moon.
- c. Carter Tate – We need to work out how to plan for our Bulkheads maintenance.
- d. Marsha Brancell – Why is POA website not updated and not used to tell members what is going on.
- e. Joe Hall – Update on Litter Critter coming to the island.