



PADRE ISLES PROPERTY OWNER'S ASSOCIATION, INC.

REGULAR MONTHLY BOARD OF DIRECTORS MEETING

25th May, 2021

MEETING MINUTES

1. CALL TO ORDER

- a) President Marvin Jones called the meeting to order at 5:35 PM.
- b) Board members present: Marvin Jones, Sandy Graves, Drew Diggins, Vicki McGinley, and Ray Singleton. Absent: Tommy Kurtz - vote given to Dan Brown.

2. CONFLICT OF INTEREST

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

3. PRESENTATION WITH POSSIBLE BOARD ACTIONS

- a) **ACC.** David Heizman, ACC Chair, Presented the State guidelines for Solar Panel placement and a draft of the ACC verbiage.
- b) Next meeting will be June 9th at 5:30pm.

4. MEMBERS COMMENTS:

- a. Dan Morgan – Petitioning the Board to hold a referendum to change the bylaws to prohibit parking boats, RVs, trailers, etc., in driveways or at the front of houses.
- b. Paul Tressa – same subject as Dan Morgan. Also asked about burnt house on Reales.
- c. Donna Wright – PIPOA dues are unfair. Asked about Deed Restrictions.
- d. Skip Kretschmar – Parking issues.
- e.

5. PRESIDENT'S REPORT. Marvin Jones.

- a. Short Term Rentals (STRs). One property was turned in and the City has dealt with it.
- b. The Water Exchange Bridge on Park Rd 22 has nothing to do with the PIPOA.

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

- a. Next Board Meeting is June 22nd.
- b. Updated the board on incoming office traffic and correspondence.
- c. The Island's registered agents list and contact info has been updated.
- d. Review of compliance information/tickets.
- e. Bulkheads and breakout correspondence including a draft letter for Board review when a homeowner refuses to do a breakout to have their bulkhead repaired.
- f. PIPOA office had some electrical outlet repairs.
- g. Review of quotes for PIPOA office gutter repair/replacement.

7. CONSENT AGENDA: Vicki McGinley, Secretary. (Routine items)

- a. The meeting minutes for Regular Board Meeting Minutes on March 27th were approved



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7/0.

- b. The meeting minutes for Regular Board Meeting Minutes on April 27th were approved 7/0.
- c. Email Votes. None this past month.

8. TREASURER'S REPORT - FINANCIAL REPORTS: Ray Singleton. (The Board will review, discuss, and then accept all financial reports.)

MOTION:	Vicki: I make a motion to accept the Financial Statement.	
SECOND:	Sandy	
VOTE:	AYE = 7. Marvin, Dan, Tommy, Sandy, Ray, Drew and Vicki.	NAY = 0
MOTION CARRIED		

9. OLD BUSINESS: (Motions as required)

- a. Boat Ramps. Discussion regarding core sampling the boat ramp parking lots to make the best decision of how to proceed with paving.
- b. Setting up a Workshop for the Board on the updates to the ACC Guidelines draft.

MOTION:	Dan: I motion to accept Laguna Lawn to remove the dead Queen Palm tree plants, killed by the freeze, provided they have satisfactory references and insurances.	
SECOND:	Ray	
VOTE:	AYE = 7. Marvin, Dan, Tommy, Sandy, Ray, Drew and Vicki.	NAY = 0
MOTION CARRIED		

MOTION:	Vicki: I motion for us to go with APG&E for 24-months @5.5Cents per KW for the PIPOA office's electricity.	
SECOND:	Sandy	
VOTE:	AYE = 7. Marvin, Dan, Tommy, Sandy, Ray, Drew and Vicki.	NAY = 0
MOTION CARRIED		

10. NEW BUSINESS:

- a. None or already addressed.

CONVENIENCE BREAK: 7:35pm-7:45pm

11. EXECUTIVE SESSION: Recess to discuss Legal and Personnel Matters. 7:45pm.

12. RECONVENE: 8:18pm



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13. ADJOURN:

MOTION:	Drew: I'd like to make a motion that we adjourn at 8:19pm.	
SECOND:	Ray	
VOTE:	AYE = 7. Marvin, Sandy, Ray, Drew, Tommy, Dan, and Vicki.	NAY = 0
MOTION CARRIED		

14. NOTE: To review the video-taped meeting please go to either Facebook > Padre Isles Property Associate > [Videos Tab], or the Website: Padreislespoa.net > meeting-minutes-agendas-budgeting-and-balance-sheets. Meetings are organized by date.