

PADRE ISLES PROPERTY OWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
OCTOBER 26, 2010
POA OFFICE

BOARD MEMBERS PRESENT: Jeff Carlson, Cheri Sperling, Bill Bodrug, Brent Moore, Dave Kurz, Jack Sharlow, and Nancy Tressa.

OTHERS PRESENT: Nita Smith, resident; John White, Lisa Underbrink and Maybeth Christensen.

The meeting was called to order by President Carlson at 5:30 PM

Nita Smith presented her ongoing problems with the project next to her at 13514 King Phillip. She said it has now been 3 years and 8 months and it is still not finished. She again detailed her complaints and said the POA had "allowed" this problem to go on so she was putting the POA on notice that when she found a different place to buy, she would not pay the new fees but would "move her grandfather rights" to the lower fee. Maybeth is to contact Fernando (the owner) and ask him to attend the next Board meeting.

Maybeth presented the Executive Coordinator's report. Jack Sharlow asked for a list of streets that have new street lights installed.

The September 28, 2010, minutes were accepted with the correction of the spelling of Mr. Ramirez.

The financial reports were reviewed. Nancy Tressa moved to accept, Cheri Sperling seconded and the motion passed.

STANDING COMMITTEES:

Nothing from HAC.

ACC. - Sam Anderson submitted his printed report.

PIAC submitted the updated calendar of activities.

John White reported on the Beautification Trust and the palm trees. The wrong trees will be given to the beach parks and in return they will provide 4 workers to plant the trees on the Island. Final procurement is not set as the widow is still in Court over this.

Dave asked about the Sabre canal end between Cartegena and Tortuga. There are bushes in there that need to be taken out. Maybeth and John will work on this.

There was some discussion on Maryann's Way upkeep. John reported that David Pierce will be mowing but will not repair sprinklers and pipes.

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John suggested the POA may want to be a part of the LaPosada parade by providing the decorations for Norm Baker's Trula B boat. He will get the approximate cost for the Board to consider. It looks like there will be 30 boats in the parade with the Friday night reviewing spot being Glen Lyons' home.

Canals and Waterways - Maybeth reported that SeaTow is putting up the no wake signs and will also place them by the boat ramps.

OLD BUSINESS: Maybeth provided the bulkhead cap repair program update. We need to have color coded maps for the annual meeting showing what was done in 2010. There are major washouts on Granada which will need attention. We will be asking for dirt when we have swimming pool plans come in to avoid having to buy.

Dredging was covered in the Executive Coordinator report. Maybeth plans to send out an email poll on the bid award.

NEW BUSINESS: Lot Mowing - Dave reported that Maybeth has a list from the City on the lots the City mowed. Maybeth suggested we start with the main streets - Whitecap, Encantada, Gypsy, Tesoro, Dasmarias, Reales, Seapines. This would be a first stage project and may cost about \$12,500. Also need to check with John on being able to lien for non-payment. Consensus was that we need to make the investment to clean this place up. We know we have some properties where we will not get paid until the property changes ownership. The plan is that we would have an annual contract for these properties with the scope of work, lots to be mowed 6 times a year, 6" length, clean gutters, performance measures verify and if not done, revoke. We need to define expectations. We will have a better report on cost estimate and a review by John Bell on how we might proceed for the next Board meeting. We would like the program be underway for the annual meeting. Historically, we have done this before and a number of people have paid. Homeowners are tired of looking at the weeds.

Long range plan - Nancy made a motion to have John Bell review the plan to make sure we would not have a liability as a Board or as an individual if something were not done, Dave seconded and it passed.

Maybeth was asked to check on adding a counter to our website.

Cheri distributed home, condo and lot sale information

Maybeth provided the crime stats report.

Nancy moved for adjournment at 7:30 PM, Cheri seconded and the meeting was adjourned.

Respectfully submitted, Maybeth Christensen, Secretary.