

PADRE ISLES PROPERTY
OWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
NOVEMBER 22, 2016
ISLAND PRESBYTERIAN CHURCH ANNEX

BOARD MEMBERS IN ATTENDANCE: Brent Moore, Darrell Scanlan, Cheri Sperling, Stan Hulse, Leslie Hess, and Nancy Tressa. Jack Sharlow gave his proxy to Nancy Tressa.

OTHERS ATTENDING: Carter Tate, Dotson Lewis, Robert Algeo, Tommy Hallick, Heather Cooley, Dale Rankin, Vicki Marsden, Midla, Doreen Kinkel, Bonnie and Robert Wurzbach. Altan Guzeldere, Courtney Berhrol and Ted Oakley from HPO, Barb DeToto, L. Martin, Howard Showalter, John Bell, Dan Hawkins, Lisa Underbrink and Maybeth Christensen

President Moore called the meeting to order at 5:35 PM.

The meeting opened with the Pledge of Allegiance led by Darrell Scanlan.

MINUTES: The minutes of October 26, 2016, were accepted with corrections.

Ted Oakley from HPO presented a report on the investment account which is managed by HPO. He reported that for the year thru November 17, 2016, we had a return of 2.93% on our investments. The Board policy is for the investments to be made very conservatively. So the majority is in CDs and government bonds.

AUDIENCE COMMENTS:

Several visitors were attending just to observe.

Bob Algeo again said he questioned the legality of the maintenance standards and wanted them put on a ballot. He also thought the PIPOA had lost money last year. Maybeth responded that he was not accurate.

Dotson Lewi encouraged the Board to continue with Billish Park redo.

Carter Tate wanted an update on the repair of the canal end bulkhead on Primavera.

Barb DeToto wanted more information shared in the MOON. Also said she had contacted the office about dumping at the corner of Dasmarrinas and Aquarius 2 weeks ago and nothing had been done.

Maybeth responded that she just got the message the day before. Barb also thought some type of screen should be put over the storm drains so that grass and other debris did not go into the drain.

Mr. Martin said the parking area at the Camino de Plata cul de sac area has debris in it from when the City redid the street.

STANDING COMMITTEE: The ACC will not meet until next week so there was no report.

PRESENTATION FROM STAFF REGARDING PIPOA PROPERTY MAINTENANCE AND COMPLIANCE PROGRAM – Dan Hawkins handed out the reports on the inspection work to date.

He explained that the new computer software should be ready for use on about December 1, so the inspectors have been working on the open cases and not adding more. We continue to work with the City on City Code Violations and really try to make sure we treat all residents equitably.

EXECUTIVE COORDINATOR'S REPORT – Maybeth reported the City glass recycling trucks would be in the PIPOA parking lot on Saturday December 10. She said she attended the November 15th City Council meeting and thanked the Mayor and outgoing members for their service and their work with the PIPOA. She said she would be attending a meeting on December 1 at which the Mayor-elect would be introduced. Brent said that a neighbor on Primavera wondered when that canal end project would be completed. Maybeth said she did a follow-up with the engineering firm and hopefully would have the drawings and bid docs within the next couple of weeks. Maybeth had also been contacted by Amy Gazin at Schlitterbahn who wanted to know if we were going to do a night at the movies again. The Board did not indicate an interest.

FINANCIALS: Nancy moved to accept the financial reports, Cheri seconded the motion and it passed unanimously. Stan moved to approve the 2017 with the additional line items and changes discussed, Nancy seconded the motion and it passed unanimously. Maybeth will send out the revisions to the budget to the Board.

OLD BUSINESS:

Billish Park Update - Maybeth expects to have a report from the original designer by Monday on how much he would charge to do the changes to his plan. She had also talked with Mr. Gignac and he had another meeting scheduled with the City. There was a discussion about the design, possible project manager, who administers, guarantees, etc. but the Board indicated they wanted to move forward.

Coastal Windstorm Task Force - Maybeth requested this be held over for the next meeting.

Possible Extension of Office Building – Maybeth said she was still gathering information.

Committees to Advise the Board – Nita Smith is working on putting together the Canal and Waterways Committee. Maybeth has had a few volunteers for the Compliance Advisory Committee and would be writing about it in the Winter Newsletter.

NEW BUSINESS:

Nancy indicated that although there would be a candidate forum for the Board candidates, she wanted Maybeth to check with Dale Rankin of the MOON to see if he would also publish information about the candidates and suggested they all be answered the same questions: 1 – why they are running; 2 – what they think are the main issues facing the PIPOA in the next 3 to 5 years; 3 – what do they bring to the Board. Maybeth should check with Dale on the number of words but encourage the candidates to be concise and specific.

The Annual Meeting will be March 11 at 10 AM.

Nancy moved to adjourn the meeting at 7:25 PM, Stan seconded the motion and it passed unanimously.

Respectfully submitted, Maybeth Christensen

The Board excused Maybeth and then had an executive session regarding personnel.