

Nantucket Preservation Association, Inc. (HOA)
Board of Directors Meeting
Location: 4520 Pelicans Point Cove
5:30 P.M. Tuesday 08 August 2017
MEETING MINUTES

1. **Quorum Call:** 5:30 PM, Board members present: Ward Wells-President, Howard Williams-Vice President, Bernie Bernard-Secretary, Kevin Griffin-Asst-Secretary, Cecivon Garcia-Treasurer. *Quorum was met.* Visitors: Hank McQuaid of BCR Realty, HOA Manager, and attending from Traffic Committee were Karen Pitts, Marie Wolfe, and John Pitts.
2. **Approval of prior BoD minutes:** meeting of 11 July 2017 minutes approved unanimously.
3. **Management report:** Hank reviewed YTD financial report; all was in order. There were 10 delinquencies as of the end of last month.
4. **Committee (*Liaison*) reports:**
 - a. *Maintenance (Kevin):* **Hank** will present bids received from 6 contractors at next board meeting for 2018 regular mowing & upkeep of the commons with our newly specified mowing frequency.
 - b. *Architectural Control (Cecivon):* Ward reviewed the ruling of the ACC concerning the violation and subsequent request from the resident of 4586 Sandpiper Cove. Except for the requested horse statue, all subject items were approved, contingent on new screening shrubs in front of the fence. **Cecivon** will get an explanation from the ACC about allowing the newly-installed fence to remain. Ward proposed a Board initiative to upgrade the look of our neighborhood, by first addressing existing unsightly conditions in violation of our deed restrictions at some residences. The Board agreed to start this initiative by gathering photos of such.
 - c. *Financial (Cecivon):* no report, except for financial review above.
 - d. *Traffic (Ward):* Karen Pitts presented a written proposal to close Harpers Ferry at Arrington, due to future cut-thru traffic concerns. The Board gave approval for the Traffic Committee to research this possibility.
 - e. *Web Site (Bernie):* The old web site is now closed and hosting payments to Agnitek have been discontinued. Bernie proposed the expenditure of \$40/week to a new contractor for the next 90 days, as a test process for the timely updating and continual improvement of our new web site, with the intention of using the web site as a primary communications tool. The Board accepted this proposal and will review performance in November before continuing.
 - f. *Park/Lake (Bernie):* **Bernie** will have a crew start trimming the trees at the dam, as the start of a beautification initiative for the lake/park commons. **Bernie** will bring the Board a proposal for remedial maintenance of the downstream spillway erosion. **Hank** will ask BTU to remove the power poles from the dam.
 - g. *Feral Hogs (Howard):* no report.
 - h. *Directory (Bernie):* no report.
5. **Other business:** none
6. **Next Board meeting:** 12 September at 5:30 PM at 1104 Faraway Island (Howard's)
7. **Adjournment 7:00 PM**



Bernie B. Bernard, Secretary