

PDPOA
MINUTES OF BOARD OF DIRECTORS MEETING
October 16, 2008

Board Members Present:	Peg Weschke Phil Porter Joe Maggi Gloria Henley-Smith	John Joseph Jim Gant Marty Gleason Bob McFadden
Not Present:	Sharon Cheney	David Nelson
Ex-officio:	Bob Sharp Kelle Hobler Andrew Schumacher	General Manager Acting Recording Secretary Controller

President Peg Weschke called the meeting to order at 2:02 pm.

Approval of Minutes: The minutes for the September 18, 2008 PDPOA Board meeting were reviewed and approved unanimously.

President's Report –Peg Weschke

- A. President Weschke informed the Board that there will be an executive session.
- B. President Weschke reported that the “Going Green Committee” is still in the process of being implemented.
- C. President Weschke updated the Board on the Executive Committee meeting in which the Capital Budget was discussed.
- D. President Weschke thanked Mr. Sharp for his efforts in successfully overseeing the process of documenting 63 Full Sweep as a marketable lot owned by the PDPOA.
- E. President Weschke requested that Mr. Wes Warren review the Annual Meeting agenda with the Board.
- F. President Weschke asked the Board's opinion of having a special presentation on land acquisition by Mr. Steve Riley, HHI Town Manager, at the beginning of the Annual Meeting. The Board decided to invite Mr. Riley to make the presentation.
- G. President Weschke reviewed with the Board issues raised concerning use/non-use of the leisure paths by cyclists. Following discussion, the Board summed up their position moving forward with the following points:
 - 1) It is expected that cyclists use the leisure paths when available
 - 2) Signage and other educational tools need to be employed for communication purposes
 - 3) The leisure paths need to be kept clean and clear at all times to ensure usage
 - 4) Although hiring of additional Security for use enforcement is not recommended at this time. Normal enforcement by Security using a T-3 type vehicle, during peak times is suggested.
 - 5) Long term leisure path planning should focus on eliminating areas (both current & future) that have notable elevation changes and those that are particularly narrow and curvy.
- H. President Weschke asked Mr. Sharp to speak with Mr. Frank Gaston about adding leisure path rules to the PD Outfitters maps given out at the time the bicycle is rented.

General Manager's Report – Bob Sharp

- A. Mr. Sharp notified the Board that work is underway on the St. George leisure path.
- B. Mr. Sharp informed the Board that work on the Port Tack beach access project has been delayed due to inclement weather.

- C. Mr. Sharp reported that paving at the North Gate has been completed and that the landscaping will be completed next week.
- D. Mr. Sharp stated that 460' of leisure path repairs have been completed on Queens Folly.

Treasurer's Report – Marty Gleason

- A. Mr. Schumacher presented September financials and YTD activity.
- B. Mr. Gleason stated that the Finance Committee is comfortable with the PDPOA's relationship with Suntrust Bank.
- C. Mr. Gleason reviewed with the Board the highlights from the last Finance Committee meeting minutes which were included in the board packets.

The following motion was made by the Finance Committee and approved unanimously by the PDPOA Board of Directors:

“The members of the Finance Committee unanimously recommended that the PDPOA Board approve expenditure up to \$20,000 from the CEF Fund for signage design.”

ARB Report – Joanne Dugle- Report included in Board Packet

- A. Ms. Dugle shared with the Board that 8 Sea Lane is very close to conceptual approval
- B. Ms. Dugle reported that business is picking up

The following motion was made by the ARB and approved unanimously by the PDPOA Board of Directors:

“To approve a new member of the ARB, Xavier Pereira.”

- C. Ms. Dugle thanked Lenore Gleason for her years of service to the ARB.

Committee Reports:

Communications – Phil Porter –

- A. The next deadline for Perspective article is Friday November 7, 2008

Covenant Compliance – Wes Warren for David Nelson- Minutes included in Board Packet

Lagoon – Tom Shelford- No Report

Land Planning – Peg Weschke

- A. President Weschke reviewed the summary and detailed portions of the PD CEF & Capital Improvements “Five Year Financial Plan”

Entrance Gate Oversight – Wes Warren

- A. Mr. Warren informed the Board that a meeting is scheduled with Mr. Steve Riley, Hilton Head Island Town Manager, on November 3, 2008 to further discuss the possibility of purchasing the Fire Station.

Infrastructure Analysis and Planning- Joe Maggi

- A. Mr. Maggi informed the Board that the following Subcommittees have been formed:
 - 1) Lagoon Dredging
 - 2) Solar Panel (President Weschke and Mr. Maggi will further discuss this Subcommittee's function as it relates to the “Going Green” Committee currently being implemented)

Legal – Sharon Cheney – No Activity

Nominating – Joe Maggi – Complete

Regime – Jim Gant -

- A. Mr. Gant informed the Board that Mr. John Safay attended the last Regime Committee meeting and spoke about the proposed town ordinance of mandatory trash recycling.

PD Club – Wes Warren

- A. Mr. Warren stated that the minutes from the last meeting were included in the Board packet
- B. Mr. Warren encouraged the Board Members to attend both the November 19th “Meet & Greet” party and the New Year’s Eve party being held at the PD Club.
- C. Mr. Warren stated that a 2 page section of the next Perspective will outline the events being offered by the PD Club.

Member Comments:

Mr. Larry Shaff asked about the status of the possible acquisition of the Fire House. President Weschke responded that there is a November 3rd meeting with Mr. Steve Riley. Mr. Shaff asked if the \$300,000 mentioned previously was the anticipated cost of the Fire House. President Weschke stated that the \$300,000 figure is simply the amount allotted to be set aside currently. Mr. Shaff asked if a special assessment would be required for the purchase of the Fire House. President Weschke said it would not.

Board meeting adjourned to executive session at 3:17 pm

The Board reconvened at the conclusion of the executive session and the following motion, made by President Weschke and seconded by Mr. Gant, was unanimously approved by the Board.

“Extend Bob Sharp’s employment contract from terminating 6/1/10 to a new termination date of 12/31/11 with all other terms and conditions of the contract staying the same”

Board meeting adjourned at 3:32 pm