

PDPOA
MINUTES OF BOARD OF DIRECTORS MEETING
January 15, 2009

Board Members Present:	Joe Maggi	Peg Weschke
	Jim Gant	Sharon Cheney
	Frank Aretz	Marty Gleason
	Mary Woynierowski	Bob McFadden
	Gloria Henley-Smith	Dick Waterman

Ex-officio:	Bob Sharp	General Manager
	Kelle Hobler	Acting Recording Secretary
	Andrew Schumacher	Controller
	Allan Davis	Chief of Security

President Joe Maggi called the meeting to order at 2:00 pm. This month's meeting was held at the PD Club.

Approval of Minutes: The minutes for the December 11, 2008 PDPOA Board meeting were reviewed and approved unanimously.

President's Report – Joseph Maggi

- A. President Maggi gave an update on the front entrance sign and stated that an agreement was reached with Greenwood in regards to the logo and color schemes

General Manager's Report – Bob Sharp

- A. Mr. Sharp informed the Board that the Bird Island bulkhead project is currently in the demolition stage.
- B. Mr. Sharp shared pictures of the Port Tack beach access project with the Board. Decking on the first platform is scheduled to begin today. Expected completion is the end of the month.
- C. Mr. Sharp passed out a timeline designed by Tim Johnson showing all of the Land Planning projects. It is a rough plan and it is subject to change.
- D. Mr. Sharp introduced the development of a New Owners Presentation on the website which was then presented to the Board for their review.
- E. Mr. Sharp and Mr. Davis announced to the Board that PD Security Officer George Toman was named Security Officer of the Year.
- F. Mr. Davis gave an update on property owner feedback received to date on Project Lifesaver

Treasurer's Report – Marty Gleason

- A. Mr. Schumacher presented December financials and preliminary year end numbers.
- B. Mr. Gleason relayed to the Board the Finance Committee's discussion on the possibility of accelerating the projects timeline to take advantage of cost savings in materials and services available due to the current economic landscape. The Finance Committee has decided to further research this as a possibility and revisit it at the next Committee meeting.

ARB Report – Joanne Dugle- Report included in Board Packet

- A. Ms. Dugle reported that the compliance deposit for 10 Eastwind has been received
- B. Ms. Dugle stated that there are plans for 9 Long Boat to be demolished

Committee Reports:

Communications – Dick Waterman

- A. Mr. Waterman reminded the Board that the next deadline for Perspective article is January 30th for color pages and February 6th for B&W articles.
- B. Mr. Waterman reviewed some of the planned articles/topics for the upcoming issue of the Perspective.

Covenant Compliance – Bob McFadden- Minutes included in Board Packet

Lagoon – Tom Shelford

- A. Mr. Shelford stated that the Lagoon Committee's first meeting of 2009 was held last Monday
- B. Mr. Shelford reported that there is much overgrowth of trees/shrubbery into the lagoon, especially on Queens Folly Road.
- C. Mr. Shelford suggested the Board consider adopting a policy requiring bulkheading by all new construction properties where there is not currently bulkhead. The Board suggested that the ARB and Lagoon Committee enter into further discussions/research on this issue.
- D. Mr. Shelford asked if the Lagoon Committee's historical documents could be brought to the PDPOA for storage.
- E. Tim Johnson will attend the February meeting of the Lagoon Committee to give input on lagoon dredging.

Land Planning – Peg Weschke

- A. Mr. Gant stated that Tim Johnson will present the engineering study for the traffic circle and access path at the next Land Planning Committee meeting.
- B. Ms. Weschke informed the Board that she is working with Mr. Schumacher to ensure that the financial worksheets are updated to reflect the most current information for review and consideration at the upcoming meeting.
- C. Mr. Gant recommended that the Board consider moving up the budget approval timeline for capital projects to allow for work to begin at the start of the calendar year.
- D. Ms. Cheney updated the Board on the service marking process currently underway for the existing PD logo
- E. Ms. Woynerowski informed the Board that the color scheme for the front entrance sign has been decided. Cal Ellington of Graphics Corp. is putting together a mock up to demonstrate the material, color and lettering.
- F. Ms. Woynerowski stated that a sample of the street sign will be erected on Mooring Buoy
- G. Ms. Woynerowski said that the Committee is also researching signs to be placed on the bridges that will be visible from the lagoon to help boaters orient themselves on the lagoon system.

Infrastructure Analysis and Planning- Joe Maggi

- A. President Maggi stated that the first meeting of 2009 will be held at the beginning of February

Legal – Sharon Cheney – Nothing Additional to Report

Nominating – Jim Gant

- A. Mr. Gant informed the Board that he has received 1 response from the last Perspective article

Regime – Jim Gant – No Activity

Green- Frank Aretz

- A. The kick-off meeting of the Green Committee is scheduled for 1/21/09

Mr. Sharp updated the Board on the most recent meeting with the Town, Greenwood and Broad Creek PSD regarding the proposed layout of the Fire Station. Next week a meeting is scheduled with St. Andrews.

Member Comments:

Mr. Larry Shaff asked when the proposed entrance monument and street signs will be available for review by the property owners. Ms. Woynerowski stated that the proposed front entrance sign will be on the front page of the next Perspective and the example of the street sign will be erected on Mooring Buoy.

Mr. Shaff suggested that the previously mentioned bulkheading policy up for review by the ARB and Lagoon Committee's be expanded to include existing properties that are experiencing significant erosion problems.

Board meeting adjourned at 3:30 pm