

PDPOA BOARD OF DIRECTORS
REGULAR MEETING
May 19, 2011
2:00 PM | 23A Conference Room

Board Members Present:	Sharon Cheney, President Mary Woynierowski, Secretary Dick Waterman John Betts	Barbara McFadden, Vice President John Morgan, Treasurer Joanne Dugle Frank Aretz (late arrival)
Board Members Absent:	Dick Dubiel	Mike Lynch
Ex-officio:	Kiley Fusco Bob Sharp Andrew Schumacher Darryl Johnson	Recording Secretary GM Controller Security Lieutenant

Approval of Minutes: The minutes for the April 2011 PDPOA Board meeting were reviewed and approved unanimously.

Sharon Cheney presented her President's Report. She began by stating that the Regime Committee has been reestablished with Jim Gant as chair and that the committee will be meeting later this month on May 26. Additionally, Bob Houlihan will be chairing an Ad Hoc Security Committee.

Sharon then announced the nomination of the President-Elect. She stated that Barbara McFadden had declared her candidacy and asked if there were any other candidates present. There were none. Dick Waterman stated that he would abstain from voting.

Sharon then called for a vote:

"Those in favor of electing Barbara McFadden as President-Elect for the remainder of this Board year through October 2011, please raise your hand."

There were 6 votes in favor and 1 abstention. There were no oppositions.

There was then a discussion about an email received by Bob Sharp with the request for using PD property as part of the course for breast cancer walk fundraiser. It was determined that more information would be need prior to the Board making a final decision.

Bob presented his General Manager's Report. The lagoon dredging has received verbal approval, but there is currently nothing in writing. Andrew reported on the South Gate completion. The Queens Folly erosion project is complete and came in under budget. The Carnoustie leisure path has been completed. The Flotilla/Galleon beachwalk has been submitted for the building permit. The current structure is on a property owner lot and will need to be moved. The Department of Natural Resources must perform an inspection of vegetation and provide mitigation plans. No change on the Dinghy/Man o' War beachwalk. The surveillance camera project received approval for the drilling of conduit lines. The infrastructure is in place and the hardware/equipment is in Columbia. The Design & Image Sub-Committee is working with Bob surveillance camera signage. There is no update on the electrical upgrade. The triangular curbing has been completed on the circle. The Queens Folly leisure path island separator project was submitted to the Town as an amendment to the XDPR. Bulkhead work continues under the Queen's Folly bridge. The Carnoustie bulkhead work will follow and is contingent upon approval. There was a debris meeting with the Town of HHI and the Town has changed its position. They will now enter Queens Grant, St. Andrew's, and all other regimes to remove storm debris. Kiley is to provide a G.I.S. map of all the regimes to the Town. Bob will

then request their decision in writing. PDPOA is approaching a stormwater maintenance agreement with the Town. There are plans to meet with the Town and to include Leamington. Bob has had the contractual agreement reviewed by the Legal Committee for the Town to take over our stormwater maintenance. Asphalt patching is scheduled for June.

Lieutenant Darryl Johnson presented the Security report in the absence of Chief Jim Griner. He began by announcing that there would be more foot patrol and more use of the T-3 as well as the strategic placement of unmanned vehicles in Queens Grant. Chief Griner would like to start a Crime Prevention Training class to be held from 6-7 p.m. on first Wednesday of each month. The new website is now fully functional (www.pdso.us). As of May 10, Security has issued 333 citations (77% warnings, 20% citations, 3% state citations.) Darryl noted the radar trailer information that was distributed to the Board. Security plans to conduct traffic studies before, during, and after the summer season. The recent traffic counter installation will be a part of that. There will be plans to park patrol vehicles in the front of the building (if Greenwood is in agreement) in order to have a visual presence upon entry into the resort. Security employees are currently going through FEMA training for hurricane preparation. Darryl reminded all present of the availability of Security home checks. Bob then presented a summary of the recent issues in Queens Grant, which was received by the Directors present.

John Morgan presented the Treasurer's report.

John Morgan then brought forth the following motion from the Finance Committee:

"The Finance Committee recommends that the PDPOA begin charging property owners who opt to use the PDPOA landscape debris pickup service an annual fee of \$100, with the implementation of this surcharge subject to the approval of final details."

There was then a discussion followed by a vote. The motion passed unanimously.

Andrew Schumacher, Controller, presented the finances.

Joanne Dugle proceeded with the review of the ARB report.

Dick Waterman presented the Covenant Compliance Committee meeting minutes.

Mary Woynerowski, Chair of Communications Committee, gave an update on the Palmetto Perspective.

Tom Shelford gave an overview of the most recent Lagoon Committee meeting. The PD Women's Club will be taking a lagoon tour June 2 and Tom is soliciting boat-owning volunteers for the cruise.

There was not a Land Planning Steering Committee meeting this month.

The Design and Image Sub-Committee will be meeting this Monday.

Barbara McFadden, Chair of the Infrastructure Committee, noted that Bob had presented the project updates in his General Manager's Report.

The Legal Committee had nothing to report.

Barbara McFadden stated that the Nominating Committee is actively seeking nominations to the Board.

Greenwood did not have anything to report.

There was a review of action items followed by members' comments.

Adjournment: Joanne Dugle made a motion to adjourn. The motion was seconded by Dick Waterman and passed unanimously.

The Board Meeting adjourned at 3:41 p.m.

The Board went into Executive Session at 4:00 p.m.

The Board came out of Executive Session at 5:40 p.m. and immediately went back into regular session. The following actions taken in Executive Session were reported:

A motion was made, seconded and adopted to extend the contract of the General Manager from June 30, 2013 until December 31, 2013. The plan will be to hire a new General Manager approximately 4 months before Bob Sharp's departure to allow for a transition period.

The Board voted 6 for, 0 against, and 2 abstentions to adopt the process proposed by the Legal Committee to address (1) the question of whether Frank Aretz, Director, had violated the Standard of Conduct on Conflict of Interest and (2) if a violation were found the question of remedy. The Board unanimously (6 for, 0 against, and 0 abstentions) found after hearing evidence that PDPOA Board Director Frank Aretz had repeatedly violated the Standard of Conduct on Conflict of Interest. The decision was not based on the fact that he was President of the Queen's Grant III Regime but on evidence that he is an active participant in an organization of villa homeowners that are dedicated to opposing the actions of the PDPOA Board of Directors.

Adjournment: The Board adjourned at 5:45 p.m.