

**PIRATES' PROPERTY OWNERS' ASSOCIATION, INC.  
MINUTES OF THE BOARD OF DIRECTORS MEETING**

The meeting of the Board of Directors of the Pirates' Property Owners' Association, Inc. ("PPOA") was held on December 8, 2007. The meeting was held at the Galveston Country Club. President, Marty Baker called the meeting to order at 9:00 a.m. Directors Marty Baker, Ron Pearrow, Peter Doyle, Dick Kuriger, Jerry Mohn, Nichi Dunphy, Terry Ann McNearney, Ross Margraves, Bob Robinson and Gary Greene were in attendance and a quorum was established. Susan Gonzales, CKM Property Management was also present.

Minutes from the previous meetings had been sent via email for review. Upon Motion duly made by Jerry Mohn and seconded by Gary Greene; the following resolution was presented. **Resolved that**, the Board approved the Minutes of November 10, 2007, as presented.

The financial report was presented. Upon Motion duly made by Gary Greene and seconded by Jerry Mohn; the following resolution was unanimously adopted. **Resolved that**, the Board accepted the financial report, as presented.

Collections were reviewed. Assessments were sent out with a July 1<sup>st</sup> due date and normal collection procedures have occurred. On equalization, Susan Gonzales stated that the attorney Steve Schulz has contacted Craig Eiland to obtain the intent of the Bill passed concerning amending multiple restrictions using one document and one percentage of the whole community.

**Beach Committee & WGIPOA – Jerry Mohn**

Jerry attended the GLO meeting on the Cepra V project. There are enough funds to place sand to 11 Mile Road. The Pirates POA and its members will need to come up with funds to place sand to 13 Mile Road. In addition the west Enders are looking for funding sources to place sand all the way to the San Luis Pass. The cost to place sand to 13 Mile Road is approximately \$3 1/2 to \$4 Million. The plan is to start the project October 2008 at the end of the seawall; the sand will be piped in. There may be a project beginning at 61<sup>st</sup> Street or 10<sup>th</sup> Street.

Another project being considered is at the Pirates Cove and West Bay Restoration Project. We are looking at taking the dredge material from the canals and using the dredge to build sand socks in the Bay.

The \$13,000 refund from FEMA will be used on the fence at the dune crossovers. Two rows of fence at a 45-degree angle will be placed at the walkovers to prevent trespass into the dunes. The fence will be placed so as to allow for turtle access.

**Special Projects – Dick Kuriger**

Dick will be meeting with Jerry Mohn to discuss several projects that are underway.

**Friends of Galveston Island State Park/Voter Registration – Bob Robinson**

Monuments will be installed at the corner of the park. Windmill and solar panels are to be installed. Discussion was held concerning the erosion of the marsh restoration project. There are a number of ways to prevent erosion and subsidence, looking to use blocks to cover the sand socks. The burn at the Park will take place this week. Signs have been placed on the Clapper Rail Trail.

**City of Galveston trash service**

The PPOA will send out an agreement to the property owners for trash can pick up service and the owner must pay the fee upfront for the service. This is a voluntary service.

**Communications/Newsletter/Electronic – Ron Pearrow**

Ron stated that the signs for website will be posted at the walkovers. Dean Callender stated that additional ads were needed. Susan will call Rainey Pools and Minute Man for an ad. Jerry Mohn will call Galveston Insurance Agency. January 20<sup>th</sup> is the cut off for the February Newsletter

**Architectural Review Committee/Deed Restriction Report**

The attorney is to send a letter to Sand N Sea and Gary Greene Reality concerning rentals in Laffites Cove. Lighting issues were discussed. Marty Baker recommended a Dark Night Standard.

**Beautification Committee**

Nichi Dunphy stated the Christmas lights were up. Landscape work is starting at the stop light at FM 3005. Nichi stated appreciation to the many property owners who donated to the Beautification Committee. There are still ruts in the shoulder at the east bound on 3005 FM at 12 Mile Road. Although they were partially repaired, more repairs are needed.

**Membership/Social/Annual Meeting/4<sup>th</sup> of July/Easter**

Easter Egg Hunt – March 22, 2008

Annual Meeting - June 14, 2008

Annual Social – June 21, 2008

4<sup>th</sup> of July Parade – Friday, July 4, 2008

**Pirates Landing Townhome Board member**

Legal investigation still pending.

**Emergency Planning/Bike Trail – Terry Ann McNearney**

An article will be placed in the April/May newsletter. Terry is still working on the bike trail plan. Plans to widen the road are 20 years in the future; therefore their argument of not putting in a Hike & Bike trail due to widening does not make sense.

There being no further business to discuss, the meeting was adjourned at 11:00 a.m.

December 8, 2007

Susan L. Gonzales, Secretary