



**MEETING OF THE BOARD OF DIRECTORS  
WEDNESDAY, April 11, 2018  
6:00 P.M.**

**AGENDA**

**\*\*\*Due to the required hearing procedures and the number of hearings that are to be addressed in Executive Session (Closed), it may be necessary to start the Open Meeting after the estimated time of 7:30 P.M. \*\*\***

**I. CALL TO ORDER - 6:00 P.M.**

**TAB 1 II. MOVE TO CONVENE IN EXECUTIVE (CLOSED) SESSION IF HEARINGS ARE SCHEDULED**

To consult with legal counsel, discuss pending or probable litigation, to discuss and consider contracts, personnel matters and matters involving violations of the declarations and rules and regulations adopted pursuant thereto in which a member, family members, tenants, guests or other invitees are responsible.

**TAB 2 III. HEARINGS (CLOSED) 7:00 P.M.**

- 2a. Review** - M1BUED-4945-04 Hearing Request for Extension
- 2b. Review** - Violation Hearings for Non-Respondent Owners

**IV. RECONVENE INTO OPEN SESSION - 7:30 P.M. (Estimated Time)**

**V. PLEDGE**

**TAB 3 VI. HEARING ACTIONS & EXECUTIVE SESSION ITEMS (OPEN)**

- 3a. Action** - M1BUED-4945-04 Hearing Request for Extension
- 3a. Action** - Violation Hearings for Non-Respondent Owners

**TAB 4 VII. REVIEW AND APPROVAL OF MINUTES**

- Action** - Approve Minutes of the March 14, 2018 Board Meeting
- Action** - Approve Minutes of the 2018 Annual Meeting

**VIII. SPEAKER'S TIME - Two Minutes per Speaker \***

**IX. CONSENT AGENDA**

**TAB 5 X. SET AGENDA FOR OPEN MEETING**

**XI. OLD BUSINESS**

- TAB 6 Action** - Consider Amendment to CG 5.4.8 Docks
- TAB 7 Action** - Consider Amendment to CG 5.1.4 Role of the Covenants Director
- TAB 8 Action** - Consider Amendment to Communications Committee Charter
- TAB 9 Action** - Reconsider Previous Amendment to CG 5.4.35 Roofing

**XII. NEW BUSINESS**

- TAB 10 Action** - Official Complaint Hearing M1PLEP-4703-02
- TAB 11 Action** - Consider Appointment of Covenant's Committee Member
- TAB 12 Action** - Consider West Beach Tree Removal
- TAB 13 Action** - Consider Revised RPA Article for Montclarion
- TAB 14 Action** - Consider Installation of RPA Signs
- TAB 15 Action** - Consider Placement of Garden Club Signage
- TAB 16 Action** - Consider M1AVOD-4222-05 Fence Variance
- TAB 17 Action** - Consider M1NORD-5632-03 Raised Flower Bed Variance
- TAB 18 Action** - Consider M1BUTP-5793-02 Dock PIR

**TAB 19      Action    -      Consider M1ROYC-5524-05 Dock PIR**  
**TAB 20      Action    -      Consider M1YORD-5523-03 Dock PIR**  
**TAB 21      Action    -      Consider Amendment to CG 4.3.5 Boating on Lake Montclair**  
**TAB 22      Action    -      Ratification of Unanimous Consent Decision - Photographer Agreement**

**TAB 23 XIII. MANAGER'S REPORTS**

**TAB 24 XIV. OFFICERS' REPORTS**

President's Report  
Vice President's Report  
2nd Vice President's Report - Committee Reports  
Treasurer - Financial Report

**XV. DIRECTORS' COMMENTS**

**XVI. SCHEDULED MEETINGS**

Board of Directors Meeting, Wednesday, May 9, 2018 at 7:00 p.m. at the MPOA Bldg.

**\* President may limit duplicate comments on same issue**

**Action:** Designates an item requiring action by the Board of Directors during this meeting.

**Prepared by:** Justin C. Field, GM, Phil Webber, Operations Manager, Kristina Newcomb, AGM

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