



**MONTCLAIR PROPERTY OWNERS ASSOCIATION
MEETING OF THE BOARD OF DIRECTORS**

WEDNESDAY, August 11, 2021 AT 6:00 P.M.

(Virtual Meeting)

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.

See below for attendee information.

I. CALL TO ORDER – 6:00 P.M.

II. MOVE TO RECESS and RECONVENE IN EXECUTIVE (CLOSED) SESSION

Motion: Madame President, I move that this meeting be recessed and the Board of Directors immediately reconvene in executive session to consider (ii) consult with legal counsel; (iii) discuss and consider contracts, pending or probable litigation, and matters involving violations of the declaration or rules and regulations adopted pursuant to such declaration for which a member or his family members, tenants, guests, or other invitees are responsible*

TAB 1

III. EXECUTIVE SESSION (CLOSED)

- 1a. Review - Waivers from the FAB Committee
- 1b. Review - Violation Hearings for Non-Respondents
- 1c. Review - CICB Complaint
- 1d. Review - Read File

IV. RECONVENE INTO OPEN SESSION – 7:30 P.M. (ESTIMATED TIME)

V. PLEDGE OF ALLEGIANCE

TAB 2

VI. HEARING ACTIONS AND EXECUTIVE SESSION ITEMS (OPEN)

- 2a. Action - Waivers from the FAB Committee
- 2b. Action - Violation Hearings for Non-Respondents
- 2c. Action - CICB Complain

TAB 3

VII. REVIEW AND APPROVAL OF MINUTES

- 3. Action - Approve Draft Minutes of the July 14, 2021 BoD Meeting

VIII. SPEAKER'S TIME - TWO MINUTES PER SPEAKER*

Resident Forum

IX. CONSENT AGENDA

TAB 4

X. SET AGENDA FOR OPEN MEETING

XI. OLD BUSINESS

TAB 5

- 5. Action - Article 4 – Revision

TAB 6

- 6. Action - Proposed Operations & Maintenance Plan

XII. NEW BUSINESS

- TAB 7** 7. Action - Approval of M1SILD-5430-04 PIR
- TAB 8** 8. Action - Approval of M1ROYC-5516-03 PIR
- TAB 9** 9. Action - Approval of M1BREW-4916-03 PIR
- TAB 10** 10. Action - Sluice Gate Motion

XIII. MANAGERS' REPORTS

TAB 11 **XIV. OFFICERS' REPORTS**

- President
- Vice President
- Treasurer – Financial Report
- Secretary

XV. DIRECTORS' COMMENTS

- Committee Reports

XVI. SCHEDULED MEETINGS

Board of Directors meeting is Wednesday, September 8, 2021 at 6:30 P.M. at the MPOA Building.
Please have all agenda items submitted by 5:00 P.M. Monday, August 30, 2021, 5:00 P.M.

August 2021 – Vimeo Live Events

Board of Director Meeting – August 11, 2021

Link: <https://vimeo.com/578676849>

Password: \$!Y3Bhn

***Property Owners' Association Act - § 55.1-1816. Meetings of the board of directors**

C. The board of directors or any subcommittee or other committee of the board of directors may (i) convene in executive session to consider personnel matters; (ii) consult with legal counsel; (iii) discuss and consider contracts, pending or probable litigation, and matters involving violations of the declaration or rules and regulations adopted pursuant to such declaration for which a member or his family members, tenants, guests, or other invitees are responsible; or (iv) discuss and consider the personal liability of members to the association, upon the affirmative vote in an open meeting to assemble in executive session. The motion shall state specifically the purpose for the executive session. Reference to the motion and the stated purpose for the executive session shall be included in the minutes. The board of directors shall restrict the consideration of matters during such portions of meetings to only those purposes specifically exempted and stated in the motion. No contract, motion, or other action adopted, passed, or agreed to in executive session shall become effective unless the board of directors or subcommittee or other committee of the board of directors, following the executive session, reconvenes in open meeting and takes a vote on such contract, motion, or other action, which shall have its substance reasonably identified in the open meeting. The requirements of this section shall not require the disclosure of information in violation of law.

President may limit duplicate comments on same issue.

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

Prepared By: Susan Manch – (Acting) General Manager, Shannon Woolard – AGM/Communications Manager

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