

CAROLINA SHORES PROPERTY OWNERS' ASSOCIATION
BOARD OF DIRECTORS MEETING
July 12, 2017
Minutes of the Meeting

Board Members Present: Al Franklin, Peter Kirkby, Diana Mardall, Sue Hensler, Jack Bendy and Chuck Karnolt.

Absent: John Csnernecky

President Al Franklin called the meeting to order at 9:30 a.m. and the Pledge of Allegiance was recited.

Approval of June Meeting Minutes: Diana moved and Peter seconded that the minutes be accepted. The motion passed.

Member Comments on Agenda Items: None

Treasurer's Report: Merrilee handed out the operating budget and the transaction detail by account. She stated that we had collected 99.7% of the members assessments.

Architectural Control Committee (ACC): Peter handed out the ACC report with the work completed during the past month, 58 requests were handled. Peter said that the ACC would like changes to the tree permit and the guidelines for outbuildings. Tree form- add that all stumps must be ground or cut level with the ground. Chuck felt that stumps could be used for decorative purposes. Diana felt there should be no exceptions. Peter recommended that Joe rewrite the form and send out for Board approval. Outbuildings- Most prebuilt sheds come complete built on rails and would not require cement slab only 4 blocks and to be fastened down. Joe to check with the Town on their requirements for sheds. He will send out additional verbiage for the Board's approval. Peter mentioned a tree conference in Raleigh and proposed that Joe attend. Protest signs have appeared in some yards. Al said that residents need to apply for the signs and be allowed to display for a set amount of time. Joe to draft sign wording and send out an email. Peter proposed that the POA hire Buddy Hines to clean up 34 Swamp Fox and 89 Carolina Shores Drive cost will be approximately \$300 each. Chuck moved to have the work done and Sue seconded the motion. It passed unanimously. Al brought up that Deed of Restrictions Section 6 subsection 9 does not allow overnight parking of campers, trailers etc. and when we send letters out to home owners that they are given 48 hours to correct the situation but when it is a commercial vehicle we have been giving 15 days to correct. He wanted the letters to be consistent and state 48 hours for all such violations. Chuck moved to have all letters for violation of Section 6 subsection 9 to give owners 48 hours to correct the issue. Peter seconded, the motion passed.

Joe reported that the ACC has addressed vacant lots and sent the owners letters to have them cleaned up. Joe mentioned that the flower beds at our entrances were filled with weeds and wanted to know if Dennis was going to maintain them. Jack said that Dennis will spray for weeds.

House Committee: Nothing to report.

Grounds Committee: Jack reported that the drainage project was completed. The Tennessee river rock is in as well as two additional pindo palms. Some more plantings will be done to coordinate with the other areas. Jack has Carlisle Tree Service trimming the branches that are hanging over the tennis courts.

He also reported that the bushes at the entrance of the recreation area have been taken out to improve sight lines when exiting the area.

Recreation Facilities Committee: Chuck asked Jack if Dennis would take over the weed control in the recreation area. Jack said that he would. The flagpole at the pool area needs someone with a ladder or bucket truck to reach the top so we can hang the flag. The Calabash Fire Department has been asked to do this for us.

Recreation/Social Committee: Sue stated that the Recreation Committee is considering other vendors for our picnics. The next happy hour in the park is planned for July 21, 2017. Musical bingo has been cancelled. Peter inquired about how many picnics were planned and Sue commented that they are considering having one more.

Communications Committee: nothing to report.

Advisory Committee: Diana to discuss in executive session.

Nominating Committee: Peter asked the Board members to think about candidates for the next election as well as deciding if they would run again if their term is up. Announcement to go out for applications to run for Board from September 14 to October 31, 2017. Applications will be available at the POA office and online.

Legal: Al reported that there has been no action on 96 Persimmon Road.

Town: Nothing to report.

Old Business: Peter questioned if we were still paying Villa security lighting bill. Merrilee answered only when they send us a copy of the bill which they have not done in months. Al to check with their president to see if they are working to replace the existing security lights with energy efficient lights as per our agreement with them.

New Business: Al said that he received the plans from Ron Bland for the Calabash pavilion and that Ron felt we did not need an architect. He felt that a structural engineer could do everything we needed and save us some time and money. Al purposed that we appoint someone to handle this project and Chuck volunteered. Chuck to email Board members for items they wanted in the pavilion

Member Comments:

Donna Klech of 53 Carolina Shores Drive asked about the requirements for lawns being maintained. Peter said that the ACC does inspections and sends letters to home owners how are not in compliance. She also asked about the drainage ditches. Peter said that the main ditches are the Town's responsibility to maintain. Fill out a request for service if work is needed.

Joe mentioned that the ACC has addressed vacant lots and sent the owners letters to have them cleaned up. Joe mentioned that the flower beds at our entrances were filled with weeds and wanted to know if Dennis was going to maintain them. Jack said that Dennis will spray for weeds.

A question was asked about what the pool attendants duties are, the concern was kids in the deep end of the pool who cannot swim. Chuck said that the attendants do enforce the rules and talk to the parents when there is an issue with their children.

Next meeting: August 9, 2017 at 9:30 a.m.