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**CAROLINA SHORES PROPERTY OWNERS' ASSOCIATION**  
**BOARD OF DIRECTORS MEETING**  
**NOVEMBER 8, 2023**

**Board Members Present:** Jeff Alt, President; Jack Csernecky, Vice President; Sue Hensler, Secretary; and Directors, Philip Laura, and Chris Edwards.

**Board Members Absent:** Julia Lally and Kelly Wilson.

Jeff called the meeting to order at 9:30 a.m. and Sue led the attendees in the Pledge of Allegiance.

**Approval of October Minutes:** Philip made a motion to approve the minutes and Jack seconded the motion. The motion passed unanimously.

**Member Comments on Agenda Items:** none

**BOARD LIAISON REPORTS:**

**Treasurer Report:** Merrilee passed out the updated operating budget through October 2023. She also handed the directors the transaction detail report for October 2023.

**Architectural Control Committee (ACC):** Jack said that the ACC was reviewing 4 new house plans. Philip asked why some of the recent new buildings were allowed to place sheds to the side of the house. Jack explained that they were outbuildings and could be placed on the side if the property was large enough. Sheds are 10 x12 or smaller and should be in the shadow of the house.

Jack said that applications for the Board of Directors were now closed.

**Recreation Social Committee:** Sue said that Octoberfest was well attended and that the new grill had made a big difference. She said that the holiday tickets were selling quickly and would probably be gone by tomorrow. Thanksgiving reservations are being taken through Friday November 17, 2023. The cookie exchange is being held and December 17, 2023

**Recreation Facilities:** Nothing to report.

**Communication:** Nothing to report.

**Advisory Committee:** Nothing to report.

**House Committee:** In Julia's absence Jeff reported that the drainage issue was addressed off the back ramp. When the drainage ditch was being dug a power line had been buried in the cement and was cut causing the office to lose power. The electrician was able to run a new line and the power was restored the following day. Merrilee reported that the new cameras and monitor were being installed on Wednesday November 22, 2023.

**Grounds Committee:** Chris reported that Triple G was our new landscaper, with Total Lawn overlapping until the end of the year. Chris said that he was meeting with Joanne Bendy to pick out the

correct flowers for the beds and that Triple G would plant them. Chris said that he was looking for someone to power wash the front wall. Joanne asked him to wait until the new year because the garden club was decorating the wall on November 20, 2023.

**Old Business:** None.

**New Business:** Sue said that next year is our 50<sup>th</sup> anniversary and that we should investigate doing something special. The advisory committee to meet and get some ideas on events for the board to discuss. Rick Griffith said that he would like to have the lights at the pickleball courts upgraded. Jeff asked him to check out pricing since the drainage work, camera system and new phones probably used all of the planned excess budget for this year.

**Member Comments:** Sue O'Reilly asked why the acreage still has overhead power lines when this side is all underground and all new communities also have underground utilities. Jack said that Brunswick electric would not spend the money to replace them.

The regular Board meeting ended at 10:00 a.m. and the Board went into executive session at 10:10 a.m. and adjourned the meeting at 10:30 a.m.

Next Board meeting will be held on Wednesday December 13, 2023, at 9:30 a.m.