

## BOA Board Meeting Minutes

March 11<sup>th</sup>, 2019  
Noreen Barrett's House

1. Call to Order: The meeting was called to order at 7:05 pm. Board members present were, Nancy Beszterczei, Noreen Barrett, Bob White, Rachel Love-Adrick and Andy Haines.
2. Approval of Minutes from February 2019 Meeting. Noreen Barrett made a motion to approve the minutes, Nancy Beszterczei seconded. Minutes were unanimously approved.
3. Treasurer's Report: The community is solvent, but at this point could not afford another storm. Dues invoices are coming March 2019. Payment is due May 15, 2019.
4. Secretary's Report: lights to replace the damaged lights at the 24 and 70 gate walls are being purchased from Lowe's.
5. Old Business
  - a. Board Elections: the UPS Store is mailing out the ballots, the goal is to have them mailed out by Friday March 15, 2019. Please mail the ballots to ensure they are postmarked by May 15<sup>th</sup>. This way they will be received prior to the board meeting on Sunday, May 19<sup>th</sup>. We will also have a ballot box at the meeting on for those that wish to bring their ballot to the meeting.
  - b. Bylaws: Bylaws: Be on the lookout for a ballot to vote on the Bylaw Amendment arriving in the mail along with the 2019/2020 dues bill in March 2019. Past amendments were not passed according to NC law. The bylaws were revised and updated as recommended by the community lawyer to ensure that the document remains in compliance with NC law. These recommended updates also include changing the terms to three years, and outlining the amendment process for future boards. The document will be available for the community to review in the next Soundwaves, the neighborhood website, Facebook, and NextDoor.
  - c. Assessment: As a reminder the board is recommending a one-time assessment of \$365 for each property in the neighborhood. This assessment is to replenish the community accounts to pre-Florence amounts, and put the community in a position to respond to a future storm event. A ballot for the assessment will be sent out with the 2019/2020 dues bill in March. Current bylaws were reviewed for assessment process and voting process.
  - d. Dues: the dues amount remains \$350. Bills will be mailed out in March 2019 and are due on May 15, 2019. Please be on the lookout for this notice and contact the board if you do not receive one.
  - e. Road Repairs: throughout the neighborhood potholes are being repaired. Next repairs will occur next to the driving range. The contractor Ken Randolph is working with Scott Carpenter to reduce damaging runoff on the streets
6. New Business
  - a. Renewing Contract With Lawn Maintenance Company – the board received a request to renew and raise the rate paid to the lawn company. The board has tabled this discussion until further discussion with George Haskins of the Beautification Committee.
  - b. Plan For Highway 70 Entrance" The board is taking quotes for stump removal and bed restoration at the 70-gate. Future phases will look at replacing the landscaping lost due to the storm at the 70-entrance.
  - c. Tennis Court Proposal: A resident submitted a proposal to refurbish the tennis court, which is owned by the golf club. The proposal was distributed to the board for future discussion.

7. Committee Reports

- a. ACC
  - b. Beautification: Garners is planting the flowers at 24/70, and will be planting flowers in the spring. Carriage lights at the 24/70 gates have been ordered through Lowe's.
  - c. Drainage: All ditches cleared post-Florence. Work continues on ditch repairs.
  - d. Gates: in working order. Clocks were adjusted for daylight savings.
  - e. Cameras: in working order.
  - f. Boat Storage: no issues to report.
  - g. Recreational Area: The rec area has a vacancy for committee chair. This position would keep an eye on the playground and inform the board of any repairs needed. The playground is in need of some repairs.
  - h. Other
8. Other Business: The next BOA meeting will be April 15, location TBA. The Community Meeting will be Sunday May 19<sup>th</sup>, location TBA.
9. Adjourn: the meeting adjourned at 8:25pm

**Respectfully submitted by Rachel Love-Adrick, March 18, 2019**