

**MINUTES  
COLINGTON HARBOUR ASSOCIATION, INC.  
BOARD OF DIRECTORS MEETING  
FEBRUARY 21, 2012**

**Roll Call & Verification of Quorum:** Don Brady, John Collins, Marion Carroll and Frank Hendricks were in attendance. Present on behalf of the Association were Deke Bolte and Niels Moore.

**Proceeding:**

Meeting called to order in the Clubhouse at 7:00 PM by Chairman Carroll. A moment of silence was observed.

The meeting agenda was reviewed. Mr. Collins motioned to amend the agenda to add discussion of Cape Management's contract under New Business, and Mr. Hendricks seconded. The motion to accept the amended agenda carried unanimously.

The minutes of the January 17, 2012 Board Meeting were read silently. Mr. Collins motioned to approve the minutes as written, and Mr. Hendricks seconded. The motion carried unanimously.

**ACC Report:** Chairman Bob Hopkins was not in attendance. Mr. Bolte relayed that the Committee received 6 applications since the last Board meeting: 2 approved (new house and storage shed) and 4 pending.

**Community Watch Report:** Chairman Doug Miller reminded attendees to keep vehicles locked, as the number of roving juveniles has increased lately, resulting in increased tampering with mailboxes, doorbells, and other property, as well. He reported that nearly all the new Community Watch signs are now installed throughout the Harbour including one at each school bus stop. Mr. Miller relayed that he and Mr. Collins both attended the recent Crime Line Board meeting, and continue to work with other local communities to address security concerns.

**Comments from the floor:** Mr. Carroll opened the floor to comments. Ben Chambers indicated he had an issue to discuss related to his property, and was asked by Chairman Carroll to consult with the Architectural Control Committee which was scheduled to meet the next morning. George Kendall raised concerns about the removal of a sign he posted promoting an upcoming boat parade. Mr. Bolte responded that the sign was removed only as standard protocol, as it was not approved in advance. Chairman Carroll offered the Board's support of the event, and willingness to promote the event moving forward, as appropriate. Mr. Kendall also raised concerns about the water depth at the boat ramp as well as the sand blowing into the Harbour area. The Board acknowledged both problems, and will consider steps to address them moving forward. After all members had the opportunity to provide comment, Mr. Carroll closed the floor.

**Board Members Reports / Comments:** Mr. Collins reviewed Association financial statements as of January 31, 2012, and relayed that Cape had addressed the Board's prior concerns previously concerning the accuracy of several budget line items.

Mr. Hendricks reminded attendees that it is the season again to check and replace all fire alarm batteries.

Mr. Brady questioned rumors about a potential upcoming boat race in the Harbour. Board members and Mr. Bolte indicated that the Association was approached by the Hampton Class One Race as a potential venue. Mr. Bolte stated that the Harbour was likely a poor candidate for such an event due to its timing and physical mooring and space constraints.

**Manager's Report:** Mr. Bolte reviewed the Manager's Report and the status of various projects within the Harbour, and provided an update of staff activity.

**Old Business:**

- A. Storm Repairs and Reconstruction.** Mr. Bolte relayed that Sawyer's Residential and Marine Construction has already staged his equipment, and will begin the bulkhead and jetty project tomorrow.
- B. CAMA Major Permit.** Mr. Bolte expects approval of this permit prior to the end of the month.
- C. Dredging.** Mr. Bolte stated that the channel dredging is complete, and that staff was allowed to only remove 1,000 cubic yards of material.
- D. Park Restrooms Status.** The Association is awaiting the final survey of the grounds. Once complete, the RFP to potential contractors will be distributed through a sealed-bid process.
- E. Water Issue at HVD/Sunset Drive.** Mr. Bolte stated that Association staff has identified nine locations around

the Harbour where drainage solutions are forthcoming. This project should begin next week.

**New Business:**

- A. Park Playground Equipment.** Mr. Bolte reviewed materials illustrating potential replacement swing set units. Following discussion and debate, the Board approved the purchase and installation of the unit recommend by staff.
- B. Horse at Front Gate.** Mr. Moore presented the results of the online blog solicitation for comments from Harbour residents indicating that 87% recommended keeping the current horse at the front entrance and refurbishing it, rather than replacing it. The Board directed staff to approach the original artist who painted the horse as well as local artist Ben Miller to solicit quotes for such work. George Kendall offered to assist in reattaching the wings to the horse. The Board tabled any additional action until the next meeting.
- C. Cape Management Contract.** Mr. Collins relayed that the Board has reviewed a proposal for continued management services from Cape, and that President Pagurek, while not in attendance, had reviewed the proposal and was in favor of approving a slightly revised version. Mr. Collins motioned to approve the amended contract, and Mr. Brady seconded. The motion carried unanimously. Mr. Collins commended Cape staff including Brooke Norris, Melody Winters, and Mr. Bolte for their fine work. He also noted that the stability offered by the contract will allow the Association to plan for a reserve study in the near future which will provide better projections of the useful remaining life of the common property elements within the community.

**Comments from the floor:** Mr. Carroll opened the floor to comments. Mr. Collins noted that the Corps of Engineers recently publicized its funding of dredging projects in North Carolina, and requested that the Board permit him to contact the appropriate parties to solicit such funding for Harbour dredging projects. Mr. Hendicks motioned that the Board authorize Mr. Collins to do so, and Mr. Brady seconded. The motion carried unanimously. After all members had the opportunity to provide comment, Mr. Carroll closed the floor.

**Adjournment:** There being no further business, the meeting was adjourned at 7:45 PM.