

**MINUTES
COLINGTON HARBOUR ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING
FEBRUARY 18, 2014**

Roll Call & Verification of Quorum: Marion Carroll, John Collins, Frank Hendricks, Bill Hentnik, and Steve Ornstein (by teleconference) were in attendance. Present on behalf of the Association was Deke Bolte and Casey Elkie

Proceeding:

The meeting was called to order in the Clubhouse at 7:01 PM by President Carroll. A moment of silence was observed.

The meeting agenda was reviewed. Mr. Hendricks motioned to approve the agenda as presented. Mr. Collins seconded the motion, and it carried unanimously.

The minutes of the January, 2014 Board Meeting were read silently. Mr. Collins motioned to accept the minutes as presented. Mr. Hendricks seconded the motion, and it carried unanimously.

ACC Report: Chairman Bob Hopkins was not in attendance. Mr. Bolte provided an update, and indicated that the ACC had received a total of 4 applications since its last meeting – a shed, replacing pilings, a new deck, and 1 new construction home.

Community Watch Report: Chairman Doug Miller was not in attendance. Mr. Bolte provided the update of several small incidents, mostly noise disturbances, and minor accidents due to recent bad weather.

Comments from the floor: Mr. Carroll opened the floor to comments. Neil Opfer questioned when the new covenants might be available. Mr. Carroll responded that they were in the hands of the attorney, but the Board hoped they would be ready by the annual meeting. Mr. Opfer also asked about the Harbour View drainage issue. Mr. Bolte responded that the work was to start on Wednesday, and explained several previous delays. Mr. Opfer also asked several questions about the budget, which Mr. Collins answered. There being no further comment provided by attendees, Mr. Carroll closed the floor.

Board Members Reports / Comments: Mr. Collins reviewed the financial updates for both the Association and the CHYRC, and reported that maintenance yard tipping fees are breaking even. Mr. Hendricks reported that Colington Fire Chief Kim Piddington has officially retired, and Glenn Rainey has taken his place. Mr. Hentnik asked about the status of non-conforming apartments in the Harbour, and Mr. Bolte provided an update.

No other Board members provided a report.

Manager's Report: Mr. Bolte indicated that the clubhouse renovations were complete. New carpet has been installed, and staff is in the process of reorganizing the office. He also informed the Board that Harbour resident Dave Hope has published a book of potential interest now available in stores and the CHA office. Maintenance has been working on the annual pickup of Christmas trees, and has been dealing with the snow and ice from the recent storms.

Old Business:

- A. **North Jetty.** Ivan Sawyer has delivered equipment, and should be starting a test pile this week. He expects the job to be completed within 6 to 8 weeks.

- B. Harbour View Drainage Work.** Mr. Bolte relayed that the project was supposed to start, and the previous contractor was unable to do the work. Bill Mann concrete is scheduled to begin the project on Wednesday.

New Business:

- A. Appoint Ron Rossi to Vacant Position:** On behalf of the full Board, Mr. Carroll formally appointed Mr. Rossi as a Board member to fill the vacant seat.
- B. Quitclaim Deeds:** As discussed in a previous meeting, a homeowner on Clipper Ct. has filed for a variance to extend the property line, but the Association-owned hill behind the property is unstable. Based on the advice of legal counsel, the Board will hold a workshop to further discuss the issue. Mr. Bolte reported that based on his research, previous homeowners were not issued quitclaims, but were allowed to improve the property with a statement of understanding. It was noted that Dare County has a hearing on February 24th about this subject, as well. Mr. Collins made the motion to table the issue until the Board holds its workshop. Mr. Hendricks seconded, and the motion carried unanimously.

Comments from the floor: Mr. Carroll opened the floor to comments. Erik Nedwidek asked about the status of illegal apartments, and requested clarification as to what exactly classifies an apartment as "illegal". Mr. Bolte provided some details about R-4, single-family dwelling zoning within the Harbour. There being no further comment provided by attendees, Mr. Carroll closed the floor.

Adjournment: There being no further business, the meeting was adjourned at 7:35 PM.