

**MINUTES
COLINGTON HARBOUR ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING
SEPTEMBER 17, 2013**

Roll Call & Verification of Quorum: John Collins, Frank Hendricks, Bill Hentnik, Dennis Linkous and Steve Ornstein were in attendance. Present on behalf of the Association was Deke Bolte and Niels Moore.

Proceeding:

Meeting called to order in the Clubhouse at 7:04 PM by Chairman Ornstein. A moment of silence was observed.

The meeting agenda was reviewed. Mr. Hendricks made a motion to accept the agenda as presented, and Mr. Collins seconded. The motion carried unanimously.

The minutes of the August, 2013 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 relayed that ten applications were received since the last Board meeting including two new home applications, and that all were approved by the Committee.

Community Watch Report: Chairman Doug Miller provided a written crime report for September, and indicated that no major incidents had occurred recently.

Comments from the floor: Mr. Ornstein opened the floor to comments. There being no comments provided by attendees, Mr. Ornstein closed the floor.

Board Members Reports / Comments: Mr. Hendricks stated that while he is aware that a letter was sent to the owner of the unkempt property on the corner of Sir Chandler and Roanoke, the property is actually in worse shape now than it was previously. Mr. Bolte indicated he would examine the situation and take action, as needed. Mr. Linkous relayed that the unkempt property at the end of Outrigger now has siding falling off it, and asked about the status of the home. Mr. Bolte was unaware of any foreclosure or other action completed against the owner, and indicated he would look into the matter. Mr. Hentnik questioned if lawn irrigation systems required pre-approval by the ACC. Mr. Bolte indicated they did not. Mr. Collins advised the Board that the current collection rate for 2013/14 dues is 90.3% - a number that needs to improve.

No other Board members provided a report.

Manager's Report: Mr. Bolte provided an update of staff activities which included: Unkempt property at Roanoke / Sir Chandler; Bid received to fix Harborview drainage issue – Board rejected; Prior covenant revisions attorney returned materials and is available as resource for new attorney; Recycling shed to close on October 1st – Board approved bid to alter shed to storage unit for maintenance; Awaiting bids on four large dead trees around the property; Tilt trailer now fixed; October 16th is large item pick-up day by the County.

Old Business:

- A. **North Jetty.** State did not approve grant. Three potential contractors have picked up bid packets which are due on September 30th.

- B. Maintenance Yard Fees.** Mr. Bolte indicated that a tipping fees deficit of approximately \$1,400 occurred over the past year – not including staff wages. Mr. Collins noted that this situation improved in recent months which now reflect a surplus.
- C. Paving Update.** The paving project is largely complete, and the contractor will return for a few punch list items. The Board expressed its thanks that the contractor also fixed the potholes at the Harbour entrance.
- D. Property Inspections.** Mr. Bolte stated that the new inspection process is underway, and that the Board-only website is nearly complete.

New Business: None.

Comments from the floor: Mr. Ornstein opened the floor to comments. In light of the pending closure of the CHA recycling center, Mr. Ken Johnson suggested that the Association recommend that residents use the Kill Devil Hills recycling center instead. There being no comment provided by attendees, Mr. Ornstein closed the floor.

Adjournment: There being no further business, the meeting was adjourned at 7:38 PM.

DRAFT