

Old Nags Head Cove Association

Meeting Minutes

February 2, 2019

9:00 AM

- I. Call to order – *at 9:00am by Seth*
- II. Roll call-Quorum - *in attendance: Seth Johnson, Angie Lowe, Toni Lee-Andrews, Steve Pearce, Chuck Snead, Dave Masters Jr, Missy Rotchford (Bookkeeper), Brenda Lowe (Manager) not present: Sheila Bragg, Therese Leasburg*
- III. Approval of minutes from last meeting – *motion to approve by Dave and second by Chuck, approved by Board*
- IV. Treasurers Report – *Report distributed and presented by Chuck and Missy.*

Old Business

- a) Channel dredging – *no change, waiting on warming weather to review depths in channel*
- b) AC Replacement Meeting Room – *Project complete*
- c) Old Cove Road Bulkhead – *No action by homeowner on their bulkhead yet. Board agrees to wait until their new bulkhead moves forward. Then HOA will “tag” along with their permit process and notify town for outfall replacement. Current bulkhead is still in good condition and possess no hazard. Brenda to stay in touch with home owner.*
- d) Landscaping – *Previous work approved by Board to commence this month*
- e) Fence height – *Brenda presented the comments from our lawyer, Elizabeth Robbins, concerning making a change to our covenants. The process is for her to send all home owners a ballot concerning any changes to the covenants. We must receive a minimum 67% lot owner response. Any change could then be passed with majority approval from the returns. At that point the legal process to amend the covenants would begin. Elizabeth recommend that the HOA review the entire covenants for any other changes that might be prudent. Dave agreed to send a letter to all Board members asking to review the covenants and be ready to meet again on Wednesday 2/27 at 7:00pm to review the comments if needed.*

V. New business

- a) Maintenance: Channel light, picnic tables, dead tree at main entrance – *Brenda is in the process of replacing the channel light, replacing the picnic tables (that are in the budget) and removing the dead tree at entrance.*
- b) *Chuck Snead has notified the Board that he will be resigning upon moving out of the Cove. The Board thanked Chuck for staying involved until that time.*
- c) *Sprinkler system at main entry needs major repairs – Brenda to get pricing on new pump and lines that may be needed.*
- d) *Volleyball court realignment – Board walked the side yard after meeting adorned and gave Brenda some direction and latitude to make it work.*
- e) *Pool drain is in compliance until 2020, Brenda has schedule the drain maintenance required by Dare County Health Department be done this fall after the season.*
- f) *The HOA has received a few complaints about excessively bright lights at a few residents. A few of board members volunteered to talk to those residents.*
- g) *Dave recommended the HOA look into repairing the boat ramp.*
- h) *The Budget for the 2019-2020 year was presented by Missy and approved.*

VI. Committee Report –

- a) *Angie Lowe offered to head up a landscape committee to offset some of our landscaping costs*

VII. Next Meeting – February 27th at 7:00pm (if needed to review covenants comments)

Seth adjourned meeting at 10:33am