

# Old Nags Head Cove

## Spring Newsletter 2021



Greetings from  
Brenda Lowe,  
Manager, Old Nags  
Head Cove  
Association:

We hope you are doing well. Welcome to our new homeowners. More and more things seem to be opening up daily so hopefully we will get a chance to meet some of our new owners and catch up with everyone else. Guidance is still that it is unsafe to have the annual picnic on Memorial Day as we have held it in the past. Therefore, We will be having the annual meeting on Saturday May 29<sup>th</sup>, 11am on the lawn at the clubhouse with a rain date of May 30<sup>th</sup>. No food will be served due to continuing pandemic complications.

In the course of the last year, we added two new Board Members. On October 29, 2020 the Board of Directors held a meeting and elected Anna Sadler and Patti Shufflebarger to the Board of

Directors replacing the vacancies for the completed allowed terms of Therese Leasburg and Angelina Lowe. They participated in the March 18<sup>th</sup> meeting preparing the 2021-2022 fiscal year budget. We have one remaining vacancy remaining and three people have indicated interest in potentially serving as a Board member: Dave Cherington, Mary Gay, and Kim Ansell. They can be nominated for election at the annual meeting.

The Board of Directors spent additional time during the Pandemic working on the Old Nags Head Cove By-Laws. At the March 18<sup>th</sup> meeting after the Board Members had considered the changes for several meetings By-Laws were adopted. The By-Law changes become effective after presentation at an "annual or special meeting" per Article XII of the current By-Laws. Homeowners can review the updates on the [www.oldnagsheadcovehoa.com](http://www.oldnagsheadcovehoa.com) website.

Board minutes can also be viewed on the website. The new By-Laws will be presented at the annual meeting on May 29, 2021. The Board will review the current of Covenants in the coming year. It is a complicated process to change or adjust the Covenants.

We hope everyone has had the opportunity to enjoy the common areas in Old Nags Head Cove. We are constantly looking at ways to improve these areas as well as the neighborhood.

The lawn South of the clubhouse currently offers; picnic tables, a grill, a volleyball net, a 6' x 70' boardwalk for fishing or crabbing, and benches where you can watch our beautiful sunsets.. The areas at the ends of the canals on Albacore Drive by the boat ramp, Old Cove Road, Shiner Drive, and three on Pamlico Way are all common areas. Some have benches and they are a wonderful way to take a break

during a walk, read a book, or just stare at the water. There are also pet bags available to our homeowners and their guests who are in good standing. We also have some pet bags available on South Hesperides Drive and Finn Drive.

You may have noticed a small increase in your amenities this year. After much discussion it was decided to wait until the 2022-2023 fiscal year to implement the assessment increase of \$15 that was approved at the February 26 Board of Directors meeting in 2020; but rescinded just before the mailing of the assessments as the Board of Directors considered the economic impact of the Pandemic. This year the Board decided to increase various amenity fees as it had been several years since the last increases. 2022 assessments beginning a year from now are programmed to be \$180.00.

The pool will open this year on May 29<sup>th</sup> at 11am. There will be no picnic. The pool procedures will be similar to last year, following Covid-19 guidelines. We have done some improvements to the clubhouse bathrooms as we will be using them again this year. Guests will still have to maintain 6' between groups on the deck and in the pool. Therefore, we will not be providing pool furniture. You will be required to bring your own chairs. The number of guests will be determined by the 6' spacing guideline. If groups stay 6' apart in the water more than 8 people can swim at a time.

Old Nags Head Cove Association has combination of owners. Some homes are year round permanent NC residents; Some homes are vacation or second homes occupied seasonally by the owners; and a

third category are rental homes that are operated as resort type weekly or seasonal rentals. ONHCA has a challenge identifying rentals beyond those managed by rental companies for owners which we have traditionally be able to list. With the advent of VRBO and other newer ways to make a property available it can be a challenge for ONHCA personnel to coordinate amenities and protect association amenities like the boat ramp and common areas.

**RENTAL PROPERTIES** - Please let us know if you are renting your property weekly and offering the pool to your guests. In the past we contacted the rental companies, but now there are too many ways to rent weekly and it makes it difficult to check guest in. If we have a list of weekly rental properties with the address, and cottage name it really makes things easier for your guests. We also have a copy of the daily fee, weekly fee's available as well as boat ramp information. Also, make sure you have paid your \$165.00 assessment as well as the \$50.00 pool fee by May 29<sup>th</sup> or your guest will be turned away. Ellen, Karen, and I do our best to make a pool day enjoyable and a quick check in is a great way to start.

Please be sure your guests know that trash pick-up (green cart) days are every Tuesday and Friday. And recycling day (blue cart) is Monday, if you subscribe. Carts need to be placed at the street the day before pick-up and returned back to the house after pickup that day. This is the Town's ordinance and must be followed. Having the trash carts out for days and days at a time has become an issue with some rental properties.

As summer approaches Old Nags Head Cove will become very busy with homeowners and guests walking outdoors. Just a few things to remember. There is a leash law in Nags Head so please keep your pets on a leash. As I mentioned earlier, we do offer pet bags throughout the neighborhood so please clean up after your pet. If there are no pet stations near your walk come by the clubhouse, I always have small extra rolls after changing the stations. As more and more people are out walking please watch your speed. Another way to keep things safe is keeping trash cans and cars out of the Right of Way. We do our best to make Old Nags Head Cove a wonderful place to live and visit, however we need you to do your part. Please keep yards maintained. Get rid of unused and unlicensed vehicles. Bring your trash and recycle cans in as soon as possible. (Recycling has changed please see the Nags Head website for more information or there is a link on our website. There is also information on the Nags Head Dump or you can call public works 252-441-1122. )

If you have canal property keep your bulkheads and dock areas safe. If you notice anything unsafe on Old Nags Head Cove's common areas please let us know. It was brought to our attention last year that dogs were getting into the canal and people couldn't get them out, so we have safety ladders at the canal ends for emergency only use.

We hope that by Labor Day we can have a picnic. Hope to see you this summer. Brenda

**OLD NAGS HEAD COVE ASSOCIATION**  
**PO Box 517, Nags Head, NC 27959**  
(252) 441-4562 email: [onhc@embarqmail.com](mailto:onhc@embarqmail.com)  
[www.oldnagsheadcovehoa.com](http://www.oldnagsheadcovehoa.com)

**BALLOT and PROXY: 2021**

The 2021 Annual Meeting of the Old Nags Head Cove Association will be held on May 29, 2021 at 11 am at the clubhouse side yard located at 4512 Sturgeon Drive, Nags Head, NC.

Below you will find a Ballot for the election of officers to fill vacant positions on the Board of Directors as well as a Proxy designation with which you can designate someone to vote on your behalf at the Annual Meeting should there be an instance where a vote(s) is taken at the meeting.

If you plan on attending the meeting you can either mail this paper in prior to the meeting or bring it with you and it will be collected at the door. If you DO NOT plan on attending the meeting please vote on the ballot below and fill in the proxy section and mail this paper in so that it is received by May 28, 2021. Owners are eligible to vote by proxy or in person only if they are members in good standing (all assessments are current as of the date of the Annual Meeting).

**BALLOT**

There are currently three candidates for the one vacant position on the Board of Directors. You may cast 1 vote in total including "Other" candidates. Before your vote will count for "Other" candidates (someone you have personally written in) they must be nominated at the Annual Meeting and must be a member in good standing/lot owner in Old Nags Head Cove Subdivision. If you do not vote for any of the candidates on the ballot below the person you have designated in your proxy (below) will be entitled to vote on your behalf.

Please circle the candidates you wish to vote for below:

\_\_\_\_\_ Candidate 1: Dave Cherington 4313 S. Hesperides Drive

\_\_\_\_\_ Candidate 2: Mary Gay 4640 S. Blue Marlin Way

\_\_\_\_\_ Candidate 3: Kim Ansell 4340 S. Hesperides Drive

**DESIGNATION OF PROXY**

I hereby designate the person identified below to act on my behalf, place and stand on all matters to be considered at the Annual Meeting of the Old Nags Head Cove Association. (The name of the person granting this proxy and the lot/section to which it applies is on the bottom of this paper.) The return of this paper without the designation of a proxy will be voted by the following persons designated by the Board of Directors.

I hereby nominate the persons designated by the Board of Director as follows:

\_\_\_Seth Johnson (President) or \_\_\_Dave Masters, JR (Secretary)

**OR**

I hereby designate \_\_\_\_\_ to act on my behalf at the Annual Meeting.

If you DO NOT attend the meeting, the Association must receive this paper by May 28, 2021. This proxy form will be dated the same day as the Association receives it unless otherwise dated below:

Date: \_\_\_\_\_ Signature: \_\_\_\_\_

Print: \_\_\_\_\_

Lot # \_\_\_\_\_ Old Nags Head Cove Property \_\_\_\_\_

# OLD NAGS HEAD COVE ASSOCIATION

## FEES FOR WEEKLY RENTERS and GUESTS of OWNERS

### SUMMER 2021

(The owner of the property at which the guest/renter is staying must be a member in good standing of the ONHC Association before admission to the pool will be permitted. The staff will check the owner's current status before admitting guests/renters to the facilities.)

### SWIMMING POOL:

\$3.00/day per person

\$15.00/week per person (Save \$6.00)

\$75.00/week per family (up to 6 people) Save \$51.00 for 6,  
Save \$30.00 for 5

Save \$9.00 for 4

(Children under 14 must be accompanied by an adult-18 years or older.

There is no lifeguard on duty. Owners are responsible for the behavior and safety of their family members and guests.)

### BOAT RAMP: (Applies to weekly renters only)

\$35.00 per boat per week

PLUS: \$10.00 refundable key deposit

