

*The Carolina Club Owners Association
Board of Directors
June 16, 2009*

The Carolina Club Owners Association Board of Directors met on Tuesday, June 16, 2009 at The Carolina Club. Helen Wilson, Joe Cowling, John Robinett, Derek Caldwell and Bill Vines were present. Marge Lipinski was present representing the Architectural Compliance Committee and Courtney Fowler was present representing Village Realty.

Ms. Wilson called the meeting to order and noted the minutes from May 20, 2009 were approved via e-mail and posted on the website. Guest, Stu Baldwin was present to discuss marina concerns. He was concerned over the condition of the canal and how it was hard to access with his boat. He informed the Board that there was a lot of debris at the launch pad. Ms. Wilson noted that the canal is usually cleared out every year and that the man who handles the work will be contacted. Mr. Baldwin asked if dredging was an option. Ms. Wilson explained that a committee researched dredging options for the community and was not able to make progress with CAMA or Currituck County. She suggested that he form a new committee to see if anything has changed or if there are any new options for their marina. The Board thanked Mr. Baldwin for his time and informed him that they would have the canal cleared.

Ms. Fowler presented the Management Report. The regularly scheduled ACC meeting was held in June and minutes were e-mailed to the Board. The May financials were included in the meeting packet. There was no legal update. The website was updated after the last Board meeting. The drainage system around the club house is complete. McMillan Landscaping still has spraying the roads for weeds on their schedule. Ms. Fowler reviewed the lots that are now maintained through the Association. Merrell's Asphalt completed the painting of the speed limit on Charleston and Savannah Drives. Lien letters were mailed to all owners who have not paid their dues. Liens will be filed on all properties who do not respond.

Ms. Fowler presented the current financial report. A Balance Sheet, Income Statement, Posting Journal and Accounts Receivable Report were presented. There were no questions from the Board and the financials were approved.

The Board walked out to the pool area and discussed the concrete issues around the pool. The Board noted a few locations that need attention around the pool. Ms. Wilson offered to mark the areas temporarily but asked Ms. Fowler to look into who did the repairs last year. On a motion by Mr. Cowling and a second by Mr. Caldwell, the Board agreed to have the areas repaired after the pool closes in the fall. There is one area by the stair, one by the three feet mark and one around the back of the pool. Ms. Fowler will look into having this done. Ms. Wilson noted that Blake Moyer was going to fix the leaking hose bib. Ms. Wilson also asked that McMillen Landscaping be contacted to trim the bushes that are hanging over into the pool area.

The Board discussed the license plate estimate. Ms. Wilson informed the Board that Kay Norton contacted the man who ordered the original license plates and was able to get those. The Board did not order any new plates at this time.

Ms. Wilson and Ms. Lipinski attended a Homeowners Association Conference in Wilmington, NC. Ms. Wilson asked the Board to reimburse their expenses associated with the conference. On a motion by Mr. Cowling and a second by Mr. Robinett, the Board approved the reimbursement for these expenses.

The Board asked Ms. Fowler to contact Wells Fargo and ask that they have Lot 153 mowed. They all agreed the property was in poor condition.

With there being no further business, the meeting was adjourned as the Board had a meeting with their attorney at 10:00 AM.

Respectfully Submitted,

Courtney Fowler
Assistant Property Manager