

2018 Glen Cove Annual Meeting Minutes – June 2, 2018

The Annual Meeting was called to order at 11:40 AM by President Bob Carper with welcome to all who attended and introduced Vice President D. Brady, Secretary Brenda Carper with Clara Thomas assisting with note taking. The Treasurer's position is still vacant and handled by President. Total of 22 attended the meeting. New property owners introduced by the President. President asked for a motion for approval of the 2017 meeting minutes. Motion made by Phil Toupin and seconded by B. Carper. All favored motion.

- Annual report given by President/Treasurer:
 - Assessment fees collected to date: \$2890 from 62 of 151 property owners.
 - Grass cutting of common property: 3 times last year.
 - Shoreline concrete rocks delivered but repairs delayed by weather. Cost to repair is \$3500 to \$4000.
 - Current balance is \$6454.94.
 - Website: GCPOA.ORG established.
 - Will not send out addition notices for late payments as it's not cost effective.
 - Collection Policy developed to make decisions on actions to take for delinquent accounts.
 - About 40% of property owners are more than one year delinquent.
- Past Year's Activities:
 - Repairs to Sandpiper Drive: Summited \$1500 in Small Claims Court, awarded \$500. Road repaired.
 - Noted that NC Public Law states owner responsible for actions of tenants.
 - Need to commit funds to both Doewood Ct. and Sandpiper Dr. as the need arises.
 - Shoreline Repairs: CAMA permit submitted and approved. Repairs to be done this summer.
 - Inquired with County and designated NO WAKE zones needed in canals.
 - Still waiting on Inspector's response for campers, abandoned vehicles, salvage storage & etc.
 - Ballots for Annual Assessment Increase to \$30.
 - Revision of Governing Documents ongoing.
- New Business:
 - Election of 2018-2019 officers: No further nominations. Clara Thomas made a motion to vote in current officers. Seconded by Phil Toupin.
 - President: Bob Carper
 - Vice President: Deet Brady
 - Secretary: Brenda Carper
 - Treasurer: President to continue handling Treasurer's position.
 - Boat Ramp Manager: Larry Fillyaw to continue position.
 - Boat Ramp needs repairs; gate instead of cable suggested; proceed with repairs if funds available.

President asked Vice President to cover for Priorities List. VP Brady commended thanks to President Carper for his efforts and noted hours spent to the job on several issues. Open discussions followed the List.

- Common area: preservation of Shoreline to continue with Bear Garden to fix.
- Still suggest consideration of selling part of common property.
- Maintenance of area with grass cutting with possible purchase of mower and shed for storage.
- Volunteers stated they will help: T. Thomas, P. Toupin, L. Fillyaw, R. Wilson, V. Monroe & H. Gray.
- Volunteers to help assemble shed.
- Robert White to cut when dry.
- Spending limit for mower, shed and annual expense: \$1500 - \$2500.

Motion made by Larry Fillyaw to adjourn 12:30 pm, seconded by Jerry Thornton. A social lunch followed for those who stayed.

Respectfully submitted by Brenda S. Carper, Secretary

