

**MINUTES OF BEACHWALK HOMEOWNERS ASSOCIATION BOARD OF DIRECTORS MEETING**

**14 JUNE 2021,**

In attendance: Board of Directors; Tracy Mitchell, Hans Sjoquist, Gene Lisewski and Joe Truelove;

Cindy Snead, Property Manager

Stormwater Committee: Jim Craig;

Association Members: Gail Morris; Marilyn Watkins; Julie Farriss; Maggie Hoyer; Ylva Sjoquist; George Schierle;

Bill Bryant

Call to order at 5:00 PM

Quorum established. Minutes of Feb. 10, 2021 approved.

**Officer Election**

Joe Truelove was elected to serve as Secretary.

**Town of Kure Beach (TOKB) Stormwater Project (on going):**

Jim prepared a map per Town of Kure Beach request.

**Decision:**

 Map will be submitted to the town when the town’s map is completed.

**Committee Reports**

Reports are posted on the Beachwalk web site **(**https://www.beachwalkhoa.net)

**Decisions:**

Common Elements Maintenance budget will be increased $500 to cover expected and unexpected maintenance. Maintenance Reserve Fund to finance increase.

**New Business**

**1) Geese/Seagulls**

An Association member suggested applying an oil on geese eggs to prevent hatching.

**Decision**

To be considered for geese nests on Beachwalk common elements.

In newsletter and bulletin board post request residents not to feed the birds.

**2) Committee Changes**

Tracy Mitchell and Megan Garrett will maintain the web site.

The Board continues to function as the Architectural Control Committee.

No one has volunteered for the Landscaping Committee. Complaints/compliments/issues should be addressed to Cindy Snead.

**3) Website/Newsletter**

Tracy Mitchell will aperiodically write and post a newsletter on the web site.

**4) HOA Debit Cards**

The web site company requires payment by credit or debit card.

**Decision**

Debit cards are approved for Tracy Mitchell, Web Site Committee, and Hans Sjoquist, Treasurer for sole purpose of paying web site license fee.

**5) Facility Key Cards**

Only 2 spare cards remain due to additional reports of non-receipt by mail.

**Decision**

Joe Truelove will cost 50 cards (the minimum batch that can be purchased).

**6) MOTSU update/Stormwater Map**

MOTSU has postponed work on drainage along Beachwalk property line. No date for resumption.

Jim Craig, Stormwater Committee, prepared a map requested by Town of Kure Beach of geographic areas that contribute stormwaters into our system.

**Decision**

Submit map to Town after BOD review and after Town has published their map.

**7) Pool Update**

BOD suspended the exercise classes at the pool pending determination of liability issues and compliance with governing documents.

During Executive Session on June 14, the BOD approved an additional pool rule.

Night time use of the pool.

**Decision**

BOD to meet with the hosts of the classes in effort to resolve the issue. The suspension remains in effect.

Pool rule effective date is July 14. It is to be promulgated to all owners and residents per the Declaration.

Pool hours are extended until 10:00 PM. BOD will reconsider decision if noise or misuse becomes an issue.

**8) Proposed Sanction Procedures**

Proposed Sanction Procedures were sent to owners and residents.

**9) BOD Vacancy**

Nominations will be solicited. Nominations should be sent to Cindy Snead, Property Manager.

**10) BOD Open Meetings**

BOD open meetings will be held monthly on the second Wednesday at 5 PM.

Adjourned: 5:40PM

Joe Truelove

Acting Secretary