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| Attendees |
| Paul Berg |
| Alfred DelCiampo |
| Chantell Myers |
| Christine Rutherford  |
| Amanda Schoenwiesner |

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| --- | --- | --- |
| Action Item | Assigned to | Date Completed |
| Contact Down South Funflatables for bouncy house/face painting for October 7th HOA meeting | Amanda Schoenwiesner |  |
| Quote for fixing road repairs | Christine Rutherford |  |
| Review road and culvert survey and identify priority culvert cleaning | Al DelCiampo and Paul Berg | Completed 08 Jul 2023 |

* Meeting called to order 6:11 PM

**Old Business**

* **Property Transfer Fee**
	+ To be paid by the seller

**MOTION:**  Increase of property transfer fee to $250.00

Motion brought forward by Al DelCiampo

Motion approved by remaining board members.

* **Nationwide Insurance Policy**
	+ Hardcopy was sent to Archway.
	+ Another quote will be obtained for 2024.
* **Plat Plan for Development**
	+ Need for topographical map.
	+ Possibly contact the developer, Jeff Morris
* **Road and Culvert Survey Completed**
	+ Discussed with Pender County the maintenance of drainage ditches on homeowner property.
		- Law-firm reviewing maintenance responsibility for driveway culverts.
	+ Request estimate from John Matthews and Dan Grabow on cleaning of drainage ditches / ponds on H.O.A. Common Property
* **Attorney Responses to HOA Questions**
	+ Reviewed and discussed responses from the attorney regarding complaints received.
* **Special Meeting on 07 Oct 2023**
	+ Rain delay date 14 Oct 2023
		- Hot dog roast
		- Look into having inflatable bounce house for kids and possibly face painting.
		- Sides, condiments,
* **Presentation Submitted by Neighborhood Resident**.
	+ Review and discuss the responses received by the HOA for a complaint regarding burning debris.
* **Conversation with DOT**
	+ Discussion of DOT response to drainage along HWY 210 and Candlewood Dr.
	+ DOT waiting on hydraulics to assist with the drainage.
* **Progress of Electrical Installation at the Soccer Field**
	+ All items have been collected and waiting to start.
* **Email for Homeowner Contact Information**
	+ There were errors with the previous email that was sent.
	+ Discussed new methods to send the email that would return favored results.
* **Status of Complaint Regarding Roaming Dogs**
	+ Letter addressing the complaint was delivered to the homeowner.

**New Business**

* **Complaint Regarding Operation Motorized Vehicles**
	+ Discuss complaint of tractor/golf cart operation and damage to common areas
	+ President and Vice-President to deliver formal complaint to homeowner.

**MOTION:**  Update to policy regarding motorized vehicles including golf carts tabled until August meeting.

Motion brought forward by Al DelCiampo

Motion approved by remaining board members.

* + Discuss verbiage and creation of policy at next meeting.
* Meeting adjourned at 8:54 PM