

Keys at Kure Beach Homeowner's Association Agenda
March 12
11:00 AM @ the Clubhouse

Attendees:

- Board Members: Eve MacCurry, Lollo Eriksson, Frank Watkins, Pat Brennan, Bob Spiegel
- Office Staff: Kim Gargiulo
- Network Real Estate: Kevin McCoy

Agenda:

- Opening: Eve opened the meeting at 11:00
- Approval of Feb Minutes: Minutes approved
- Board action since last meeting – Eve met with Steve Ebberts regarding the painting project

- **Updating covenants** – Lollo contacted two attorneys with an RFP to review the covenants. Lollo will take next steps and work with attorney Jim Slaughter at Law Firm Carolinas.

- **Financial Report:** All expenses in February were the typical monthly bills. The owner of 845 Sloop has paid her full balance and the pending lien has been cancelled. There are 4 owners who are past due on 1st quarter dues and reminders have been sent.

- **Roofs/Siding** – Eve noted that there are two homes that need siding repaired from when their roofs were done. She will work with Kevin to follow up with the owners.

- **Entrance Wall Repair** – Bob suggested enhancing the wall while the work is being done. Eve will ask Merritt Jones with Kure Beach Village to add the enhancement with support from the Keys.

- **Insurance:** Kevin is continuing to follow up with owners who are past due on providing their proof of insurance. Two owners are excessively past due. Kevin will continue to follow up with them.

- **Termite:** Kevin reported that there are still a few homes that have not yet had their treatment. Kevin is following up with the owners to get this done.

- **Architecture** – Frank reported two new requests approved for new windows and roofs.

- **Pre painting Inspections** – Eve met with Steve and Kevin regarding the painting timeline. She will update the letter to be emailed to the community and share it with the board.

- **New home construction on Kure Village Way** –Eve is going to talk to a board member in Kure Estates to get an idea of the building timeline. Lollo noted that once the construction is complete the Keys can add landscaping to enhance the area.

- **Pond** – Frank reported that all is good.

- **Landscaping** – Lollo reported the following:

- Many owners have made requests for new plantings and he is following up with them and Sam's to find appropriate plantings within the budget. The following has also been requested:
 - 562 Anchor Way – The owner noted that grass will not grow in a large area in the front as it is under trees. Lollo suggested hardscaping and Bob will look into it
 - 621 Settlers Lane – The owner would like bushes planted on the land between her townhome and the KBV cabana to prevent dogs from walking there. Lollo will send an email to KBV as they own that land.
 - The wild flower garden has been planted
 - Sam's appreciation lunch will be held on April 8 from 12-1

 - **Storm Water** – Lollo will reach out to Storm Water Solutions to schedule the annual inspection. Frank sent information from the Town of KB Storm Water Committee.
 - **Irrigation** – Bob is working with Jeff to fix a leak. Lollo said there might be something that needs to be fixed in the pump house for the irrigation around the pond. Bob will check with Jeff.

 - **Date for next meeting:** April 9 at 11am in the KBV Clubhouse. Kim be out of town and Kevin will take the minutes.

 - Adjourn at 11:57pm
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