

**CAROLINA SHORES PROPERTY OWNERS' ASSOCIATION**  
**BOARD OF DIRECTORS MEETING**  
**October 9, 2024**

**Board Members Present:** Jeff Alt, President; Sue Hensler, Secretary; Kerry Jarrell, Treasurer and Directors: Julia Lally, Rick Griffith, and Chris Edwards.

**Board Members Absent:** Jack Csernecky and Philip Laura.

Jeff called the meeting to order at 9:30 a.m. and Sue led the attendees in the Pledge of Allegiance.

Julia made a motion to approve the August and September Board minutes, Rick seconded the motion, it passed unanimously.

**Member Comments on Agenda Items:** none

**BOARD LIAISON REPORTS:**

**Treasurer Report:** Kerry handed out the transaction detail for September to the directors. He also handed out the updated operating budget through September. He said that the expenses looked good and that we should have a surplus of approximately \$7000. Kerry advised the board that he met with the finance committee and that they had worked up a preliminary budget for 2025. He will go over it with them after the regular meeting.

**Architectural Control Committee (ACC):** In Jack's absence Merrilee read the ACC report, 3 new house plans were approved, 79 requests for service were opened and 30 were closed. 20 trees were requested to be removed and 12 were approved.

**Recreation Social:** Sue reported that Oktoberfest was a big success and that her committee did a wonderful job. Thanksgiving will be held on November 28, 2024, in the POA clubhouse at 1 p.m. The annual cookie exchange will be held on Saturday December 7, 2024. The Holiday party will be held on December 13 and 14 at the Elks. Tickets will be available in the first week of November. There will be more details in the next bulletin.

**Recreation Facilities:** Rick reported that the pool is closed. The chairs and tables have been covered with a tarp and shrink wrapped, hopefully this will keep them clean over the winter. Rick said that there were 10,480 visits to the pool this season. The pool will be drained in October and resurfacing will start in November.

**Communication:** Nothing to report.

**Advisory Committee:** Nothing to report.

**House Committee:** Julia reported that everything was running smoothly in the clubhouse. She thanked Bert Glines for moving the hose bib so that it can be used easily by the Garden Club members who volunteer to take care of the flower bed by the office entrance.

**Grounds Committee:** Chris reported that he would like to have the area that the POA owns at Gate 11 and the recreation area cleaned up rather than just bush hogged and grass planted and mowed.

**New Business:** Nothing to report.

**Member Comments:** Mary Conover asked Kerry why the ACC fines were so far over budget. Kerry explained that fines are difficult to budget because we do not book the income until they are paid. Merrilee said that the fines were collected from one property that sold, fines had accumulated over several years.

Donna Casey wanted to make sure that the maintenance of the tennis court area was budgeted for next year. She thanked Rick for his hard work but said that her tennis group members are much older than the pickleball players and that they should not be expected to do the maintenance work. Rick said that he and another member were

going to power wash the stained area next week. Kerry asked about the \$100 per month for the pickleball group. Rick explained that it is only off season. They clean a bathroom and blow the courts during the off season.

The Board went into executive session at 10:05 a.m. and adjourned the meeting at 11:00 a.m.

The next Board meeting is on November 13, 2024, at 9:30 a.m.