Emerald Plantation Master Association, Inc.

Monthly Board Meeting

April 18, 2016

Present: Victor Wilson, President, Al Smith, Vice President, Charles Marston, Treasurer,

Anne Marie McDonald, Kevin Hanratty, Gill Lowery, Dave Chenoweth and Sandy Helms, Secretary.

Victor Wilson, President opened meeting. Minutes from March 21, 2016 meeting were approved.

Charles Marston - Treasurer’s report:

Checking Account total $22,741.85

Included in checking account are:

Contribution to reserve $13,080

Reserve account $104,733

Treasurer’s report was approved.

A financial audit is due for 2015/2016: Kevin Hanratty, Dave Chenoweth and Tom Ross will meet shortly with Charles Marston, Treasurer to complete this audit.

Charles Marston, Treasurer, reported that when we get a request from a realtor/attorney for information about an EP member who is selling, we are at that time not getting from that realtor/attorney any information on the buyer and this is presenting quite a problem for our CPA. A motion was made that Emerald Plantation not release member’s personal financial details to an attorney until we have buyer’s information and closing date. Motion was seconded and motion passed.

Committee Reports:

Tennis Courts: No Report

Landscaping: Al Smith met with the landscaping contractor and reviewed the landscaping needs for the summer.

Pool: Bluewater Pools has taken over pool management and are in the process of preparing for our scheduled pool opening. Umbrellas are being ordered for the Club House deck and for the pool. New ropes for the pool will also be purchased.

Club House: Kevin Hanratty is in the process of developing the repair and maintenance needs for the clubhouse. These will be included in next year’s budget. Also, to be included will be a proposal to begin having the club house professionally cleaned on a quarterly basis.

Architectural Committee: One resident has requested permission to add a screened porch to a newly purchased house. Contractor is in process of submitting to the committee details to be considered.

Community Watch: On a monthly basis the town of Emerald Isle post information concerning our town activities on its website. Included in these postings are: “coffee with a cop dates” and seminars on special items appropriate for residents. The town site is emeraldisle-nc.org. Please visit the site to get a better idea of what is taking place in our town.

Planning Committee: We have some street damage in our community, streets that needs to be addressed. Due to the expense of resurfacing the streets, multiple options are being evaluated before any proposals to the board are made.

The front gates and the area around the gates also need upgrading. The Board approved $1,000.00 to be used for this project. Plans are being made and hopefully the work done before the Annual Meeting.

Social Committee: Sandy Helms reported that a cookout is being planned for Sunday afternoon, May 29, following the Annual Meeting.

Unfinished Business: Victor Wilson will prepare the letter for the Annual Meeting, May 28th mail out. Charles Marston and each responsible area coordinator will be putting together the proposed budget that will be included in the mailing. This should be mailed by the first of May for the annual meeting on May 28th, 2016.

Canal Bulkhead: Charles Marston reported that he has established contact with Sam Bland of the North Carolina Coastal Federation. Mr. Bland of NCCF is familiar with our canal. Charles asked Mr. Bland to evaluate our bulkhead, at his convenience, and give us an opinion of whether or not it falls within guidelines that would allow us to receive financial support for repairs or replacement. If our situation is compatible with their overall purpose, further discussions will follow.

No further business, meeting was adjourned.

Sandra H. Helms, Secretary