**Emerald Plantation Master Association, Inc.**

**Called Board Meeting**

**September 11, 2018**

**Present:** Dave Chenoweth, Dixie Noble, Tom Noble, Myrtle Palmer, Al Smith, Sandy Helms, Dean McCormick, Dan McCormick, Joe Scarlata, Debbie Scarlata,

President, Dave Chenoweth called the meeting to order and introduced the visitors, Dean and Dan McCormick, Joe and Debbie Scarlata.

Dave asked Dean to explain why they had requested this called meeting of the members of the Emerald Plantation Master Association. Dean advised the board that he had owned property in EP for over twenty years and now preparing to construct two homes. Joe Scarlata just recently purchased property and advised him that sewer is not gravity feed assessable in front of one of his lots and not assessable to Joe’s lot. This is due to the main sewer line being stopped short of his property. Dean expressed his deep concern because he and his family have maintained all five of their original properties and currently three with equal association fees and were not aware of the problem with the sewer lines.

Myrtle Palmer went into great detail explaining the situation she experienced when she built her home. She had to hire an attorney and got the N.C. Department of Environmental Management involved.

Tom Noble questioned shouldn’t the seller, in Joe Scarlata’s case, be responsible to inquire re. the sewer lines and be responsible, not the Home Owners Association?

In Emerald Plantation there are homes on the sewer field that are serviced by Aqua North Carolina, Inc. 201 MacKenan Court, Cary, NC 27511 (An Aqua America Company) and there are homes that have their own septic system that they have to personally maintain

After much discussion it was determined that upper management in Aqua would be contacted by Joe Scarlata and requested to attend a meeting with the property owners and the EPMA. It is to Aqua’s advantage to make the sewer lines available and assessable to these two lots.