

**Meeting Minutes
Board of Directors
Olde Ferry Estates HOA
March 31, 2010**

Members Present:

Janet O’Keeffe, President
Cliff Disbrow, Vice-President
Tom Eddy, Treasurer
Sherry Williams, At-Large Member
Bruce McWhinney, Secretary

Call to Order:

The meeting was called to order at 10 AM by Janet O’Keeffe, President.

Minutes:

The minutes of the July 19, 2009 HOA Board meeting were previously approved by email vote.

Roads:

1. The improvements to the road to meet state requirements will begin in mid April.
2. All underground utility lines will be remarked.
3. Upon NCDOT approval of the improvements, the OFE President or Secretary and the owner of the section of the road in RFE will have to sign a county document, converting the roads from private to public status. Once done, the state will assume responsibility for their maintenance.
4. When the state assumes responsibility, OFE will become a candidate for the installation of county water (vs. dependence on wells). Sherry Williams will contact Macon Robinson to explore the next steps for OFE to apply for county water.

Lot for Boat and Trailer Storage

Some interest was expressed in acquiring a lot for storage of boats and trailers. However, due to the significant expense associated with designating such a lot (e.g. fencing, insurance, shrubs), it was decided that other alternatives would be explored. Janet will contact Harbor Landing concerning the possibility of OFE residents renting space in their storage lot.

OFE Boat Ramp

The current boat ramp at the end of Willie Robinson road is available for use by OFE residents if they desire. However, it is noted that the ramp has some defects and should be used with caution.

Covenants

There was discussion of the need to clarify some items in the covenants (e.g. “metal fencing” -- what that includes and excludes, other items). Due to the requirement for “unanimous consent” to change the restricted covenants, it was determined that the covenants in their

entirety should be reviewed and changes recommended to all owners. This should not be done piecemeal.

Architectural Review Board

It was noted that there is currently an OFE Architectural Review Board composed of Cliff Disbrow, Barb Eddy and Glen Davis. There was discussion of the role this group can play as is described in the covenants and Bylaws.

Treasurer's Report

Tom Eddy, Treasurer reported a balance on hand of \$35,725. There are several dues that are in arrears. The owners will be notified using an appropriate procedure. If the dues are not paid a lien will be place on the property.

Annual HOA Membership Meeting

The 2010 annual meeting is scheduled for Saturday, July3 at 10:30 AM at the Wise Five Forks Fire Station.

Bruce McWhinney, Secretary

Lot 11

214 N. Robinson Drive