

BOARD OF DIRECTORS

CL₂ – CE RMO, INC.

MEETING REPORT – NOVEMBER 2, 2021

The Cedar Landing 2 – Creek Estates Road Maintenance Organization (RMO) Board of Directors convened at 507 Bishop Drive on Tuesday, November 2, 2021 at 6:00 pm.

President Steven Hanchey convened the meeting.

The report of the October 3, 2021 meetings was accepted.

- I. **Member Issues - None**
- II. **Road Maintenance**
 - A. **Issues Identified in Listening Sessions**

Members discussed the issues raised in the two board listening sessions held in October and Mr. Hanchey reviewed BLI's estimate for high priority, high visibility work that can be done in November-December at a cost of ~\$13,200.

Issues Requiring BLI Work

- Cedar Avenue – Remove first speed bump and install new bump farther down the road to allow vehicles to clear the intersection before slowing for bump (Tabled)
- Pine Ridge Court at Cedar Avenue – Clear overgrown ditch to provide sight line when turning left; fill hole at northwest corner of intersection (Need estimate)
- Mowing of Cedar Avenue ditches to improve sight lines (Yes)
- Bishop Court – Determine cost and consider adding crushed concrete to raise the entire roadbed (~\$5,000)
- Bishop Drive at Creek Drive – Add crushed concrete to stabilize the roadbed (Yes)
- Cedar Court at Creek Drive – Add crushed concrete to stabilize the roadbed (Yes)
- Donna's Drive at Creek Drive – Add crushed concrete to stabilize the roadbed (Yes)
- Donna's Drive at Bishop Court – Add crushed concrete to stabilize the roadbed (Yes)
- Bishop Drive – Determine cost and consider adding crushed concrete to raise the entire roadbed (\$6,500)
- Bishop Drive at Cedar Avenue – fill hole in southeast corner of intersection (~\$1,000)
- 607-609 Park Drive – deepen ditch to prevent backflow of water (No cost)

Issues Not Requiring BLI Work

- Cedar Avenue at #210 – Ask NCDOT to trim trees to improve sight line when turning left (December meeting)

- Landing Court – Add signage at the landing and the parking easement to indicate that all CE-CL2 owners may use this; send reminder letter to all Landing Court owners (December meeting)
- Add signage identifying the RMO and providing a welcome, the website and FaceBook links, and reminder to pay fees (Tabled)
- Change the speed bump policy to eliminate DIY bumps and establish a process for asking the RMO to request Fire Marshall approval and have its contractor place bumps (December meeting)
- Landing Drive at Driftwood Drive – Install light (December meeting)
- Creek Drive between Bishop Drive and Landing Court – install speed bump (Tabled pending cost estimate from BLI)

II. Financial Operations

Treasurer Ann Donnelly reported a current bank balance of \$18,493 with 79% of those who routinely pay their fees having paid for 2021.

Members discussed the upcoming road fee invoice package and decided that, while road fees will not be raised in 2022, a request for additional contributions will be made. The invoice package will include a letter updating the 6 month letter sent in July, the 2022 Board of Directors election ballot, the revised speed bump policy, and the invoice.

III. Member/RMO Issues

Members discussed:

- Procedures for initiating action to condemn derelict properties – Ms. Kunz will inquire about this when she talks to Ken Ording about the Deer Run HOA road closure
- Request to re-open Doe Ridge Drive at Cedar Avenue – Ms. Kunz will meet with Pender County Fire Marshall
- Request for Financial or In-Kind assistance in maintaining Cedar Avenue from the Town of Surf City and Pender County – On hold until after holidays

IV. Adjournment and Next Meetings

The next meeting will be held on Tuesday, December 7, 2021 at 6:00 p.m. at 507 Bishop Drive.

Motion Made and Seconded: To adjourn [**Motion Passed**].

V. Attendees

Attending	Name	Title/Role	Telephone	Email
Board of Directors				
Yes	Steve Hanchey	President	910.289.5246	hshanchey@embarqmail.com

Yes	Ann Donnelly	Treasurer	252.702.2100	anndonnelyo2@gmail.com
Yes	Cynthia Kunz	Secretary	703-405-4423	cynthia.kunz@kunzandcompany.com
Yes	John Brooks	Member	910-785-1274	John.brooks@ipaper.com
Committee Chairs				
Yes	Jeff Conerly	Communications	910.328.3695	jeff@jns2.com
Yes	Sue Conerly	Audit	910.328.3695	sue@jns2.com
No	Greg Fogle	Community Activities	704.756.0338	Gregcrs1@gmail.com