



Stanton Landing Property Owners Association
101 Dolphin Way
Beaufort, NC 28516
www.Stantonlanding.org

Stanton Landing Board of Directors meeting: **Thursday August 13, 2024**

In Attendance: Rodney Hutcherson, Gail Bottoms, Dennis West, Joe Daughtery, and Karen Manspeaker

By Phone: Mark Tatiossian

Absent: Keith Dippel

- Minutes from July 18, 2024 BOD meeting. Minutes approved by Joe, 2nd by Dennis all BOD approved
- Clubhouse update:
 - Joe presented a wonderful PowerPoint presentation that the clubhouse committee has been working on as the committee has met several times since the annual meeting where it was voted on to renovate/maintain existing clubhouse
 - The proposed plan was using the existing bldg. but renovating it to look similar to the “new” constructed proposed design.
 - Joe asked for the BOD to approve for the cost of a structural engineer and a draftsman (estimated cost no more than \$7,500). Joe approved and Dennis 2nd and all BOD approved
 - The proposal that the clubhouse committee is working on did not include addressing the pool
 - There is also a sub committee of the clubhouse committee working on the quotes of the tear existing building down and build new of \$1.1 million and working with those quotes to see about reducing cost and by how much
- Discuss letter from Sea Gate and next steps
 - The BOD was in agreement to respond to our attorney and work on how to set up a meeting with all parties involved to include: SLPOA BOD, Sea Gate BOD, Core Creek LLC, and the house in between Stanton Landing and Core Creek LLC properties to address Waterway Drive
- Subdivision Drainage at the end of Gatsey Lane to the north end and the North end of Old Stanton road
 - Where Stanton Landings current drainage system (pipes) go under the dirt road leading to the docks has washed away the sea wall which is located on lot #40.
 - Rodney met with ARB president and a contractor who does Sea walls and the decision was made to meet with engineer and possible CAMA and Army Corps of Engineers to come up with a solution to the drainage problem when there is heavy rainfall and address the caving sea wall. Rodney will present and update at next BOD meeting

- Open Discussion
 - Rodney will look into the option of including TEAMS as a platform for BOD meetings in addition to the option of calling in
 - There is a light pole that is damaged along the docks that will need to be repaired Rodney and ARB president will address
 - ARB has sent the necessary notices for property owners who remain out of compliance. For those property owners that have missed the deadline and/or have not addressed the issue will be invited to join the BOD at the next meeting.

- Meeting Adjourn: Rodney made a motion and it was 2nd by Joe all approved