2025 ABIA ANNUAL MEETING MINUTES

Saturday, May 3, 2025

Dare County Library Meeting Room

Board Members Present: Will Foxwell, 1104 W. Sportsman Drive, President; Michael Morgan, 2017 Norfolk Street, Vice-President; Jo Eure, 2016 Edenton Street, Secretary; and Caroline Dorman, 2032 Elizabeth City Street, Treasurer.

Board Members Absent: Bonnie Langdale, 2015 Edenton Street, Member at Large.

Members Present: In addition to the 4 Board members in attendance, 13 members were present, for a total of 17.

The meeting was called to order at 1:00 pm by President Will Foxwell, who introduced the Board members present and thanked them for working together over the past year. He also thanked the volunteers that came out that morning to help with cleaning up the beachfront lot. He added that he would be looking into gathering bids for cutting back the olive trees on the property in the Fall.

After welcoming any new members joining us, Will explained the ABIA is a 501c non-profit, tax-exempt civic association created to accept deed to three properties accessible by property owners within our community, including the beachfront lot, the sound front lot at the end of Avalon Drive, and sound front lot at the end of Sportsman Drive. He added that we are not a homeowners' association and do not enforce any restrictive covenants in the Avalon community. He thanked those in attendance for coming out for the meeting. He requested that anyone wishing to make or second a motion or ask a question to identify themselves and their Avalon property address.

TREASURER'S REPORT:

Treasurer Carolina Dorman had prepared a Balance Sheet which was passed out to the members for review at the beginning of the meeting.

As of April 30, 2025:

- Checking account balance: $39,484.48
- Money Market: $51,246.26.
- Expenditures 4/30/24 – 4/30/25: $8,742.15

Expenditures included payments for Landscaping & Maintenance, Insurance, Picnic Expenses & Pass/Mailer expenses.

Not reflected in Expenditures:

- $2,700.20 - check for website maintenance, which had not yet cleared our account

Not reflected in Balance:

- $6,468.00 - collected from online membership registration, which amount will be transferred from the Stripe online payment platform into our checking account.

Carol Morgan of 2017 Norfolk Street asked for clarification of the amount collected for online membership sales. Caroline explained the odd amount was due to the per sale percentage (2.9%) and the per sale fee ($0.30) taken by Stripe to maintain the platform. **Please see Minutes from 2024 annual meeting for further explanation.*

As there were no further questions about the Treasurer's report, Will asked for a Motion to approve the report. John Burton of 2027 Yorktown Street moved for approval and Fleet Garnett of 2021 Norfolk Street seconded it. The report was accepted.

SECRETARY'S REPORT:

The 2024 minutes had been distributed at the beginning of the meeting for review by the members. As there were no reported changes to be made, Will asked for a motion to approve last year's minutes. Fleet Garnett moved to accept the Secretary's report and Carol Morgan seconded it. The report was accepted.

Secretary Jo Eure reported that as of the date of the meeting, 474 oceanfront parking passes had been issued, and she expected more throughout the next few months. She also explained that this year, passes issued by mail have an 'M' before the number and passes issued online have the number only. She also stated that although it didn't happen often, members had reported their passes being stolen in the past. She suggested that anyone concerned about that write their last name on the pass.

Will added that as of the meeting about half the passes issued had been online, so we've gotten a good response on that. Elizabeth Neal of 2021 Highview asked how the number of passes issued this year compared to last year, and Will responded that last year this time 449 passes had been issued, compared to 474 this year. Andy Flotten of 1005 W. Avalon asked how many properties there were in our community, and Jo replied that there were about 1150.

PRESIDENT'S REPORT:

Sound Front Lot: Will reported that we would continue to utilize Coastline Landscaping to maintain our sound front lot.

2025 ABIA Annual Picnic: This year's annual picnic will be held at noon on October 11, 2025, Columbus Day weekend. As usual, it will be held at the sound front lot. Will thanked Vice-President Michael Morgan and his wife Carol for organizing the 2024 picnic. Mike reported that we had 111 attending last year's meeting, which was a great turnout.

Oceanfront Lot Towing: Will reported that Seto's Towing would continue to serve as the authorized tow company for any vehicles on the beachfront lot which did not display the current year's parking pass. All current members of the Board as well as two additional members, Jim Caruthers of 2031 Elizabeth City Street and Fleet Garnett, are authorized to call Seto's and notify them of any parking violations. He also advised that if any other members would like to help with reporting parking violations to provide him with their names and contact numbers after the meeting, so he could update Seto's. A member asked how they could report parking violations to the Board or one of the authorized members and Will responded the best way would be to send a message to him through the ABIA website, which would alert him immediately.

ABIA Updates and Information: Will encouraged members to monitor our ABIA website for updates and information such as the mail in membership application, online registration, meeting and special meeting minutes, and the bylaws, as well as to sign up for the email distribution list.

UNFINISHED BUSINESS

Will reported there was no unfinished business unless one of the members had a question. As no one came forward, he moved on to New Business.

NEW BUSINESS:

Oceanfront Lot Trash Receptacles: Fleet Garnett suggested the trash cans be left at the street or gotten rid of altogether. Currently, someone has to pull them to the street before pickup, and trash continues to be added once the cans are full, causing overflow. He also stated that we didn't need the recycling can at all. Will explained that the recycling can is placed there by the recycling company free of charge and was not requested by us. He'll take steps to have it removed, since he knows a lot of times non-recyclable items are added to the can. He also stated that we'd tried removing the trash cans altogether in the past and it resulted in trash being strewn about the lot. Jim Caruthers added that one of the cans had a wheel that would not turn and Will said he'd look into having that fixed.

Alternate Bank Products: Will reported that we're currently earning an interest rate of .05% on our money market account, which is extremely low. He stated we'd be looking into other products to get a better interest rate, whether it be with our current bank, Southern, or another bank.

Sound Front Lot Sign: Will stated that the sign had split in half, and he'd like to replace it. He asked for debate or questions on replacing it. Since there were none, he asked for a Motion to research replacing the sign. Carol Morgan made the Motion and Tim Kesler of 504 W. Sportsman seconded. The Motion carried.

ELECTION:
Will reported that we had two open Board seats with Bonnie Langdale, our former treasurer, vacating, and the end of term for our Vice-President, Michael Morgan. He explained that our Bylaws dictate that Board members terms are for three years and that a position on the Board would be determined by the Board members at a separate meeting immediately following the general membership meeting. He asked for nominations for candidates by name and property address and added that the nominations would need to be seconded. He would allow some time for the candidates to speak if desired. He also asked for two volunteers to collect ballots once cast and report the results to the President for announcement to the membership. Julie Powell of 2046 Elizabeth City Street and Elizabeth Neal agreed to do so.

Fleet Garnett nominated Michael Morgan and Will seconded. Julie Powell nominated Jim Caruthers and Fleet seconded.

Jim Caruthers accepted the nomination. He introduced himself to the membership and said he and his wife, Amy, had been married for 43 years and had owned property here for 25 years. He added that he'd been coming to the area since 1965. He and Amy have 3 children and 5 grandchildren. They don't live here full time but come often in the warmer months. They usually stay in Suffolk in the winter.

Will announced that he'd been contacted by another interested member, Brice Harrington of 508 W. Sportsman Drive. Brice could not be at the meeting due to work but had provided a statement, which Will read to the membership. Brice stated that he'd lived in the area since 2021 and is a high school teacher at First Flight, the owner of Scoop & Poop OBX, and the father of two children, ages 5 and 7. He wanted to be a Board member for three main reasons: to help improve the community, to represent resident voices, and to ensure long term planning of the community. His goal was to serve on the Board to help with their continuing efforts to make the neighborhood a great place to live. Will asked if there was a Motion to nominate for Brice. Andy Flotten made the Motion and Elizabeth Neal seconded.

As no other nominations were made, Will closed the nominations and opened the vote, advising the membership to write the three nominees' names on the ballots - Michael Morgan, Jim Caruthers and Brice Harrington - and said we should vote for two. After the votes were counted, Will reported that Michael Morgan had retained his seat, and Jim Caruthers was the successful candidate for the other open seat. He congratulated the candidates and thanked them for their interest.

Will asked if anyone had anything further. Michael Morgan spoke, expressing that Will had done a great job since he'd been elected to serve. Linda Hathaway of 1109 W. Sportsman added that she thought the entire Board had done a great job. Will thanked them both and thanked all in attendance. He then asked for a Motion to adjourn. Jim so moved and Fleet seconded. The meeting was adjourned at 1:29 p.m.

Jo Eure,
ABIA Secretary