

# PKA News

By Amry Cox

The Articles of Incorporation, Bylaws and Restatement of Restricted Covenant are the primary documents forming Pine Knoll Association, Incorporated, a 501(c)(3) nonprofit organization that is our homeowners association. Almost 50 years ago, a group of smart folks thought ahead to what would be the important issues and guidance for good governance. They were strategic and pretty successful as we have thrived as an organization since 1967.

One of the requirements in the Restricted Covenant is a mandated three-year review cycle for that document. The association may propose change(s), which must then be sent out to all property owners for their consideration. Any changes voted for by a majority of the membership at an annual meeting will be included in the newest version of the Restatement of Restricted Covenant. This can occur only on a three-year cycle, and any voted change is in effect once recorded with the Register of Deeds of Carteret County, making it public and able to be reviewed by any individual.

A quick review of the past Restricted Covenants reveals a few changes and additions down through the years. In 2012, the effectiveness time frame was adjusted from three to ten years, meaning we still need to review every three years, but now the covenant stands effective for ten years. In 2005, it was decided that the annual assessment (dues) will be established for the next year and voted on by a majority of the membership at the annual meeting. The signage article specifying that "for rent," "for sale" or owner's/property name signs could not exceed three square feet was last changed in 1996. The minimum heated space requirements for a PKA residential lot was defined in 1991.

Bylaws have no prescribed review cycle. The last big review and change for the bylaws was calendar year 2012. No effectiveness limitations constrain the bylaws. Using the three-year rule for Restricted Covenant established by the 2011 version, the next review cycle was calendar year 2015, followed by calendar year 2018, and so on. Perhaps a three-year review of all our governing documents is an effective process for the future.

It is not a bad idea to review governing documents periodically and see if they are still relevant. Do they do what they need to? Do we need to change anything? If a change needs

to be proposed, it will be publically discussed at board meetings just like any other item of interest. Ultimately, any proposed change will be mailed to all homeowners for consideration and a vote.

It is reasonable to consider whether we need to change our acceptance guidance and governance documents. Do we add tort immunity language or delete limitations on signage to match town guidance? Do you have any ideas for our Restricted Covenant or Bylaws? Please review our documents and provide any thoughts through our website at [pineknollassociation.com](http://pineknollassociation.com) or during a board meeting, which is held on the second Monday of the month at 9:30 a.m. at town hall.

Above all, our first priority is to our neighborhood and how to best operate and maintain it for the common use and enjoyment of all homeowners.

**Volunteer recognition.** A big nod of appreciation to a few of those elusive volunteers seen last month who quietly help out when they see something that needs to be done: a walker who started picking up cigarette butts as she walked her dog Molly, a Garden Club member who started to pick up trash along Oakleaf, the lady who goes by Ramsey Park every so often and cleans up, and a neighbor who picks up and weeds at Kings Corner. Thank you for your service to PKA.

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# Snakes in the News

By Frederick Boyce

The unfortunate case of the two-year-old girl in New Bern who was bitten by a rattlesnake has given impetus to the usual flurry of late-summer snake stories in the media that typically lend an annual boost to the drowsy news cycle during these lazy dog days. Most of the stories I've read or seen lately have been more or less reasonably balanced and contain a lot of correct information, though one must always bear in mind that stories in the mainstream press about snakes, sharks, alligators or other animals perceived as "dangerous" are created by reporters, not experts, and though experts might be consulted in the process, there is often quite a bit that is lost or misquoted in the final product. The media's priority is often ratings, and factual information can take a back seat to sensationalism.

From the recent headlines, one might gather that a plague of snakes is practically upon us, but that is hardly the case. Wildlife biologists are in general agreement that snake populations everywhere are in decline, for a number of reasons, and while one might indeed be more likely to see more snakes at certain times of the year, especially in the spring, late summer and fall, there is no sudden, dramatic increase in numbers going

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PINE KNOLL SHORES

*Women's Club*

By Michelle Powers

Are you a member of the Pine Knoll Shores Women's Club? If not, consider joining us on Friday, September 23, for the first meeting of the 2016-17 program year and learn more about the club's upcoming activities, meet other club members and consider joining. Any woman residing in Pine Knoll Shores may become a member of the club. Or, are you a member who hasn't attended a meeting lately? Come on back—we promise you interesting speakers, fun activities, rewarding community involvement and a well-run, short business meeting.

Personally, I was reluctant to join the Women's Club when I bought my home in Pine Knoll Shores in 1993. After all, I was only here part time at first. I had my fill of meetings during my career and I didn't want to be coerced into volunteering for too many volunteer jobs. Once I started attending on a sporadic basis as a guest, I realized this was an organization that provided meaningful contributions to the community and the members were friendly, intelligent, accomplished and fun. Here are some reasons to consider participating in the Women's Club:

The Pine Knoll Shores Women's Club provides opportunities to

- Meet new neighbors and connect with old friends
- Participate in providing a scholarship to a deserving female student at Carteret Community College
- Support worthy local charities and community organizations, such as the Bogue Banks Library, the Boys & Girls Club, the Mile of Hope program, the Broad Street Clinic and many others
- Increase personal knowledge through monthly lectures by cultural, medical and community leaders
- Socialize, along with spouses and partners, with other club members through a variety of special events, including Supper Club, Cook's Night Out, the Christmas and installation lunches and other social events
- Join a club-sponsored book club
- Enjoy delicious refreshments at our monthly meetings
- Receive a special benefit—a directory of all club members, with over 100 Pine Knoll Shores residents, including names, phone numbers, addresses, email addresses and spouses' names, which is worth its weight in gold, or at least worth the membership fee of \$20.

Please mark your calendars for the first meeting of the new club season on Friday, September 23, at 9:30 a.m. at the Pine Knoll Shores town hall. The speaker will be Pine Knoll Shores resident Peter Makuck. An East Carolina University Distinguished Professor Emeritus of English, an award-winning poet, short story writer, essayist and critic, Mr. Makuck will read from his own works. You will not want to miss this meeting. Visitors and guests are always welcome.