



701 Sailor Court
Kure Beach, NC 28449
(910) 707-0843
kbvhoa@gmail.com
www.kurebeachvillage.com

Kure Beach Village

Board of Directors Meeting Minutes

Sept. 21, 2026

DIRECTORS PRESENT

Bob Cooil, Rob MacCurry, Debbie Selig, Mike Smith

CALL TO ORDER

Mike Smith called the board meeting to order at 10:15 am

I. APPROVAL OF PRIOR MONTH'S MINUTES

MOTION – Mike

SECOND – Rob

VOTE – Unanimous

II. FINANCIAL REPORT

Debbie reported that expenses for August were normal. Long-term maintenance projects are complete for the year, and the budget remains on track as planned.

III. OLD BUSINESS

1. **Architectural Committee Update** – Mike reported that hardscaping will be completed at 774 Settlers Lane. A dumpster has been approved for placement at 734 Settlers Lane for interior renovations.
2. **Pools** – Mike reported that everything is in good condition with the pools.
3. **Landscaping** – Rob noted that three houses need to be mowed. He sent an email, and Kim will send a notice to the owners.
4. **Pickleball** – Debbie noted that there is water in the cooler that holds the soft pickleballs. She will drill a hole in the bottom of the cooler to allow the water to drain.

IV. NEW BUSINESS

1. **Common Area Landscaping** – Debbie reported that Muhly grasses will be planted along Largo Way. The grasses, along with a dwarf sterile butterfly bush planned for the Cabana, will be planted in the fall.
2. **Signage** – Some of the signs at the pool and beach need to be updated. Bob has started reviewing the signage and will make a recommendation regarding what needs to be done. Mike will ask Amber which signs are required at the pool.
3. **Beach Items**

There is an extra trash can at the beach that is not needed during the off-season. Mike locked the extra trash can, and it will be reopened next summer.

Mike noted a complaint from an owner who requested a gate on the beach side of the gazebo. The Board discussed the request and determined that it is not feasible at this time.

Debbie noted that an owner asked whether the sign and planter on the south side of the beach parking lot could be removed to provide additional parking space. Mike noted that this is not possible due to the right-of-way.

4. **Task List** – Debbie asked the group to review the task list and let her know if any changes are needed.
5. **Annual Meeting** – The annual meeting is scheduled for October 3. Kim will email the group to let them know what time the chairs will arrive for setup on Friday. Mike will run the meeting, and Debbie will handle the budget. Kim will update the volunteer list.
6. **Future Projects** – Ed Heubel sent an email asking the Board about rewiring the Cabana and the Clubhouse pump room. The Board will continue to monitor the need for this work, and Debbie will respond to Ed.
7. **Acknowledgment** – The Board thanked Mike for his many years of service.

II. **NEXT MEETING** – Annual Meeting Oct. 3 at 1pm

ADJOURNMENT

MOTION – Mike moved to adjourn the meeting.

SECOND – Rob

VOTE – Unanimous

Meeting was adjourned at 10:45am