



www.oceandunesresortnc.com

Ocean Dunes Monthly, May 2016

WHAT'S NEW at Ocean Dunes

- The Kuester Management after-hours emergency maintenance number is 1-888-600-5044. Please choose option 1 for the maintenance department.
- Have you checked out your **website** lately? Go to www.oceandunesresortnc.com.
- **Insurance:** Is your bank or mortgage company asking for a Certificate of Insurance? Go to www.cais-usa.com, click the "Request a Certificate" button & complete the form. Also, you can call CAIS at 1-888-320-2021.
- **Closing Information:** Any closing information can be obtained using www.HomeWiseDocs.com.
- **Charter Spectrum Cable:** 1-888-345-7139

Office Hours:

Mon - Fri 9:00am-5:00pm

Recreation Center Summer Hours:

M-F 9:00am-9:00pm

Saturday 10:00am-9:00pm

Sunday 10:00am-8:00pm

Recreation Center Off-Season Hours:

M/W/F 9:00am-8:00pm

T/TH 9:00am-5:00pm

Saturday 10:00am-9:00pm

Sunday 10:00am-8:00pm



***Visit us and "like" us on Facebook!*

OceanDunesKureBeach or

[kure.beach.5@facebook.com](https://www.facebook.com/kure.beach.5)

Reminders – Important Dates:

- May 5, 2015: Ballots and Proxies due by end of business (Ballots may also be submitted in person by 10:00am at the Annual Meeting on May 7, 2016)
- May 7, 2016: Ocean Dunes Homeowners Annual Meeting – 10:00am at Kure Memorial Lutheran Church in Kure Beach

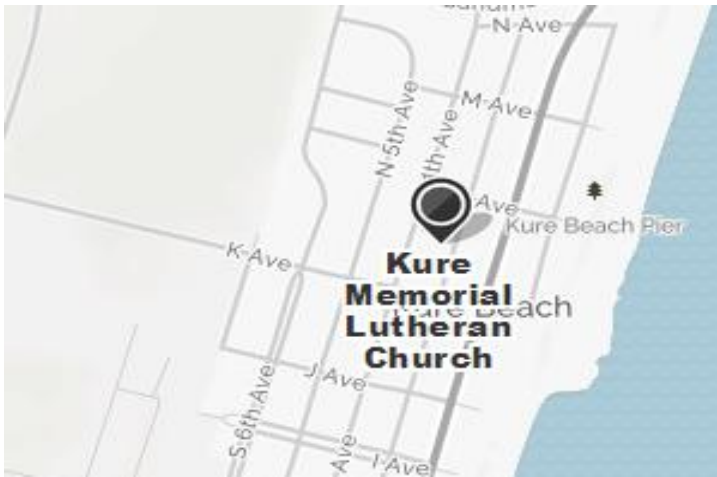
2016 Annual Meeting

The 2016 Annual Meeting of the Ocean Dunes Homeowners Association is scheduled for Saturday, May 7, 2016 at 10:00am. The meeting will be held at the Kure Memorial Lutheran Church Fellowship Hall, 117 North Third Avenue in Kure Beach, North Carolina.

In order to transact any business at the Annual Meeting, there must be a quorum (a quorum is defined as more than 50% of the membership) attending either in person or by written proxy.

The Board urges every member to make an effort to attend this meeting; however, it is important that you complete and return your Proxy Form prior to May 5, 2016, even if you plan to attend the meeting in person. This will allow the Board to ensure there will be a quorum to hold the meeting and also assist in planning for the buffet luncheon that will follow the meeting.

Coffee and bagels will be available prior to and during the meeting.



Directions to the Fellowship Hall: Turn west at the Kure Beach traffic light onto K Avenue, go one block and turn right onto North Third Avenue. Kure Memorial Lutheran Church is on your left. There is some on-street parking on North Third Avenue, some off-street parking on the south side of the Kure Beach Community Center, plus some more parking behind the Fellowship Hall on North Fourth Avenue. The Fellowship Hall is immediately behind the Church.

OD Proof of Insurance for Mortgages

You can get a 1-page proof of insurance form from www.cais-usa.com to assure your mortgage company that Ocean Dunes is insured. However, some companies want more details. For that reason, we have put a PDF file with more info on the Kuester website www.kuester.com (under **Documents → Insurance**).

Named **Ocean Dunes Insurance Declarations 2015-16**, it includes the HWI EOP (evidence of Property insurance), the COI GL (evidence of liability and umbrella insurance), the Flood Declarations page for each building, the Crime/Fidelity Declarations page and the Directors and Officers declarations page. This is not the complete policy, but it includes all the documents owners would need to supply to a mortgage company.

Our insurance renews in the middle of the year, so we will be updating this as soon as we have the new info from our Master Policy for 2016-17.

NOTE: This insurance only covers the buildings and grounds overall. You still need a personal HO6 policy to cover everything *within* your unit.

Landscaping

Lately, there has been a lot of talk about our landscaping here at Ocean Dunes. Some say the bushes are all overgrown and need to be cut back. Others tell us that the bushes just look like bundles of sticks coming up out of the ground. Well, they're both right. For many years, we have neglected large bushes, overgrown shrubs and snaky tree branches. This spring, under the guidance of the Long Range Planning Committee, we have been working with our landscaper to bring much of the landscaping back to a manageable state.

Part of the plan to revive our landscaping includes hard pruning many of the bushes and shrubs. This means cutting the bushes way down to the size they're supposed to be. This will mean that for a couple of months, we will have ugly bushes but, with the warm temperatures on the way and some watering and fertilizer, these areas should come back very healthy.

RJ, our maintenance director, has been furiously working to resurrect our sprinkler system which took a real beating this past winter. Normal watering began this past week and will continue throughout the summer and autumn months.

We're also working with our landscapers to get rid of weeds. We'll be spraying gallons of herbicide over the next couple weeks and we are looking forward to fresh pine straw being dropped on all of our natural areas.

As with any gardening or landscaping, patience is of the utmost importance. Because it is currently not feasible to create a new landscaping plan, we will make the most of what we have. With proper care, our current landscaping should improve rapidly and continue to thrive until we've put a new plan in place.

Summer's Coming

We've just moved to our summer schedule. The outdoor pools are open and ready for sunning and swimming and summer Rec Center hours are in effect. There are, though, a few rules that both homeowners and their renters should be aware of.

Our dunes are very important to our community. They are endangered and they protect our buildings. Therefore, it is necessary that neither you nor your pet walk on the dunes at any time.

Dogs are not allowed on the beach after March 31st until October 1st. Fort Fisher does allow dogs on the beach, so long as they are leashed, all year long.

The following are not permitted on the beach at any time: Alcohol of any kind, glass bottles or containers, bonfires, fireworks, ATVs, dune buggies, or horses.

Here at Ocean Dunes, boats and other water craft are not allowed to be parked on the property (including in the Rec Center parking lot) unless they fit completely inside your carport. While Kure Beach does allow watercrafts and water vehicles, they place certain rules and restrictions on those vehicles. Jet skis, small boats and any other vehicles are prohibited from coming within 1,500 feet of the beach line. There are buoys marking this distance in the water. The beach also forbids surfing within 500 feet of the fishing piers near the beach.

Parking can also be an issue as we get into the busy rental and tourist season. Cars should be parked completely within the carports, so that they do not block access to the stairwells or pedestrian traffic. If an owner or renter has more than one vehicle or cannot fit vehicles inside the carport, please come to the Rec Center and get a guest parking pass. With that pass, parking is available in guest spots or at the Rec Center parking lot. If you find a vehicle that is parked illegally, please contact the office. We will put a notice on the car and if it is not moved, we will have it towed at the owner's expense.

Trash and Recycling

As we approach the busy rental season, concerns are arising as to what our trash and recycling policies are. First, Trash and Recycling Day is Monday. RJ, our Maintenance Director, is responsible for pulling out your trash and recycling bins and putting them at the street for pick-up. At the end of the day, he will pull the trash and recycling bins back to the carports. RJ, though, is not responsible for putting bags of trash into the bins, breaking down boxes, or general clean-up of the carports.

We ask that you break down or cut up boxes and put them into your recycling bins to be picked up each Monday. If your bin is full, go ahead and put some of that material into your neighbor's bin. If there is no room in any of the bins at your building, contact us at the office and we will arrange to get another recycling or trash bin to you.

With regard to trash, please put all trash into your trash bin. If you have bulky items (furniture, beach umbrellas, etc.), please call us at the office to schedule a bulky trash pick-up. There is a \$10.00 charge for this pick up and it is billed to your HOA account. If you pile trash out by the bins at the street on Monday, it will not be picked up.

Finally, we are well aware of the issue of not having enough trash bins here during the summer. We are looking at the idea and associated costs of getting more trash bins during rental season. This may alleviate the problem of overflowing trash bins. In the meantime, we are contracting with Perfect View to have all of the trash and recycling bins cleaned. We will continue to try to find ways to ease the burdens associated with summer waste disposal in our community.

Upcoming Holidays

May 5, 2016

Board of Directors Proxies/Ballots due

May 7, 2016

Ocean Dunes Annual Meeting

May 8, 2016

Mother's Day

May 30, 2016

Memorial Day

Pleasure Island Events

Dinosaurs Roar to Life

Dates: March 19, 2016 - September 12, 2016

Time: Regular Aquarium Hours: 9:00am - 5:00pm

Location: North Carolina Aquarium at Fort Fisher
900 Loggerhead Road

Dinosaurs roar to life at the NC Aquarium at Fort Fisher this spring and summer! Visit this pre-historic experience featuring the new exhibit of life-sized animatronic beasts that are guaranteed to wow visitors with their realistic roars of life. Who wouldn't want to see Dinosaurs at the beach?! For more information, visit:

<http://www.ncaquariums.com/fort-fisher-exhibits>

Reggae Yoga Flow & Relax: All-Levels

Every Wednesday from 6:30pm until 7:30pm at the Kure Beach Community Center. This 1-hour class combines warming stretches, fun flowing yoga sequences and a final period to relax and restore your mind and body. A well balanced routine set to an awesome Reggae playlist! Perfect for All Levels. Beginners are welcome and encouraged to attend, as modifications will be provided for a safe and satisfying practice. Students should bring a yoga mat, water bottle, and beach towel. Classes are pay what you can. Come feel the difference!



Kure Beach Aikido

Every Tuesday and Thursday from 6:00pm until 9:00pm (Youth from 6:00-7:00pm, Adult from 7:00-9:00pm) at the Kure Beach Community Center. To register, call 919-465-0403. Visit Cape Fear Aikido Association website for more information.

Line Dance (10-11am)

Each Thursday and Friday, from 10:00am until 11:00am, come and learn to line dance at the Kure Beach Community Center with instructor, Ron Griffin. The cost of class is \$1 per person. For more information, visit www.pleasureislandlinedance.com.

Sunrise Ocean Flow Yoga (7:30-8:30am)

Make every Monday morning special with an all levels oceanfront yoga practice at Ocean Front park. Sand, Sun, & Sea unite with Body Mind, & Soul. The cost is \$10 per class - \$2 mat rental fee, if needed

Kure Beach Special Council Meeting

The Kure Beach Town Council will hold a Special Meeting at Town Hall on Thursday, May 12, 2016 at 6:00pm, or soon thereafter, for the purpose of considering RFPs (Request for Proposals) received from architectural firms for drawing plans for the proposed Town Hall Complex/Fire Station project. This meeting is open to the public and all interested persons are encouraged to attend.

Kure Beach Public Hearing

Kure Beach Town Council will hold a Public Hearing at Town Hall as the first item of business at their meeting on Tuesday, May 17, 2016 beginning at 6:30pm, or soon thereafter. The purpose of the hearing is to receive comments on two optional draft proposals to amend Chapter 19 Zoning regarding container homes.

EXERCISE YOUR BRAIN

Across

1. Fire or white follower
5. Cement piece
9. Shade of blue
14. Riskily off base, briefly
15. Upscale
16. Fiat
17. Branch organization
19. Dealt with one's problems
20. Chocolate-coated Nestle bar
22. More crafty
23. "... __ quit!"
24. Feedbag bit
27. Combo that packs a wallop
32. Hot air
35. 1000 or 2000
36. Blink of an eye
37. Like much cheese
39. Correspond with
42. Average
43. Sine or cosine, e.g.
45. Comfort
47. Glasgow no
48. Lose
51. Lennon's love
52. Tic-tac-toe loser
53. "__ la vista"
58. 1991 Michael J. Fox film
62. Desert transport
65. Not tied up
66. Fred's dancing sister
67. Homeowner's pride
68. Ocean algae
69. 20-, 27-, 48- and 58-Across end in types of them
70. Otherwise
71. Formerly, formerly

Down

1. Cars that sound weepy?
2. Really bad
3. High
4. High society group
5. The hoosegow
6. Veg out
7. Nonsupporter
8. "See ya later"
9. Exchange need
10. Olfactory stimulus
11. Pup squeak
12. Great pilot
13. Brit's "Inc."
18. Painter Neiman
21. Miracle-__

1	2	3	4	5	6	7	8	9	10	11	12	13
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17			18					19				
20						21				22		
			23			24	25			26		
27	28	29				30						
31			32				33			34	35	36
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42				43	44	45		46	47	48		
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52	53	54					55					
56			57			58	59			60	61	62
63			64				65					
66						67				68		
69						70				71		

24. Tear jerker?
25. Ghana's capital
26. Unifying idea
28. Just out
29. Listening device
30. True partner
31. Big vase
32. "The Kiss" was her last silent film
33. "Encore!"
34. Short fight
38. Vegas cube
40. Sigma follower
41. Superman's symbol
44. Filmdom's Peter et al.
46. Antiknock fluid
49. Ad __ committee
50. Meditation instruction
54. Up and about
55. No longer loaded?
56. Driving expenses
57. Skilled
58. Big name in paperbacks
59. Racetrack
60. Statutes
61. "What's your sign?" is one
62. It's hailed on the street
63. Ruckus
64. Cat call

Recipe of the Month

Steak and Tabbouleh Salad



Total Time: 5 hr 5 min

Prep: 15 min

Cook: 35 min

Yields: 6 servings

Ingredients:

1 1/2 pounds flank steak
3 tablespoons red wine vinegar
4 teaspoons olive oil
1 teaspoon Worcestershire sauce
2 cloves garlic, smashed
Kosher salt and freshly ground black pepper
1/2 cup bulgur wheat
1/2 seedless cucumber, chopped
1/2 cup whole parsley leaves
1/4 cup pitted Kalamata olives, halved
One 6-ounce bag baby arugula
Nonstick cooking spray
1 medium red onion, cut into 6 thick slices

Directions:

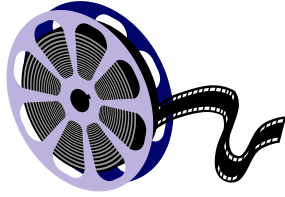
Pierce the steak with a fork about 12 times and place in a resealable plastic bag with 2 tablespoons of the vinegar, 1 teaspoon of the olive oil, Worcestershire, garlic, 1/4 teaspoon salt and 1/4 teaspoon pepper. Seal the bag, shake to coat the meat and marinate for at least 4 hours or up until the day before cooking.

Cook the bulgur according to package directions, draining off any excess water, and cool to room temperature. Toss with the cucumber, parsley, olives and 1/2 of the baby arugula. Drizzle with the remaining 1 tablespoon vinegar and 1 tablespoon oil. Season with salt and pepper and set aside.

Remove the steak from the marinade and pat dry. Season with 1/4 teaspoon salt. Prepare a grill for direct and indirect heat or heat a grill pan over medium-high and medium-low heat. Mist both sides of the onion slices with nonstick cooking spray and sprinkle with salt and pepper. Place the onions on the indirect-heat part of the grill and the meat on the direct-heat part of the grill. Grill the onions, turning occasionally, until tender, about 15 minutes. Grill the meat, turning once, until the internal temperature registers 125 degrees F, 8 to 10 minutes per side. Let the steak rest, tented with foil, 15 minutes and then thinly slice against the grain.

Divide the remaining arugula among 6 dinner plates and top with the bulgur salad, 1 grilled onion round, and the sliced steak.

WHAT'S NEW AT THE MOVIES!



Captain America: Civil War 5/6/2016

Political pressure mounts to install a system of accountability when the actions of the Avengers lead to collateral damage. The new status quo deeply divides members of the team. Captain America (Chris Evans) believes superheroes should remain free to defend humanity without government interference. Iron Man (Robert Downey Jr.) sharply disagrees and supports oversight. As the debate escalates into an all-out feud, Black Widow (Scarlett Johansson) and Hawkeye (Jeremy Renner) must pick a side



Mothers and Daughters 5/15/2016

A pregnant photographer (Selma Blair) captures motherhood on film while re-examining her relationship with her estranged mom.



The Lobster 5/13/2016

In a dystopian society, single people must find mates within 45 days or risk being transformed into animals.



Money Monster 5/13/2016

In the real-time, high stakes thriller Money Monster, George Clooney and Julia Roberts star as financial TV host Lee Gates and his producer Patty, who are put in an explosive situation when an irate investor who has lost everything (Jack O'Connell) forcefully takes over their studio. During a tense standoff broadcast to millions on live TV, Lee and Patty must work furiously against the clock to unravel the mystery behind a conspiracy at the heart of today's fast-paced, high-tech global markets.

May 2016

1 May Day	2 Trash and Recycling Pick-Up	3 National Teacher's Day	4 Water Aerobics (Indoor Pool 9:00am-10:00am)	5 Cinco de Mayo OD Board of Directors Ballots Due by End of Business	6 Water Aerobics (Indoor Pool 9:00am-10:00am)	7 Ocean Dunes 2016 Annual Meeting Kure Memorial Lutheran Church 10:00am)
8 Mother's Day	9 Lost Sock Memorial Day Trash and Recycling Pick-Up	10	11 Eat What You Want Day Water Aerobics (Indoor Pool 9:00am-10:00am)	12 International Nurses Day	13 Water Aerobics (Indoor Pool 9:00am-10:00am)	14 Dance Like A Chicken Day
15 National Chocolate Chip Day	16 Love A Tree Day Trash and Recycling Pick-Up	17 Allied Pest Control Monthly Spraying	18 Water Aerobics (Indoor Pool 9:00am-10:00am)	19 Boys and Girls Club Day	20 Water Aerobics (Indoor Pool 9:00am-10:00am)	21 National Waiters and Waitresses Day
22	23 Lucky Penny Day Trash and Recycling Pick-Up	24 National Escargot Day	25 Water Aerobics (Indoor Pool 9:00am-10:00am)	26	27 Water Aerobics (Indoor Pool 9:00am-10:00am)	28 Amnesty International Day
29 Learn About Composting Day	30 Memorial Day	31 National Macaroon Day Trash and Recycling Pick-Up	1	2	3	4

Solution

