

Eagle's Pointe Property Owners Association
Board Of Directors Meeting
March 8, 2012

The Eagles Pointe POA Board of Directors meeting was called to order by President Joe Pantano, on March 8, 2012, at 3:30PM. Present were Gary Bailey, Cille Beauchamp, Dan Wilbert, Kathy Bundy & Robert Bundy.

Absent: Lynn Salazar

Motion to approve the minutes of the January, 2012 meeting was made. Motion was seconded and approved.

President's Report:

1. Introduced Mr. John Lynch, a new member of ACC. Also, notified the Board that Mr. Don Dodd has volunteered to be our new Safety Director.
2. Mr. Mead has at this time indicated his desire to remain as our Web Master.
3. All the new stop signs and associated signs along with the refurbished speed limit sign and private property signs have all been installed. The new stop signs have received mixed reviews.

Note: It was noted that the new stop signs have limited visibility at night. For some reason these signs are not of the new reflective style. Management will get with Eye for Detail to determine a quick fix. However, we do not want the signs removed.

4. The only financial records to be posted on the web will be the year end status and the current year budget.
5. It was noted that a Mr. John Cashen has put together much detail about FEMA and the role they play in the case of the need to clean up after a hurricane or other severe weather conditions taking place. It was noted that the communities are mostly responsible for the cost of the clean up. Mr. Cashen is leading a move to see if the County will assist in the clean up process. Joe has agreed to attend the next meeting which will be held at River Bend on the 15th of March.
6. The 278 construction update meetings are still being held on the 2nd and 4th Tuesday's of each month at Rose Hill. Due to several conflicts no one from EP has been able to attend.
7. It was decided after a short discussion that we would not pursue looking into surveillance cameras at the front entrance.
8. The house at 55 Muirfield is in serious need of power washing. One of our residents has volunteered to do it. It was decided that it would not be in the best interest of the POA to have a volunteer to do it. Based on that Management was asked to seek a bid from an insured company to do the power washing.
9. An update of the lamp post project was reviewed. Based on resident input it looks as though there are only two areas that might end up with additional lighting. Three streets indicated via communications with the President that they did not feel any need to add lighting. Two streets were a yes, one street is split and the rest had no comments.

Based on this the project decision has been delayed until the next Board meeting.

Treasurers Report:

1. Reviewed status of first two months activity of the 2012 budget. All accounts in black at this time.

Management Report:

1. Management contacted C. E. Lowther & Sons to get a price to install filter cloth, rip rap, fill dirt and sod at the seawall and bank on the western side of the bridge going across the lagoon (lake). A recommendation and a proposal will be submitted.

2. The play ground equipment has been ordered and received. Some of it has been installed. Management had to pick up two clamps to install the new rings. They will be installed in the near future. The additional replacement parts have been placed in the storage room.

Note: It was reported that the support wood for the playground equipment has turned moldy green. Management has been requested to get a quote from Gentile Spray to power wash the playground equipment.

3. Eye for detail has installed the new stop signs as well as the related signs.
4. There are 31 owners on the receivables list. Of these three owe only late fees and two were short by less than a dollar. Fifteen owners are over 90 days in their past due fees.
5. There are 13 liens outstanding.
6. There are 7 foreclosures in process.
7. There are 3 homes who have declared for bankruptcy.
8. There will be three additional delinquency letters mailed to home owners who are behind more than one quarter in their fees.
9. There have been two (2) closings thus far in 2012 with one pending.
10. There has been no new information received on 52 Stratford or 7 Abingdon.
11. Mailbox letters were written to nine owners.

Note: Of the nine letters sent eight fixed their mailbox as requested.

12. All owners using the trash service were mailed letters regarding the \$.70/month increase.
13. Management was on site in January on the 2nd, 17th, 24th and 30th. In February they were on site on the 2nd, 9th and 23rd.

Committee Reports:

ACC:

- ACC minutes for January and February reviewed.
- Reviewed Citations.

Instructed Management on what action to take regarding each citation.

Beautification:

- No updates

Safety & Security:

- Reviewed what possible actions could be taken regarding stop sign violations. Reviewed concern of some residents regarding the blockage of sidewalks by parked cars.

A note will be put in the next news letter addressing this issue and will remind residents that this is a Design Standard violation.

Social:

- No updates

Communications:

- No updates

Welcome & Recreation:

- No updates

Old Business:

- The result of the letters to fix mailboxes boxes was 8 out of 9 mailboxes were fixed as requested.

New Business:

- It was decided that the Board will look for an organization such as the Boy Scouts or Church organization looking for a project to make money to see if they would be willing to paint all the mailboxes in the community. It will also included some straightening out where necessary.

Motion was made to adjourn the meeting. The motion was seconded and approved.

The meeting was adjourned at 4:40PM.

The next meeting will be the Thursday, April 12, 2012, at 3:30PM at the members room at the clubhouse.