

**Eagle's Pointe Property Owners Association
Board Of Directors Meeting
November 21, 2013**

The Eagles Pointe POA Board of Directors meeting was called to order by President Joe Pantano, on November 21, 2013, at 3:30PM. Present were Gary Bailey, Lynn Salazar, Dan Wilber, Kathy Bundy & Robert Bundy.
Absent: Cille Beauchamp

Motion to approve the minutes of the September, 2013 meeting was made. Motion was seconded and approved.

President's Report:

1. Discussed the Brown Golf follow up items. It was decided to accept Brown Golf's offer to:

A. Have the \$52, 693.23 kept in reserve by Brown Golf to be credited to Eagle's Pointe POA when the front entrance road needs to be resurfaced. After receiving credit for this amount then the balance of the expense will be split 50/50.

B. Have all future payments for the front entrance road reserve fund as required per the covenants be managed by the POA and not be given to the golf course owner as has been done in the past. This will allow the Eagle's Pointe POA to combine its road reserve funds and manage its monies. It also guarantees that there will be no possible loss of POA monies to golf course ownership.

Note: It was also decided that when accepting/making this proposal to Brown Golf that we also ask that we have the Covenants amended to insure that we do not go through this process every time there is a change in golf course ownership.

A motion was made and seconded that we request Brown Golf to make this a permanent change by amending the covenants.

An update on the status of this situation will be given at the annual meeting in December.

2. Front entrance Christmas decorations will be again be put up by volunteers led by Gary Bailey.

3. Briefly went over the annual meeting agenda.

4. Additional speed bumps, do we proceed or not? Original decision to proceed was supported and we will attempt to have them installed before the end of the calendar year.

5. The delay in installing the new traffic signs was due in part to the incorrect signs being shipped to the contractor. He was still hoping to have the new signs installed by the end of Thanksgiving week.

6. The trim and haul program proved to be a success. We had almost thirty homes sign up for the service. The cost for this program was \$200.00.

7. Management was requested to proceed with having a cloth screen be placed over the fence at the sub station on Glen Lake.

8. SCDOT has installed a no "u turn sign" at the crossover for cars going west. There will not be a "no u turn" sign coming east because there is a turn lane to make a left turn. Also, the SCDOT has informed Management that the green Eagle's Pointe identification signs east and west should be up before the end of the calendar year.

9. We will need to follow up on repainting the yellow stripe on the curb and fixing the yield sign at the front entrance.

10. Developed and presented to the Board a new citation form. It was agreed that we would go to the new computer form and do away with the citation booklets. Going to this system might cost the POA a some additional dollars but it was determined that we should give it a try.

Treasurers Report:

1. Final budget has been mailed with annual meeting packets.

2. A presentation on the growth of the reserve fund will be reviewed at the annual meeting.

3. A plan to pursue the high delinquent accounts will be reviewed after the 15th of December. Who to pursue legal action against will also be decided.

Management Report

1. The dying tree at Forest Hills Circle has been removed.

2. Two quotes for tennis court resurfacing, one for \$10,000.00 and one for \$9,500.00 were received and forwarded to the Board.

3. Management never received a quote from Legrand Lowther to repair the pergola at the pool. Taylor Stroud, sent a proposal to repair and paint the pergola for \$10,500.00 plus a disposal fee. The proposal also included a cost of \$2,700.00 to completely take it down plus the disposal fee of \$2,750.00.
4. An estimate for the number of grass eating carp was provided for next year's budget.
5. Eye for Detail has been awarded the contract to replace and repair the traffic signs that were vandalized.
6. Copy of receivables is attached.
7. The Association has eight (8) liens filed.
8. There are twelve (12) homes currently in foreclosure.
9. There have been eleven (11) closings this year.
10. Management was on site:
 - August 9th, 15th, 21st and 27th.
 - September 5th, 12th and 25th.
 - October 3rd, 11th, 17th and 22nd.
11. Remaining balance from Hargray against the original payment of \$25,000.00 is \$2,114.31. Once that amount is received the POA will start receiving checks from quarterly royalty checks from Hargray until fourth quarter of 2018.

Committee Reports:

ACC:

1. Several citations were given to Management for required action.
2. Discussed how the ACC should proceed and function to insure more consistency in the execution of responsibilities.

Safety:

1. No updates

Social:

1. Christmas party will be held December 7th at Pinecrest. Entertainment this year will be handled by Bobby Ryder.

Communications:

1. Fourth quarter Newsletter has been distributed.
2. Need a volunteer to take over publishing responsibility for the newsletter.

Welcome & Recreation:

1. No updates
2. Need volunteer to take over this responsibility.

Beautification:

1. No updates.
2. Need volunteer to take over this responsibility.

Note: It was suggested that we have signup sheets for all committees positioned at the sign in tables at the annual home owners meeting.

Old Business:

None

New Business:

1. The 2013 revised Design Standards need to be emailed to Management so they can be put on the community web site.
2. Per Gary Bailey there is a possibility of having some additional lighting placed at the front entrance. Also, there is a possibility that after the holidays we will have the posts power washed and repainted.

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

The meeting was adjourned at 5:00PM.

The next meeting will be Thursday, December 12 , 2013, at 6:00PM at the Eagle's Pointe clubhouse.