

Eagle's Pointe Property Owners Association
Board of Directors Meeting
Minutes
June 13, 2003

The Eagle's Pointe Property Owners Association Board of Directors meeting was called to order by Jill Barbor on June 13, 2003 at 3:58 pm at the Association Room at the Clubhouse. Present for the Board in person was Jill Barbor, Paul Adkins, and Robert Erickson. Present for the Board by proxy was Steve Emerick and Todd Elliott. Present for the Management was Kathy and Robert Bundy.

The Board unanimously approved the following items. The minutes from the May 15, 2003 Board meeting (Jill motioned, Bob seconded). May 2003 financials (Paul motioned, Jill seconded). Board appointment of Mr. Scott Whitcher (Paul motioned, Bob seconded). Written resignation of Board President Steve Emerick (Jill motioned, Bob seconded).

Mr. Tom Menner and Mr. Scott Whitcher, Eagle's Pointe homeowners, were invited in to the Board meeting to give a little background on themselves and why they are interested in joining the Association Board of Directors. Each candidate give a brief description of what they could bring to the Board and answered questions posed to them by Board members. The two men were then told that they would receive written notification of the Board's decision within five days and excused from the meeting. After some discussion it was decided by unanimous vote to accept Mr. Scott Whitcher as the fifth Board member. Mr. Whitcher will serve in this capacity until December 2003 at which time he is welcome to run for a two or three year term. Kathy will send thank you letters to both men and inform Mr. Whitcher of his appointment to the Board. Bob Erickson offered to take over as Board president for the remainder of the year. Paul said that he would like to discuss it with the other Board members. Bob said that was a good idea.

The Board decided to table the issue of signs prohibiting bike and skateboard riding in the pool and pavilion area as the problem seems to have corrected itself. The Board discussed possibility of buying signs stating the Eagle's Pointe pool rules and regulations, but has decided to table that issue for this year. The Board is interested in getting homeowners' opinions on possibly hiring a person for next summer to enforce the rules and regulations and check badges at the pool.

The Board is interested in having a homeowner forum sometime in August or September to discuss the following issues: pool attendant for next summer, lake issues, a special assessment for irrigating the common areas in Phase I, IIA and IIB, making mandatory lawn service to those homeowners who rent their homes, and any other issues homeowners are interested in discussing. Jill volunteered to come up with a "flyer" to be copied and distributed to homeowners asking for input on what issues they would like to discuss at the forum. The Board will inform the Bundys at the next meeting on a possible date for the forum.

Since the Board had not received verbiage on the possible lake rules signs the issue was tabled. Robert informed the Board that there are more "pet poop pick up" signs in the storage room at the pavilion should a homeowner request one for their yard. Tony Waeschle, Steve Emerick, Stephen Krasinski, Ben Jones (from Thomas & Hutton), and Robert Bundy met to discuss the water level in the lake. Both Robert and Tony were given copies of the plans and specifications of the lake including the interconnection of all lakes and ponds in Eagle's Pointe. Russ Barbor reviewed these plans and recommended that the Board hire a company and have the lake professionally surveyed. Russ will ask the company that he works for to give him a price on the survey. It was suggested by Ben Jones to those who attended the meeting that the homeowners write letters to our local county councilmen regarding the expensive, subjective storm water monitoring that Eagle's Pointe and Old Field are subjected to. This monitoring costs Eagle's Pointe over \$12,000 a year and is not necessary or necessarily accurate. Jill has agreed to compose a draft of a letter and then ask homeowners to sign a petition or write letters of their own.

Mrs. Warner at 124 Muirfield has made numerous complaints against the renters at 126 Muirfield. These complaints include lack of lawn maintenance, house in need of power washing, numerous signed or

dilapidated vehicles being parked in the driveway and across the sidewalk, and children's toys strewn across the yard. Kathy has been asked to send a letter to the homeowner.

The Board discussed the possibility of the homeowners laying the sod on either side of both lake paths in order to save the community money. Jill agreed to approach the homeowners on either side of both paths (lots 119, 120, 141, and 142) to see if they would mind watering the new sod so that it would catch. If homeowners install the sod the community will save approximately \$1,000.

It was with regret that the Board members accepted the written resignation of the Board president Steve Emerick. Steve has moved to Maryland and is no longer available to serve on the Board.

The next Board meeting has been scheduled for Thursday, July 17, 2003 at 4:00 pm at the Association Room at the Clubhouse. Being no further business to be discussed, Paul adjourned the meeting at 5:24 pm (Jill motioned, Bob seconded).

Minutes prepared by Jill Barbor, Secretary