

**Eagle's Pointe Property Owners Association
Board of Directors Meeting
Minutes
19 January 2005**

The Eagle's Pointe Property Owner's Association Board of Director's meeting was called to order by President John Dwyer on 19 January 2005 at 3:30 pm in the Association Room at the Clubhouse. Present for the Board were John Dwyer, Jim Breininger, Ron Schmiedeker and Scott Whitcher. Present for the Management were Kathy and Robert Bundy.

Review of minutes: The Board unanimously approved the minutes, from the 16 December 2004 Board meeting.

Treasurer's Report: The December financial report was reviewed and approved. A little less than \$18,000 is available from 2003 and 2004 funds for already approved projects. Thirty eight owners are on the accounts receivable for POA assessments. Thirty of those owe for the current quarter and three for less than the current quarter. One has a lien filed on their property. Four owners owe two quarters plus late fees. Funds were voted for the purchase of Microsoft Publisher software to be used by the new newsletter committee.

Management Report: Management has an appointment with Beaufort County on 25 January regarding our objection to the assessment of the retention pond. A bid for \$700 to repair the road in front of 42 Muirfield Drive was received from Carolina Asphalt. Work has begun on the pathway between Mulligan Circle and the Pavilion/Tennis courts. The water meter for the new irrigation system around the Phase 3 pump station should be installed soon. The greenery will be advised so they can schedule installation of the irrigation system. Parking on the grass in front of the pump station was also discussed. It was decided to put up No Parking signs in front of the pump station.

ACC Report: At their monthly meeting on 10 January the ACC handled several routine requests. They also recommended to the BOD that several violations letters and fines be sent. The Board approved sending letters with fines for non compliance for several of the violations. The Board declined to send one because the stated violation was not listed in the CC&Rs or Design Standard as a violation. The committee was joined by members of the BOD to discuss commercial vehicles and overnight parking. The ACC plans to publish the updated Design Standards by 1 February 2005. John requested each Board member send him their comments on the Design Standards so it can be finalized.

Beautification Report: No Report. Meeting resume on the 1st Monday in February.

Social Committee Report: The January chili cook-off was canceled. The committee is planning some kind of Valentine's Day event. They are also looking at some joint functions with the Crescent.

Infrastructure Report: No report.

Old Business: After discussion, the Board voted to have Miller & Dodson Associates complete a validation study of the Eagle's Pointe's reserve fund and provide, as an option, a list of recommended repairs.

Custom Security sent the contract for the pavilion video surveillance system to the POA's lawyer in December. Kathy will email our lawyer to find out the status.

New Business: For reasons of health John Dwyer has asked to step down as President of the Board. He said he would remain on the Board until a replacement could be found. Scott, Jim and Ron will discuss the matter over emails as to who will take over as President.

Scott brought up the possibility of getting a Staples credit card for use by the Association to pay for coping services. This will save residents from putting out their own funds and save Kathy from sending multiple reimbursement checks. Kathy would get one bill each month which she will charge to the appropriate committee when they send in receipts. The Board felt this would be a good idea and Scott will check with Staples as which card would be the best.

There being no other business the meeting was adjourned at 4:55.

The next regular Board meeting has been scheduled for 17 February 2005 at 3:30 pm in the Association Room at the Clubhouse.

Respectively Submitted,

Scott Whitcher, BOD Secretary