

# **EAGLES'S POINTE PROPERTY OWNERS ASSOCIATION BOARD OF DIRECTORS MEETING FEBRUARY 15, 2007**

The Eagles Pointe Property Owners Association Board of Directors meeting was called to order by President, Ray Schurgot, on February 15, 2007 at 3:05 P.M. Present were Ray Schurgot, Wayne Butterworth, Linda Lacy, Jim Morrison, Kathy Bundy, and Robert Bundy. Also in attendance were visitors with Total Lawn Care, Brain Doughty and Kevin Morgan. Absent was Celia Beauchamp.

Brain and Kevin gave a report on accomplishments and suggestions for continued work. Ray Schurgot asked that they provide November projections for the coming year in order to be included in next years budget. Wayne Butterworth motioned we accept the bid of \$1362.50 to apply lime and atrazine to the islands and pool area. Jim Morrison seconded the motion. Motion accepted by all.

## **Minutes of January 10, 2006, Meeting**

The minutes were approved.

## **President's Report**

Election of officers of the board completed January 2007 were confirmation with the organizational chart as follows: Ray Schurgot, Budget; Wayne Butterworth, ACC and Infrastructure, Celia Beauchamp, Budget, Linda Lacy, Communications and Social and Jim Morrison, Welcome and Recreation.

Ray reported that Gerald Stewart will contact him and that the storm water monitoring is a dead issue at this time.

A discussion was held concerning the front entrance. Ray met with Wendell Mulligan, South Carolina Department of Transportation to obtain recommendations for improving the safety of the entrance. Jim Morrison also obtained equivalent recommendations from Darrin Shoemaker, Traffic and Transportation Engineer with the Town of Hilton Head. Management will get bids to complete work and contact Links to share in the costs.

A discussion was held in regard to bids recreation area, lift station gates and the wooden arbor at the lift station. Four bids were discussed. Linda recommended we obtain additional bids and will provide recommendations to management. The review of all bids will continue at the March meeting.

## **Treasurers Report**

Ray reported Treasurer reviewed expenditures through end of January, 2007 with no issues. The treasurer's report was accepted.

## **Management Report**

Delinquency Report: There are nineteen owners on the aged receivables. One owner owes a late fee. One owner is making payments. One owner has a mailbox fine. One owner has a lien. Fifteen owners owe the current quarter plus late fees. One was turned over to attorney for a demand letter and later we received a check from an owner of \$400.00 with promise to pay balance on the end of the month.

Water bills continue to be monitored as Glen Lake and Stratford are continuing to show water usage and possible leaks. Kevin with LinksCorp will check with Beaufort/Jasper for faulty equipment. A work order has been submitted with BJW&S.

The board postponed the approval of the bid from Bartlett Tree regarding the Forest Hill Circle tree fertilization in order to check into the condition of the live oak in question.

The management's report was accepted.

## **Committee Reports**

### **Architectural Control:**

Wayne Butterworth, acting as POA Board liaison, attended ACC meeting February 12, 2007. It was agreed the board liaison for the committee would break the tie vote should one occur. The board approved Janet Wurtz for membership to the ACC.

A sub-committee of Bob Jurinko, Chad Grayson and Tom Burden, was formed to assess homes that need power washing and mailbox repair and other cosmetic requirements.

Enforcement of rules such as signs on cars and commercial vehicles in driveways on weekends was discussed. It was decided that the Design Standards dictate the committee's scope of responsibility.

### **Beautification:**

The committee is continuing to get bids for lattice to be added to pergola for shade. The funds are already approved in budget for this expense.

### **Infrastructure:**

The board held a discussion on the walk around the lake in regard to drainage, path walls, and top coat. It was recommended we monitor the work that was done on the path. Ray will follow up to secure a bid to complete the required work.

### **Safety & Security:**

The committee found more owners in violation of parking and of expired license plates.

Violation notices will be sent.

A discussion was held in regard to a homeowner with expired plates and agreed to verify if the condition continues to exist and if so fines will begin.

### **Social:**

A community garage sale is scheduled for March 31<sup>st</sup>.

### **Communications:**

Sol Cicero will publish the community newsletter, "The Eagle Eye".

### **Welcome & Recreation:**

The committee continues to welcome new residents with gifts and local information.

The bulletin board has been installed at the entrance by Kevin Morgan, Golf Superintendent, with LinksCorp.

The committee reports were accepted.

### **Old Business:**

Management is continuing to secure bids for power washing and painting recreation area with a target for completion prior to pool opening for 2007.

### **New Business:**

No new business.

The meeting was adjourned at 5:10 P.M.

**The next meeting will be March 15, 2007 at 3:00 P. M.**