

**Eagle's Pointe Property Owners Association
Board Of Directors Meeting
February 16, 2011**

The Eagles Pointe POA Board of Directors meeting was called to order by President Joe Pantano, on February 16, 2011, at 3:15PM. Present were Cille Beauchamp, Dan Wilbert, Lynn Salazar, Kathy Bundy & Robert Bundy.

Absent: Gary Bailey

Past President: Ray Schurgot

Motion to approve the minutes of the January, 2011 meeting was made. Motion was seconded and approved.

President's Report:

1. Briefly reviewed the progress at the lake. Mr. Lowther has proceeded with the additional 84 feet that we requested he add to the overall project. The added work was approved by email vote of the Board.

Note: Motion was made to again accept the pricing for the additional work at the lake. Motion was seconded and approved.

2. Briefly reviewed status of the front entrance face lift. Work on this was supposed to start on 2/14/11 but has been delayed due to a request by the Golf Course General Manager. His reasoning was due to a good weekend weather wise he did not want potential golfers to miss the entrance to Eagle's Pointe. He wanted the sign put back by Friday 2/18/11. It is the opinion of all Board members that due to the condition of the sign that once it is taken down it does not go back up until it is completely refurbished.

3. Children at play signs. It was decided that we would purchase four (4) "Children at Play" high intensity signs. We will also purchase one (1) speed limit sign for phase three section. The four "Children at Play" signs will be placed as follows:

A. At the speed limit sign as you turn onto Muirfield Drive.

B. At the speed limit sign near 125 Muirfield.

C. At the speed limit sign near

D. At the new speed limit sign (location to be determined) in the phase 3 section.

Motion was made to purchase five (5) signs and a new post for the phase 3 signs. Motion was seconded and approved.

4. It was agreed that Marc W. Fisher, Jr. Esq. will be retained as Attorney for the POA. Management will request a brief biography for the Board.

5. A letter will be sent to 68 Muirfield regarding the complaints of the trash stored in front of garage (regardless of the how long it was there) must not happen again. This is not something that looks good and reflects negatively on our community. Also the residents at this location will be notified that the trampoline in the back yard is a violation of the Design Standards and must be removed.

6. March Board meeting will be replaced by the quarterly community info meeting to be held on Monday, March 7, 2011 at 6:30PM at the pavilion.

7. The new government regulation covering Cyanuric Acid at community pools was discussed. It was decided that we would go with option 4 of the recommendations presented by Plantation Pools. This appears to be the most cost effective way to resolve the problem and get the pool into compliance.

Motion was made to accept recommendation and bid of \$792.76 to install necessary equipment to get up to standard to meet new regulation was made. The motion was seconded and approved.

8. Board asked Management to investigate who we can go to for information regarding the 278 construction project that will take part of our entrance away. The Board is trying to determine how much of the entrance we will be losing.

9. The Board has received several complaints regarding a business being run out of the garage of 57 Muirfield. Also received a complaint about delivery truck that damaged a concrete culvert when making a turn. A letter will be sent to the home owner requesting information regarding this complaint and also remind him that this is a violation of the Design Standards.

Treasurers Report:

Budget on target. Need to get invoices from golf course so we can close out 2010 budget year.

Management Report:

1. Robert contacted BAC and informed them of Joe's finding the front door open at 7 Abington. The person Robert spoke to had no new information concerning this property.

2. The front entrance sign is scheduled to come down on Monday the 21st and put back up on Friday the 25th.

3. There are two issues with the pool that should be addressed:

A. The first is the new DHEC requirements to reduce the cyanuric acid levels in the water.

Motion was made to accept the proposal from Plantation Pool to assemble and install supplemental calcium hypochlorite chemical feeder at the pool for \$792.76. Motion was seconded and approved.

B. The second issue is the proposed changing of the media in all the filters and the repainting of the kiddie pool.

Motion was made to go forward with both proposals. Motion was seconded and approved.

Note: Monies for both these projects were put in the 2011 budget.

4. At the direction of the Board Robert received two quotes for "Slow Children at Play" signs.

Note: See item under President report category.

5. LeGrand Lowther is moving forward with the repairs to the lake walkway.

6. We received a large water/sewer bill for the pavilion. Kevin was asked to make sure that the irrigation was off and that we had no irrigation leaks. We also asked Ron Rimko to check for leaks. As of this report no leaks were reported.

7. We received pricing in the past for speed bumps and humps. In the past the cheaper ones, made out of plastic cost approximately \$130.00 each plus shipping with a minimum amount of 10. They would then have to be installed by some contractor. The speed humps like those in Pinecrest cost approximately \$1300.00 each installed with a minimum amount of six (6). The price on these remains the same.

8. As of 2/15/2011 there were 41 owners on the receivables list. Fourteen owe more than \$400.00.

A. There are four liens on file.

B. There are four homes in foreclosure (one of which is owned by the bank).

C. There are three homes in bankruptcy.

D. There were seven additional delinquency letters written in February.

9. There were two (2) closings (24 Muirfield & 12 Stockton) in January.

10. There are four closings (47 Muirfield, 40 Stratford, 22 Glen Lake and 149 Muirfield) projected for the next two months.

11. Management was on site in January on the 3rd, 11th and 20th.

12. The 2011 Annual HO's meeting has been scheduled for December the 1st at Palmetto Electric.

for Committee Reports:

ACC:

Reviewed ACC minutes.

Reviewed Citations.

Instructed Management on which citations to mail and which ones to hold.

Beautification:

No updates

Safety & Security:

No updates

Social:

No updates

Communications:

No updates

Welcome & Recreation:

The revised welcoming letter which is to be handed out with each new home owner packets was to Management. The letter will be sent to each Board member for final review.

Old Business:

None

New Business:

1. Inquire of the Board at the Crescent as to how they plan on handling the new government regulation to installed a handicapped ramp in their pool.
2. Put a note together that will be used in all newsletters reminding residents that they should have a copy of the Design Standards and they should know what the rules are governed by these standards.

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

The meeting was adjourned at 4:20PM.

The next meeting will be the quarterly community meeting and will be held on Monday, March 7, 2011 at 6:30PM at the pavilion.

The next regular Board meeting will be on Wednesday, April 20, 2011, at 3:30PM in the members room at the clubhouse.