

THE EAGLE EYE

EAGLE'S POINTE
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Message From The Board

Dear Residents:

We thank you for your cooperation in regards to our Annual Meeting. Approximately 150 proxies were returned, making it one of the highest response rates in our history. We were pleased that 52 households Zoomed in to participate in the meeting. As promised, some key Annual Meeting information was provided to you in writing prior to the meeting and other key meeting information is provided throughout this newsletter. In addition, all residents were e-mailed the Zoom link for your convenience. Annual Meeting information can also be found on our website.

Despite discouraging news on the record breaking spread of COVID-19 cases throughout the US as a result of the recent holiday surges, encouraging news is emerging. The approval of the first vaccine, with others likely to follow, is expected to be a “game changer” in helping to get the pandemic under control. Thus, “light can be seen at the end of the tunnel.” The top health officials in the world are recommending that we “don’t let our guard down now.” Additionally, we are aware of confirmed COVID-19 cases in our community. We encourage you to follow CDC guidelines as a matter of safety and respect for your neighbors. We are looking forward to a return to “normalcy” sometime in 2021.

Congratulations to Frank Campbell who was elected to a three year term on the Board of Directors.

Wishing all a happy and healthy New Year!

EP Board of Directors

Committee Chairs

ARCHITECTURAL CONTROL COMMITTEE

Co-Chairpersons

Cheryl Sarnecky
casarnecky@gmail.com

Jim Poland
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BEAUTIFICATION COMMITTEE

Chairperson

Dan Desmond
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WELCOME COMMITTEE

Chairperson

Nancy McCamon
nmccamon28@gmail.com

SOCIAL COMMITTEE

TBD

ENVIRONMENTAL COMMITTEE

TBD

SAFETY COMMITTEE

PLAYGROUND & AMENITIES

Regarding the opening of the playground we refer to [Guidelines for Playgrounds.pdf \(sc.gov\)](#).

Six key factors are inherent in all our decisions regarding amenity openings. They are: CDC guidelines, cleaning costs, amenity utilization, the ongoing spike in COVID-19 cases, knowledge of COVID cases here in EP, and overall safety are all relevant factors in our decision making process.

Thank you for your understanding.

ARCHITECTURAL CONTROL COMMITTEE

Cheryl Sarnecky & Jim Poland, Co-Chairpersons

Committee

Jerry Alcock, Melisa Davies,
Rick Human, Susan Schiavon & Penny Wrkich

Thank you all for your cooperation with the ACC by doing submittals for your improvements, timely power washing this spring, and cooperating with other issues that have occurred this past year.

The ACC has had 104 submittal requests for residential improvements this year. This shows a commitment by homeowners to keep home values in EP high. The ACC anticipates this trend to continue. The role of the ACC is to ensure that individual requests for improvements are in keeping with the Architectural Design Standards. The Standards are on the EP website. Please take a look at the Standards when contemplating your next improvement.

Briefly, the process in place for getting a project approved is: Submit your request to Bundy Management. The ACC reviews submittals via e-mail with the turn around time being fairly quick. Please do not start work until an official approval is sent to you from Bundy. This process is timely due to the organization provided by Bundy Management. Thank you.

The ACC, from time to time, sends out reminders to homeowners to take a look at their residences to check if their property is out of line with the Design Standards. This can be the most difficult task of the Committee. Please remember that when we purchased property in EP we all agreed to follow the Design Standards and Procedures.

Should anyone be thinking of painting their shutters or front door, color choices can be viewed in the Members' Room. Contact Cheryl Sarnecky to view roof shingle color choices. As always, please contact the ACC for any alterations/improvements that would change the exterior of your home.

In the coming year the ACC will be reviewing and continuing to upgrade the Design Standards as appropriate for the Community.

Thank you for your continued commitment to Eagle's Pointe and support of the ACC.

WELCOME COMMITTEE

Nancy McCamon, Chairperson

Committee

Jennifer Alexander, Kathy Smith & Nancy Young

We would like to welcome the following new families to Eagle's Pointe.

Thomas & Dorothy Weber - 93 Muirfield Drive

Firoze Nizam - 3 Mulligan Circle

Tom Mullen - 43 Muirfield Drive

Joseph & Jaqueline Aiello - 23 Mulligan Circle

Patrick Shores - 103 Muirfield Drive

Kristen Taylor - 34 Muirfield Drive

Rick & Eileen Bone - 11 Forest Hills Circle

RESIGNATION OF GARY BAILEY

Board member Gary Bailey has resigned from the EP Board of Directors. The Board would like to thank Gary for the nearly 16 years of dedicated service he has given to the association and we wish him well.

According to the EP Bylaws - [ARTICLE V OFFICERS Section 4. Vacancies](#), the Board may appoint a replacement for this one year term. If interested in volunteering for the position, please submit a short bio to kathy@bundyinc.com by 1/8/21.

2020**YEAR IN REVIEW
UPDATE ON GOALS****2020**

Last January, the Board had established five core goals for the year. Beyond identified goals the Board deals with a multitude of other matters on a daily basis. Furthermore, this year was severely complicated by the COVID-19 pandemic. Regardless, great progress was made and we would like to update you on the status of these goals.

Goal 1 - Completion of Lake Dredging Project The lake dredging project was completed in late spring. The lake's water retention capacity was increased by approximately 1.8 million gallons of water and its' capacity is now well within the county's acceptable level. This project adds an important safety enhancement for storm season. Surrounding areas impacted were restored in excellent order. On a secondary note, the Board was finally successful in finding the third outfall pipe from the lake, which had never been properly constructed and thus not functional. This outfall pipe project is awaiting completion based upon weather/rain conditions. Once completed, it will function as planned for in the original design. In addition, it will add another safety enhancement for our community.

Goal 2 - Enhanced Communication with Residents While this is a goal that will always be an ongoing goal of this Board, excellent progress has been made here. Our quarterly newsletter remains in place. Beyond this newsletter, we now provide residents with a monthly update, thus a formal news release is provided all twelve months. Another enhancement in our communications has been made through our web page, eaglespointepoa.com. Here, residents can access additional information on an ongoing basis. In addition, specific topic communication releases are sent out by e-mail and all personal e-mails are responded to promptly. The Board remains committed to ongoing open communication with residents.

Goal 3 - Initiating Strategic Planning This is another goal that will be ongoing and forward thinking. One important accomplishment here was the completion of an Emergency Preparedness Plan. This plan will help enhance community safety, relative to storm season, and also identifies tasks the Board needs to address on an ongoing basis. A second aspect of our strategic planning effort has focused upon ongoing budgetary committee work that is projecting our future project priorities, in conjunction with the recommendations from the completed Reserve Fund Study.

Goal 4 - Enhancing Relations with Golf Course Ownership, Hallmark Golf This goal originated from issues culminating in 2019 whereby golf course financial struggles created much concern for our community. As such, the Board now has ongoing dialogue with golf course representatives, inclusive of the owner, head of grounds and head golf pro. A golf course representative is also invited to our monthly meetings. Community support has helped immensely with golf course success by helping take membership to over 115+ members and supporting the clubhouse and pro shop in other capacities. Numerous golf course upgrades are evident. Eagle's Pointe Golf Course ownership has recently purchased The Golf Club At Hilton Head Lakes to compliment the Crescent and Eagle's Point Golf courses. Hallmark Golf has made in-kind efforts towards labor and materials to assist EP with front entrance expenses. Working to get management to share in other expenses and increased care to the golf course owned lagoons remains "a work in progress." This will remain an ongoing goal.

Goal 5 - Running a Fiscally Sound Budget Enhancing our fiduciary responsibility remains a critical and ongoing priority. The Board continues to operate well within its fiscal guidelines and reserve funds will be replenished gradually. Outside audits/reviews of our finances adds another layer of accountability that this board remains committed to. Unforeseen surprises always add a strain to our budget and this year, the substantial increase in cleaning costs due to COVID - 19, has provided that strain that we will need to continue to assess. We remain a financially sound community!

Overall, we believe we have made great progress on identified goals and look forward to future successes!

BEAUTIFICATION COMMITTEE
Dan Desmond, Chairperson

Throughout the year this committee works hard to help our community look great! Their efforts focus upon the swimming pool area planting, the large planters, the crepe myrtles on Eagle's Pointe Drive, and the bridge area on Stratford Drive. Their latest addition was the planting of mums under the great oak tree near the intersection of EP Drive and Muirfield Drive. Once these areas are planted, their work continues with ongoing watering and plant care. Thank you to our committee for their dedicated efforts! Committee membership fluctuates between 5 - 10 members and they are always open to new volunteers. Contact kathy@bundyinc.com if you are interested.



GOLF CART & VOLUNTEER EFFORTS

Special thanks are extended to the golf course and volunteers for their contributing efforts in painting the guardhouse at our front entrance. Thank you, Pro Chris Johnson, for coordinating this effort and for the attention to detail on the rooftop area!

SOCIAL COMMITTEE
Food Drive & Golf Cart Parade

Many thanks to our Social Committee for organizing the Food Drive and Golf Cart Parade. Through the generosity of our community, 196 bags of food were donated to Bluffton Self Help. The annual parade was a fun evening filled of holiday joy! Special thanks to the participants, the spectators, and to those that so beautifully decorated their homes!

