

Eagle's Pointe POA, Board of Directors Meeting, August 12 ,2021

Approval of August 2021 Minutes

All board members present at meeting Frank Campbell, Gary McCamon Craig Onofry, Terry Gaither, Jim Young along with Robert Bundy from Bundy Management.

Meeting started at 1:00pm in the EP Members Room.

Discussion Items:

1. Bruce Kaiser spoke to the board on a review of the contract negotiation details of the 5 year 2018 contract that board entered into. Bruce also Spoke and presented committee guidelines he was tasked to look into during his service to the board.
2. Custom Security – Long term contracts tend to make the equipment we use obsolete. Time to shop around.
3. Tabled
4. Quote received for winter work on pool amenity area 12K plus. Tabled for further conversation
5. Saint Gregory's annexation into Bluffton. Attorney working on any issues for EP.
6. Tabled after conversation in item #1
7. 2022 pricing survey for vendors. Robert working on it.
8. No action taken after discussion
9. LD Picnic Cancelled, Garage Sale September 18 still a go. September 11 band on a wait and see due to COVID. Related to the committees, The board approved by a majority vote that all email blasts to the community need to be approved by the board before sending out. This does not affect single and personal correspondence between residents and committee members.
10. Gary announced that he will not be attending anymore ACC meetings unless requested. It was discussed that enforcement of EP ACC rules is the responsibility of the committee members. Jim suggested we divide the community up to 50 homes per 5 ACC members. Tabled.
11. Parking – enforcement is always the issue – several board members suggest we employ a security company. Tabled
12. Pool usage- concern over residents loaning their cards out to homeowners that have had their cards turned off because of lack of payment and to Bluffton resident family members & friends. Not to be confused with out-of-town family and guests. One suggestion was to limit cards to 2 per household. Tabled to discuss before next years pool opening. A vote was taken to add "No Vaping" to the amenity list of rules and regs. Passed unanimous.
13. 3 Openings on the Board this year due to resignations. 2 volunteer members positions are up for election per the covenants and 1 member position is up for election naturally. Have Bundy Management start sending out email blasts to inform the residents.

Treasurers Report: Reviewed and within acceptable limits. 2022 Budget meeting October 7.

Management Report: 3 Site visits for various vendors, Pool Grout to be repaired, delinquencies under control

Adjourned 4:50pm

August 20 Special Board Meeting called by President Frank Campbell

In attendance, Frank Campbell, Craig Onofry, Gary McCamon, Terry Gaither, Jim Young

1. Concert Cancellation – Majority vote of the members
2. Garage Sale September 18th- passed unanimous vote by the members
3. Picnic- cancelled at August 12 board meeting
4. Fitness Center- To remain open with the Covid rules in place as posted
5. Pool to remain open – encourage social distancing and common sense if not feeling well.
6. Pavilion usage and members room usage – no changes at this time.
7. The board voted unanimously that the Association would not support through emails, marquee posts until further notice events sponsored by the golf course.
8. Men's Night Out – Gary is the organizer of that group and has decided after talking to others to cancel until further notice

Submitted by Jim Young EP Board Secretary.