

Eagle Pointe Subdivision
H.O.A. MEETING MINUTES
June 27, 2019

I. CALL TO ORDER

- A. Michael Colman called the H.O.A. meeting to order at 6:07 PM at the residence of Bart and Andrea Spangler, located at 2068 Arnold Palmer Dr, Titusville, FL, 32796.

II. ROLL CALL

- A. Board Members Present:
- ✓ Michael Colman - President
 - ✓ Bart Spangler - Vice President
 - ✓ Ely Wineland- Treasurer
 - ✓ Kelly Wineland - Secretary
- B. Others Present:
- ✓ Fran Colman
 - ✓ Andrea Spangler
 - ✓ John Manning
 - ✓ Sam & Pat Edwards
 - ✓ Stan & Millie Isaksen
 - ✓ Cameron & Chandler Ponder
- C. Approximate number of Homeowners in attendance: 13

III. NEW BUSINESS

- A. 6:07 P.M. Michael Colman, President; calls the meeting to order
- B. Ely Wineland- Treasurer; presented the Treasurer's report. The dues that have been paid were discussed and the reserve amount was reviewed. The status of the notices that were sent out was discussed and the next steps were discussed in regard to liens etc.... We all agreed to do some homework on the lien process and to put together the verbiage to include on the final notice at the next meeting. Fran Colman knows of a paralegal service that might be able to proceed with the lien process. Once all options are reviewed we will make a final decision on placing liens on the properties who are behind on past dues.
- C. Kelly Wineland- Secretary; presented the issue that was brought to her attention by Sam Edwards regarding the patch of grass that is missing due to the muck buildup that was on the community property next to his home on the pond. We decided that Sam can measure the space and get back with us so we can address the issue and get quotes of different options to correct it.
- D. The maintenance of the common areas in the community was discussed. The current maintenance expenses were reviewed, Bart Spangler- Vice President; said he would discuss with Bob (fellow neighbor in Sherwood) if he would be willing to mow the common areas, how much he would charge and if he would want to mow the vacant lots as well.
- E. Bart Spangler-Vice President; addressed a community clean up day that would be quarterly and on a volunteer basis to focus on beautification of the community. We chose Saturday, August 17th from 8:30-11:30 as our first clean up day
- F. Kelly Wineland-Secretary; will call Atlas Dewatering about the water flowing down the street and see if they can move the pipe to prevent the rust forming on the street.
- G. The status of the Sherwood Golf Course was discussed and what information any of the neighbors knew about what the future holds for the golf course.

IV. OLD BUSINESS

- A. Michael Colman-President; presented his findings on the Grand Entrance backing material. A vote was made and passed to move forward with the material that Michael brought to the meeting. Lettering was discussed and fonts were reviewed, a vote was taken and passed on the font choice. Michael Colman-President; is getting a quote for the caps from Extreme Stucco.
- B. Ely Wineland-Treasurer; Gave a status update on the street light installation.

V. NEXT MEETING DATE

- A. The next H.O.A meeting will be held at the residence of Michael and Fran Colman, located at 2169 Arnold Palmer Dr, Titusville, FL, 32796 on 10/10/2019 at 5:30 P.M.

VI. ADJOURNMENT

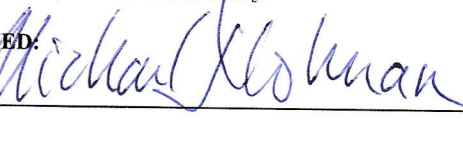
- A. The meeting was adjourned at 7:23 P.M. on 6/27/2019.

BOARD CERTIFICATION & APPROVAL OF MINUTES:

"This is to certify that the Eagle Pointe Subdivision is a Florida Nonprofit Mutual Benefit Corporation; that the Board is duly constituted; has made all decisions based on reasonable investigation, in good faith and with regard to the best interests of the community and its members; has exercised discretion within the scope of its authority under relevant statutes, covenants and restrictions in discharging its obligations; and hereby approve the authenticity of actions reported in minutes of this meeting."

APPROVED:

President



DATE July 14, 2019