

MINUTES OF THE MEETING
OF THE
BOARD OF DIRECTORS
OF
EAGLE LANDING HOMEOWNERS ASSOCIATION, INC.
November 20, 2018

On November 20, 2018, the Board of Directors of Eagle Landing Homeowners Association, Inc., a Texas non-profit corporation, held a regular meeting at #7 Main Street in Avinger, Texas, pursuant to notice duly given to each member of the Board and owner as defined in the Bylaws of the Association.

All Board members were present: Mike Simon, Joe Politi, Jim Trimble, Tonita Watt, Don Perry, Steve Howard and Roger Geiger.

CALL TO ORDER:

Mr. Simon called the meeting to order at 6 pm.

ORDERS OF THE DAY:

- (I) The Minutes from the October 16, 2018 Board meeting were previously sent to the Board members for review. There was no discussion on the minutes and after a motion by Mr. Perry and a second by Mr. Geiger, the minutes were approved unanimously by Board vote.
- (II) The monthly financial statement sent out by Debbie Dennis was previously sent to the Board members for review. Mr. Howard moved that we accept the financial statement, Mr. Perry seconded and the statement was approved unanimously by Board vote.

VOTE ON RECYCLING:

Due to the fact that this item had been discussed at previous meetings, there was limited discussion on the subject. Mr Politi moved that ELHOA approve and budget for the recycling project that had been previously discussed. One container will be rented for recycling, to be dumped monthly and to be placed at the cul-de-sac close to Mr. Howard's hanger. Ms. Watt seconded the motion. The motion carried by a Board vote of 5 in favor and 2 against the proposal.

VOTE ON DUES INCREASE:

Due to the fact that that this item was discussed at the previous meeting, there was limited discussion on the subject. Mr. Politi moved that we increase the annual assessment \$19 for a 2019 assessment value of \$212. Mr. Geiger seconded the motion. The motion carried on a Board vote of 4 in favor and 3 against.

BUDGET:

From previous budget discussions, \$7,200 additional was added to the Administrative Support line item, \$2,200 was added to the property tax line item and \$1,200 was added to the recycling pilot program line item. With these changes, Mr. Howard moved we accept the proposed budget, Mr. Perry seconded. The budget was approved by unanimous Board vote.

VOTE ON NOT HOLDING A DECEMBER MEETING:

Mr. Simon moved that we not hold a Board meeting in December 2018, Mr. Politi seconded. The motion carried unanimously.

GROUNDS COMMITTEE:

Mr. Howard noted that hogs have caused significant damage in Eagle Landing. Mr. Howard and Mr. Geiger will research ways to control the hog population and bring possible action items to the Board for action.

COMMUNICATIONS COMMITTEE:

Mr. Perry had nothing to report.

LAKE COMMITTEE:

Mr. Geiger reported the pH is a seasonally normal 6.8, the turbidity is 5.5', the October electrofishing survey yielded only 29 spotted gar, there is modest growth of bass over 13", the water snowflake in Barker Bay is coming back a little but hopes that the winter cold will kill it and that the floating mats seen in the lake are slender spike rush and that this is indigenous and helps the lake maintain phytoplankton levels

ARC:

Mr. Politi reported that the remodel project on CR 1522 is completed. He also reported an upcoming project on the upland side of CR 1596.

FIREWISE:

Mr. Simon reported that he has filled out the renewal application for Eagle Landing's participation in the Firewise program for 2019. With the Eagle Landing manhours accounted for in Firewise projects and the \$8,000 donation to the AVFD, Eagle Landing will continue to be supported by Texas Forest Service Firewise Program.

ADJOURN:

There being no further business, Mr. Howard moved to adjourn, Mr. Politi seconded. The motion carried by unanimous Board vote.