

MINUTES OF THE MEETING
OF THE
BOARD OF DIRECTORS
OF
EAGLE LANDING HOMEOWNERS ASSOCIATION, INC.
JANUARY 15, 2019

On January 15, 2019, 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 of the previous meeting, November 20, 2018 were previously distributed to the Board members. There being no changes made Mr. Politi moved that the minutes be approved as submitted. Mr. Geiger seconded. The motion was approved unanimously.
- (II) The financial statements for November and December 2018 were presented by Mr. Simon and discussed. There being no changes made Mr. Perry Moved that the financial statements be approved as presented. Mr. Howard seconded. The motion was approved unanimously.

DAM INSPECTION REPORT:

Mr. Simon reported that we have received the TCEQ dam inspection report from the August 8, 2018 inspection. Mr. Simon highlighted several items in the report that the HOA will need to address.

RESIDENT DATABASE UPDATE:

Mr. Trimble reported that he has updated our master database to match the Appraisal District on-line records. The Board intends to reference the Appraisal District records in creating HOA dues assessments in the future. This will help the HOA stay current with ownership changes.

PROFESSIONAL ADMIN:

Mr. Simon reported that he is soliciting proposals from HOA management companies to provide administrative support to the Board.

RECYCLE BIN:

Mr. Howard reported that the recycle bin that was delivered at the first of the year has had a lot of use and that he and Pete Schroeder have compacted recycled material to make room in the dumpster for more material. Mr. Howard will monitor the trash dumpsters to see if recycling has significantly reduced the burden on the traditional trash dumpsters. Mr. Howard will inquire as to whether the vendor pickup schedule can be changed for an early pickup for the first month because of the amount of recycled material so far.

It was noted that the new dumpster is difficult to access for some people. Mr. Howard will contact the vendor to see if a more accessible style of dumpster is available.

HOA STATEMENTS:

The HOA statements were inadvertently sent out without a due date reminder. Mr. Simon moved that the due date for 2019 be changed to February 28, 2019. Mr. Perry seconded the motion. The motion carried unanimously.

GROUNDS COMMITTEE:

Mr. Geiger reported on the research that the Hog Control Committee has completed so far. Mr. Geiger's talking points are attached to these minutes. This committee is composed of Mr. Geiger, Mr. Howard, Mr. Simon and Tony Bosworth.

Mr. Howard reported that the road leading to the fire station needs repair requiring about \$600 worth of Flexbase, and that the runway needs a load of fill dirt (\$170) for hog and gopher damage repair. Mr. Howard moved that we authorize the needed \$600 and \$170 for the repairs. Mr. Perry seconded the motion. The motion was approved with 6 votes for and 1 vote against the proposal.

LAKE COMMITTEE:

Mr. Geiger's speaking points for his lake report are attached to these minutes.

ARC:

Mr. Politi reported that there is 1 new job approved.

FIREWISE:

Mr. Simon reported that the next Firewise committee meeting will be in February and that we are required to have a 2019 project.

ADJOURN:

There being no further business, Mr. Perry moved to adjourn, Mr. Geiger seconded. The motion carried unanimously.

1/14/19 HOA Board Hog Report

- The state of Texas, including Eagle Landing, has a feral hog (wild pig) problem

- Committee members met with Cass Co Extension agent, Texas Wildlife Services, CCCA seminar. Multiple online resources
 - Facts:
 - A group of hogs (10 – 30) is called a sounder
 - Sexually active at 6 mth, 3 litters (5-6) every 14 mths
 - Need to remove 70% to stay even
 - Can be aggressive if cornered but you should not be afraid outdoors
 - Can carry disease that is transmitted through urine
 - Removal is an ongoing process, not an event
 - Collection stations are licensed to accept and market meat
 - Map of EL reported sightings
 - Based on avg range we may have 3 sounders
 - Report sightings. Where, how many, how big
<https://survey123.arcgis.com/share/c5c86bf1ae4341ff97a15b6d946bda61>
- Removal methods:
 - Poison – not recommended due to collateral deaths
 - Explosives – Not a viable option within EL
 - Hunting
 - By amateurs < 10%
 - By Texas Wildlife Service agent > 70% (depending on time allotted)
 - Coordinated with local police, game warden
 - Thermal scope, noise suppression
 - In use and effective in cities – Frisco coyotes
 - \$5K per week
 - Trapping
 - Box trap – 1 or 2 pigs, may be effective at home, \$400+
 - Stationary corral trap – 50% with experience. \$2K+
 - Bore Buster trap
 - Non line of sight, portable
 - > 70% effective
 - \$7K. Also have lease option
 - Investigate cost sharing with EL neighbors
 - Trapping service
 - Lone Star Trapping – state wide
 - No guarantee but > 70% possible
 - \$2K / mth / trap.

1/14/19

Lake Committee Report to HOA Meeting

- Water chemistry: Ph 6.8, Turbidity 6', Temp 50 f
 - Lake level at full pool
- Next lake survey in March - \$2.5K
- Threadfin shad release in March - \$2.5K
- Structure > No actions taken.
- Aquatic vegetation
 - Water snowflake in Barkers Bay still growing
 - Variable milfoil is mostly dormant