

Golden Eagle Homeowners Association
Board of Directors Meeting – Tuesday, February 9, 2016

MINUTES

Call to order – Meeting was called to order at 7:00 pm by President Doug Bishop. The following members were present: Evan Hume, Nikki Pritchett, Bruce Minnick, Doug Bishop. Jeff Couch joined the meeting at 7:30 pm. Donna Biggins and Karen Griffin were both absent.

Minutes – Motion to approve the minutes (Evan) was seconded (Bruce) and approved unanimously.

Treasurer's Report – Budget statements were reviewed by Evan Hume. The routine annual audit will begin mid-February. Motion (Bruce) to accept the Treasurer's Report was seconded (Nikki) and approved unanimously.

Community Input – Homeowners Mr. and Mrs. Gonzalez, Golden Eagle Dr., presented their request for a variance on their proposed fence (previously denied by ACC) and then left the meeting.

Discussion about the granting of ACC variances in the past and in the future resulted in a motion (Evan) to have President Doug Bishop send a letter to all GE homeowners explaining the Board's obligation to uphold and abide by the Golden Eagle Covenants and Restrictions as stated. Motion was seconded (Bruce) and approved unanimously.

Homeowner Tom Pemberly, Shoal Creek, presented his request for the HOA to mitigate unsightly pond vegetation at the rear of his property. He produced a 2006 letter from Timothy Waddle, Director of Water Services at Talquin Electric Cooperative explaining the negative environmental impact of removing the aquatic plants. Talquin Cooperative is the primary owner of the pond property and mitigation would have to be approved and initiated by the Cooperative, not GEHOA. Tammy Salmon will call Mr. Waddle to gather current information about the pond.

New Business – Attorney J.D. Durant joined the meeting to explain the current status of the Marketable Record Title Act (MRTA) and its implications for Golden Eagle Units 1, 2 and 3. Motion (Evan) to proceed with a letter to be sent to all homeowners in Units 1, 2 and 3 "to preserve our Covenants and Restrictions" before the upcoming deadline was seconded (Nikki) and approved unanimously.

Association Manager Report – Tammy Salmon reported on topics related to security, need for speed limit sign at the East Gate and progress on routine property management concerns.

Committee Reports - Doug Bishop reported on Grounds and Beautification and the Shoal Creek pond project. Jeff Couch reported on Roads and Drainage projects.

Adjournment – Motion (Nikki) to adjourn was seconded (Jeff). Meeting adjourned at 9:20 pm.

Respectfully submitted by Nikki Pritchett, Vice President, for Donna Biggins, Secretary