

EAGLE BEND WEST COMMUNITY ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING
July 15, 2019

MINUTES

The meeting was called to order at 3:00 pm by President John Cannon.

Present, in person and/or via teleconference, were board members Stuart Cole, Dena Brunskill, David McIntyre, Greg Faul, and John Cannon. Property Manager Dave Roberts was also in attendance.

All board members agreed they had received proper notification of the meeting.

The Board reviewed drafts of the minutes from the board meeting on June 10, 2019. Dena moved to approve the draft. Gregg seconded the motion. The motion was approved.

President's Report -- John addressed the finalization and approval of the agreement with Osprey Homes regarding clarification of the separation of the Osprey HOA and EBWCA. John also raised questions from the community regarding the maintenance of the mailboxes. John apprised the board of the work of outside counsel on the CCRs. John highlighted development in the community, the upcoming annual meeting, and the status of the distribution of the EBWCA financials. In connection with the annual meeting, Stuart proposed a social event to follow the annual meeting and the appropriate distribution of financial statements. Discussion ensued and the board agreed upon the best approach for distribution of financial information and approved a social event.

Property Manager's Report – Dave reported that he was waiting for landscaping and tree pruning proposals. Discussion by the board followed regarding water fowl soiling the areas near the pond and the need for more clean-up. The board also discussed the need for street and sidewalk inspections. Dave agreed to look in to each suggestion.

Treasurer's Report – Stuart discussed his intentions to address financials at the annual meeting in both a summary and detailed manner. Stuart raised the suggestion that the board should evaluate whether there should be a further dues reduction for the upcoming year. The board agreed that the amount of dues should be considered in connection the upcoming cycle.

Other Business – Dena announced that she would not be on the slate for a board seat at the next annual meeting. The board discussed who may be interested and agreed a slate should be presented. Additional questions were raised concerning dogs on leashes and design review requirements regarding habitability and time to completion for construction.

There being no further business, the meeting was adjourned at 4:15 pm.

Respectfully submitted,
Dena Brunskill, Secretary