

Minutes of Board Meeting

Wednesday, June 5th, 2024

1. Meeting was called to order by Secretary/Treasurer Caesar Geiger at 6:02 p.m.
2. Board members in attendance were Caesar Geiger, Sue McLain, Les Vandercook, Jonathon Shirley and Skip McCall. President John Davis sent his comments and proxy.
AC members attending were Linda Branthover, Steve Hartford (Jonathon Shirley had Steve's proxy), Michelle McCall, Caesar Geiger and John Biegler (via cell call).
3. Motion was made by Linda, seconded by Sue and approved by the ARC to approve the house construction plans of Barry Rosin lot 1 (12021 Eagle Point Ct.) subject to the following conditions:
 - Plans for a permanent generator and propane tank would have to be submitted for separate ARC/Board approval.
 - Plans for a future dock would have to be submitted for separate ARC/Board approval.
 - No fences were approved and would have to be submitted for separate ARC/Board approval.
 - Garbage cans are to be stored in the garage or out of sight from the road.
 - An irrigation system and either Bahia or St Augustine grass needed to be installed.
 - It was suggested that the house be flipped so the back of the garage is on the west side of the lot due to the curved shape of the front of the lot. But that is up to the homeowner to decide.
4. Motion was made by Skip, seconded by Sue and approved by the Board to approve the house construction plans of Barry Rosin lot 1 (12021 Eagle Point Ct.) subject to the same conditions specified by the ARC.
5. Motion was made by Shelly, seconded by Steve and approved by the ARC to approve the installation of a whole house generator and 250 lb. underground propane tank with the understanding that adequate plantings would be installed to screen the generator. Paul and Marie Bliss lot 9 (12053 Eagle Point Ct.)
6. Motion was made Sue, seconded by Jonathon and approved by the Board to approve the installation of a whole house generator and 250 lb. underground propane tank with the understanding that adequate plantings would be installed to screen the generator. Paul and Marie Bliss lot 9 (12053 Eagle Point Ct.)
7. A motion was made by Shelly, seconded by Sue and approved by the ARC (3 aye, 2 abstain) to deny the request of Chris DellaCava to install a proposed fence on lot 16 (12114 Eagle Point Ct.) due to the covenants not allowing a fence to be constructed on lots 12 thru 20.
8. Board directed Caesar to get a price to cut down 2 dead trees on lot 23 and follow up with HOA attorney.
9. Discussion on whether subdivision street lights can be turned off during summer.
10. Motion was made, seconded, passed by ARC (Linda, Shelly) and Board members (Sue, Skip) to adjourn at 7:32 p.m.

Respectfully submitted, Caesar Geiger, Secretary/Treasurer