

EAGLEWOOD ASSOCIATION, INC
BOARD OF DIRECTORS MEETING MINUTES
March 19, 2018-Joy Lutheran Church

Meeting called to order: by Association President Wally Thomas at 6:35 PM

Present:

Board members: Wally Thomas, Tony Roles, Rob Gingery and Tyler Harder

Excused Absence: Thad Livingston

Operations Manager Mark McAllister and Administrative Assistant Kaye Carleton
Patrick Hammond, Beazit Redzeqi, and Erin Oliver Roy Briley Property Managers
Fourteen homeowners were in attendance

Previous Meeting Minutes: February 19, 2018, Board of Directors' Meeting minutes were approved.

Reports of Officers:

President: Wally Thomas

- Introduced members present and the new comptroller and assistant from Roy Briley Property Managers

Design Committee: Rob Gingery

- Reported on the March 5, 2018 Design Committee Meeting
- **Motion:** Propose John Teamer to serve on the Design Committee
 - **Discussion:** He has attended two meetings, read the PC&R's and Design Committee Rules, participated in the conversations and is in good standing with the association.
 - **Vote:** Unanimous
- Rob resigned from his position on the Board as he has accepted another job. He has served on both the Design Committee and Board of Directors for over seven years. His service and level headedness will be missed.

Judicial Council: Tyler Harder

- Two appeals were reviewed by the Judicial Council
 - One was denied and one was granted.
 - Letters will be sent to the homeowners

Treasurer: Tony Roles

- Financial Report was given

Secretary: Thad Livingston

- Excused Absence

Operations/Admin: Mark McAllister

- Collections
 - Met with Cornerstone to discuss collection options for stagnant accounts, will have a report for the Board next month
 - Some properties are going in to foreclosure or being sold
 - Payment plans have been set up with homeowners that have contacted the Eaglewood Office
- Winter Road Maintenance
 - There have been concerns about the service
 - Homeowners have verbalized their concerns to Wintergreen
 - Wintergreen is not handling the complaints professionally
 - **Discussion:** Homeowners questioned how circles and secondaries are handled. Mark assured those present that he is trying to work through concerns with the contractor and is fully aware of the conditions. Due to recent snowfalls followed by warm temperatures the road conditions quickly worsened. Hired a grader and hand crew outside of the contract as the conditions warranted. Requested Wintergreen have a loader, support for the grader and supply a continuous plow. The neighborhood was cleaned up within two days. Will evaluate services at the end of the season and entertain new bid proposals.

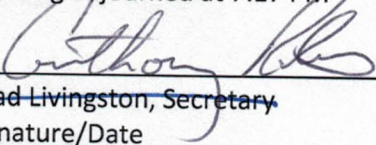
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Unfinished Business:

- Affidavit for compensation from Bonanza Realty to file in small claims court for \$10,000-tabled
- Policy and procedure for Assessment for damage to common areas-policy presented
 - Motion: Adopt policy and procedures as presented.
 - Discussion: The Board has the authority under the PC&R's and state law to collect the cost for repairs to Eaglewood property damaged by residents. Homeowners are not authorized to work on Eaglewood property. Any appeals would be brought to the Board for review.
 - Vote: Unanimous
- Appoint a member to the Board to replace Rob Gingery-Defer to Executive Session

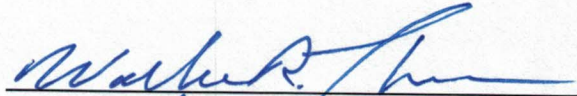
New Business:

Meeting adjourned at 7:17 PM



Thad Livingston, Secretary
Signature/Date

Tony Roles, Treasurer


Approved *President*
Signature/Date 4-9-2018

Signature/Date 4-9-2018