

EAGLE BEND NORTH HOMEOWNERS ASSOCIATION

Quarterly Board Meeting

March 4, 2020 9:00 A.M.

Western Property Management Office

Call to Order: The meeting was called to order by President Steve Armstrong.

Roll Call: Board Members in attendance were Jim Valentino; Jerry Johnson; on phone conference Frank Charboneau; and Lloyd Ross. Property Manager Dave Roberts was also in attendance.

Approval of Minutes of November 20, 2019: A motion to approve the minutes as written was made by Jim and seconded by Jerry. The motion passed with a unanimous vote.

Financial Report: Dave Roberts presented a detailed report as of February 29, 2020. The checking accounts has a balance of \$102,600. In EBN's Reserve Accounts there is a balance of \$112,000 for a total of \$245,300 in cash. The expenses to date are \$3218.00. One homeowner has not paid last years mowing expenses and Dave's office staff is calling all past due homeowners.

Committee Reports:

Architectural Committee – Steve delivered the report. Dr Hagen residence is getting close to completion with the landscape work to being in the next few weeks. A second home is also finishing their landscaping. The Price home on Bridger Drive is under construction. The last townhome lot has submitted a duplex plan that Dan is reviewing.

Street and Road Committee – Frank Charboneau. The Board discussed the pothole on Bridger Drive in front of the new home construction. Dave suggested that once the construction is complete EBN should hire a local company to cut out a section of the roadway and put a patch on the hole. The Board will discuss this again at the next meeting.

Landscaping Committee -Jim Valentino reported that there is no change from last year and Don Goodall will continue mowing and weeding the marquees.

Nominating Committee – Steve Armstrong said there no open Board positions in 2020. In 2021 there are three positions open; Jim Valentino; Steve Armstrong; and Derek Swank.

Old Business:

EBN Golf Club Water Issue- Dave has talked with Grounds Superintendent Shane Bigelow, requesting that the Golf Club continue to allow access to their water for EBN’s common areas. With the recent fire Dave has not had further conversations but he will call and see if we can continue the past agreement between the Golf Club and EBN HOA.

New Business:

Drainage Issues: There was much discussion regarding the stagnant water that is along Bridger Drive. EBN’s responsibility is to get the water to flow once it is in the drainage ditch. There was discussion about the size of some of the culverts and if these would need to be replaced with larger culverts. The Architectural Committee will be checking the new construction and making sure they are moving their ground water out to the drainage ditch. The Board will continue to monitor the water flow.

“News of the North” is coming out in March if you have anything that you want to include please get this to Steve in the next week.

Adjournment: A motion was made by Jim and seconded by Jerry to adjourn the meeting at 9:50 a.m.

Recording Secretary Bugsy Yarbrough