




EAGLE LANDING AT OAKLEAF HOA NEWSLETTER

JUNE 1, 2022 / Issue #1

BOARD OF DIRECTORS

-  Junius Hill, President
-  Lee Jones, Vice President
(vacated May 25, 2022)
-  Kirk Lingle, Secretary
(vacated May 18, 2022)
-  Bobby Poole, Treasurer
-  Scott Watson, Director
-  Patricia Lougheed, Director
-  Donald Hall, Director
-  Michael Young, Director
-  Debra Brown, Director

Would you like to have a more comprehensive understanding about your community, including the HOA, CDD, ARC, Golf, Tennis, Swim Park, The Landing Bar & Grill, Covenants Conditions and Restrictions, Rules, and Regulations, etc.? Go to eaglelandingonline.com and establish your resident email account.

What you need to know

Effective January 31, 2022 the Eagle Landing HOA transitioned from developer-controlled to resident-controlled. The CAM Team continues as the management partner working collaboratively in an administrative role with the new nine member HOA Board of Directors. All major HOA decisions, votes, rules and regulations amendments, enforcement, and fining are now the responsibility of our nine Eagle Landing HOA Board of Directors. Homeowners can contact the HOA Board of Directors at eaglelandingbod@gmail.com

The CAM Team will continue to manage HOA fees, send enforcement letters, facilitate HOA legal services, and oversee the Eagle Landing HOA budget. For questions regarding your annual HOA fees, you can contact The CAM Team at eaglelanding@thecamteam.com or (904) 278-2338.

The ARC (Architectural Review Committee) continues with the developer, East-West Partners, for now. The ARC is projected to transition to the HOA (as a sub-committee) at a soon to be determined time in the third quarter of 2022. Until then, for any planned changes to the exterior of your home, including pools, fences, pavers, exterior house painting, changes to landscaping, and alterations to the house structure, please continue to contact Marilyn Ayers at elarc@eastwestc.com or (904) 291-7200.

HOA and Sub-Committees

HOA

The HOA is responsible for the enforcement of the recorded Covenants, Conditions & Restrictions (CC&R), ensuring all homeowners follow the CC&Rs. Sub committees of the HOA include the Fines Committee and the Architectural Review Committee. **The Eagle Landing HOA currently has needs for two HOA Board of Directors, three Fines Committee members, and three ARC members. Please respond to the eaglelandingbod@gmail.com site with your credentials and qualifications for consideration of these particularly important community roles. Invest in your community with your skill sets, dedication, and commitment. Be part of the solution.**

Fining Committee:

The Fining Committee shall meet, as required, at a time and place determined by the chairperson of the committee which shall afford the Violator a reasonable opportunity to be heard. In order to conduct Committee business, at least three members must be present.

At each meeting of the Fining Committee, the Committee will review all fines levied by the Association through this process and approve or disapprove same. The Committee shall then send a notice to all Owners upon whom a fine was imposed regarding whether the fine was approved or disapproved by the Committee.

Architectural Review Committee

Committee members review all exterior changes to property including landscaping, fencing, screen enclosures, pools, satellite dishes, fountains, exterior color changes (entire house or just the front door), pergolas, gazebos, ornamental exterior furnishings, etc. All changes must be submitted and **approved prior** to construction start.

Notable Changes to Rules & Regulations

Article V, Section 36, Rules & Regulations #4; Flags

In addition to the American Flag, all military flags, including Navy, Army Air Force, Marines, Coast Guard, POW-MIA, and Space, can now be displayed at all times within Eagle Landing. These are the only flags that can be displayed on a flag pole and can be no larger than 4-1/2 ft. by 6 ft. Seasonal Garden flags, including small sports team garden flags, are approved, but display of any other flag on a flag pole is not approved.

Article V, Section 14, Rules & Regulations #2; General Vehicular Restrictions

*No business of ongoing vehicular repair, painting, overhauling, customizing, storing of any kind will be permitted on the premises except for temporary cleaning and restocking of RVs and/or boats **for a period of two days.** Homeowner must notify HOA of dates for routine maintenance that may exceed the two-day time limit.*

Did You Know...

1. Trash cans must be stored out of sight except for the day prior to pick-up and must be removed by 7:00pm the day of pick-up. Storing your trash can in your driveway, and/or where it is visible from the street, is a violation that will result in a violation letter from the HOA.
2. Unsightly exterior home conditions such as mold, peeling and/or faded paint are not only unattractive but, will trigger a violation letter from the HOA for poor home maintenance. Multiple and extended violations can result fines or legal action.
3. Overgrown lawns, overgrown vegetation, and weeds are HOA violations. After several violations, the HOA can hire a lawn care company to maintain the lawn and charge the homeowner.
4. St. Augustine grass and Zoysia grass are the only two approved grasses that can be installed in Eagle Landing.
5. The Live Oak tree is a mandatory tree to be planted in the front yard of every home built in Eagle Landing (two Live Oaks for corner lot homes). Removal of the Live Oak tree requires ARC approval. Otherwise, the homeowner may be required to replant a Live Oak tree that has been removed.
6. Parking on the grass and the sidewalk are prohibited.
7. RVs, boats, campers, and trailers must be stored in garages. If parked in driveways for cleaning and restocking, the RV, boat, camper, or trailer have a maximum of two days to be parked in the homeowner's driveway.