

SUN EAGLE BAY PROPERTY OWNERS ASSOCIATION

BOARD RESOLUTION

Conflict of Interest Policy Resolution

WHEREAS, the Board of Directors of Sun Eagle Bay Property Owners Association recognizes the importance of maintaining the highest standards of integrity and transparency in its operations;

WHEREAS, the Board desires to prevent any actual or perceived conflicts of interest involving its members and to ensure decisions are made in the best interest of the Association;

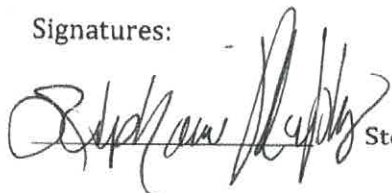
NOW, THEREFORE, BE IT RESOLVED, that the Board of Directors hereby adopts the following Conflict of Interest Policy:

1. Board members must disclose any personal, financial, or other interest in any matter being considered by the Board.
2. Any Board member with a potential conflict must recuse themselves from discussion and voting on the matter.
3. A record of disclosed conflicts and recusals shall be maintained in the meeting minutes.
4. Board members shall complete and sign a Conflict of Interest Disclosure Form annually.
5. Failure to disclose a conflict or to comply with this policy may result in removal from the Board in accordance with applicable law and governing documents.

RESOLVED FURTHER, that this resolution and policy shall take effect immediately and shall be included in the official records of the Association.

ADOPTED this 25th day of July 2025 by majority vote of the Board of Directors.

Signatures:



Stephanie Murphy, President

Board Meeting Script

July 26, 2025

Agenda Item: Removal and Appointment of ACC Members

President Stephanie Murphy:

"We will now move to the next agenda item: the removal and appointment of members to the Architectural Control Committee (ACC). The Board has determined that restructuring the committee is in the best interest of the Association to ensure alignment with our current goals and community standards."

"I make a motion that the Board remove all current ACC members, effective immediately. The members being removed are: Brad Huff and Kim James."

"Do I have a second?"

(Wait for second)

"All in favor, say 'Aye'."

(Wait for votes)

"Any opposed?"

(Wait for any response)

"The motion carries. All current ARC members are officially removed."

"I now make a motion to appoint the following individuals as the new ARC members: -

- Tony Shamblin
- - Allen Seigl
- - Bobby More
- - Mike Farnham
- - James Claxton

"Do I have a second?"

(Wait for second)

- "All in favor, say 'Aye'."

(Wait for votes)

"Any opposed?"

(Wait for any response)

"The motion carries. - Tony Shamblin, Allen Seigl, Bobby More, Mike Farnham and James Claxton are hereby appointed to the ACC effective immediately."

"Thank you to the outgoing members for their service, and congratulations to our new committee. We look forward to working together to keep Sun Eagle Bay a beautiful and well-maintained community."

Sun Eagle Bay Owners Association

Board Resolution: Removal and Appointment of ACC Members

Date: July 26, 2025

WHEREAS, the Board of Directors has the authority to appoint and remove members of the Architectural Control Committee (ACC);

NOW, THEREFORE, BE IT RESOLVED, that the Board hereby removes all current ACC members effective immediately, including:

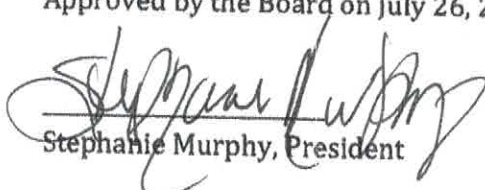
- - Brad Huff
- - Kim James

BE IT FURTHER RESOLVED, that the Board appoints the following individuals as the new ACC members:

- - Tony Shamblin
- - Allen Seigl
- - Bobby More
- - Mike Farnham
- - James Claxton

This resolution is effective immediately upon adoption by the Board of Directors.

Approved by the Board on July 26, 2025.


Stephanie Murphy, President