



A warm welcome to our newest neighbors.
We have a Welcome Packet for you.
If you haven't already received it, please contact
Janet Jorge at 423-718-7449.
Feel free to reach out to any Board member if you have
questions.
Welcome:
Tom & Sue Barry 5709 Laurel Ridge Rd.
Doug & Mary Lamb 5921 Rainbow Springs Dr.
Michael & Penny Newton 5811 Rainbow Springs Dr.

FREE NOTARY SERVICES
Ulmer Notary Service

"I AM NOT AN ATTORNEY
LICENSED TO PRACTICE LAW
IN THE STATE OF
TENNESSEE, AND I MAY NOT
GIVE LEGAL ADVICE OR
ACCEPT FEES FOR LEGAL
ADVICE."
Dottie Ulmer - Notary Public
714-473-5641
dulmer46@epbfi.com

- Please note:
- Eagle Bluff is our hidden gem! Please continue to hold our Standards for Excellence as a neighborhood!
 - Please do not throw beer cans, liquor bottles, and other trash in our neighborhood yards; several complaints have occurred.
 - Boats, trailers, golf carts, etc. parking in the neighborhood is prohibited.
 - We have several neighbors who love their walks in the neighborhood. Please obey the speed limit signs.
 - Please ensure your animals are kept in control.

ACTIVITIES CORNER

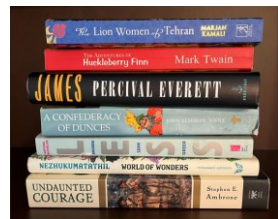
We will keep you updated via our website:
EagleBluffChattanooga.org



Bible Study

All Eagle Bluff ladies are invited to the following
Bible Studies on 2nd & 4th Thursday 1-3 pm.
Check the EB website for details.
The location is subject to change, please text Lynne
Buxton 404-695-1759 to verify.

Eagle Bluff Ladies Book Club
Come Join Us!



Any book lovers are welcome to join the discussion
on August 12. Debbie invites you to call or text her
at (423)320-5121 with any questions. We are
discussing Spying on the South by Tony Horwitz at
the August 12th meeting and The Lion Women of
Tehran by Marjan Kamali on September 9th.



This year's yard sale will be Sept.13! Start now getting
your good stuff ready for new owners!

HOA Board Meetings

August 25th 5:30 PM
(Fourth Monday of each month)
Location: Chattanooga Yacht Club

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If you are interested in advertising in the quarterly Newsletter please contact Jeff Wilson 423.421.2316



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Jim Trautschold
Street Lights
(901) 484-5042
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Jeff Wilson
Newsletter
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The Highway 58 Volunteer Fire Department serves Eagle Bluff.
<https://hwy58firedepartment.org> <https://www.facebook.com/Hwy58Fire>
Residents are encouraged to subscribe to the annual \$125 fee which helps fund the department's operating expenses and may prevent separate homeowner billing if fire department services are required.

DIRECTORY

Stay up to date on our news by checking out the following websites:
<https://eaglebluffchattanooga.org>
<https://nextdoor.com/neighborhood/eagleblufftn-chattanooga-tn>
<https://www.facebook.com/FlyingAroundEagleBluff>

If you see anything suspicious, call the Hamilton County Sheriff's Department @ 423-622-0022.

For actual emergencies, call 911.

Send any updates or changes to Michelle Graham at michelle@emailrooms.com

Note: all information printed in our directory is intended for neighborhood use only.

The HOA is not responsible for the golf course. It is owned by a private party. You can get more information on our website at EagleBluffChattanooga.org and click on the golf course page.



**Annual
Yard
Sale**

**Saturday
September 13th
8:00AM-2:00PM**
\$10 to participate

Contact Brian Bates
bcb@epbfi.com

**Christmas Party
The Walden Club
Thursday
December 4th**



August 2025

Flying Around

President's Message

Our HOA Board would like to thank Board Member, Jeff Wilson for hosting our Summer Social Event last month at his home. He led this effort with the entire board participating, which made this outing fun for all who attended. We had live music, food, beverages and a car show won by Bill Ulmer and his classic Chevy!

We need help with a couple of items. Street parking on Rainbow Springs Drive has become very concerning to many who live on this street. Townhome owners please be mindful of the danger and try not parking on the street. Your attention to this matter will be greatly appreciated by all those impacted. Please be especially careful while driving down Rainbow Springs Drive due to the townhomes under construction, as with all construction sites within Eagle Bluff. Also, we request our residents help in policing the neighborhood for trash. Hamilton County does not offer cleanup services and sometimes after trash pickup days, our roads are left with debris. Please manage your items.

As a reminder, all HOA annual dues were due May 30, 2025. This money is the only source of revenue the HOA has to fund the utilities and Commons maintenance of the beautiful entrance we enjoy. We have a number of owners who have not paid their dues. Please note that we charge a late fee of \$25 per month. If you have not received an invoice, please reach out to us immediately and we will assist you.

We hope everyone had a tremendous JULY 4th celebration with family and friends and look forward to the Summer! Let us know how we can be of service to improve our community. It is a pleasure to serve you.

Greg Broadbridge, President

Eagle Bluff Homeowners Association

