

PANTHER CREEK ESTATES HOA BOARD MEETING MINUTES

February 20, 2008 – 6:30 pm Kroger Preston & Stonebrook

6:30 – 7:00 pm Open to Homeowners – Bill Woodard

Meeting Start – 7:15

In attendance - Bill, Jeanne, Eric, Lee, Jen & Betty

Lee made a motion to Approve minutes of Board Meeting January 16, 2008. Bill seconded and motion passed

- Betty's Open Item Report – update on new or changed items including proposed sidewalks
 - Bug Bully Bid – The quote to prime with rustoleum rusty metal primer and color coat. He will hang the sign for no charge. Jeanne made a motion, Bill seconded, motion passed.
 - Paint rusty bridge railings at the Hillsboro entrance
 - Paint doors to storage enclosure at pool
 - Hang new “No Trash / No Basura” sign on door of storage enclosure at pool
 - Betty will get bids on monthly electrical service
 - Eric made a motion to go with Shovel Jockey, Bill & Lee seconded, motion passed.
 - Item G-17 – Betty recommends Panther Creek have a regular Audit. Will use same audit company as last year unless in future we feel need to switch. Board approved suggestion.
 - Mortgage Notification Letter consideration to be sent out same time as lien.
- Old Business
 - City of Frisco Town meeting report. Q&A's are on our website
 - Management Company RFP – March 5th @ Kroger 6,7 & 8pm By Friday 29th board needs to rank 1-5 so Brian can contacting top 3. . Plan to meet 6pm on the 19th and meet until 7:15.
 - Volunteer Appreciation Event – still in the works.
- Finances- December – Jeanne made a motion to approve and post financials. Bill seconded and motion passed.

- Delinquencies – Jeanne made a motion to have Betty approve a waiver w/o vote from Board for 1x only for no more than 3 months worth of delinquencies. Lee second, motion passed.
 - Acct. 00205-3026 – waive late fees – motion passed (Betty)
 - Accts. 00191-3675 & 00164-3660 – Jeanne made motion to accept payment plan, Bill seconded, motion passed
 - Acct. 00202-6558 Bill motion, Jeanne seconded, motion passed,
 - Acct. 00192-8893 - table
 - Acct. 00192-8990 - table
 - Acct. 00192-9054 - table
 - Mortgage Notification letter sent to acct 00199-0339 Jeanne made a motion, Lee seconded, motion passed
 - Action Board wants to take with acct. 00194-6749 – Betty following up.
- Committee Reports –
 - ACC – Bill –
 - Covenants – Lee – Meeting Feb. 27th @ 7pm
 - Communication – Jeanne – info for newsletter to be sent to Jeanne.
 - Beautification – Eric –
 - Dalhart Entrance Proposal – Jeanne moved, Jen seconded, motion passed.
 - Rye Grass – board agrees with committee that it is not needed and is okay to not re-seed each year.
 - Pool – Chris –
 - Item E-14 – lights @ pool Motion Detector. Lamps to be put in pool bathrooms @ \$275 each. Bill moved, Jeanne seconded, motion passed.
 - Survey – Eric will reword and email questions to board.
 - Social – Brian – N/A
 - Safety - Jen – PondMedics Product committee will look at.

Meeting adjourned at 8:48pm.

Respectfully Submitted, Jen Hampton