

**Panther Creek Homeowners Association
Managed by RealManage
Board of Directors Meeting Minutes
December 17, 2014**

Board Members Present:

Bill Woodard, Chair

Nichole Gifford, Asst. Treasurer

Annette Zimmer, Director

Kellie Kauten, Vice President

Ed Mahoney, President

Absent: Gabrielle Gorrebeeck, Chris Williams

The meeting was **called to order** at 6:35 PM.

Approval of November meeting minutes: Kellie moved to approve, Annette seconded; all approved.

Shawn with Genesis held discussion with Board regarding vandalism and how to make changes. He will give quote for each entrance to upgrade to LED; one to install in-ground lighting at the orchard; to upgrade the lock on supply boxes to the timers

MANAGEMENT REPORT

- Review of financial and management report

COMMITTEE REPORTS

- Covenants Control Committee – members are working on drafted rules.
- Communication – no updates
- Beautification –Four bids were approved to improve common areas and four were tabled. Nichole moved to approve #448 and #449, Kellie seconded; all approved. Nichole move to approved #451, Annette seconded; all approved. Kellie move to approve #455 and #456, Nichole seconded; all approved. Kevin will locate vendor previously used in Prosper for a bid for kiddie mulch.
- Pool
- Social – Fall festival 10/25. Garage sale 4/24-25/2015. Volunteer Appreciation Night, Kellie will coordinate.
- Safety
- Nominating – Annette will assume responsibility for this committee

REGULAR BUSINESS

- Committee Liasion Assignments were described and Bill will create a composite of all committees.
- Kevin will send all new combinations at pool area to board members.
- Board discussed alternative communication to residents in addition to sending hard copy newsletter.
- Pet Waste Pickup Bid – Tabled, but Kevin will research alternative cost for new trash cans and obtain a bid from Rocky to empty the cans.
- The well pump replacement is completed and additional 147' dug by vendor. Kellie moved to approve the additional cost of \$2,000 and Annette seconded. All approved.
- Sheila will ensure that a structural engineer evaluate the retaining wall when the reserve study is updated.
- Adjournment of open meeting – 9:27 pm

EXECUTIVE SESSION

- Executive session called to order 9:27 pm
- Discussion and Action on Delinquent Accounts.

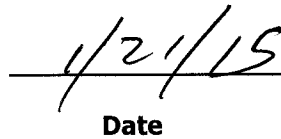
Next Meeting Date

- January 21, 2015 at 6:30 pm –11286 Luckenbach

Adjournment

- Adjournment – the board unanimously decided to adjourn Executive meeting at 10:00 pm


Board Member Signature


Date