

**Panther Creek Homeowners Association  
Managed by RealManage  
Board of Directors Meeting Minutes  
November 19, 2014**

**Board Members Present:**

**Bill Woodard, President  
Nichole Gifford, Asst. Treasurer  
Annette Zimmer, Director (new)**

**Gabrielle Gorrebeeck, Secretary  
Kellie Kauten, Vice President**

**Absent: Ed Mahoney (new), Chris Williams- Treasurer**

The meeting was **called to order** at 6:31PM.

Approval of October meeting minutes: Kellie moved to approve, Nichole seconded; all approved.

- Homeowner Discussion with Board.
- Board adjourned regular session at 6:50.
- Executive session called to order at 6:50.
- Payment Plan proposed for delinquent homeowner.
- Executive session adjourned at 7:15.
- Regular session called to order at 7:15.

Officer Elections:

Bill – Chair of Board Meetings  
Kellie—Vice President  
Chris—Treasurer  
Annette—Director

Ed – President  
Gabby – Secretary  
Nichole—Assistant Treasurer

Kellie motioned to approve officer positions, Nichole seconded; all approved.

Committee Liasion Assignments will be discussed in more detail and decided at December meeting.

**MANAGEMENT REPORT**

- Review of financial and management report

**COMMITTEE REPORTS**

- Covenants Control Committee – no updates
- Communication – no updates
- Beautification –electrician will present ideas to repair lighting and decrease vandalism in December. He will adjust fountain timer and replace lock on control box.
- Pool – Epoxy job will start soon
- Social – Fall festival 10/25. Garage sale 4/24-25/2015. Volunteer Appreciation Night, Kellie will coordinate.
- Safety – no updates
- Nominating – no updates.

**REGULAR BUSINESS**

- Rocky will change the shed code and 5-Star will change the pool gate code.
- Discussion and action on beautification committee items. Two bids were discussed for replacing the well pump and a vendor chosen. Kellie moved to accept bid, Gabby seconded. All approved.
- Adjournment of open meeting – 8:40pm

**EXECUTIVE SESSION**

- Executive session called to order 8:40pm
- Discussion and Action on Delinquent Accounts.

**Next Meeting Date**

- December 17, 2014 at 6:30pm –11286 Luckenbach

**Adjournment**

- Adjournment – the board unanimously decided to adjourn Executive meeting at 8:55pm

  
**Board Member Signature**  
**Date**