

**Panther Creek Homeowners Association
Managed by RealManage
Board of Directors Meeting Minutes
June 17, 2015**

Board Members Present:

Bill Woodard, Chair
Kellie Kauten, Vice President
Chris Williams, Treasurer

Annette Zimmer, Director
Ed Mahoney, President
Nichole Griffiths, Assistant Treasurer

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

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

MANAGEMENT REPORT

- Review of financial and management report. Bill suggested change to Financial Overview Custom Report to show PID account information going forward.

COMMITTEE REPORTS

- *Covenants Control Committee* – No updates
- *Communication* – New Constant Contact communication system is in affect and going well so far. Possible SEM communication through social networks were also discussed.
- *Beautification* – Bill to still get rest of the materials for the poison ivy signs.
- *Pool* – No updates
- *Social* – Chris provided updates on pool party. Also discussed estimates to repair the benches/tables at the pool. He could not get any other estimates except for Line-X. Clock was installed at the pool. RealManage to find out if pool cards are automatically deactivated each time there is a close on a home. Can pool waivers be transferred at closing? Kellie provided updates on SEM PTA and recent social events.
- *Safety* – Next Safety Committee meeting date is still TBD. Nichole discussed possibilities of finding ways to bring more people to the meetings, such as CPR training classes.
- *Nominating* – No activity.

REGULAR BUSINESS

- *Pool Rules*- Board discussed possible changes to pool rules. Chris will present them to the Pool Committee to be discussed.
- *Discussion and Action on Pool Committee Items*- Kellie moved to approve Line-X estimate #26 to repair the tables and benches at the pool, Nichole seconded, all approved.
- *Discussion and Action on Beautification Committee Items*- Rocky to address graffiti at Hillcrest bridge. RealManage to continue to gather 3 estimates from Landscape Architects to redesign the landscaping around the exterior of the community.
- Adjournment of open meeting – 7:30 pm

EXECUTIVE SESSION

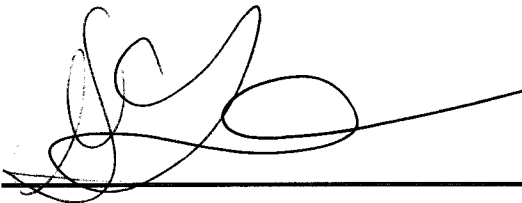
- Executive session called to order 7:31 pm.
- *Discussion and Action on Delinquent Accounts* – No action to be taken at this time.
- *Discussion and Action on Payment Plan Requests*- No action to be taken at this time.
- *Discussion and Action on misc other Homeowner issues/requests*- Board discussed and approved action on one (1) account.
- *Discussion and Action on Vendor Contract*- No action to be taken at this time.
- *Discussion and Action on Legal Advice*- Board discussed and approved next legal step on issue relating to a vendor.

Next Meeting Date

- July 15, 2015 at 6:30 pm –11286 Luckenbach

Adjournment

- Adjournment – the board unanimously decided to adjourn Executive meeting at 8:02 pm.



Board Member Signature



Date