

Foxwood at Panther Ridge Homeowners Association

Board of Directors Meeting Minutes
Tuesday, November 12, 2013 at 6:30PM
At the Bradenton Fire Department

APPROVED

QUORUM: President; Anita Zavacky, Stephanie Little; Vice President, Keith Downs; Treasurer, Ken Scheidt; Secretary, Ted Meuche; Director. Also present was Michelle Thibeault and Brian Rivenbark of Sunstate Association Management Group.

Owners in the audience: Mr. & Mrs. Bray were in attendance.

MINUTES: Keith made a **MOTION** and Stephanie seconded to approve minutes. **Motion passed unanimously.**

PRESIDENTS REPORT:

- BRB application for 7310 201st e. was approved by the Board, followed by a lengthy discussion about the construction of the barn the application was submitted for.
- Joe Venezia from Lawn Works gave presentation for Landscaping contract. Lengthy discussion followed about the services offered to Foxwood by Lawn Works.
- **MOTION** was made by Ted and seconded by Stephanie to approve the Lawn Works landscaping proposal starting on December 1st. A 90 day probation period and monthly inspections will be included in the contract. **Motion passed unanimously.**
- The POD from 7616 213th AVE has been removed.
- Anita suggested forming a Trails Committee to give updates on the condition of the trails.

TREASURERS REPORT:

- 2014 Proposed Annual Budget was presented to the Board by Treasurer Keith Downs. Lengthy discussion followed about the budget.
- **MOTION** was made by Keith and seconded by Anita to approve the 2014 budget as presented. **Motion passed unanimously.**

MANAGEMENT REPORT:

- BRB application for 7936 213th AVE E. was approved by the Board.
- Radar units were ordered for 79th AVE. Lengthy discussion followed concerning residents speeding through the property. Board agreed to obtain more information on scheduling Sheriff's Deputies on the property to issue speeding citations.
- Management met with Trace Altman of Pro Gro to update the progress of the front entrance enhancement. Irrigation controller will need to be replaced at \$300.00, Board agreed to have it replaced.
- Management will book the installation of the "Deed Restricted Sign".

Next Meeting: No Board meeting in December. Next meeting scheduled for January 14th.

MOTION TO ADJOURN: Stephanie made a motion; seconded by Keith to adjourn at 8:00 pm.

Respectfully submitted,
Brian Rivenbark/LCAM

Sunstate Association Management Group

For the Board of Directors at

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