

FOXWOOD at PANTHER RIDGE HOA

Board of Directors Meeting

Date: Tuesday, January 19, 2016
Time: 6:30 PM
Location: Bradenton Fire Department Station #5

APPROVED

Call to Order: The meeting was called to order at 6:35 PM by Stephanie Little.

Proof of Notice of Meeting: The notice for the meeting was posted in accordance with the bylaws of the Association and the requirements of Florida Statute 720.

Quorum: Present were President; Stephanie Little, Treasurer; Keith Downs and Director; Anita Zavacky. Also present was Nicole Banks of Sunstate Management.

MINUTES: Anita made a MOTION seconded by Stephanie to waive the reading of the minutes and approve minutes from December 2015 as presented. Motion passed unanimously.

Helistop Committee:

- Daniela gave the report. Daniela submitted her research to be submitted to attorney for review in preparation for the upcoming meeting.
- The county report with recommendations should be available soon.
- DJ to investigate the zoning issues surrounding the helistop.
- The helistop is creating a nuisance and dangerous.
- Discussion regarding the video of the community.

Presidents Report:

- Stephanie gave the report.
- An owner reporting seeing an unmarked vehicle (off duty vehicle) shining lights around in the dark.

Treasurers Report:

- As attached to these corporate records, Keith reported from the December Financial Statements.
- Motion made by Stephanie and seconded by Anita to refer Lot 18 and Lot 26 to the attorney for collections. MOTION passed unanimously.
- Nicole to call owners at Lots 44 and 50 regarding unpaid dues.

Management:

- As attached to these corporate records, Nicole reported from the action list.
- Nicole to send compliance letter to Lot #47 regarding items visible from the street being improperly stored.
- Nicole to get estimate for new swing chains.
- Nu-Look PW bid was submitted to the Board for bridge cleaning.
- Nicole to speak with current landscaper concerning biweekly maintenance, communication, set schedule on services, mowing on palm branch at 77th and 209th.
Deer Point Crossing all the way to the Preserve sign.

Unfinished Business:

- Motion made by Keith seconded by Anita to accept the Luminous Electric proposal to repair the entrance lights not to exceed \$3000.

New Business:

- Annual Membership Meeting to be scheduled for Saturday, March 19th at 4pm at the park. (If it rains, to be held will be at 7820 205th St E.)

Meeting was adjourned by Anita at 7:43pm.

Next meeting will be February 16, 2016.

Respectively submitted,

Nicole Banks, CAM Sunstate Management