

FOXWOOD at PANTHER RIDGE HOA

Board of Directors Meeting

Date: Tuesday, December 20, 2016

Time: 6:30 PM

Location: Bradenton Fire Department Station #5

APPROVED

Call to Order: The meeting was called to order at 6:30 PM by Nikki Olarsch.

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 Vice President; Nikki Olarsch, and Treasurer; Keith Downs and directors; Daniela Drillman and Holly Chamberlain. Also present was Nicole Banks of Sunstate Management.

MINUTES: Daniela made a MOTION seconded by Keith, to waive the reading and approve minutes from November 15, 2016 as presented. Motion passed unanimously.

Presidents Report:

- **MOTION** made by seconded Daniela, seconded by Keith to accept Stephanie Little's resignation as President effective 12/1/16. Nikki, as vice president, will accept the appointment as acting President. **MOTION** passed unanimously.

Treasurers Report:

- Keith reported from the October 31, 2016 Financial Statements.
- Nicole will send LOT 18 statement to treasurer for review.

Management Report:

- Nicole confirmed that the trail cleanup will begin 1/3/17. Nicole will send an email notifying owners.
- LOT 63 is currently in compliance. Nicole to contact attorney regarding legal fees related to LOT 63.
- The new landscaper is off to a great start.
- There is an electrical issue at the entrance island. The electrician has been contacted for repair to the irrigation.

Homeowner Comments: None.

Unfinished Business:

- Nikki is still working with the county regarding the drainage issues.

New Business:

- Nicole to post on the website regarding fireworks being a fire hazard and it is very dry right now.

With no further business to discuss, Nikki adjourned the meeting at 7:00pm.

Next meeting will be a Board of Directors Meeting at the Fire Station #5 on January 17th at 6:30pm.

Respectively submitted,

Nicole Banks, CAM Sunstate Management