



FOXWOOD at PANTHER RIDGE HOMEOWNERS' ASSOCIATION, INC.

MINUTES

DATE: Monday, August 8, 2022
TIME: 5:45pm
PLACE: 19706 79th Ave East
Or Conference Call 941-254-6462 pin 1234

Call the meeting to order and show proof of notice: The meeting was called to order at 5:45pm. Notice was provided in accordance with FL ST 720 and the association's governing documents.

Determination of a quorum: A quorum was established with the following board members present; Ted Meuche, Tony Wood, Nikki Olarsch, Keith Downs, and Hannah O'Reilly.

Approval of the previous minutes – February 28, 2022 (March was Annual) MOTION made by Hannah, seconded by Keith to approve the meeting minutes as presented. MOTION passed unanimously.

President's Report: Nikki has met with FDOT regarding the Eminent Domain / ST RD 70 expansion and its affects on our HOA entrance at 213th St E. Nikki inspected the bridges with Tony, Mike, and Nicole in June. Note to keep debris off the bridges. Maintenance to be completed this fall.

Treasurer's Report: Tony reported from the July 31, 2022, financial statements. No one is over 30 days past due. 9 lots still owe for July. Legal is slightly over budget. Year to date net income \$7k.

Committee Reports (Tony as Board liaison)

Beautification: Working on signs and trees proposals.

Welcome: No report.

Trails / Bridges: Inspection completed in June. Minor repairs planned for October. New signs "Use at your own risks" have been ordered and will be installed.

BRB: No report.

Governing Document Review: No report.

Homeowner Comments (limit 3 minutes each)

- Mike Little commented on homeowners' dirty fences and that owners need to edge under their fence lines. Mike also suggested that the HOA contract with the landscaper to edge the roadside grass.
- Ken Stewart commented on his request to have Sugar's Gift added to the HOA website. Ken also suggested that an improved interactive HOA website / communication system be implemented. Ken would also like to see more details listed in meeting minutes.

Unfinished Business: None.

New Business

- Review request to add link to Sugar's Gift to Foxwood website: Tabled. Board will review the website.
- Update on ST RD 70 expansion: Tony and Nikki met with FDOT representative on site. Next step will be an offer for eminent domain. More details to follow.
- Review quotes from Beautification Committee (landscaping, trees, signage): Tabled.
- 2023 budget planning: First draft of 2023 budget will be created based on the August 31, 2022, financial statements. Board of Directors Budget meeting will be held on 10/24.
- HOA BBQ: Tony will host a BBQ at his home on Saturday, October 22nd. Details to follow.

Next Meeting Date: Budget Meeting, October 24th at 5:45pm, in person and via conference call.

Adjournment: With no further business to discuss, the meeting adjourned at 6:14pm.

Prepared by:

Nicole Banks For the Board of Directors