

Panther Trace Homeowner's Association

Meeting Minutes
September 4, 2007

Opening:

Betsy Roberts, President, called the regular meeting of the Panther Trace Homeowner's Association to order at approximately 7:00pm on September 4, 2007 in the Panther Trace Clubhouse.

Present:

Betsy Roberts
Curt Vercruysse
Carolyn Bellinger
Stacey Watson
Tara Taylor
Doug Pinner, McNeil Management

A. Approval of Minutes

The minutes of the August meeting were approved. Motion made by Stacey Watson and seconded by Carolyn Bellinger. All in favor.

B. Board of Director open positions.

The positions of Secretary and Treasurer are currently open. Motion made by Carolyn Bellinger to appoint Stacey Watson as Secretary and seconded by Tara Taylor. All in Favor.

Motion made by Carolyn Bellinger to appoint Stacey Watson Treasurer and seconded by Tara Taylor. All in favor.

C. Financial Report

No new bank statements have arrived for the Board to review since the last meeting. Delinquent accounts total \$2,080.20.

D. CCR Meeting

There will be a special meeting held September 30, 2007 at Noon in the Panther Trace Clubhouse to review and revise the current CCR's.

E. ARC Report

The Board has requested that the ARC obtains color schemes from the Builders no later than next months meeting so that we can be in compliance with new legislative rulings.

McNeil Management asked for clarification from the Board before sending fence approval letter to the homeowner who requested a variance at last months meeting.

ARC asked for guidance on approval of a Pergola. McNeil advises that since no other such structures exist within the community that is the standard which should be set and suggest the ARC deny the request. Board was in agreement that this type of structure does not fit with the current standards set in the community and recommend denial of this request.

F. Car Covers

This topic was tabled until the CCR review meeting.

G. New Business

The CDD will be hosting a Fall Festival October 27, 2007 and invited the HOA to participate by selling tickets which will result in revenue for the HOA. All Board Members were in agreement that this opportunity would be beneficial.

The October meeting will be the time when the budget for 2008 is discussed. A postcard is being mailed to all residents by McNeil Management advising them of this meeting.

Adjournment:

The motion to adjourn was made by Carolyn Bellinger and seconded by Stacey Watson. All in Favor.

These minutes are in summary form.

Minutes submitted by: Stacey Watson

Approved By:

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