

Panther Trace Homeowners' Association

Meeting Minutes

July 13, 2010

Opening:

Betsy Roberts, President, called the regular meeting of the Panther Trace Homeowners' Association to order at approximately 7:00 pm on July 13, 2010, in the Panther Trace Clubhouse.

Present:

Betsy Roberts
Curt Vercruysse
Carolyn Bellinger
Don Goldstein
Kasey Green, McNeil Management
Melissa Fort, McNeil Management

A. Approval of Minutes

The minutes of the June 2010 meeting were amended and approved. Motion was made by Curt Vercruysse and seconded by Don Goldstein, all in favor.

B. Financial Report

Account Balance	\$68,608.06
Delinquent accounts	\$24,648.00

58 of the 100 delinquent accounts are in mortgage foreclosure.

C. Violations

Current Violation Notices were reviewed by the BOD. McNeil will review outgoing letters and ensure they are in line with the Panther Trace Phase I CCR and Architectural Guidelines.

D. Property 4904

No investor has been identified for Property 4904.

E. ARC

Report of the ARC Chairperson was received. The approved color palette for house exteriors has been formatted so that it will be available on the HOA website.

The ARC will present a draft proposal on picket fences at the next HOA meeting.

The ARC will present a draft proposal on Florida Friendly Landscaping at the next HOA meeting.

F. McNeil Management

Melissa Fort will replace Kasey Green as our primary point of contact at McNeil. The BOD expressed their appreciation for Kasey's efforts on behalf of the HOA, and wishes her well on her move.

G. Residents Concerns

The BOD heard concerns from residents.

Adjournment:

There was a motion to adjourn which passed 4-0 at approximately 8:45 pm.

These minutes are in summary form.

Minutes submitted by: Don Goldstein

Approved by:

Unofficial Until Signed