



FOXWOOD at PANTHER RIDGE HOMEOWNERS' ASSOCIATION, INC.

DATE: Tuesday, November 7, 2023
TIME: 5:45pm
PLACE: E Manatee Fire Rescue Admin Building
3200 Lakewood Ranch Blvd Bradenton FL 34211

MINUTES

1. Call the meeting to order and show proof of notice: The meeting was called to order at 5:47pm. Proof of notice was provided in accordance with FL ST 720 and the association's governing documents.
2. Determination of a quorum: Keith Downs, Nikki Olarsch, Hannah O'Reilly, and Tony Wood. Stephanie joined at 6pm.
3. Approval of the previous minutes: October 5, 2023: **MOTION** made by Keith, seconded by Nikki to waive the reading of the minutes, and approve as presented. MOTION passed unanimously.
4. Update on Legal: Nikki and Tony to provide update.
 - County Commissioner Meeting: Postponed to January 18th, 2024.
 - Nikki confirmed the Concession owners placed \$2,000 in escrow.
 - Nikki confirmed that the Forrest approved paying the \$3,000.
 - **MOTION** made by Tony, seconded by Hannah to approve not to exceed \$3,000 for the Concession Legal matter. This is contingent upon the Concession owners paying \$2,000 and The Forrest HOA paying \$3,000. MOTION passed unanimously.
5. Treasurer's Report: Financial Statements
 - **Adopt 2024 Budget: MOTION** made by Tony, seconded by Nikki to approve as presented. The quarterly dues will remain at \$430. MOTION passed unanimously.
6. Committees:
 - Confirm members and remind owners they are welcome to attend meetings.
 - Social Committee: Stephanie Little, Chair
 - Committees will send notices / communications to Sunstate to share via email.
7. Homeowner Comments:
 - Chris Baylis commented that the dues are higher than all the other Panther Ridge. Chris Baylis commented about receiving emails.
8. **Next Meeting Dates:**
 - January 10, 2024, at 7pm (changed to 1/4/24 due to Room)**
 - March 19, 2024, at 7pm Annual Membership**
 - June 11, 2024, at 7pm**
 - September 10, 2024, at 7pm**
 - November 12, 2024, at 7pm**
9. Adjournment: With no further business to discuss, the meeting was adjourned to 6:13pm.

Prepared by:

Nicole Banks For the Board of Directors