

PRESTONWOOD COUNTRY CLUB CONDOMINIUM ASSOCIATION, INC.,
MINUTES—BOARD OF MANAGERS MEETING – March 22, 2022
The Clubs of Prestonwood-The Creek & via Zoom

Board Members Present: Jacy Allen, Nancy Baker, Martha Burks, Jim Eason, Gaela Renee Hall, Betty Walley, Jeff Hughes.

Present via Zoom: None

Members Absent: Judith Lyle, Dan Burbine

Operations Manager: Carrie Bailey

Sargent-At-Arms: Ron Janes

Owners Present: Chris Unger, Mary Lou and Dan Maher, Aruna Sangram, William D and Denorah Ward, Delisa Day, Barba Wertz, Ashley Clark, Estella Shaw

Owners via Zoom: None

- I. DETERMINATION OF A QUORUM/MEETING CALLED TO ORDER - A quorum was present, the meeting was called to order by the President, Jeff Hughes, at 6:41 P.M.
- II. MEMBER COMMENTS
 - A. Non-resident owner, Denorah Ward, asked about the conditions of the courtyard near her condo, and how it is maintained.
 - B. Non-resident owner, William Ward, asked about the property's infrastructure, specifically the underground HVAC leaks. Carrie stated it would be cost prohibitive to replace all of the underground plumbing and the failures are at joints and valves rather than the straight piping which means total replacement isn't needed. Therefore, replacement is being completed as needed when there is a failure. While we can't predict where the failures will occur, each year's budget includes \$70,000 for HVAC Pipe Replacement.
 - C. Resident owner, Delisa Day, asked about the wood an owner has installed at the corner of a flowerbed on west Copperwood. The Landscape Committee is aware, and the edging will be removed.
- III. MINUTES REVIEW AND APPROVAL: The January 25, 2022, Minutes were reviewed at the meeting. Jim Eason made a motion to approve, and the motion passed by a unanimous vote.
- IV. BOARD ACTIONS TAKEN BY EMAIL
 - A. On February 12, 2022, the Board approved renewing the Courtesy Patrol Contract with Dallas Police Officer, Ron Janes for 1 Year. Members voting for: Jeff Hughes, Nancy Baker, Judy Lyle, Jim Eason, Gaela Renee Hall & Dan Burbine; Against: Darrell Traeger, Jacy Allen & Martha Burks.
 - B. On February 18, 2022, the Board unanimously approved hiring Protex Service Inc. to replace Certi-tech as the pest control service.
- V. MANAGERS REPORT – Carrie Bailey - See Manager's Report.
- VI. UNFINISHED BUSINESS - See attached Manager's Report.
- VII. NEW BUSINESS
 - A. Community Networking Committee - will welcome new residents by sending a card.
 - B. Social Committee - Martha will sing a birthday message for each month for owners/ residents.

VIII. OFFICER & COMMITTEE REPORTS

- A. TREASURER'S/ FINANCE— Betty Walley report is attached and was filed for audit.
- B. BUILDING-Dan Burbine – No Report
- C. BYLAWS & RULES –Jacy Allen – No report.
- D. LANDSCAPE – Jim Eason – reported that they are still working on the list from last year. Tree replacements, and endcaps have the material. His committee is waiting on the planting material.
- E. COMMUNICATIONS – Gaela Renee Hall -reported that the second digital newsletter was emailed On March 15. Over 300 owners & residents received the email, and there was a 30% open rate.
- F. SOCIAL – Martha Burks reported that Chunk Your Junk weekend is on April 2nd and 3rd. Please remember that paints and chemicals are not allowed. The next social event is planned to be **Mimosa Monday on Memorial Day**, a brunch on May 30, 2022.
- G. COMMUNITY NETWORKING – Nancy Baker reported on news of the community.

IX. General Meeting adjourned at 7:24 P.M. No Executive Session.

The next Board Meeting will be on April 26, 2022.

Jacy Allen for Judy Lyle, Secretary