

PRESTONWOOD COUNTRY CLUB CONDOMINIUM ASSOCIATION, INC.,
MINUTES—BOARD OF MANAGERS MEETING – OCTOBER 25, 2022
The Clubs of Prestonwood-The Creek & via Zoom

Board Members Present: Nancy Baker, Jim Eason, Gaela Renee Hall, Jeff Hughes, Judy Lyle, Martha Burks, Betty Walley, Phyllis Wells

Present via Zoom: Dan Burbine

Members Absent:

Operations Manager: Carrie Bailey

Office Manager: Tonie Daly

Owners Present: Chris Unger, Aruna Sangram, Sam Bayati,

Owners via ZOOM: Rick Wilson

- I. DETERMINATION OF A QUORUM/MEETING CALLED TO ORDER
- II. EXECUTIVE SESSION – 6:30 p.m.
- III. CALL TO ORDER – The open meeting was called to order by President, Jeff Hughes, at 7:05 p.m.
- IV. MINUTES REVIEW AND APPROVAL – Martha Burks approved the minutes, Nancy Baker seconded. The minutes were approved as presented.
- V. BOARD ACTIONS TAKEN BY EMAIL - September 20, 2022 BOM Meeting Minutes were approved via email on 10/03/2022.
- VI. EXECUTIVE SESSION SUMMARY/VOTING - A parking violation has progressed to the fining stage. Jeff moved that fines be issued to #701419. Judy seconded; the board approved unanimously.
- VII. MANAGERS REPORT – Carrie Bailey - See Manager’s Report.
- VIII. UNFINISHED BUSINESS - See attached Manager’s Report.
- IX. NEW BUSINESS - Carrie suggested that the HOA add cones and piping to our west end driveway for greater traffic control. Jeff moved that we add cones and piping to our west end driveway for greater traffic control, Betty seconded; the Board voted unanimous approval.
- X. OFFICER & COMMITTEE REPORTS
 - A. TREASURER’S/ FINANCE— Betty Walley’s report is attached and was filed for audit.
 - B. BUILDING-Dan Burbine – Carrie is working with a few owners on various aspects of the remodel policy.
 - C. BYLAWS & RULES – Phyllis Wells asked about best way to address violations. Carrie replied that violations need to be reported to the office so a letter, Notice of Violation, can be sent to both owner and resident. Texas law requires this notice before fines can be assessed for any violation.
 - D. LANDSCAPE – Jim Eason reported that he and Carrie are meeting with a professional landscape designer who will be considered for needed design and installations. A Landscape Committee Meeting will follow.
 - E. COMMUNICATIONS – Gaela Renee Hall reported that the digital newsletter will undergo a change and rather than being sent from the website module, it will be delivered as a pdf file through Voice Friend. All links can be embedded in the pdf file for easy access to the website. This is a less cumbersome process and will ensure delivery/access success.

- F. SOCIAL – Martha Burks thanked everyone and reported that the Chunk Your Junk weekend was very successful with many people offering their support and participation. Stay tuned for holiday plans!
- G. COMMUNITY NETWORKING – Nancy Baker reported on our community, neighborhood and city. No action was taken.
- XI. MEMBER COMMENTS - Aruna commented that she appreciated all of the Board's work for the community.
- XII. The MEETING was ADJOURNED at 7: P.M.

The next regular OPEN BOM Meeting will be on DECEMBER 6, 2022 @ 7:00 P.M.

The next regular EXECUTIVE SESSION will be on DECEMBER 6, 2022 @ 6:30 P.M.

Judith Lyle, Secretary