

PRESTONWOOD COUNTRY CLUB CONDOMINIUM ASSOCIATION, INC.,
MINUTES—BOARD OF MANAGERS MEETING – DECEMBER 6, 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, Marilou and Dan Maher, Estella Shaw for Delesia Jackson, Sushma and Anthony Peters, Rick Wilson, Delisa Day, Barbara Wertz, Aruna Sangram

Owners via ZOOM: None

- 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 7:00 P.M.
- IV. MINUTES REVIEW AND APPROVAL – Nancy moved to approve the OCTOBER minutes; Martha seconded. The minutes were approved as presented.
- V. BOARD ACTIONS TAKEN BY EMAIL - None
- VI. EXECUTIVE SESSION SUMMARY/VOTING
 - A. Carrie reported that there have been 2 fines assessed:
 1. A fine of \$100 was assessed to account 701419 for Parking Violations.
 2. A fine of \$100 was assessed to account 701449 for Disturbing the Peace.
 - B. Nominating Chair Appointed: Jim Eason accepted Nomination Chair for 2022
- VII. MANAGERS REPORT – Carrie Bailey - See Manager’s Report.
- VIII. UNFINISHED BUSINESS - See attached Manager’s Report.
- IX. NEW BUSINESS -
- X. OFFICER & COMMITTEE REPORTS
 - A. TREASURER’S/ FINANCE— Betty Walley’s report is attached and was filed for audit.
 - B. BUILDING-Dan Burbine. Carrie reported on the ongoing building issues. Leaks have developed through the brick façade in 2 buildings. Moisture barriers and weep holes are being added to prevent ongoing problems.
 - C. BYLAWS & RULES – Phyllis Wells. Recommended that the Office maintain a register of all pets. Carrie agreed and will implement the suggestion. Phyllis reminded residents to leash and pick up after their dogs and to keep balconies tidy.
 - D. LANDSCAPE – Jim Eason reported that he and Carrie have met with a landscape designer and other landscape companies to develop plans for successful landscape additions.
 - E. COMMUNICATIONS – Gaela Renee Hall – no report.
 - F. SOCIAL – Martha Burks reported that this is the holiday season and to be open for some small event to happen. Working on something that will be fun.
 - G. COMMUNITY NETWORKING – Nancy Baker reported on our community, neighborhood, city, and ongoing scams. No action was taken.

XI. MEMBER COMMENTS

- A. Dan Maher added support to educating neighbors who walk dogs without leashes and do not pick up after their pets, especially large dogs. It is a county ordinance and subject to fines.
- B. Barbara Wertz commented about solar lighting not being bright enough for the perimeters.
- C. Rick Wilson also reiterated the need to have owners pick up their dog's poop.
- D. Anthony Peters wanted to thank the Landscape Committee for recognizing Sushma's hard work with the Fall 2022 Beautification Award and \$100 gift card.

XI. The MEETING was ADJOURNED at 7: 38 P.M.

The next regular OPEN BOM Meeting will be on JANUARY 24, 2023 @ 7:00 P.M.

The next regular EXECUTIVE SESSION will be on JANUARY 24, 2023 @ 6:30 P.M.

Judith Lyle, Secretary