

C.C. Villas Homeowners Association

Board of Directors

Board Meeting

01/12/2012

6:30 P.M.

Present: Board Members present include Gary Graham (presiding), Grady Griffith, Pete Witzemann Janis Stefl , and Don Carlson. Also attending Cin Dee Utley (manager), Mary Pappas, Peggy Pucket . Frank Cole.

Financial Report : Peggy Puckett reviewed the ~~Dec.~~ financials reporting the collective balance in the bank accounts at the end of the month 107,420.95 resulting Asset Balance on the Balance sheet was 169,933.62 Monthly financials were accepted as prepared.

Mangers Report CinDee reported daily task done. Termites taken care of building 11. 15B roof leak. CinDee looking for second bid on lawn care.

OLD BUSINESS: Quarterly statements are voted in. Raise for Bookkeeping to 350.00.

NEW BUSINESS: Policy regarding Architectural standards . Discussion of Managers Job Discription.

C.C. Villas Homeowners Association

Board of Directors

Board Meeting

02/15/2012

6:30 P.M.

Present: Board Members present include Gary Graham (presiding), Grady Griffith, Pete Witzemann and Janis Stefl , Also attending Cin Dee Utley (manager), Patricia Jones, Mary Pappas, Peggy Pucket, Kris Dixon, Charlene Davis, Kathleen Gross, Rout Ashton, Jason Welch.

Financial Report : Peggy Puckett reviewed the Jan. financials reporting the collective balance in the bank accounts at the end of the month 112,582.00 resulting Asset Balance on the Balance sheet was 171,412.00 Monthly financials were accepted as prepared.

Mangers Report CinDee reported daily task done, she also price Billy Goat Vacuum.

OLD BUSINESS: Hot Tub Pete Witzemann working on finding a price and company. Gary Graham reviewed Mangers contract. Lawn vacuum voted down.

NEW BUSINESS: Extra person residing at 11A granted till end of school year, will pay for extra parking space. Estimate for pool area.

C.C. Villas Homeowners Association

Board of Directors

Board Meeting

03/14/2012

6:30 P.M.

Present: Board Members present include Gary Graham (presiding), Grady Griffith, Pete Witzemann Janis Stefl , and Don Carlson. Also attending Cin Dee Utley (manager), Peggy Puckett , Mary Pappas.

Financial Report : Peggy Puckett reviewed the Feb. financials reporting the collective balance in the bank accounts at the end of the month 126,991.00 resulting Asset Balance on the Balance sheet was 184,310.00 Monthly financials were accepted as prepared.

Mangers Report CinDee reported daily task done. Addressed dog poop at 19D, working on list of contractors with phone numbers, list of keys, and list of unit folders.

OLD BUSINESS: Budget Reminder. Dust to Dreams Construction estimate.

NEW BUSINESS: Down Payment for Hot Tub. Mangers job description., payment compensation.

C.C. Villas Homeowners Association

Board of Directors

Board Meeting

04/11/2012

6:30 P.M.

Present: Board Members present include Gary Graham (presiding), Grady Griffith, Pete Witzemann

Janis Stefl , and Don Carlson. Also attending , Peggy Puckett , Patricia Jones

Financial Report : Peggy Puckett reviewed the March financials reporting the collective balance in the bank accounts at the end of the month 112,534.00 resulting Asset Balance on the Balance sheet was 175,767.00 Monthly financials were accepted as prepared.

Mangers Report : No Manager

OLD BUSINESS: Manger Job Discription,

NEW BUSINESS: Search for new Manger, interm Manger Patricia Jones will open pool.Keeping track of projects. Rules enforced. Unite Access Policies. Advertising for new Manger.

C.C. Villas Homeowners Association

Board of Directors

Board Meeting

05/09/2012

6:30 P.M.

Present: Board Members present include Gary Graham (presiding), Grady Griffith, Pete Witzemann
Janis Stefl , and Don Carlson. Also attending , Peggy Puckett , Patricia Jones

Financial Report : Peggy Puckett reviewed the April financials reporting the collective balance in the bank accounts at the end of the month 132,867.00 resulting Asset Balance on the Balance sheet was 189,180.00 Monthly financials were accepted as prepared.

Mangers Report : No Manager

OLD BUSINESS: Interim Manager Patricia Jones opening pool . Bids for clean up of gutters

NEW BUSINESS: Search for new Manger, Reviewed applications for Manager. Revised fines for Pets.

C.C. Villas Homeowners Association

Board of Directors

Board Meeting

06/13/2012

6:30 P.M.

Present: Board Members present include Gary Graham (presiding), Grady Griffith, Pete Witzemann Janis Stefl , and Don Carlson. Also attending , Peggy Puckett , Patricia Jones. Rob and Penny Anderson.

Financial Report : Peggy Puckett reviewed the April financials reporting the collective balance in the bank accounts at the end of the month 142,383.00 resulting Asset Balance on the Balance sheet was 201,737.00 Monthly financials were accepted as prepared.

Mangers Report : No Manager

OLD BUSINESS: UPDATE Hot Tub Cover for pool area (tabled) . Gutters cleaned out

NEW BUSINESS: Introduction of New Manager Rob and Penny Anderson. Management Orientation via Patricia Jones . Contract and Bidding Procedures , Repair history files. Contractors List and policies for emergency.

C.C. Villas Homeowners Association

Board of Directors

Board Meeting

10/10/2012

6:00 P.M.

Present: Board Members present include Gary Graham (presiding), Grady Griffith, Pete Witzemann and Janis Stefl , Also attending : Rob Anderson , Penny Anderson, Mary Pappas, Gus Pappas, Shirley ,

Financial Report : Peggy Puckett provided the Sept financials prior to the meeting but was not present to review them. Financial reported a collective balance in the bank accounts at the end of the month in the amount of 127,331.00 and the resulting Asset Balance on the Balance sheet was 186,573.00. Monthly financials were accepted as prepared.

Mangers Report: Rob Anderson Summarized the activities for the Month, Clean up and closing of the pool.

OLD BUSINESS: Pet policy has been enforced.

NEW BUSINESS: Budget meeting was scheduled.