

The "Villas" at Panther Trace II

Website: www.cambrayvillashoa.com

Board Members

President-Rick Duesler

Vice President -Susan Jackson

Secretary-Patti Lemon

Treasurer- Janet McConnell

Director -Evan Love

Board Meeting, Wednesday, 18 April at 6:30 PM at the Panther II
Clubhouse, 11518 Newgate Crest Drive.



Happy Valentines

February 2018

FYI



() Remember, a current copy of your Home Owner Insurance Declaration Page must be on file at all times with McNeil, per Article 5, Sec 4., Insurance of Lots.

() Until further notice, our newsletter is no longer being delivered; however, it can be found on the web or received via e-mail.

() If you would like to be on the Villas e-mail list, contact John Willis at sc921asi@att.net. Currently there are 42 residents on the e-mail listing

() Little known Black History Fact-inoculation was introduced to America by a slave named Onesimus; pronounced own-ess-mus.

() Please call the Sheriff's Department at the non-emergency number (813) 247-8200 to report trespassing activities by anyone using the pool after dark.

() Anyone using the pool after the pool has closed for the evening will be trespassing and subject to prosecution

Recap of the January 10th Annual Board Meeting for the Villas:

-- With the resignation of Phyllis Key, and John Willis not seeking a third term, Patti Lemon, & Janet McConnell are their replacements on the board.

--New security cameras were installed at the pool

--Pool heater was replaced

--Effective March 1, 2018, 360 ECO Solutions will be our Landscape Maintenance Contractor

--Increasing the age from 16 to 18 to be at the pool without adult supervision

--Have an Engineer determine the life expectancy of our roofs

--Possibility of hiring an off-duty Deputy Sheriff to patrol the Villas

PT-2 CDD Board Meeting, January 22, 2018

- Proposed creating a Grade Sheet for landscape services rendered
- Board reviewed resumes, questioned nominees and selected Scott Ward to fill the vacant Board Supervisor Seat 5.
- Discussed problem with church attendees driving between the two white fences damaging the sod. A letter will be mailed to the church requesting they immediately stop using said alley on Sunday as an exit from the church.
- CDD PT-2 meeting are scheduled for the fourth Monday of the month.
- I departed the meeting after item IV. Landscape & Pond Maintenance was discussed.

PT-2 Annual HOA Meeting, January 23, 2018

- There was no quorum, thus no Annual Meeting.
- October Minutes were approved
- Yearly expenses were less than what was budgeted; finances look good



Thursday 1st-Wednesday 28th-Black History Month
Wednesday 14th Valentine's Day & Ash Wednesday
Monday 19th President's Day & Eastern Orthodox Lent begins
Thursday 22nd Washington's Birthday



In making 2018 the year of YOU, consider adding Pickleball to your New Year Resolutions. You can get started for as little as \$20.00. Pickleball is a simple paddle game played by ages 8-80, using a perforated, slow-moving ball over a tennis-type net on a badminton-sized court which is available to you here at the PT-2 Tennis Court. The game can be played indoors or outdoors. If interested, email me --sc921asi@att.net call (813) 671-8564. Currently, we have four (4) residents at the Villas and two (2) others that meet on Saturday mornings; the more the merrier.



Note: Listing below listing is not endorsed, just one's opinion.



**For all your auto glass needs: A-1 AUTOGLASS LLC
Demetrious Jones, Owner (813) 545-1107
Fax (813) 415-3919; Email: A1autoglass72@gmail.com
Twenty Years Experience**



Your HOA Board and McNeil welcomes our newest family. We hope you'll find your HOA website and newsletter helpful as you learn more about living in the "Villas"



Happy Birthday to all celebrating a birthday and or special occasion during the month of February



Deadline for submitting information for the March Newsletter is Friday, 23 February. Contact me at 11436 CCL or e-mail: sc921asi@att.net for submissions.

John A. Willis, Editor