

CHARLESTON COURT AT ABACOA HOMEOWNERS, INC.

ORGANIZATIONAL MEETING

March 16, 2005

An Organizational meeting of the Board of Directors of the **CHARLESTON COURT AT ABACOA HOMEOWNERS ASSOCIATION, INC.** was held in the Independence Middle School, 4001 Greenway Drive, Jupiter, Florida at 7:00 p.m. on Wednesday, March 16, 2005.

The following were present:

Lynne Hoffman, President

Diane Lea Phillips, LCAM, CPM, Bristol Management

Absent: William Maer, Secretary

Lynne Hoffman, by virtue of her office, called the meeting to order at 8:15 p.m. and noted a notice of the meeting was duly given.

Lynne Hoffman explained to the candidates that had interest in being on the Board that she was going to appoint three members from the group and explained that there would be monthly meetings on the third Wednesday of each month and currently the meetings are held at the Community Center of The Island at Abacoa. It was suggested that we look into utilizing the Community Center located at Tuscany at Abacoa as it had better parking and would be better for membership meetings.

The candidates that were interested in being on the Board were Peter Canavan, Paul Christopher, Susan Fletcher, and candidate James Hotchkiss who was up for re-election. It was also explained that it was very important that the Directors should be in attendance for each meeting and after three consecutive missed meetings or having assessments more than 30 days in arrears the remaining Directors could vote those members off the Board.

Susan Fletcher, due to her travels, felt that this year could be difficult to be able to attend all the meetings during the summer months and said she would love to participate through Committees when she was available and would place her name on the slate for next year's election.

It was also noted that William Maer who had one year left on his tenure would be sent a letter explaining that due to the nature of his job it was interfering with his attendance at the Board meetings and that he should consider resigning or make arrangements to begin attending future meetings.

Lynne Hoffman than appointed Peter Canavan, Paul Christopher and James Hotchkiss to fulfill the two year term on the Board.

A motion was made, seconded and unanimously approved to appoint the following Board members to the following office:

Lynne Hoffman, President
Peter Canavan, Vice President
Paul Christopher, Secretary
James Hotchkiss, Treasurer

Two signatures will be required on all checks written.

The next meeting will be held on April 20, 2005, place to be announced at a later time. There being no further business the meeting adjourned at 8:30 p.m.

Respectfully Submitted,

Diane Lea Phillips, LCAM, CPM
For and on Behalf of
the Board of Directors