

MARTINIQUE HOMEOWNERS ASSOCIATION, INC.

Board of Directors Meeting Thursday, September 27, 2007 – 6:00 P.M. Location: Martinique Clubhouse AGENDA

Determination of Quorum- John Lynch, Mitch Barron, Dominic Santacaterina, Robin Jordan, and David Webb were in attendance and represented a quorum.

Call to order- Mitch called the meeting to order at 6:05p.m.

Engineer's Report- A.T. Designs send a representative to update the board on issues including: lighting, street trees/signs, handicap parking, "ONE WAY" signage, etc. Also in attendance was a lighting engineer who detailed the current state of the lighting in Martinique and detailed the various possible remedies including decreasing wattage, increasing amount of poles, installing new fixtures, etc.

Minutes of August 30, 2007- Robin made a motion to accept the minutes as presented from the August 30, 2007 Board meeting. Dominic seconded and the motion passed unanimously.

Financial Report- John updated the Board on the current state of the finances. David questioned the positive variance. John reported the current positive variance is due to the timing of certain line items including Mulch. It was discussed that the fertilization/pest contract had been terminated and was the root cause of the main overage. John stated the Board was currently entertaining alternate bids.

Old Business

1. **Custom Home landscape maintenance-** James was asked to get a proposal from Tropics North to mow the custom home lots that have gotten out of control with weeds.

2. **Street tree/sign issue-** James reviewed the email from the Town of Jupiter stating Divosta's responsibility to move/trim the identified trees as needed.

2. **No parking signs-** James reviewed the series of emails detailing correspondence with Doug Koenickie with the Town of Jupiter.

3. **Tile Floor in Clubhouse/Mailroom-** Robin made a motion to install the ceramic tiles in the mailroom. Mitch seconded and the motion passed unanimously.

New Business

1. **Indian Creek Landscaping-** John updated the Board from the meeting between Bristol Management, NPBIID, and himself. It was noted that several hundred juvenile trees had already been planted but further plantings were being considered by NPBIID.

2. **Pool gate contract-** James updated the contract status. The gate was to be installed prior to the next Board meeting.
3. **Pest Control Contract-** Mitch made a motion to terminate the Palm Coast Pest Control contract. David seconded and the motion passed unanimously.
4. **Landscape Maintenance Bidding Process-** Mitch made a motion to enter into contract negotiations with OneSource. Dominic seconded and the motion passed unanimously.

Open Discussion- Several homeowner issues were discussed. Work order were to be created and owners were asked to keep a look-out for kids with paintball guns.

Adjournment- Dominic made a motion to adjourn. David seconded and the motion passed unanimously.