

**THE PASEOS PROPERTY OWNERS ASSOCIATION, INC.**  
**Board of Directors Meeting**  
**Monday – October 16, 2006 -- 6:30 P.M.**  
**Location: Paseos Clubhouse**

A meeting of the Board of Directors of **THE PASEOS PROPERTY OWNERS ASSOCIATION, INC.** was held in the Paseos Clubhouse, 1550 South Pennock Lane, Jupiter, Florida at 6:30 p.m. on Monday, October 16, 2006.

The following were present:

Alan Franciosi, President  
Brandon Selle, Vice President  
Marian E. Keough, Secretary  
Joel Rosenblatt, Treasurer  
Diane Lea Phillips, LCAM, CPM Bristol Management  
Liz Diaz, Bristol Management

There were eighteen (18) homeowners present.

Alan Franciosi, by virtue of his office, called the meeting to order at 7:01 p.m. and noted that a notice of the meeting was duly given and a quorum was available.

## **MINUTES**

A motion was made, seconded and unanimously approved to accept the September 18, 2006 Board of Directors' minutes.

## **FINANCIAL REPORT**

1. The September 2006 financials were reviewed and accepted as stated.
2. The 2007 proposed budget was reviewed in detail and minor changes were made. Bristol Management is to prepare the notice of the upcoming Board of Directors Meeting where the 2007 Budget will be voted on. A copy of the proposed budget will be included in the mailing and a notice to change the Section G. Signs, under Exhibit B "Use Restrictions".

## **MANAGER'S REPORT**

1. Liz Diaz updated everyone with copies of all work orders, violation reports and architectural review reports from September 15 through October 13, 2006.
2. Two (2) proposals were presented for the landscape maintenance of Paseos and were reviewed by the Board. At this time the Board will continue to award its contract to Sago Landscape.

3. The Board has requested for Bristol Management to obtain a price quote on two (2) bulletin boards (an open cork board and a double sided board with locks).

## COMMITTEE REPORTS

1. **Finance Committee:** Joel Rosenblatt reported that the Finance Committee met and reviewed the proposed budget worksheet created by Bristol Management.
2. **Clubhouse Committee:** The committee is working on creating Paseos' clubhouse as friendly and inviting gathering place where neighbors can mingle. Marian Keough reported the progress on the possibility of auctioning the clubhouse furniture and accessories to one of the local auction houses. The proceedings of the auction would be designated for purchases of a more recreational style of furnishings. The committee will have a survey for the homeowners to complete as they visit the haunted house on the October 31<sup>st</sup>. The committee is to propose a price on a television, DVD player and an entry card system for the next meeting.
3. **Activities Committee:** Brandon Selle reported that the committee is planning a haunted house in the clubhouse for October 31<sup>st</sup> at 6:00 p.m. The committee is also working on a number of community activities for all ages.
4. **Architectural Committee:** The committee is presenting a fence specification form which includes a diagram of the various set back requirements. This form would be in addition to the existing architectural application and would only be required to be completed by those who are requesting approval of a fence. A motion was made, seconded and unanimously approved the fence specification form.

## OLD BUSINESS

No old business was discussed.

## NEW BUSINESS

No new business was discussed.

The next meeting will be held on November 20<sup>th</sup> at 6:30 p.m. at the Paseos Clubhouse. There being no further business, a motion was made, seconded and unanimously approved to adjourn the meeting at 8:50 p.m.

Respectfully submitted,

Diane Lea Phillips, LCAM, CPM  
For and on behalf of  
The Paseos Property Owners Association, Inc.