

**THE PASEOS PROPERTY OWNERS ASSOCIATION, INC.**

**Board of Directors Meeting**

**Monday – February 26, 2007 -- 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, February 26, 2007.

The following were present:

Alan Franciosi, President  
Brandon Selle, Vice President  
Marian E. Keough, Secretary  
Joel Rosenblatt, Treasurer  
Greg Aucamp, Director  
Liz Diaz, LCAM Bristol Management

There were five (5) homeowners present.

Alan Franciosi, by virtue of his office, called the meeting to order at 7:02 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 January 22, 2007 Board of Directors' minutes with the changes.

**FINANCIAL REPORT**

1. The January 2007 financials were reviewed and accepted as stated.
2. The draft turnover audit was not deemed acceptable at the previous Board Meeting and is in the process to be revised.

**MANAGER'S REPORT**

1. Liz Diaz updated everyone with copies of all work orders, violations report and architectural report from January 20, 2007 through February 23, 2007. She also informed the Board with all the action items that had been accomplished.

**OLD BUSINESS**

1. **Annual/Election Meeting:** The Board requested that Liz obtain a legal opinion and an interpretation of the Paseos By-Laws on any date or time frame requirement in the association's documents or within Florida Statute, Term of Office, Meeting Notice Requirements and the Board's and/or the Memberships' ability to amend the By-Laws.

2. **Landscape Enhancement:** There was discussion on the many presentations that were given on Friday, February 23, 2007. The Board has selected Generation Green, Horizon and Tropics North to resubmit new landscape enhancement proposals and to include the a landscape lighting package.
3. **Landscape Maintenance Proposal:** The Board and Jill Dalton, Landscape Committee Chairperson discussed all the proposals submitted for the Maintenance Contract. A motion was made to award the contract to Horizon Landscape, seconded and unanimously approved.

## **NEW BUSINESS**

**Violations:** Discussion was held on regarding several homes. 188 Via Veracruz the Board agreed to send a final notice of violation.

The next meeting will be held on March 19, 2007 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 9:00 p.m.

Respectfully submitted,

Liz Diaz, LCAM

For and on behalf of The Paseos Property Owners Association, Inc.