

NORTHFORK PROPERTY OWNERS ASSOCIATION

Annual Members Meeting

Wednesday, December 13, 2006 @ 7:00 p.m.

Location: Habitat Café, Palm Beach Gardens, FL

Quorum – Carolynne Casale, from Bristol Management, announced that a quorum had been achieved and the meeting could be called to order.

In Attendance: The Directors present were Terry Bader, Carola Brdlik, Natalie Guthrie, Allan Kalfin, Gary Lichter, Dan Guisinger and Angela Veselov. Carolynne Casale was present representing Bristol Management Services.

Call to Order: President, Natalie Guthrie called the meeting to order at 7:35 pm.

Proof Of Notice: Carolynne Casale presented proof that notice of the meeting was mailed to all members. The affidavit was shown to the membership and added to the meeting file.

Minutes: The minutes of the December 2005 members meeting were presented. A motion was made by Allan Kalfin to accept the minutes as amended; the motion was seconded by Carola Brdlik and was carried by a unanimous vote of the members present.

Financial Report:

Treasurers Report - Carola Brdlik reported that the community's finances were in good order and had operated within the budget guidelines for the last year.

Ratification of Budget: A motion to ratify the 2007 budget was made by Natalie Guthrie; the motion was seconded and carried unanimously.

President's Report:

President – Natalie Guthrie reviewed the projects accomplished by the board for 2006, including painting entry walls, signs, lamp posts, mailbox posts, repairing sidewalks, painting roadway paving lines at the entrance areas, repairing the east side fountain, replacing the west side basketball standard, trimming common area trees, removing dead pine trees and setting up the North Fork POA Webpage.

Introduction Of Candidates: Those running for elections were introduced, including: Angela Veselov, Dan Perez, Peter Johnson, Phil Smillie and Steve White; (Ed Payne was not present).

Nominations From The Floor: Nominations for the Board of Directors were requested from the floor. No nominations were received from the floor.

Appointment of Inspectors of Election: Three members of the Association volunteered to count the ballots and proxies.

Election of 2007 Board: The results of the election were the following members elected to the Board of Directors for two-year terms: Angela Veselov, Phil Smillie and Dan Perez.

Old Business: There was no old business before the board.

New Business: There was no new business before the board.

Owners were encouraged to get involved in the community and sign up for the various committees. Sign-up sheets were presented for the membership for the Architectural and Landscaping Committees. Letters will be sent to all volunteers regarding the next board meeting in January and the official appointment of committee members by the Board of Directors.

With no further business for the members to discuss, a motion was made by to adjourn. The meeting was adjourned at 8:40 p.m.

Respectfully Submitted,

Carolynne Casale

Carolynne Casale
For and on behalf of the Board of Directors

Minutes Approved: December 12, 2007