

NORTHFORK PROPERTY OWNERS ASSOCIATION

BOARD OF DIRECTORS MEETING MINUTES

**Tuesday, April 18, 2008 @ 7:00 pm
(Bristol Management Services Offices)**

QUORUM: Dan Guisinger, Anthony Cardillo, Dan Perez, Debbie Poumakis, John Wood and Gary Troast were present. Phil Smillie was absent. Carolynne Casale represented Bristol Management. Those members present determined a quorum of the Board.

CALL TO ORDER: Dan Guisinger called the meeting to order at 7:00 p.m.

APPROVAL OF PREVIOUS MEETING MINUTES:

A motion was made by Anthony Cardillo to accept the minutes from the meeting held on Tuesday, March 18, 2008; the motion received a second from Dan Perez and was unanimously carried by the Board.

FINANCIAL REPORT: Dan Perez accepted the March financials as presented by Bristol Management. He advised that tracking was where it should be at this point in time. He will study the reserves to ascertain where funds can be re-allocated (e.g. from gate reserves to landscaping) and report to the board at the next meeting in May.

MANAGER'S REPORT: attached.

COMMITTEE REPORTS:

Architectural Committee: Mike Whalin was not present to report. Dan Guisinger reported that Mike Whalin submitted his resignation as ARB Chairman. Dan will contact other residents to solicit volunteers for this committee.

Landscaping Committee: Debbie Poumakis discussed the need to continue with the next phase of landscaping, based on the re-allocation of reserves that will be voted on at the May meeting. She will review the billing received from Parker Landscaping to ensure all plant materials have been installed, prior to final payment.

OLD BUSINESS:

ARB Community Inspections – Mike Whalin was not present to report on the recent inspection.

Tennis Court Resurfacing: Bulldog Tennis Courts is scheduled to commence on or about May 1st.

Tract D Maintenance: Mr. Rumball, (100 Georgian Circle) attended the meeting and requested time to discuss the maintenance, or lack thereof, of the area known as Tract D adjacent to his home. The board advised that they are seeking legal counsel and will respond upon receipt of same.

NEW BUSINESS:

Gate Repairs: The west side entrance gate was struck by a vehicle last week and J&R Welding were contacted to repair the damage. In the interim, Bristol Management met with Bob Eddins of the Alarm Company to discuss the possibility of installing security cameras at the east and west side gates in an effort to catch the owner of the vehicles responsible for gate damage in the future. A proposal was requested and is pending.

A motion was made by Dan Perez to have Bristol Management obtain proposals for security camera installations at the gates and tennis court areas; the motion was seconded by Anthony Cardillo and carried unanimously.

Board Member Resignation: Dan Guisinger advised that he had a long discussion with Phil Smillie, who has agreed to resign from the board effective immediately.

Tract D Berm Repairs: A motion was made by Dan Guisinger to accept the proposal from Southern Exposure Landscaping to spray for weeds, install plant materials and sod in the berm area of Tract D in the amount of \$1,665.00; the motion was seconded by Dan Perez and carried unanimously.

Adjournment:

With no other business to come before the Board of Directors, a motion was made by to adjourn; the meeting was adjourned at 9:15 p.m.

Next Meeting: The next Board of Director's meeting is scheduled for May 20, 2008.

Respectfully submitted,

Carolynne Casale

Carolynne Casale, LCAM

For and on Behalf of the Board of Directors

May 20, 2008

Approved