

THE SHORES OF JUPITER HOMEOWNERS ASSOCIATION, INC.

Board of Directors Meeting

Thursday, October 5, 2006 -- 7:00 P.M.

Location: Bristol Management Services

A meeting of the Board of Directors of **THE SHORES HOMEOWNERS ASSOCIATION, INC.** was held in the Bristol Management Office, 1930 Commerce Lane, Jupiter, Florida at 7:00 p.m. on Thursday, October 5, 2006.

The following were present:

Emily O'Mahoney, President
Thor Evensen, Vice President
Charles Piver, Treasurer
David Ward, Director
Dr. Dave Thomas, Director
Bill Thompson, Director
Mike Stevens, Director
Steve Inglis, PCAM, Bristol Management
Winnie Woodward, LCAM, Bristol Management

Emily O'Mahoney, by virtue of her office, called the meeting to order at 7:00 p.m. and noted a notice of the meeting was duly given and a quorum was available.

Discussion: After discussion, Mike Stevens made a motion to accept Terrell fence as installed with the stipulation that the landscape would be reviewed on a separate application for approval by the Architectural Committee. Terrell would have approval for fence but charged the \$50 late fee for installing the fence prior to ACC approval. Voting: Charles Pivor opposed, Dave Thomas opposed, and Dave Ward abstained. Emily O'Mahoney for and Mike Stevens for. Tied, motion passed

Areca hedge is an existing hedge on the property of Boyce. This is a neighbor dispute and Boyce can move the hedge since it is on Boyce's property.

MINUTES

The minutes of September 7, 2006 were accepted by the board with all in favor.

FINANCIAL REPORT

Two lots delinquent, one in foreclosure. \$169,000 in reserves, \$18,800 in operating, \$10,000 was put back to reserves from previous month. Financial report was accepted. Draft 2007 budget worksheet was given to board for review.

COMMITTEE REPORTS

ARB – Mike Stevens: 17 requests for approvals, seven for roofs, three paint, two fences and one for hurricane shutters. Hurricane shutter violation letters were mailed out. Areca hedge is an existing hedge on the property of Boyce. This is a neighbor dispute and Boyce can move the hedge since it is on Boyce's property.

Landscaping/Irrigation – At Lake Bend and Long Shore, there is one pine dead and on Long Shore /Big Cypress pine is almost dead. Wait for both to be dead before removing.

Lakes/Parks – no report

Crime Watch – no report

Communication/Newsletter – No swimming in lakes to be mentioned in newsletter.

Welcome Committee –42 homes for sale, one sold in July for \$590,000.

OLD BUSINESS

- 1) Hoover Pump station will be installed on 11/30. Hoover Rep is donating two Hunter clocks. Steve Inglis will get a proposal for maintenance for the pump station.
- 2) Holiday lighting is scheduled, turn on date at Thanksgiving.
- 3) Mulch Proposal from Earthscape was reviewed. Dave Ward will get another bid for mulch to be installed before Halloween Parade.
- 4) Sussman was sent letter from association attorney.
- 5) Speed Device – board agreed to pay Bristol but permission and price will be approved by the board prior to speed device being used again. Board made a motion to pay \$350 Bristol bill with previous stipulation which passed with all in favor.
- 6) Murray fence situation – new fence to be installed on Leporowski property.

NEW BUSINESS

- 1) Earthscape proposal for Impatiens was signed, cost at \$1,252.50.
- 2) Landscape contract from Earthscape, association not in position for increase for 2007. Earthscape had not had increase in previous year.
- 3) 2007 Draft Budget needs to go out December 1.
- 4) For the irrigation two zones not working, Lindy Savage has agreed to have his 110 line tapped into for the two zones. This will be a savings of approximately \$2,000.
- 5) There was an irrigation repair done at the weir which had been a problem for a while.
- 6) Ann Rielly will no longer do the Halloween Parade. Another person may take the lead.
- 7) Nominating Committee – Bill Thompson was appointed as chairperson.
- 8) Shores annual meeting to be held at Jupiter Community Center, put on calendar.
- 9) Insurance – Richard Alexander to be put on next month's agenda.

Discussion:

1. Irrigation bills from Treasure Coast have been more complete and specific.
2. Medium uprights at entrance not working. Dave Ward will have repaired or replaced.
3. Tot lot irrigation line was repaired.
4. Preserve vines need to be removed by NPBCID. Contact Sam Payson for schedule.

The next meeting will be held on Thursday, November 2, 2006, at 7:00 p.m. at Bristol Management Services. There being no further business a motion was made, seconded and unanimously approved to adjourn the meeting at 8:40 p.m.

Respectively Submitted,

Winnie Woodward, LCAM

For and on behalf of

The Shores of Jupiter Homeowners Association, Inc.