

THE SHORES OF JUPITER HOMEOWNERS ASSOCIATION, INC.

Board of Directors Meeting

Thursday, May 3, 2007 -- 5:30 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 5:30 p.m. on Thursday, May 3, 2007.

The following were present:

Emily O'Mahoney, President

David Ward, Vice President

Charles Piver, Treasurer

Thor Evensen, Secretary

Mike Stevens, Director

Dr. Dave Thomas, Director

Winnie Woodward, LCAM, Bristol Management

Absent: Bill Thompson, Director

The meeting was called to order at 5:31 p.m. and noted a notice of the meeting was duly given and a quorum was available.

MINUTES-Motion was made to accept the minutes of April 4, 2007 as presented and passed with all in favor.

FINANCIAL REPORT

Charles Piver gave financial report: \$43,500 in Operating Account, \$193,657 in Reserve Account, 150 not yet paid. Motion was made to accept the financial report as presented, seconded and motion passed with all in favor.

COMMITTEE REPORTS

ARB Committee – The following application were reviewed by the board of directors.

2007-061 – ACC approval request is for aluminum enclosure system, permanent patio in rear under existing roof line. The application requires landscape plan (and if no change, must be noted) or existing landscape plan.

2007-067 and 2007-076, pool and PVC white fence with lattice to enclose area; owner needs to provide landscape plan.

2007-080 ACC approval request for roof, #34 Cedar color Shake II, rippled like a shake, mottled nut brown color. Approved 05/03/2007.

Mason House roof – 02/07/2007 pressure clean letter, No ACCs for new roof.

Painted roof, ACCs have expired.

Landscaping/Irrigation - Mulch looks great, newly planted Oleander was mulched and Adam of Earthscape re-weeded the Oleander. Mulch is gold color and the cost is approximately \$15,000, Oleander was extra. Landscape inspection letters which went out should be considered the ACC approval to replace deficient landscape. 6325 Winding Lake should be sent to attorney. Irrigation zone map from Treasure Coast.

Lakes/Parks –Lakes down. No alligators just ducks.

Crime Watch – no report; Kids had broken into a foreclosure house in Cypress Cove and were arrested after break-ins. The arrest was made in The Shores.

Communication/Newsletter – no report.

Welcome Committee – 37 homes for sales, prices are dropping.

New Business

1. bench request for Lake Bend Drive. The board approved request for a bench with all in favor. (Contract Connections, Victor Stanley bench, five years ago)
2. Marott, 6180 Winding Lake Drive, payment plan request approved by the board.
3. Kozoil, 6429 Winding Lake Drive, letter to association; homeowner should be informed that he should direct his serious concerns to the Town of Jupiter.
4. Thor Evensen suggested the possibility of a community pool at the tot lot. Dr. Thomas made a motion to investigate pool issue; Emily seconded the motion with passed with all in favor. Pool would require locked bathrooms, locked pool gate, shower, etc.

There being no further business, a motion was made, seconded and unanimously approved to adjourn the meeting at 6:55 p.m.

Respectively Submitted,

Winnie Woodward, LCAM
For and on behalf of
The Shores of Jupiter Homeowners Association, Inc.