



Pine Tree Trail, Jupiter, Florida

**Minutes of Board of Directors, November 10, 2005**

[Approved: \_\_\_\_\_, 2005]

**President Colleen Scalzo called the meeting to order at 7:14 p.m. at the Bristol Offices.** Directors present: C. Scalzo, C. Godfrey, L. Coffey, and P. René. Carolynne Casale LCAM, represented Bristol Management Services. R. Thomas not present.

**Approved 4/0** Motion to approve minutes of 9/22/05 and 9/29/05. Motion C. Scalzo, Second P. Rene.

**Approved 4/0** Motion to approve budget for 2006 as presented to homeowners. Motion C. Godfrey, Second C. Scalzo.

**Approved 3/1** Motion to approve proposal from Treasure Coast Irrigation regarding Custom Plus Irrigation Maintenance for 1 year. Motion P. Rene, Second C. Scalzo. Not in favor L. Coffey

**Approved 4/0** Motion to approve to grant an easement to FPL for new pump as represented in easement documents. Motion P. Rene, Second C. Godfrey.

**ACC REPORT:** William Schmidt discussed approving aluminum fence requirements and requests of homeowners to change the current roof standard to allow metal. Research will be done to present to the board at next meeting.

**Not Approved 2/2** Motion to follow the recommended fence guidelines as set by the ACC Committee including enforcement of the rule to require removal of the noncompliance fencing up to and including legal action if such required. Motion C. Scalzo, Second L. Coffey. Not in favor C. Godfrey and P. Rene.

**FINANCIAL REPORT:** C. Godfrey reported hurricane related charges by Total Maintenance were not billed correctly. He is looking into the matter.

**OLD BUSINESS:** Legal opinion from Gary Fields regarding fence change and operation of a business from a residence.

**NEW BUSINESS:** Hurricane cleanup update. Report of damage attached.

**ADJOURNMENT:** Motion to adjourn the meeting at 9:25 p.m. Next meeting 12/22/05.

**Respectfully Submitted,**

**Lisa Coffey, Secretary-Board of Directors**