

MINUTES
BOARD MEETING
FRUITVILLE PUBLIC LIBRARY
5-2-06

The meeting was called to order by President Joe Branconi at 7:30 PM

Proper meeting notice was provided

In attendance were Joe Branconi, Craig Smith, Ken Smith, Bjorn Svenson, Alex Bilichuk and CAM Jim Unger.

Craig Smith made a motion that the reading of the minutes of the Board Meeting of 4-5-06 be waived and that the minutes be approved. Seconded by Bjorn Svenson. Carried unanimously.

Old Business:

1. There was an update on the new gate entry system by Joe Ficarola and Adam Mohr. Projected date to be fully operational is sometime in June.
2. Hurricane shutter guidelines are being filed.
3. SWFWMD certification is completed
4. Continued pressure will be put on Medallion Homes to rectify community wide drainage problems. The transition agreement addresses the developer's responsibility.

New Business:

1. There will be added emphasis to have residents bring the condition of the lawns in the community up to the maintenance standard required by the CC&Rs.
2. Roofs in the community that are not being cleaned after reasonable notification by the CAM will be referred to the association attorney.
3. The Board will address the feasibility of instituting a contribution to a Capital Fund by all new homeowners at house closing.
4. The community is in excellent financial condition.

The meeting was adjourned at 8:33 PM. Motion by Craig Smith, Seconded by Alex Bilichuk; carried unanimously

Future Board meetings will not be on a regularly scheduled basis but will be scheduled by the President depending on necessity.