

**GREENWICH POA
BOARD OF DIRECTORS' MEETING
SEPTEMBER 17, 2008 - 6:00 P.M.
JUPITER PUBLIC LIBRARY**

MINUTES

CALL TO ORDER

Kevin Kelly, President, called the meeting to order at 6:09 p.m.

BOARD MEMBERS PRESENT

Present: President Kevin Kelly, Secretary Dave Monsour and Director Eric Weber. Treasurer Matthew Zern was absent. A quorum was established. Steve Chuilli from Capital Realty Advisors, Inc. represented Management.

APPROVAL OF PREVIOUS MEETING MINUTES

Eric motioned to approve the previous Minutes (July 17, 2008) as presented; seconded by Kevin; all in favor.

NEW BUSINESS

Dumpsters: Dumpsters are currently under construction and should be completed within the next 45 days.

Storm Drains: Management recently received a letter from the Town of Jupiter informing the Association of the silt that was found within the storm drains on the property. Since these roads are private roads, the Association is responsible for the maintenance. Kevin motioned to approve management in obtaining proposals to inspect and clean the storm drains as needed. Dave seconded the motion; all in favor.

New Bank: First United Bank forwarded a letter to the Board, presenting investment options for the Association's reserve account. Dave will discuss these options with First United, as well as investigate other avenues. The account is not to exceed \$100,000 to remain protected by the FDIC.

OLD BUSINESS

Matt emailed the Board advising that the engineer's proposal has been reviewed and modified by the association's legal counsel. Matt will forward to the engineer for signature and a copy will be distributed to all Board members.

OPEN FORUM

Management and the Board answered all questions from present homeowners. A fallen tree on Regions Way was reported. Management will issue a work order.

ADJOURNMENT:

There being no further business, Eric motioned to adjourn the meeting at 6:55 p.m; seconded by Dave; all in favor.