

Fox Wood at Trinity

COMMUNITY ASSOCIATION, INC.

Board of Directors Meeting

Fox Hollow Country Club
10050 Robert Trent Jones Blvd.
Trinity, Florida 34655
December 6, 2007

I. Roll Call: The meeting was called to order at 7:00 P.M. by President Jay Demyan. Directors present: Diane Kocienda, Todd Zimmerman, Mike Morganti, Ron Breton, David Jones and Bill Humphrey. A quorum was established. Alberto Freda and Lanina Hajash from Resource Property Management were also present.

II. Affidavit of Notice: Meeting notice was posted at both entrances and exits on 12/3/07.

III. Status Reports:

Christmas Lights - Diane Kocienda announced that the Christmas Lights were installed today.

The Crossings - Mike Morganti reported that the lights have been installed and powered as of 12/3.

Well - Mike Morganti discussed that the well at the front entrance has less than 20% iron and is clean and functional. The pump will be refurbished next week. On a motion by Mike Morganti, seconded by Bill Humphrey, the Board will submit the paperwork to their attorney to research and find the best approach to purchase the parcel of property where the well is located. Motion carried unanimously.

Year End Funds - Al Freda announced the year end operating balance as of December 6, 2007 is \$11,000.00.

Speed Tables - Jay Demyan discussed the speed tables and that an opinion will be sought from the Association's attorney. He also recommended a vote from the Membership. The speed tables may be temporarily placed at the stop signs. Discussion ensued regarding traffic control.

IV. Managers Report: Al Freda read from Manager's Report dated December 6, 2007.

Al Freda announced that Linda Aubrey has joined RPM's staff to help with the violation/deed restriction process and inspection of the community.

Fox Wood at Trinity

COMMUNITY ASSOCIATION, INC.

Al Freda also discussed the entrance lighting projects and the bid from Zephyr for asphalt repairs.

V. New Business:

Mouzen Lot 696 Payment Plan: Jay Demyan announced this issue was ratified over e-mail. On a motion by Diane Kocienda, seconded by Mike Morganti. Motion carried unanimously. The Board has accepted the advice of the attorney. The payment plan schedule to satisfy the outstanding total of \$792.21 is as follows;

Payment due	December 4 th	\$200.00
Payment Due	January 31 st	\$200.00
Payment Due	February 29 th	\$200.00
Payment Due	March 30 th	\$192.21
2008 2 nd qrtr Dues	April, 1 st	\$105.00

Bank Cards: Jay Demyan discussed changing the signature cards to have 4 officers as signers on the bank accounts. On a motion by David Jones, seconded by Todd Zimmerman, the following officers will be signers on the bank accounts: Jay Demyan, Diane Kocienda, Mike Morganti, and Todd Zimmerman. Motion carried unanimously.

Street Signs: Jay Demyan discussed he found another sign company to do the same job as Creative Mailbox & Sign for 20% less, Suncoast Graphics Factory, which Director Ron Breton is co-owner of the company.

Community Speed Limit: The Board discussed the speed limit in the community. On a motion by Diane Kocienda, seconded by David Jones, the speed limit will be 20mph. Motion carried unanimously.

VI. Homeowner Questions & Input:

A Homeowner requests to be assigned to the Safety & Security committee. He asks if the Board has a complaint log for speeding violations? The Board does not keep a log of speeding complaints but have also received complaints from CIS. Research will be done by CIS and the Board concerning temporary speed tables. The Homeowner suggests hiring an off-duty Sheriff.

Another Homeowner raised questions on the speed tables. General discussion.

There being no further business, a motion was made by Bill Humphrey, seconded by David Jones to adjourn the meeting. The motion carried and the meeting adjourned at 8:22 PM.

Resource Property Management

28100 US Hwy 19 North, Suite 305 Clearwater, FL 33761
Telephone: 727-796-5900, Fax: 727-796-5011