

**ABERDEEN PROPERTY OWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
DECEMBER 6, 2007**

Marty Gelerman, President, called the meeting to order at 9:00 a.m. Roll call was taken. Minutes were reviewed and accepted as submitted.

PRESIDENTS REPORT:

BRISTOL LAKES – The resident in Bristol Lakes who said that, in compliance with the findings of the mediator, he would join the Country Club did not do so. The POA will now institute a lawsuit.

CARRINGTON LAKE EROSION – Carrington Lakes has hired a contractor to correct the leakage.

OPEN HOUSE SIGNS – Mr. Gelerman received a call from a Realtor who would like to put up “Open House” signs to enhance the sale of homes.

POA ELECTIONS – As POA elections for the Executive Board will take place in March 2008; nominations will be accepted in January 2008. Anyone interested in obtaining an application should contact Lisa Teets at Campbell Property Mgt.

STREET LIGHTS – We are hoping that Palm Beach County will pay for the cost of our streetlights. County Commissioner Robert Kanjian said that he will look into this matter. The POA is looking to determine whether or not our streets (even those within the gated communities) are considered County roads.

SECURITY UPDATE – During the past month, burglaries seem to have slackened off.

TELEPHONE DIRECTORY – The new telephone directories should be distributed at the January 2008 meeting.

TV – COMCAST & AT & T – Murray Iseman will give a full report.

Mr. Gelerman announced that there will be a Recognition Award Ceremony at the beginning of the January 3, 2008 meeting.

FINANCIAL – Report attached

COMMITTEE REPORTS:

ARB – No report

BEAUTIFICATION EAST – Doris Zobal stated that we will have the worst drought that we have ever had. Under the present water restrictions, residents are permitted to water new plants for 30

days. If Home Owner Associations are replacing shrubs in front of residents' homes, it is the responsibility of the homeowner to water these shrubs everyday for 30 days. If this is not complied with and these shrubs die, the shrubs will not be replaced. If these water restrictions are limited to watering one day a week, all residents must abide by these rules or endure heavy fines.

BEAUTIFICATION WEST – No report

CABLE CO. & HIGH SPEED INTERNET – Regarding Alarm systems, Murray Iseman referred to a proposal from The Monitoring Center. He encouraged the POA representatives to speak to their residents about their offer. Our present contract with Comcast for Cable TV expires at the end of December, 2008. Effective February, 2009 converter boxes will be required to receive digital service. Comcast will be charging \$5.00 per cable box. Upon consulting with AT & T, they claim that they will be competitive. As yet, AT & T has not stated their price. Mr. Iseman said that there are other new companies around and he expects to have additional information next month.

CERT – Dick Fernandez stated that there has been a drastic cut in funds for training of new CERT people. There are people who have been waiting for training and hopefully they will be trained in the near future. In January, there will be a rehearsal for using the radio in emergency situations.

COBWRA – Dutch Kass spoke about the future shopping center, which is scheduled to be built on the Northeast corner of Boynton Beach Blvd. and Jog Road. This shopping center requests will be reviewed shortly.

COMMUNICATIONS – Elaine Boderman announced that Channel 63 is in full operation. She now has the ability to enter the information about western community meetings, announcements, Country Club activities, etc. on this channel. Requests from the West to have announcements posted can be e-mailed to Ms. Boderman.

HEALTHY LAKES – Jerry Solomon stated that at the present time there are four lakes that are being reviewed for future work.

INSURANCE – Lenny Epstein said that our renewal will be coming up very shortly.

LEGAL – No report

RECLAIMED WATER – Lew Doctor stated that the pipeline crossing Boynton Beach Blvd. is presently being installed.

RECOGNITION COMMITTEE – The first recognition presentation will be January 3, 2008.

SECURITY/COP – Riki Kass stated that Wackenhut has not been in contact with her for an entire month. She proceeded to state that there have been a few disturbing incidents. Brian Tierney, Wackenhut's representative, answered that he will deal with his personnel in reference to this problem. After Wackenhut left the meeting and in confidence Marty Gelerman said that he, and members of the Board, had a meeting with the Sheriff. He thought that perhaps we should consider contracting with the Sheriff as a replacement for Wackenhut. The Sheriff will submit a proposal

during the next few weeks. Once we have all the figures, a decision will be made.

SIGNS – Steve Grosky said that we will wait until the rainy season to replace that tree at the corner of Jog and Gateway. He spoke about the official Open House sign that is at the entrance to each community and he urged that we continue to follow the policy now in effect,

TELEPHONE DIRECTORY – The telephone directory will be out in January 2008.

WEB SITE – Lew Doctor has scheduled a meeting with a private company.

VILLAGES OF EAST ABERDEEN – David Guss spoke about the fact that the three pools have installed new electric heaters. This will save money since propane has become expensive. The East villages voted to have chillers installed as well.

MANAGER’S REPORT – Lisa Teets stated that there will be no Advisory meeting in December. She went on to explain that the various Irrigation companies should understand the workings of the water pumps. After doing their wet checks, they must make sure that the rain sensors are turned on again. The County’s water management may impose more stringent water usage restrictions and fines will be imposed. Ms. Teets said that the communities should be sure to use the new forms when submitting ARB requests.

OLD BUSINESS:

Murray Iseman spoke about the fact that there is a reimbursement plan for seniors headed by the Victims Bureau. A question was raised whether this could be retroactive. There was also a discussion about the “Open House” signs. Marty Gelerman asked if any Director wishes to make a proposal regarding permitting additional “Open House” signs. There was no response from the representatives. A complaint was made that some of the roofs on homes are in need of cleaning. This will be taken up at a future Advisory Committee meeting.

The meeting was adjourned at 10:40 a.m.

Next Meetings – POA Meeting on January 3, 2008

Respectfully submitted,

Charlotte Kahn