

**KOKOMO KEY HOMEOWNERS' ASSOCIATION, INC.
BOARD OF DIRECTORS
TO CONSIDER A SPECIAL ASSESSMENT
THURSDAY, MAY 18, 2006 - 6:00 P.M.
DELRAY BEACH FIRE DEPARTMENT
DELRAY BEACH, FL**

Minutes

The meeting was called to order by Vice President Todd L'Herrou at 6:05 P.M. Also present representing the Board were Andre Koleszar, Linda Manni and Fred Wiseman. Association attorney Robert B. Burr was present as was Todd Wooton of the Mack Group, association insurance agency. Representing Lang Management was Diane Yuzzi, L.C.A.M. Notice of meeting was verified. Quorum was established.

There was an unusually large contingent of association homeowners present. Todd L'Herrou brought the Directors and the assembled homeowners up-to-date on circumstances surrounding the current status of the community re-roofing.

VOTE ON SPECIAL ASSESSMENT

A **motion** was made by Andre Koleszar, seconded by Fred Wiseman to approve a special assessment in the amount of \$3,200. to cover the cost of re-roofing all of the buildings in Kokomo Key HOA, necessitated because of damage caused by Hurricane Wilma in 2005, to be paid in one payment due on or before June 21, 2006. Approval was unanimous.

The homeowners present were requested to make their opinions known with brief comments to the directors and others assembled. There being serious doubts on the part of the majority of homeowners regarding the proposed amendments that had already been mailed for homeowner vote, Todd L'Herrou requested a confirming vote of the assembled if the amendments were changed. There seeming to be affirmation, the Directors agreed to re-submit an amendment to the homeowners for their vote providing that the Board be permitted to apply for a bridge loan for purposes of covering payments on the roofing contract and associated restoration work this one time only. Paperwork is to be prepared and mailed as soon as possible because an additional 45 days notice is required for this next meeting and vote.

ADJOURNMENT

There being no further business to come before the meeting, a **motion** to adjourn was by Andre Koleszar seconded by Fred Wiseman at 7:35 P.M. Motion stands.

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Respectfully submitted,

Accepted by,

Diane A. Yuzzi, L.C.A.M.
Lang Management Co., Inc.

On Behalf of the Board