



MAYAN TOWERS CONDOMINIUM II, INC.

145 S. OCEAN AVENUE

PALM BEACH SHORES, FLORIDA 33404-5754

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A regular meeting of the Board of Administration of Mayan Towers Condominium II, Inc. was held on Wednesday, November 15, 2006 at 10:30 AM in the Clubhouse at 145 S. Ocean Avenue, Palm Beach Shores, Florida.

The Meeting was called to order at 10:30 AM by Chuck Kasbee.

Roll Call

Present: Barbara Haag, Charles Kasbee, Ed Lehner, Bill Loftus, Kathleen Bresnahan, Bill Dunn, Tony Traversa.

By phone Gene Price, Richard Dragone.

Others Present

Harold Haag, Mary Schneid, Esther Carr, Dorothy Haimes and Walter Oswald

Additions/Deletions to the Agenda

Approval of the sale of 704.

Deletions to retain Ken Direktor for 1 year

Approval of Minutes

Approval of minutes of the regular meeting held **October 18, 2006**. Bill Dunn made the motion to accept the minutes. Tony Traversa seconded the motion. Vote: 9-0. Approved.

Reports of Officers

President: Compliments to the lobby and to landscaping committees

Vice President:

Secretary: Kathleen Bresnahan. Everything in order. Getting ready for annual meeting

Treasurer: Bill Dunn preparing the budget for 2007

Reports of Committees

Maintenance Committee Report, Ed Lehner, The arms gates are done and we used only \$5800 of the \$7000 limit.

Advance Roofing. Work completed and under estimate \$900.00 from \$2500.00.

Lobby floor and clubhouse carpet cleaned by Stanley Steamers.

New clubhouse doors are needed and are in very bad condition.

Ed Lehner made the motion to okay \$15000.00 emergency money for the replacement of the clubhouse doors and atrium doors. Kathleen Bresnahan second the motion Vote 8-0 (Dragone disconnected. No vote)

Sales and Lease Committee Report: Kathleen Bresnahan. Stated we are down on leases for the year. Sale of 704 should be coming through in December.

New Business

It was discussed about buying new tables and chairs for the clubhouse by Richard Dragone. Will come back with some estimates.(this was discussed prior to disconnection by Dragone)

Approval to retain Kathleen Bordelea for one year. Barbara Haag made the first motion. Chuck Kasbee seconded the motion. Vote 8-0 (Dragone disconnected. No vote)

Approval of the sale of # 704 Chuck Kasbee made the first motion. Bill Loftus seconded the motion Vote 8-0

Christmas Bonuses were discussed for the employees. Kathleen Bresnahan made the first motion. Barbara Haag seconded the motion Vote 8-0 (Dragone disconnected. No vote)

Old Business

It was discussed about revising the condo docs and to have all owners install hurricane shutters

Comments and Questions

None

Adjournment

Meeting adjourned at 11:55 AM.

Respectfully Submitted,

Kathleen Bresnahan, Secretary