

**Southampton Community Association
Board of Directors Meeting Minutes
Wednesday, March 7, 2012**

The President Dion James , called the regular meeting of the board of directors of the Southampton Homeowners Association, Inc., to order at 6:36 p.m. in CAM offices at 1008 Park Avenue, Orange Park, Fl. IAW 720.112(2) (c), F.S.

I. Roll call:

- a. President – Dion James P
- b. Vice President – Jim Dowling P
- c. Secretary/Treasurer – Keith Money P
- d. Director – Fran Watson E
- e. Director – Ray Potts P

Also present was Bob Woods of the CAM team, for Linda Woods Southampton Property Manager. Homeowner John Neff, Kerry and Jeanette Eason were in attendance.

II. Reading of Minutes: Date for Wednesday, February 08, 2012.

A motion was made by Keith Money and second by Jim Dowling to wave the reading of the minutes due to everyone having an opportunity to read the minutes before hand. None opposed, motion carried.

Corrections: Keith Money made a motion and Jim Dowling second to accept the minutes with no corrections. None opposed, motion carried.

III. Reading of Treasurer Report:

Bob Woods presented February’s financials. The accounts control by Southampton as of February 29, 2012 was,

Compass and CAB Operating Accounts24,537.38
Compass and CAB Money Market Accounts.....15,452.61

IV. Unfinished Business:

- a) **Title:** Plant Selection

Dion James informed Bob Woods there is a water leak at the front entrance sign where the tree was removed in between the two main signs. Bob Woods said he will request the county take a look at the leak because the water pipe there belongs to the county. Jim Dowling made a motion and Ray Potts second for the HOA to buy a boulder and have it placed at the front entrance where the tree was removed in between the main signs. None opposed and the motion carried. Jim Dowling said the trimming from the previous trimming had been dropped behind the bushes. Bob woods said he will contact Cutshall about removing them. Jim Dowling made a motion and Ray Potts second to have the following recommendations from Fran Watson to be carried out, Cut the Viburnum bushes below the sprinkler heads, at the front entrance replace the flowers with creeping junipers both sides, Replace red mulch with Cyprus where red mulch was installed, south side of entrance cut back the Loribella bushes to half their size, plant creeping junipers instead of flowers, bulletin board area plant red salvia, white begonias or marigolds. Bob Woods said he will contact Cutshall about the Cyprus mulch and see if he can meet the price from Pat's Nursery. Dion James requested Ray Potts to contact Pat's and get it in writing what they will provide for the HOA and a price.

c) Title: Bulletin Board

Jeanette Eason and Fran Watson posted the new information on the bulletin board and requested some one take a look at the board. They encounter difficulty opening and closing the glass. Dion James asks if it was damaged again. Bob Woods said he would get someone back out there to check the board to ensure it was not damaged again and is operating properly.

d) Title: 2053 Frogmore

Bob Woods contacted Jerry Smith of the Clay County Code enforcement and they do not plan to move forward with this. They plan to wait until it goes into foreclosure then they will clean it up. Right now the process has just started and it is taking any where from one to three years to complete. The board elected to not proceed with any action until the county enforcement does.

e) Title: Letters of intent to Lien

Next month will be the 45 day mark and the process will move forward. Bob Woods requested the board to authorize the Cam Team to file 4 new liens amounting to \$480.00. Ray Potts made a motion and Jim Dowling second. None opposed and the motion carried.

f) Title: Vacant Lot 2807 in Southampton

The owner has not responded. The Board instructed Bob Woods to contact Cushall and have them to stop cutting this lot and adjust their payment as needed. If the owner does not comply by maintaining the lot then the board will act with forced cut and bill the owner directly.

V. New Business:

a) Title: Spring clean-up letters

Bob Woods said the spring clean up letters was mailed along with tips from Ace Hardware about lawn care. No feed back, Bob Woods said it should reflect in the violation tracker.

b) Title: 1600 Dartmouth

Dion James requested Bob Woods to look into the outstanding money problems that exist with 1600 Dartmouth and 2855 Southampton Drive. There seems to be an accountability issue concerning money that is owed to the HOA. Bob Woods said he will research this and e-mail the board Thursday March 8, 2012 with his findings. Bob Woods requested the board to hold the interest being applied to the account due to the unusual circumstances. Jim Dowling made a motion and Ray Potts second that the CAM Team do not apply any interest to the balance on 1600 Dartmouth as well as any balance outstanding on 2855 Southampton. None opposed and the motion carried.

VI. Committees Report:

a) Title: Welcome committee

No new homeowners

b) Title: ARC committee

No New ARC request

c) Title: Violation Tractor

Bob Woods reported that some of the homeowners are complying with the letters and are correcting the violations and then there are those who are not. Bob Woods insisted the process will take care of itself and those who do not comply with get more and more violation letters until they get a letter from a lawyer and then they normally comply. We have to let the process run it course.

VII. Adjournment: Next meeting was scheduled for April 11, 2012, 6:30 p.m. in the CAM offices at 1008 Park Avenue, Orange Park, Fl. There being no further business Dion James called for a motion to adjourn: a motion to adjourn was made by Jim Dowling. Meeting was adjourn at 7:49 p.m.