

Approved:
Signed.

**Southampton Home Owners Association
Meeting Minutes
November 4, 2015**

The President Dion James, called the regular meeting of the board of directors of the Southampton Homeowners Association, Inc., to order at 6:30 p.m. in CAM offices at 1008 Park Avenue, Orange Park, FL LAW 720.112(2) (c), F.S.

I. Roll Call

- a. President - Dion James P
- b. Vice President - Keith Money P
- c. Secretary - Frances Watson P
- d. Claudia Decurnou P
- e. Director Vacant

Representing the Cam team Linda Woods and Jenni Nolan.

Quorum was established.

II. Reading of the Minutes: Dated October 14, 2015

A motion was made by Mr. Money and second by Mrs. Watson to waive reading of the minutes for October meeting. None opposed, the motion carried.

A motion was made by Mr. Money and second by Mrs. Watson to accept the minutes for October as presented. None opposed, motion carried.

III. Property Manager's report

A. Financial Report

Jenni Nolan presented the financials.

Popular Operating Accounts.....	\$ 15,737.24
Popular Reserve.....	\$ 16,515.24
Total Operating/Money Market Accounts...	\$ 32,252.48

B. Collection Tracker

After reviewing the Collection Tracker The Board decided to take Action on Line #10 (File Lien) and Line #25 (Int. to Lien). No action is to be taken on Line #23.

C. Violation Tracker

Keith Money is concerned about violations being sent on items that are not noted in the governing documents. He received another violation letter about his palm.

The Board would like the inspector to take note of fences and gates that are in disrepair.

D. Community Status

Linda Woods stated she had not driven through the Community on 11-4-15, but had been in the Community the previous week. She was concerned about lack of mowing in several yards, but overall things looked good.

IV. Old Business

A. Cameras at Entrance

The cameras at the entrance are complete and the IP address and instructions were provided to the Board. The Board is still having trouble viewing the cameras. Kevin will be contacted.

B. Lighting along College

The newest proposal was presented from Almsgiving to install six 50 watt LED fixtures to provide landscape lighting along College at the cost of \$1,448.11.

Keith Money moved to accept Almsgivings proposal for \$1,448.11 to be paid out of the Money Market Account. Claudia Decurnou seconded the motion. None opposed, motion carries.

C. Yard of the Month Sponsorship Letters

Dion James asked that the Sponsorship Letters be prepared for his committee to be able to be delivered in March. Jenni and Linda agreed that this would be done.

V. New Business

A. Holiday Decorations

The Entrance sign will be decorated on Saturday December 5 at 9:00 A.M. The CAM Team will retrieve the crates from the storage unit and will have them available for pick up by December 2nd.

Final Judging for Holiday Decorations will take place on December 18th. The awards will be presented at the Island on December 19th at 3:00 P.M.

Holiday Awards are as follows: First Place \$100, Second Place \$50 and Third Place \$25. The CAM Team will pick up the gift cards.

All Holiday events will be posted on the Website.

VI. Committee Reports

A. ARC Committee

1619 Dartmouth - will be approved as soon as the ARC form is received from the Homeowner. Fran Watson volunteered to take the ARC to them.

1660 Dartmouth – Linda Woods called the Homeowner to let her know that Dion James and Keith Money would come to her home to view her paint colors due to the copies distorting the color. Homeowner was very happy.

B. Welcome Committee

Mrs. Watson did not receive notice of new homeowners this month.

C. Rules and Documents

Linda Woods stated that she was very close to completing the draft of the documents.

D. Yard of the Month

September Yard of the Month was 2102 Frogmore. The CAM Team will purchase the \$25 Home Depot gift card to mail to the Homeowner. The Yard of the Month will be updated on the Website.

VII. Adjournment: Next meeting scheduled for December 9, 2015, 6:30 p.m. in the CAM offices at 1008 Park Avenue, Orange Park, Fl. There being no further business meeting was adjourned at 8:20 p.m.

A handwritten signature in cursive script, appearing to read "Dion James". The signature is written in black ink on a white background.