# Southampton Owners Association BOD Meeting July 6, 2016 The CAM Team Office

The CAM Team Office 1008-120 Park Avenue Orange Park, FL 32073

The President Dion James called the regular meeting of the Board of Directors of the Southampton Homeowners Association, Inc., to order at 5:37 p.m. in the CAM office at 1008 Park Avenue, Orange Park, FL LAW 720.112(2)(c),F.S.

#### I.Roll Call:

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

Linda Woods and Jenni Nolan were present representing The CAM Team.

No homeowners were present.

## II.Reading and Approval of the Minutes Dated May 3, 2016:

Keith Money made a motion to waive the reading of the minutes. Dion James seconded the motion. None opposed and the motion passes.

Keith Money made a motion to approve the April 6, 2016 BOD Meeting Minutes. Dion James seconded the motion. None opposed and the motion passes.

### **III.Management Company Update:**

# a.Current Financial Report -

Popular Operating Account \$35,771.81 Popular Money Market Account \$16,756.15 Total Operating/Reserve Cash \$52,527.96

b.Collection Tracker - The Collection Tracker was presented and discussed.

The BOD voted to move forward on line #2 with a 10 Day Demand and line #5 with an Intent to Lien.

c.Violation Tracker – The Violation Tracker was presented. Homeowners whose pets are unleashed and pet waste unattended to, was discussed. Political and advertising signs as well as commercial vehicles that were being parked in the community were discussed as being violations of Southampton's Covenants and Restrictions.

**d.Community Status** – Jenni Nolan stated that the neighborhood looked good. Due to it being the time when grass and hedges begin to grow quicker there were some yards that were a bit high.

#### **IV.Old Business:**

# a.Consolidate Cameras on one Ap. -

All Access proposals for a Cooling Fan and Battery Backup at the island and for a Bullet Camera to be installed facing the facing the entrance (leaving the community) were presented. Dion James stated that he would like to employ a different Security Camera vendor. After much discussion it was decided to accept All Access' Proposals.

Keith Money moved to accept the proposal to pay \$208.74 for the cooling fan and battery back-up and to accept the proposal to pay \$533.93 to install a bullet (tag) camera at the entrance of the community. Both will be paid for out of the Money Market Account. Claudia DeCournou seconded the motion. None opposed and motion carried.

**b.Spring Planting** – The plants that were run over at the entrance were discussed. It was stated that a couple of them have bounced back and may not need to be replaced. Jenni Nolan said she would speak to Cutshall concerning the plants.

c.National Night Out — Claudia Decurnou stated that National Night Out would take place on October 4, 2016, however she is waiting for a response from the coordinator concerning the best location. She stated she will approach Little Ceasar's Pizza to gain possible donations and/or special prizes to provide pizza for the evening. Dion James mentioned having the Police Dog come for the event and possibly a fire engine.

d.Signs - An Estimate for a Deed Restricted Community Sign needs to be obtained.

## **V.New Business:**

**a.Annual Meeting** – The Annual Meeting will be held Sept. 13<sup>th</sup> at 7:00 p.m. at the Thrasher Horne Theater. The Budget will be provided to the Board of Directors and reviewed at the next meeting.

#### VI. Committees:

- a.ARC All ARCs were reviewed and approved.
- **b.** Welcome Claudia DeCournou stated she would purchase candy for the jars and deliver them to the new homeowners in the community.
- c. Rules and Docs C&Rs will be reviewed at the end of the BOD meeting.
- d. Community Website Claudia DeCournou needs to be established as Secretary on the Community website.

- **e.** Yard of the Month The CAM Team will contact Cutshall to ask for a Yard of The Month sponsorship/donation.
- f. Garage Sale July 23rd July 24th.

# VII. Adjournment:

A motion was made to adjourn the meeting at 7:59

The next meeting will be held September 13, 2016 at 7:00 P.M. at the Thrasher Horne.