

Southampton Owners Association BOD Meeting Minutes

June 12, 2018

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 6:25 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 P
- b. Vice President – Keith Money P
- c. Secretary – Claudia Decurnou E
- d. Director-Vacant
- e. Director – Vacant

Liz O'Brien was present representing The CAM Team.

II. Approval of the Minutes:

Liz O'Brien read the May 2, 2018 minutes allowed and Keith Money motioned to approve them. Dion James seconded. Motion passed unanimously.

III. Management Company Update:

a. Current Financial Report –

Popular Operating Account \$39,792.549

Popular Money Market Account \$23,029.92

Total Operating/Reserve Cash \$62,822.51

- b. **Community Status/Violation Tracker** – Liz O'Brien said the community looks pretty good and that most violations are for lawn mowing which has been a challenge for residents due to all of the rain. The violation tracker was presented.
- c. **Collection Tracker** – The Collection Tracker and aging report were presented and discussed. Several accounts have been brought current as a result of the NOIL's. There are only 3 units left on the collection tracker. One of those accounts is now on a payment plan that will bring their account for both 2018 and 2019 dues current by the end of the year. The Board does not want to proceed with NOIF's on the other 2 accounts.

IV. Old Business:

a. 2017 Projects (Lights along College)

Action Item: Liz talk to Todd Jolly about moving the lights by the entrance sign behind the bushes.

- b. **Irrigation System Upgrade (Bulletin Board):** Project is now complete.

- c. **Camera at (bulletin board)** Dion reported that he still needs Scott from Matthews Technologies to call or email with QR information. Action Item: Liz to remind Scott to get in touch with Dion.

- d. **Spring Planting**-Greenway met with Dion and Keith last month and Greenway is coming up with ideas.
- e. **Yard of the Month**-Liz O'Brien provided the gift card to be given for the June yard of the month. Keith money still has the card for May and will use that one for June and the latest card for July.
- f. **National Night Out**-Claudia reported that National Night out will be held on October 2nd. The Board is considering ways to make the event more attractive and get more residents out. *Action Item: Liz O'Brien to look into cost of a banner they could put up to help advertise.*

V. New Business-Dion reminded everyone it is time to think about the annual meeting and 2019 budget.
Action Item: CAM Team please have 2019 draft budget ready for the June 2018 BOD meeting.

VI. Committees:

- a. **ARC**-No new ARC's to review
- b. **Welcome Committee** No new move-ins
- c. **Rules and Docs** –No report.
- d. **Community Website** – *Action Item: Get any missing 2017 minutes uploaded.*

VII. Adjournment: The meeting was adjourned at 7:30 p.m.

The next meeting will be held July 10, 2018 at 6:00 P.M. at The CAM Team.