

Southampton Owners Association BOD Meeting Minutes
November 7, 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 6:03 PM at the above address. FL. LAW 720.112(2)(c), F.S.

I. Roll Call:

President – Dion James	P
Vice President – Keith Money	P
Secretary – Claudia Decurnou	P
Director – Vacant	
Director – Vacant	

Amber Cary was present on behalf of The CAM Team.

II. Approval of the Minutes:

Keith Money motioned to table the minutes. Claudia Decurnou seconded that motion.

III. Management Company Update:

a. Current Financial Report

Popular Operating Account	\$22,242.02
Popular Money Market Account	\$24,476.48
Total Operating/Reserve Account	\$46,718.50

b. Collection Tracker – The Collection Tracker was reviewed, and the decision to send intent to lien letters to STHP1076, STHP1051, STHP2144, STHP1036, STHP2142, STHP2137, STHP3180, STHP2133 and STHP 1055. I reported this to Elin in Accounting and she informed me she had already sent out collection letters giving these accounts until 1/1/19 to pay. Will send letters after 1/1/19 if balances still owed.

c. Community Status/Violation Tracker – The Violation Tracker was reviewed and the decision was made to escalate 1774 Dartmouth and 1854 Dartmouth. 1862 Dartmouth, 1894 Dartmouth and 2851 Southampton were to be escalated as well but were closed due to compliance.

IV. Old Business:

- a. Fall Newsletter** – Letter was sent to board members, approved and mailed out to all residents. Newsletter was also posted on the Southampton website.

- b. HD Cameras** – Confirmed with Kevin at All Access Security that the cameras we paid for that were listed on the invoice were in fact HD cameras. They are in fact HD cameras and he had misspoken when he mentioned to me that we should have HD cameras installed.

- c. New Officers** – Remain the same

- d. Doctors Inlet Elementary** – Sponsorship letter for donating new toys to families in Southampton

- e. Committee Reports** – Two ARC's were reviewed and approved. 1777 Dartmouth (roof) and 1806 Dartmouth (gutter system).

V. New Business:

- a. Approve Insurance Increase in budget** – Board requested cyber and crime carriers to be dropped; per Insurance Agent crime is necessary. Dropped cyber carrier and updated budget.

- b. Explore new entry sign options** – need more information from board.

- c. Solar Lights at entrance** – waiting on bids from Johnny ProCuts and Almsgiving

- d. Greenway Landscaping** – Talked to Sascha at Greenway and he has spoke with his employees about being more cautious and ask that we contact him immediately if anything happens in the future and he will fix it immediately.

VI. Adjournment:

Motion was made to adjourn the meeting at 7:22 PM; motion passed unanimously. The next meeting will be Wednesday, December 5, 2018 at 6:00 PM at The CAM Team office.