

Southampton Owners Association BOD Meeting Minutes
February 6, 2019
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 6:07 PM at the above address. FL. LAW 720.112(2)(c), F.S.

I. Roll Call:

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

Amber Cary was present on behalf of The CAM Team.

II. Approval of the Minutes:

Claudia Decurnou motioned to approve the minutes with corrections. Dion James seconded that motion.

III. Management Company Update:

a. Current Financial Report

Popular Operating Account	\$43,085.58
Popular Money Market Account	\$25352,56
Total Operating/Reserve Account	\$68,438.14

b. Collection Tracker – The board made the decision to send account # STHP1023 a collection letter. The board inquired if properties with liens on them had collection letters sent to their mortgage companies.

c. Community Status/Violation Tracker – The board requested any stage 3 violations be sent to the attorney if they remain in non-compliance.

IV. Unfinished Business:

a. LED lights at entrance – the board requested a quote from Almsgiving Electric for 4 LED lights at the entrance.

b. License Plate Camera – model number requested by board was presented. The board does not believe that camera is HD and requested The CAM Team to contact Matthews Technology about this issue.

c. Yard of the month – the board elaborated on sponsorship letters and requested letters be sent out to vendors requesting donations for 2019 yard of the month winners. The board gave example of new yard of the month sign they like and asked for quotes for colors and sizes.

d. Insurance Broker – the option to meet with Roland the insurance broker was brought up and the board agreed to invite him to the next meeting to discuss unanswered questions regarding the current insurance policy.

e. Document Revision – The board requested the cost for our attorney to update the language in the community documents.

f. Website Counter – The “backdoor counter” was shown to the board and they agreed this was fine.

V. New Business:

a. Mailbox Project – the board brought up the idea of contacting a local supply store to inquire if they would give the residents a discount if a certain number of boxes were purchased. The board requested different mailbox styles be looked into.

VI. Adjournment:

Motion was made to adjourn the meeting at 6:58 PM; motion passed unanimously. The next meeting will be Wednesday, March 6, 2019 at 6:00 PM at The CAM Team office.