

Southampton Owners Association BOD Meeting Minutes
May 1, 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	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 approve the April 10th minutes with any corrections needed. No were corrections needed and Dion James accepted the motion to approve the minutes.

III. Management Company Update:

a. Current Financial Report

Popular Operating Account	\$45,300.43
Popular Money Market Account	\$26,243.92
Total Operating/Reserve Account	\$71,544.35

b. Collection Tracker –The board reviewed the collection tracker. The board asked that a courtesy letter be sent to account #'s STHP2148, STHP157, STHP3186, STHP3216 and STHP1055.

c. Community Status/Violation Tracker – The board reviewed the compliance report and will leave any stage 3 violations as is for the time being.

IV. Unfinished Business:

a. Financials –Invoices were presented to the board at this meeting showing The CAM Team charges in March were for management fee, supplies and collection fees (which I assured the board were charged to the residents account). The board reviewed a \$272 Bold City invoice and asked that Comcast be listed under utilities on the 2020 budget.

V. New Business:

a. Plaque for community sign – the board requested measurements be taken of the space available on the community sign so a metal/plastic plaque can be screwed on that reads “Visit us online at mysouthamptonhoa.com”

b. Irrigation – Dion James requested that Bold City check out the irrigation at the front of the community to see if any repairs are needed.

VI. Committee Report0

a. ARC – The board approved an ARC request for a fence at 1786 Dartmouth.

b. Welcome Committee – The board mentioned that 1710 and 1786 Dartmouth have both recently moved in, but they have not received any information from The CAM Team regarding the new owners. I told them I would look into whether we had received the deed/resale information and get back with them.

c. Community Website – The counter was reviewed. Claudia mentioned that she believes there are stock pictures on the website rather than homes from Southampton. Let her know I would look at the website and have new pictures put up if needed.

VI. Adjournment:

Motion was made to adjourn the meeting at 6:55 PM; motion passed unanimously. The next meeting will be Wednesday, June 12, 2019 at 6:00 PM at The CAM Team office.