

Southampton Owners Association BOD Meeting Minutes
September 13th, 2022
Thrasher-Horne Center, Orange Park FL, 32065

The Board President Dion James called the regular meeting of the Board of Directors of the Southampton Homeowners Association, Inc., to order at 6:00PM 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 via speaker phone
Director – Vacant	
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Amber Cary was present on behalf of The CAM Team.

II. Approval of the Minutes:

Keith Money made a motion to accept the minutes from July 11, 2022. Claudia Decurnou seconded the motion, all were in favor, and the motion carried.

III. Management Company Update:

a. Current Financial Report

Popular Operating Account	\$36,073.27
Popular Money Market Account	<u>\$33,248.24</u>
Total Operating/Reserve Account	\$69,321.15

b. Collection Tracker –The collection tracker was not reviewed however the CAM went over the aging report totaling \$6,776.44.

c. Community Status/Violation Tracker – The Violation tracker was not reviewed.

IV. Old Business:

- a. Bulletin Board Brick Replacement** – Tabled
- b. Camera System** – Tabled
- c. Entrance Flowers** – Did not receive estimate to review

V. New Business:

a. Brown and Brown Insurance - Dion James made a motion to ratify Board approval for the insurance policy with Brown and Brown for \$4,315.43. Keith Money seconded the motion, all were in favor, and the motion carried.

b. 2023 Budget- The Board reviewed the budget and approved it with these changes made: Management fee should be \$14,428, four virtual meetings, add the credit of \$1,000 Bob gave them and the contract amount goes back to \$15,428/year. They also asked us to take insurance down to \$5,500 and put the difference in Annual Flowers.

VI. Committee Report:

a. ARC – There were no ARC requests to review.

VI. Adjournment:

Motion was made to adjourn the meeting at 6:42pm; motion passed unanimously. The next meeting will be at 6:00 p.m. on January 4, 2023.