

St Augustine Shores Service Corp Board of Directors

Meeting Thursday March 14th, 2024

Call to order 6:00 PM

Pledge and Moment of Silence

Roll Call – Mary Jenson, Kathy Schroeder, Nick Arocha, Brad Smith, Jill Kieffer, Deb Scoggin, Carol McCutcheon all present.

Also, Present CAM GM Shanna Fredrickson and CAM Asst GM Christine Hart

Approval of Minutes from 2/8/24 - Motion by Kathy Schroeder, Nick Arocha seconded the motion, motion carried unanimously.

Approval of Minutes from 2/23/24 - Motion made by Brad Smith, Nick Arocha, seconded the motion, motion carried unanimously.

Approval of Minutes from 2/28 - Motion by Nick Arocha, Brad Smith seconded the motion, motion carried unanimously.

President's remarks – Special meeting on February 23rd Defamatory Statements various versions have gone to community members. Tips have been coming in. Possibly Criminal and Libal. If you see or hear from perpetrators call the office Board won't be deterred.

There will be no election this year, 1 position available if you have property management skills the board could use you. May 3rd is the annual meeting.

Budget meeting 2/28 Budget was approved, HOA rates will go up 95¢ per month as of July 1st to \$32.75.

Treasurers Report – Treasurer gave a detailed report.

Major expense activities this month Electrical Installation for additional pier cameras. RV Boat Storage Compound tree and limb removal. Riverview Club grounds tree and limb removal, annual Drew Issac Report.

General Managers Report – GM gave a detailed report.

Nick Arocha – Gave an update on the 82 townhomes being developed by DLP and approved for the Portofino site. Nick read and explained the Declaration of Restrictions for Multifamily Living Units in Unit 2 Subdivision.

Dirk Schroeder – LAMP – Land Acquisition Management Program, application submitted for waterfront Deltona property to preserve the land. This has been placed number 1 on the list to be purchased, Dirk will keep us informed.

Committee Reports

ACC- Kathy Schroeder – 32 KB home applications approved; 2 other permits were denied. Motion to accept Janice Goetz resignation made by Brad Smith, Nick Arocha seconded the motion, motion carried unanimous. Motion to nominate Mike Nutile to ACC by Kathy Schroeder, Brad Smith seconded the motion, motion carried unanimous.

Building and Grounds – Dirk Schroeder – Bike rack has been set up at the pier and the next project is the sign to take down and fix.

RV Compound – Brad Smith reported they are working on getting bids for lights. There have been some break-ins in Motor Homes. Motion to accept Charles Bouton, Bruce Dennison, Craig Herold, Charles Nichols, Charlotte Rowland and Shawn Tippitt to the committee by Brad Smith, Jill Kieffer seconded the motion, motion carried unanimous.

Activities – Jill Kieffer – Motion to Nominate Hannah Lopez, Ali Schmitt, Noreen Fitzgerald, Alyson Blodget and Peggy Reiter to committee. Kathy Schroeder seconded the motion, motion carried unanimous. Motion to accept Hannah Lopez as the chair of the committee, Brad Smith seconded the motion, motion carried unanimous.

Audit Committee – Motion to accept Jan Olander's resignation by Brad Smith Kathy Schroeder seconded the motion, motion carried unanimous.

Communications Committee – Mary Jenson - hope you are enjoying the newsletter if you haven't already, please sign up. If you have any suggestions contact Shanna Fredrickson or Judy Manning.

Directors Comments – Kathy Schroeder, Nick Arocha and Brad Smith all spoke.

Members Comments – John Grexa wanted to know who is the CPA/ Auditor? What are Banker Boxes, also is there a four-year plan to pay back like of credit and was interest calculated? Drew Issac report is there a 5-year plan? CAM GM Shanna Fredrickson answered each question.

Edith O'Brian - come to scrabble Wednesdays 12-3 I will teach you and we won't talk finances.

Donna Ennis- Had a question regarding her home and the ACC approval process.

Sherry K. Why is the GM looking for Lifeguards? GM Shanna explained the situation and reason. Mary Jenson asked for a motion to adjourn – Motion by Kathy Schroeder, Jill Kieffer, seconded the motion, motion carried unanimous.

Carol McCutcheon 4/18/24