

ST AUGUSTINE SHORES SERVICE CORPORATION BOARD MEETING

April 12, 2018

The St. Augustine Shores Service Corporation's Board of Directors meeting was called to order by President James O'Such at 7:00 P.M. Present: Vice President Austin Dietly, Treasurer Claire Lorbeer, Director Philip Van Tiem, Director Thomas Filloramo and Secretary Nicolas Arocha. Quorum Established.

The Invocation was given by General Manager Smith followed by the Pledge of Allegiance.

Approval of the Minutes – March 8, 2018.

Motion:

Director Filloramo made a motion to accept the minutes as presented. Seconded By Vice President Dietly. Unanimous. The motion carried.

Treasurers Report – Read by Treasurer Lorbeer accepted for audit.

General Manager Smith explained the increase in the operating fund and the decrease in the reserve fund.

General Manager Smith presented 2 collection issues.

The Homeowner has a balance \$893.72 as of March 2018. They propose to make a down payment of \$105.72 and the make 11 consecutive payments of \$105 which will pay off the debt, keep the account current and pay all fees and interest. The total is \$1253.

Motion:

Vice President Dietly made a motion to approve the payment plan as presented. Seconded by Treasurer Lorbeer. Unanimous. The motion carried

The Homeowner has a balance of \$1496.63 as of March 2018. They propose to make a down payment of \$155.63 and make 11 consecutive payments of \$155 which will pay off the debt, keep the account current and pay all fees and interest. The total is \$1856.

Motion:

Director Filloramo made a motion to approve the Payment plan as presented. Seconded by Vice President Dietly. Unanimous. The motion carried.

Managers' Report - Joseph H. Smith III

Storm Water Drainage Project Update

The Lining of the failed 210 ft section of 18 "corrugated metal Storm Water Drainage Pipe east of 794 Medina Avenue is complete.

General Manager Smith provided photographs of the product.

Pier Project Update

General Manager Smith presented pictures of the pier reconstruction progress.

The construction is complete. We finished the staining and the electrician is currently installing the lighting which should be complete in the next couple of weeks.

Discussion on holding the Family Fun Day in conjunction with a Grand Opening of the pier.

The Board decided to postpone the event until after the results of the annual meeting.

Progress on Board Goals

Curb Appeal

We are fertilizing all the shrubs in April and we will fertilize the turf in May.

We are repairing damaged irrigation lines as the result of the County road work.

Committee Reports

ACC Committee – General Manager Smith

The ACC held one meeting in the month of March.

They approved 11 applications

2 fences

1 patio/deck

4 swimming pools

4 swimming pool enclosures

Total YTD 96

Riverview Building and Grounds Committee – Mary Arocha

The committee presented minutes of the March 21st meeting and a spreadsheet.

A list items to be included in the Dreux Isaac Reserve Study and B list items to be included in the operating budget.

Deed Violation Report

The report was presented to the Board.

Directors Comments:

Treasurer Lorbeer commented on the sprinkler systems on the individual lots that run in the morning and spray on the sidewalk.

Motion:

Director Arocha made a motion to form a committee to meet with St. Johns County and discuss the damage to our irrigation system, the agreement between the Shores and the County regarding landscape maintenance, and to hold off on any improvements to the medians and any mowing of the grass.

The motion died.

Board Discussion

Director Filloramo offered to set up a meeting with Commissioner Waldron and the head of Road and Bridge Neil Shinkre.

Members Comments:

Darlene Van Tiem inquired about the customary payment methods on collection issues.

She requests parks at the south end of the community.

Tom Kelly suggests we contact the school board about using the school playground facilities during the summer.

He inquired about remedies for cars parking on the sidewalk.

The Sheriff's Department will ticket these vehicles.

Cindy Haynes commented on the approval of payment plans on delinquent accounts and she stated that she was not afforded this opportunity in 2010.

There was inquiry as to what percentage of the associations members were currently delinquent.

There are currently 154 accounts that owe \$121,000 to the association. This includes attorney fees, interest, and fees.

There was discussion on approving the changes to the Safe Harbor Provision in our Governing Documents.

Carole Vrada inquired about enforcement of maintaining vacant lots.

Linda and Leonard DiTomaso suggested that require homeowners to maintain their vacant lots and that assessing fines would encourage compliance.

Collection would be an issue.

There was discussion on the traffic during drop off and pick up at Hartley Elementary.

Steve Raff mentioned that he contacted the School Board and they don't care and told him that it is not their problem.

Mary Arocha inquired about trash from construction sites within the Shores.

Meeting Adjourned.

President

Secretary