

ST AUGUSTINE SHORES SERVICE CORPORATION BOARD MEETING

DECEMBER 6, 2018

The St. Augustine Shores Service Corporation's Board of Directors meeting was called to order by Vice President Thomas Filloramo at 7:00 P.M. Present: Director Leonard DiTomaso, Director Michael Amato, Treasurer Claire Lorbeer, Director Phil Van Tiem, Secretary Nicolas Arocha. Absent: President Austin Dietly. Quorum Established.

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

Approval of the Minutes – October 11, 2018 and November 8, 2018.

Motion:

Director Van Tiem made a motion to approve the minutes of October 11, 2018. Seconded by Secretary Arocha. Unanimous. The motion carried.

Motion:

Director Amato made a motion to approve the minutes of November 8, 2018. Seconded by Treasurer Lorbeer. Unanimous. The motion carried.

Treasurers Report – Read by Treasurer Lorbeer accepted for audit.

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

Managers' Report - Joseph H. Smith III

Progress on Board Goals

Discussion on Agreement with St. Johns County, Jeremiah Mulligan

Jeremiah summarized the relationship between the Shores and St. Johns County as it relates to the right of ways and the different responsibilities between the Shores and St Johns County. There was suggestion by the Board to create a Committee and to create specific plans on how to move forward.

He explained his concerns about restructuring the agreement.

He suggested the Board do a cost benefit analysis about formalizing an agreement.

We may have to survey the roads and convey them over to the County.

Secretary Arocha, Chair of the PUD Committee, has concerns about the inconsistencies of the various zoning maps. He is very concerned about the drainage issues caused by the construction of the new developments adjacent to the Shores Community.

He feels we need to investigate the land dedicated as a school site to see who shoulders the responsibilities associated with the development of a school.

He would like to obtain a complete copy of the Master Development Plan including all attachments that are relevant to our PUD.

Jeremiah suggests that if this is the will of the Board, we set up a meeting to assess the documents that we have and develop a checklist of the documents we would like to request.

It was decided that the PUD Committee meet with Jeremiah after the holidays to get a sense of what else we need.

Jeremiah stated that there is movement on the Pool Deck Litigation and that a motion to dismiss has been filed and this is set to be heard in January.

Jeremiah is waiting on an impasse from the mediator on the Sevilla fence issue.

Curb Appeal

Winter projects still in progress.

Edging is complete.

Rye grass seed installation complete.

Installation of 4 cubic yards of stone at the tennis court driveway complete.

Pine straw delivery set for Tuesday December 11.

The new door at the main entrance fountain access scheduled to be repaired.

Safety and Security

The key access system project for the tennis courts is in progress.

Working with FP&L for power.

Operations

The gazebo has been donated by Baker Company and it is installed for the benefit of our venue. A landscape buffer will be installed.

Committee Reports

ACC Committee – General Manager Smith

The ACC held one meeting in the month of November.

They approved:

1 fence

1 pergola

2 swimming pools

2 swimming pool enclosures

A total of 6 approved.

Total YTD 44

Director Amato inquired about the member of the ACC that supposedly had a chicken coup and wanted to make sure this person corrected the issue before being assigned to the committee.

He also asked who was responsible to inform Laura Amato of her assignment and projects on the ACC committee she was elected to at the November meeting.

Co – Chairs Richard Nowell and Gina Ross.

Deed Violation Report

General Manager Smith presented the report and brought the office files for the past two months as requested by Secretary Arocha.

Directors Comments:

Secretary Arocha wished all those in attendance a Merry Christmas.

Director Amato wished all a Happy New Year.

Treasurer Lorbeer commented on the vehicles parking on the sidewalks.

Director Van Tiem thanked all those attending.

Director DiTomaso wished everyone a Merry Christmas and Happy New Year.

Members Comments

There was inquiry about vehicles for sale on the common property.

Darlene Van Tiem commented on parks at the South section of the community.

Carol McCutchen inquired about the fountain wall door.

Laura Amato commented on the cars being parked on the common property.

Darlene Van Tiem inquired about the donations from Baker Company.

Meeting Adjourned.

President

Secretary