

ST AUGUSTINE SHORES SERVICE CORPORATION BOARD MEETING

FEBRUARY 12, 2015

The St. Augustine Shores Service Corporation's Board of Directors meeting was called to order by President Jerry Zinn at 7:00 P.M. Present: Vice President Winston Burrell, Treasurer Claire Lorbeer, Director Jim Priester, Director Sue Chitwood. Absent: Secretary Rachel Diamond and Director Chance Hines. Quorum Established

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

Approval of the Minutes – January 8, 2015.

Motion:

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

Treasurers Report – Read by Treasurer Lorbeer accepted for audit.

Chance Hines is in attendance.

General Manager Smith detailed the increase in operating cash and the decrease in the reserve funds on the report.

Board Discussion.

General Manager Smith presented two collection issues.

ACC Report – Jerry Zinn

The ACC Committee had 1 meeting in the month of January.

The ACC Committee approved:

1 carport enclosure

4 fences

2 new homes

1 patio cover

2 pools

1 screen enclosure

Total approved YTD 134

Board Discussion.

Managers' Report - Joseph H. Smith III

Old Business

Status of Pool Bathhouse

General Manager Smith provided a progress report on the demolition and plumbing. He detailed the schedule for the walls and the electrical work. Samples of the tile, border, vanity material, paint, and floor covering were provided.

Board Discussion.

Update on Pool Marcite Project

General Manager Smith gave a status report. The Marcite Project is complete. The chemicals are being manually adjusted to assist in the curing process.

By-Law Discussion

Board Discussion on developing a By-Law to mandate Board Member attendance at Board meetings.

Motion:

Treasurer Lorbeer made a motion to develop a By-Law that states: Any Board Member who misses three consecutive Board meetings for reasons other than Family Events, Medical Reasons, or Mandatory Work Requirements may be removed from the Board of Directors by a majority vote of the Board of Directors. Seconded by Director Chitwood. Unanimous. The motion carried

Internal Auditor Review

General Manager Smith informed the Board that Internal Auditor Lance Conner has reviewed the Pool Bathhouse Renovation Project Contract and will be reviewing the Landscaping Contract. He is working on adjusting the rental rates for the Riverview Facility.

New Business

Board Involvement in the General Managers Performance Review

President Zinn asked the Board if they would like to participate in the General Manager's Review. The Review forms were presented.

Deed Restriction Report.

General Manager Smith provided a Deed Violation packet to each Board member that includes the initial report of the violations, a printed copy of the entry into the Pride system, a printed copy of the follow up detail from the County Code Enforcement Department and a follow up report on violations reported in the prior month. Smith explained the process.

Board Discussion

Directors Comments:

Treasurer Lorbeer inquired about a fence on Viscaya Blvd.

Vice President Burrell asked if Lance Conner was going to get involved in discussions with the Recreation Association.

He talked about an escalating issue of cars parked on the street in Unit 8.

Director Hines requested more No Trespassing signs for ATV traffic on the power lines.

Director Chitwood commended Riverview Coordinator Noell Dooley's work on the Shores website.

She requested that we post updated information on President Zinn and our new Bookkeeper Valerie Barkley on the website.

She requested more pictures of events and updated pictures of the pool.

She inquired about the minutes on the website.

She inquired about pool membership controls.

She discussed the car stop removal project.

She inquired about a report on the members running for the vacant seats on the Board of Directors.

She discussed getting current information on all homeowners for our accounting program. She suggested adding a page to the annual packet requesting this information.

Vice President Burrell requested clarification on the issue of accepting credit card payments.

Treasurer Lorbeer commented on vandalism in the Community.

Vice President Burrell informed the Board of clearing activity in Moses Creek.

Members Comments

Jeremy Duncan had a suggestion on the Board Member attendance By-Law.

He discussed the credit card fees associated with accepting credit card payments.

Director Priester moved to adjourn

Meeting Adjourned.

President

Secretary