

**ST AUGUSTINE SHORES SERVICE CORPORATION VIRTUAL ZOOM BOARD  
MEETING**

**NOVEMBER 11, 2021**

The St. Augustine Shores Service Corporation's Board of Directors meeting was called to order by General Manager Joseph Smith. Present: Treasurer Robert Stanton, Director Michael Amato, Director Steve Raff and Director Carol McCutcheon. Absent: President Austin Dietly, Vice President Thomas Filloramo, and Secretary Michael Winkles. Quorum Established.

**Approval of the Minutes – October 14, 2021**

**Motion:**

Director Raff made a motion to approve the minutes of the October 14, 2021, meeting. Seconded by Director Amato. Unanimous. The motion carried.

**Treasurers Report – Read by Treasurer Stanton**

**Motion:**

Director Amato made a motion to approve the Treasurers Report as read. Seconded by Director McCutcheon. Unanimous. The motion carried.

**Managers' Report - Joseph H. Smith III**

Discussion on Major Modification 2020-11 Tract J Unit 6.

**Motion:**

Treasurer Stanton made a motion that this Board cannot support or approve MAJMOD 2020-11 that is in direct contravention of the St. Augustine Shores Deed Restrictions currently in force. Seconded by Director McCutcheon. Three affirmative 1 abstained Director Raff.

Discussion on the second PPP loan that has been forgiven.

Discussion on a web portal for our accounting program for membership access.

ACC Committee – Joseph Smith

Fence variance request for Joseph and Tammy Murdock 420 Maribella Court.

**Motion:**

Director Raff made a motion that we allow them to put a fence at the back of the property and put a 4-foot utility enclosure around the equipment. Seconded by Director McCutcheon. 3 affirmative 1 abstained Treasurer Stanton.

Internal Audit Committee – Joan Stanton.

**Motion:**

Treasurer Stanton made a motion to support the recommendations of the Internal Audit Committee. Seconded by Director McCutcheon. 2 affirmative 2 opposed Director Raff and Director Amato. The motion failed.

Riverview Building and Grounds – Carol McCutchen.

**Motion:**

Director McCutcheon made a motion that we raise the rental rates for large events to provide a bonus for the hostess. Seconded by Director Raff. Unanimous. The motion carried.

Deed Violation Report presented to the Board.

Home Office Applications – 516 Belen Lane Laura Anne Padovano for the purpose of social media and marketing small businesses.

**Motion:**

Director Raff made a motion to approve the Home Office application for 516 Belen Lane as presented. Seconded by Director Amato. Unanimous The motion carried.

Directors Comments:

Treasurer Stanton commented on Veterans Day and Remembrance Day.

Homeowners Comments:

Charles Bouton commented on meeting in person.

**Motion:**

Director Raff made a motion that we adjourn the meeting. Seconded by Director McCutcheon. Unanimous. The motion carried.

Meeting Adjourned

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President

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Secretary