

Villages of Fireside Board of Directors Quarterly Meeting
Thursday, November 20, 2014
RideOut Elementary School Auditorium

Board Members Present: Mike Hilt, Chris Tyler, Ted Austin, Diane Branaugh, Ben Ross, and Kathy Melton, representing The CAM Team.

Motion to open the meeting was made by Ted Austin and seconded by Chris Tyler. None opposed. President, Mike Hilt, called the meeting to order at 7:00 p.m. The Board members were introduced.

Kathy Melton read the minutes from the meeting of September 18, 2014. Ben Ross made a motion to approve the minutes as read. Ted seconded. None opposed. A draft version of the minutes from tonight's meeting will be posted on the website.

Kathy Melton reported that the bank balances as of October 31st were:

Operating Account	\$ 41,076.88
General Reserve	\$ 40,231.73
Paving/Drainage	\$ 17,719.97
Boardwalk	<u>\$ 70,075.72</u>
	\$170,104.30

Old Business:

Chris Tyler shared that seventy-eight (78) vehicles have been tagged this year and three (3) have been towed.

Diane Branaugh reported that the ponds are treated regularly and are in excellent condition. An alligator that had been living in one of the ponds has left.

Ben Ross reported that one of the gates was hit recently. After viewing the cameras, he was able to identify the vehicle and has turned the information over to the Clay County Sheriff's Office. A software glitch this past weekend caused problems with the card reader but has since been corrected.

Mike Hilt shared that the Association came through the year in great financial shape. The road construction at the entrance over the past year caused considerable damage to the front entrance and we are still trying to recoup some of the costs. The front entrance has been the focus since the construction was completed, and will continue to be the focus for 2015. Monies have been allocated for this purpose in the 2015 budget. The landscape timbers will be removed and decorative stone will be added. The black aluminum fencing at the entrance was recently replaced at a cost of \$5,358.00. The brick wall and signs will be pressure washed by the landscape contractor.

New Business:

Mike shared that there were a couple of drainage issues earlier in the year, but that there have been no problems for the past six to eight months. The infrastructure is over twenty-five years old and problems can arise at any time.

The roads have held up well. Vandalism with spray paint had to be taken care of by the Association.

New "4 Way" signs will be added to the stop signs in the near future.

A homeowner contacted the Board about adding a street light at Moon Harbor Way and Chimney Drive. Diane has been in touch with Clay Electric and will be meeting with a representative soon to discuss adding a light. The cost will be \$400.00 for the pole, plus the costs to install the light.

Chris shared that a major issue will be to get the irrigation up and running at the entrance. Damage from the road construction and a lightning strike have made the system inoperable. A new irrigation contractor will be contacted to work on the system this winter.

Tom Snyders with T&D Professional Landscape Services Inc. submitted a renewal contract for landscape services. The cost remains at \$1,685.00 per month. A motion was made by Chris to accept the contract. Ted seconded. None opposed.

Mike thanked Diane for heading up the project to replace the fence at the entrance, and for her work throughout the year on the signs in the neighborhood.

The proposed 2015 budget was discussed. Assessments will remain at \$500.00. Draft copies of the budget were available for those in attendance. Ted made a motion to approve the budget as presented. Diane seconded. None opposed. Statements will be mailed in early December. Assessments are due January 1st and the Board appreciates when homeowners are able to pay the amount in full upfront. Payment plans are available by contacting The CAM Team.

The Board thanked Janice Link and Susan Adrick for decorating the front entrance.

Ray Robert resigned as Chairman of the ACC Committee effective this evening. The Board thanked Ray for his outstanding service. Anyone who is interested in joining this Committee should contact The CAM Team.

Kathy Melton shared that collections have gone very well this year, and that outstanding receivables are approximately \$11,000 less than at the same point last year. The CAM Team is changing its banking relationship to Popular Association Bank. Homeowners will receive a coupon on their statement with the new mailing address, as well as information about how to make an online payment.

Ted thanked The CAM Team for their hard work on behalf of Villages of Fireside.

All business being completed, Chris made a motion to adjourn the meeting. Ted seconded. None were opposed and the meeting was adjourned at 7:24 p.m.

The floor was opened to the homeowners for discussion and questions.

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