

**VOF Board of Directors Meeting 12/1/2022**  
Clay County Shrine Club – 2471 Russell Road

The meeting was called to order at 7:02pm by Ernie Dukes, President. Present were Ernie Dukes, David Smith, Christina Kingsbury, and Maryse Andre; Kathy Melton, CAM represented the CAM Team. A quorum was present.

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**Homeowners Forum** – The floor was opened to homeowner’s comments and questions. Topics discussed included:

- Exposed wires by the front gate. Kevin with T&M Electric has been contacted
- Request to add electric by the front signs so lights can be put in the trees.
- Upgrading signage throughout the neighborhood.
- Request CCSO monitor speed in the community and the pick-up area by the school.
- Lights were reported out at the entrance.
- ARC issues, including a house with orange trim.
- Mowing of the ditch.

**Approval of Minutes** – A motion was made by David Smith to waive the reading and to approve the minutes of the November 3, 2022 Annual Meeting and the November 3, 2022 Budget Meeting as written. Maryse Andre seconded. None opposed and the motion carried. The minutes will be posted on the community website.

**Board Reports:** None

**Financial Report** – Kathy Melton, CAM

Balances as of November 30, 2022:	Operating	\$153,928.32
	P&D Reserves	\$382,078.12
	Gen Reserve	\$ 4,867.77
	B-Walk Reserve	<u>\$149,838.20</u>
	Total:	\$690,712.41

Outstanding Accounts Receivable as of November 30, 2022 were \$14,606.49. Statements are sent regularly to homeowners with a past due balance. A total of twelve (12) homeowners have outstanding balances. There are currently two bank foreclosures.

**Old Business:**

**Front Sign Repair – Mailbox King:** Completed.

**Dock Repair – Brothers Marine Construction:** Completed

**Landscape Contractor:** A draft RFP of landscape specifications was given to the Board to review. The contract will be put out for bid. TLC will be contacted concerning the clearing of the ditch between Bellows Ct. and Chimney Dr.

**Signage along Fireside Drive – Repairs by JaxHandyman:** A quote was approved at the November meeting to straighten signs along Chimney Drive - \$536.00. The work was put on hold to allow for consideration of additional signage upgrades.

### **Bids/Proposals:**

- **DeLarm Excavating** – Three proposals received from DeLarm Excavating were tabled at the last meeting: 3396 Chimney Drive Area – Installation of underdrains (\$37,850), Road drain at the entrance concrete structures - \$1,100.00, and an issue with sediment clogging two catch basins near the entrance. There are also issues in the grass, road, and an issue in the pipe to the pond on school property. The proposals were put on hold again. David Smith has scheduled an appointment to meet with David DeLarm to discuss how best to proceed.
- **Boardwalk/Dock Pressure Washing:** Two proposals were received for pressure washing the dock and boardwalk areas:
  - Jaxhandyman - \$2,100.00
  - My Clean Roof - \$2,000.00

A motion was made by David Smith to approve the proposal from My Clean Roof, seconded by Maryse Andre. None opposed and the motion carried.

### **New Business:**

**Board Vacancies:** Danielle Svec submitted her resignation from the Board prior to the meeting. The Board thanked her for her enthusiasm and efforts on behalf of the Villages of Fireside. A motion was made by Ernie Dukes to appoint Carol Abbot to the Board of Directors. David Smith seconded. None opposed and the motion carried. Several other homeowners expressed interest in joining the Board and will be considered at a future meeting.

### **ARC:**

- **Approval of ARC Guidelines for Recreational Vehicles** – Joan Trawick presented a revised section for Recreation Vehicles to be added to the ARC Guidelines. A motion was made by Maryse Andre to approve the sections as written, seconded by Christina Kingsbury. None opposed and the motion carried.
- **ARC Appeal** – A homeowner submitted an appeal to a denial for a driveway project. The paperwork submitted was not an appeal but a revised request. Management is in touch with the attorney and the ARC Committee is reviewing the request.

**Community Beautification Committee:** A Community Beautification Committee was formed with Christina Kingsbury as Chairman. Volunteers include: Susan Adrick, Joan Trawick, Joanna Padgett, Jackie Williams, and Tanya O’Kelley.

**Parking on the Street:** Parking on the street has become an issue in several areas. Overnight parking on the street is prohibited by the Covenants and Restrictions. Vehicles receive a warning and can then be towed. Maryse Andre devised a notice for cars that can be used for a more “neighborly approach” to gain compliance. She will share the notice with the Board.

**Swales:** There are issues with swales in several areas. The Board will set up a time to walk through the swales and determine what needs to be done. St. Johns River Water Management District can get involved to force compliance. The Board will start working on this project after the new year.

### **2023 Projects – Proposed**

- **Updated Boardwalk Replacement Quote**
- **Painting of Dock**
- **New Lettering on Entrance Monuments and Guardhouse**

- Electrical Quote for Christmas Lights at the Entrance
- Road Repair
- Street Signs/Stop Signs
- Replace Visitor Call Box

**2023 Meeting Schedule:** The Board would like to meet at least quarterly this year. The meeting dates are to be determined.

**Adjournment:**

All business being completed, David Smith made a motion to adjourn. Maryse Andre seconded. None opposed and the meeting was adjourned at 8:43pm.



4/6/23