

**ST. JOHNS GOLF AND COUNTRY CLUB
COMMUNITY ASSOCIATION, INC
BOARD OF DIRECTORS MEETING
January 17, 2011**

Minutes

CALL TO ORDER

The St Johns Golf and Country Club Community Association Board of Directors meeting was called to order at 6:40 pm by Pam Watt. Board members present were Pam Watt- President, Patti Bayerl- Vice President, Stepan Kira-Secretary, and Richard Barrett-Director. Amy Layne from First Coast Association Management was also present. A quorum of the Board was verified.

REVIEW OF UNAPPROVED MEETING MINUTES

The minutes of the December 6, 2010 Board meeting were reviewed. A motion was made, seconded and passed to approve the minutes as recorded. (Bayerl/Kira)

FINANCIAL STATEMENT REVIEW

Amy Layne reviewed the financial statements for the period ending November 30, 2010. The Association ended the period with year to date operating income of \$719,248.88 and year to date operating expense of \$704,670.08. Accounts receivables for both cable/internet and Association fees totaled \$90,168.88.

Also reviewed were the financial statements for the period ending December 31, 2010. The Association ended the period with year to date operating income of \$783,337.04 and year to date operating expense of \$769,087.71. Accounts receivables for both cable/internet and Association fees totaled \$80,198.25.

Additionally discussed were the January 2011 delinquency review of outstanding accounts and the most recent information regarding collections including status of bankruptcy and mortgage foreclosure.

The Board approved waiving any miscellaneous balances due of \$25.00 and under, management will notify accounting to facilitate.

Also discussed were the anticipated surplus from 2010 and what action should be taken with regards to these funds. The Board will table this discussion until the next meeting so that the Board Treasurer can provide input into this decision.

Property Managers Report

Amy Layne provided a report regarding recent action within the community including that the Committee Orientation had been held on January 10, 2011. Also included in the report was review of items provided to the Board in the meeting package.

COMMITTEE REPORTS

Covenant Enforcement

Amelia Johnson was in attendance representing the Covenant Enforcement Committee. The Board of Directors reviewed a volunteer application for a potential new member of this committee. A motion was made to officially appoint Michael Conching to the Covenant Enforcement Committee; the motion was seconded and passed. (Barrett/Kira)

An updated roster with the new committee member information will be provided the committee.

Architectural Review

Amy Layne provided information to the Board with regards to recent architectural review applications that had been sent to the Architectural Review Committee for review. The submittals were for a pool/screen enclosure and exterior paint color change.

OLD BUSINESS

Appointment of Litestream Contract Review Committee

Richard Barrett provided updated information regarding his discussion with a potential committee member and their initial review of the current cable/internet bulk rate contract. Mr. Barrett requested contact information for other volunteers who had shown an interest in serving on this committee.

The Board will officially appoint the committee members and provide a duties outline at the next Board of Directors meeting.

Review of Community Violation Letters

Discussion was held with regards to violation letters sent, the Board discussed changes to the tone of the letter and improvement were made.

Website Discussion

No additional information was received from the website administrator regarding the costs associated with the website. The Board requested removing this item from the agenda unless additional information is received.

NEW BUSINESS

Tree Trimming

Pam Watt provided history with regards to tree trimming of trees along the bus routes within the community and that in the past the CDD had facilitated this project. Ms. Watt had solicited a quote for tree trimming on Meadow View, Drury Court, Eagle Point and St. Johns Golf Drive and provided the costs to the Board. The Board discussed and decided to notify the membership that it is their responsibility to facilitate tree trimming

on their property. This information will be provided to the membership in the upcoming community newsletter and the Spring Clean letter.

Adopt a Highway Program

Discussion was held with regards to information received to have the community participate in the Adopt a Highway Program. Pam Watt will facilitate organizing this for the community; the roadway to be maintained with regards to refuse pickup is Leo Maguire from the 210 to the end. Amy Layne will facilitate obtaining the application from the State website to move forward with this project.

St. Johns County Architectural Review Options


Discussion was held regarding the information provided to the Board regarding the options available to the SJGCC community with regards to the County's changes to the Land Development Code. A motion was made to take no action regarding this matter unless additional information becomes available, motion seconded and passed.
(Barrett/Kira)

Architect Fees

Discussion was held to pre-authorize the Architectural Review Committee funds to use for an architect if needed for review of submittals. The Board approved the Committee have authorization to utilize an architect for one (1) hour if needed.

ADJOURNMENT

With no further business to come before the Board a motion was made seconded and passed to adjourn the meeting at 8:05 pm. (Watt/Barrett)



Stepan Kira, Secretary

3/21/2011

Date