

# *Hampton Mews of St. Andrews East Association, Inc.*

Board of Directors Meeting Minutes

Friday, September 21, 2018 at 11am

**CALL TO ORDER:** Meeting called to order by President John Antico at 11:03am.

**PROOF OF NOTICE:** Proof of notice was posted in accordance with the Association's Bylaws and Florida Statute 7.18.

**QUORUM:** A quorum was established with President John Antico and Vice President Marilyn Ferguson. Absent was Mark Hasket. Also present was Kim Delaney of Sunstate Management Group.

**APPROVAL OF MINUTES:** **MOTION** made by John Antico, seconded by Marilyn Ferguson to waive the reading and approve the August 6, 2018 meeting minutes. Motion passed unanimously.

**PRESIDENT'S REPORT:** Presented by John Antico.

- John reported on his conversation with Betsy regarding the Association's financials and reserve account balances.
- The Board had previously voted to have the \$75 assessment increase fund the roof reserve. However, the whole amount will not be going into the roof reserve because some of the line items increased from the 2017 and 2018 budget.
- The Association was last painted in 2011. The buildings are on schedule to be painted every 10 years.
- The new landscaping company has been doing well. The property will be mulched at the end of October/beginning of November.
- Comcast contract renews 2019. Kim will contact Comcast to obtain information about rates.

**UNFINISHED BUSINESS:** None.

## **NEW BUSINESS:**

- **Painting:** The Association is scheduled to have the units painted in 2019. Management will obtain painting bids to assist in preparing the 2019 budget.
- **Pressure Washing:** Management will obtain pressure washing bids to present to the Board.
- **Financials:** The Board discussed having their financials done as an accrual instead of a cash analysis. **MOTION** made by John Antico, seconded by Marilyn Ferguson to change the financials to be done as an accrual analysis. Motion passed unanimously.

**NEXT MEETING DATE:** Budget Meeting- Friday, November 16, 2018 at 11am.

**ADJOURNMENT:** With no further Association business to discuss, John Antico adjourned the meeting at 11:51am.

Respectfully submitted by

Kim Delaney/ LCAM

For the Board of Directors for Hampton Mews Condominium Association, Inc.