

# **APPROVED MAY 22, 2018**

**Carillon Beach Association  
115 Market Street – Suite 212  
Carillon Beach FL 32413**

## **Minutes of Board of Directors Meeting**

**April 25, 2018**

**Held at 115 Carillon Market Street, Suite 212  
Carillon Beach FL 32413**

### **Call to order**

The meeting was called to order by Tom Clark, Board President, at 2:11 pm.

### **1. Call of Roll, Establishment of Quorum**

Tom Clark, Rich Coad, Peter Kircher, and Steve Nail were present in person; Gary Smith was present by speakerphone. With all Board members present, a quorum was established. Also present in person were Don Jones/HOA Manager. Administrative Assistant, Nicole Fendley, joined the meeting in progress.

### **2. Proof of Due Notice of Meeting**

D. Jones presented notarized affirmation that the meeting Notice was posted according to Florida Statutes.

### **3. Approval of Meetings' Minutes**

P. Kircher made a motion to waive the reading of the Minutes of the meeting of March 22, 2018 and to accept it. The motion was seconded by S. Nail, and it passed unanimously.

### **4. Suspension of Voting Rights**

P. Kircher made a motion to suspend the voting and amenity privileges for the following properties which are at least 90 days delinquent in paying their assessments: B-06, CI-310, C001, and S-10 with the provision that no action be taken until approximately one week to give the owners time to bring their accounts current. The motion was seconded by S. Nail, and it passed unanimously.

### **5. General Manager's Report**

D. Jones asked for a motion to approve the GreenEarth contract for Phase II of the gravel re-nourishment at a cost of approximately \$23,000. G. Smith made the motion; it was seconded by P. Kircher, and it passed unanimously.

### **6. Strategic Areas of Focus**

**Gravel Refurbishment:** G. Smith spearheaded a discussion regarding gravel refurbishment, the issue of making attempts with homeowners to be in compliance with the "Construction Agreement" and the policies that he saw necessary to be implemented going forward. R. Coad said that he and Mike Hunnicutt had identified approximately 15 properties that are in question regarding whether they had complied with the gravel re-nourishment requirements in the "Construction Agreement".

The Board went into Executive Session at 2:34 pm for the interview of a candidate for the upcoming vacancy of the General Manager position.

This segment of the Executive Session was continued with a discussion regarding maintenance staffing.

The Board returned to Regular Session at 4:50 pm.

### **7. Annual Meeting**

G. Smith led a discussion regarding the proposed format(s) for the Town Hall Meeting and the Annual Meeting. Each member was given his assignments to be summarized and submitted to Mr. Smith for incorporation into a PowerPoint presentation.

**8. Strategic Areas of Focus (continued)**

**Social Media (Security)**

G. Smith discussed the proposal from Comcast for providing cameras and WIFI access in various locations, specifically the pool areas. While the intent of the cameras is intended as a means of enhanced security, some Board members expressed concern about the potential for some owners feeling uncomfortable with cameras in the pool areas. There was, however, a general consensus regarding the addition of WIFI. It was agreed that the issue of cameras at the pools would be discussed with the Members at either Town Hall or Annual Meeting.

**Streets**

G. Smith provided a brief summary received by Southern Earth Sciences regarding their findings regarding the refurbishment/re-pavement of the streets. Briefly, the two streets that will need to be addressed first are Parkshore Drive and Beachside Drive; these streets will most likely need to be resurfaced to some extent within the next 18 months. While there are still many unanswered questions, i.e. how does the Board wish to address the issue of whether or not to replace the street ribbons. Mr. Smith agreed to follow-up with Southern Earth Sciences to explore this matter.

**9. Miscellaneous**

S. Nail is continuing to research the possibility of providing handicapped access to the beach.

T. Clark reviewed the situation of the of the Beach Club Pool survey, and a plan of action was adopted with the assistance of Nicole Fendley to assure that multiple owners are given the opportunity to vote accordingly.

The next Board meeting is scheduled for May 22<sup>nd</sup> or 23<sup>rd</sup>.

**10. The meeting and was adjourned at 5:20 pm.**