

ORANGE PARK COUNTRY CLUB OWNERS ASSOCIATION
**REGULAR MEETING OF THE
BOARD OF DIRECTORS
ADMINISTRATION BUILDING
January 19, 2010, 2009**

MINUTES

Tom Mackin called meeting to order at 6:30 PM. Quorum established.

Board Members Present: Tom Mackin, Frank Knafelc, Tom O'Brien, Bob Grandstaff, Todd Hite, Linda Sparks, and Rick Loftis.

Guests: Homeowners list attached, Susan Bailey from Marsh Landing Management Company.

Minutes: Frank Knafelc moved that the minutes be approved as amended. Tom O'Brien seconded the motion. Motion carried.

Treasurer's Report: Frank Knafelc

Frank presented the Financial report stating OPCC expenses were over budget for 2009 \$26,322.00, but once Loch Rane sends the money owed for their share of common expenses in the amount of \$29,000.00, the overage will be eliminated.

After discussion on OPCC funds Tom Mackin asked for a motion to approve the Financial report, but the motion did not receive a second. The report will be revised next month to show the Loch Rane funds and any other items from the end of year for 2009.

Frank moved OPCC continue to pay Loch Rane the amount approved in the Loch Rane 2006 Steering Budget, since OPCC declined to approve Loch Rane's 2010 Steering Budget; motion seconded and carried.

Management Report – Susan Bailey

1. Precision Turf was contacted to make certain that the irrigation systems for OPCCOA and the OP/Loch Rane areas were shut down ahead of the forecast hard freezes and extended severe temperatures. PT personnel did so, and when the freezes went on for an extended period of time, they came out in the middle of the day to turn it back on so that the flower beds could get water, and then they shut it down again. We have no reports of burst pipes or cracked sprinkler heads, and the water has been turned back on.
2. Assessments are coming in. Advise that the reader board should have a posting to remind that dues are late after January 31st.
3. Attended the ARB meeting on January 7th and the special ARB meeting on January 14th.

4. All monies for the luminaries have been turned over by the BOD President and deposited against the expenses incurred, including the luminary supplies from Pennington's and the sand from Precision Turf. Thanks to our block captains for coordinating another successful community effort.
5. Matthew Broadus Signs has submitted two proposals for repairs to street signs as well as replacement of lost signs at two locations.
6. MLM maintenance personnel completed fence repairs at the end of Feather Oaks Court on Jan. 15th.
7. Since mid-December 24 letters have been sent to owners for various deed violations. Many of these include people who have left garbage cans either at the curb or on their driveway 48 hours after trash pickup day.
8. If desired, we will try to provide a short item for newsletters from time to time.

Committee Reports

ARB – Tom Mackin

Tom gave the report on behalf of Chairman Chuck Davis on final inspections and new submittals.

Rules – No Report – Need a new Chairman.

Steering – Frank Knaflec

Frank stated the Committee requested that he approach the Board concerning non-owner (Country Club members) paying a higher user fee for bar codes and that they must renew annually. The Board chose not to discuss the issue.

Frank reported during the last hard freeze the hydraulic pump broke and the cost of replacement will be \$320.00, to be addressed at the next Steering Committee meeting.

Roads – Tom Mackin – No Report

Ad Hoc Ponds and Land – Tom Mackin

Tom reported St. Johns River Water Management is working on the pond discrepancy issues.

Communication - Harry Hausman - No Report

Old Business:

Legal Update: Board President and Treasurer attended a hearing on January 4th. Awaiting a ruling from the Judge.

New Business:

Social Committee: Tom passed out the Social Committee's mission statement for review. Rick Loftis moved to accept the mission statement as submitted. Frank Knafelc seconded the motion. Motion carried.

Open for Homeowner Questions:

An owner commented on the bar code situation for non-owner members of the Country Club. She also suggested for next years budget a contingency line be set.

An owner commented on the lighting issue at the Thornwood reader board. The Board decided, due to cost, to research solar lighting versus electrical.

Meeting adjourned at 7:20 following a motion by Bob Grandstaff, seconded by Frank.

Respectfully submitted,
Linda Sparks
Board Secretary