

Hamptons

Happenings

**IMPORTANT NEWS &
INFORMATION – JUNE 2010**

HELP US HELP YOU...

We need to communicate!

As with any good relationship, communication is the key to success. Please complete the enclosed Owner Update form and return to Bristol Management for updating our records. This allows for personal direct communication on matters that may not require formal letter writing and the ability to blast email correspondence to all residents on current matters or events. We encourage all residents to participate in our email correspondence. Please return the update form. Having everyone's email will save money for each homeowner. Please call us if you don't know how to set up an email account and we can help you out.

JULY 4th BASEBALL GAME

Once again this year, the Hamptons will be offering tickets on a first come, first serve basis for the baseball game and fireworks at Roger Dean Stadium on July 4, 2010. There will be a baseball game, followed by excellent fireworks and a music show after the fireworks. The tickets are normally \$9.00 ea., but we will have 50 tickets at \$3.00 ea. for sale. Please contact Laura Miller, 561-745-6650 to purchase your tickets.

WHO'S RESPONSIBLE ANYWAY.....

When living in a HOA, there are responsibilities that are the Associations and

those of the owner, but first and foremost, it is your home, so you are responsible.

Front Yard Irrigation Repairs - are handled by the Association; however, we need your help in locating broken heads or leaking pipes. If you see a sprinkler in need of repair, please report it to Management immediately.

General Maintenance - is the responsibility of each Owner. Keeping your home exterior clean and maintained regularly is your obligation. Roofs and driveways must be kept cleaned periodically. Trash containers and recycling bins should be kept stored out of sight except for pick up days. No items should be stored in the front of the home. Please be responsible for the general maintenance and the appearance of your property.

Landscape Maintenance - the side and rear yards is also the Owners responsibility. If weekend work is planned, please be proactive and call Waste Management at 772-546-7700 to pick-up the debris. You may call on Friday to schedule a pick-up as early as possible the following week. This allows for less debris along our roadways and disrupting irrigation and sod growth. Landscape cannot be mowed when debris is piled curbside. Your cooperation is appreciated. See enclosed additional information on maintenance.

Driveway Lifting - due to tree roots continue to occur. This is a hazard and liability to YOU the Owner. It is the responsibility of the Owner to have the driveway repaired to correct lifting and uneven surfaces. The HOA will notify you of the need for repairs but are neither responsible nor liable for any accidents for damages sustained by these conditions. Take action to repair your driveway as needed.

ACC'S – ARCHITECTURAL CHANGES

REQUIRE PRIOR APPROVAL:

Any exterior changes to your home must be approved by the ACC Committee – PRIOR TO COMMENCEMENT OF WORK! No alterations to landscape, home, fences, driveway or any other exterior change is allowed without approval. Failure to obtain permission prior to alterations may result in the alteration having to be removed. Please refer to our website www.hamptonatmaplewood.org for forms and information.

FROM THE BOARD OF DIRECTORS

As previously promised, the Town of Jupiter has implemented the repair of the sidewalks and gutters in all phases of The Hamptons. After the difficult process of tree removal, most of our driveways have been repaired by Owners. This work being completed by the Town will bring a conclusion to this project. We have been advised that due to Town of Jupiter budget constraints, the repairs will be completed on a basis of the most severe cases being handled first. Additionally, we will continue to make improvements to the Hamptons to help resale values and to make it a better place to live. Please watch for the refurbished mailboxes and other improvements.

PLEASE WELCOME NEW MANAGER:

A recent relocation placed Vern Hetherington at an on-site location closer to his home. Bristol Management is pleased to announce Pamela McLendon, LCAM will replace Vern as Manager for the Hamptons. Please feel free to contact Pam at the numbers listed below.

CONTACT INFORMATION:

You may contact Bristol Management for reporting of irrigation repairs, landscape maintenance requests, reports of violations for review and assistance with matters pertaining to your residence.
Pamela McLendon – 561-427-0678 (direct line) email pam@bristolmanagement.com
Admin Assist Tracy Andrews – 561-427-0695 (direct line) email tandrews@bristolmanagement.com

WE LOVE OUR PETS!!

Dogs and cats, fish or turtles....they are precious and loved. They also require your attention for their needs. All animals are to be leashed. This is for the safety of your pet and others. Your dog, your dog waste! Be a responsible pet owner and pick up after your pet! No excuses. It's the law!

HAMPTONS CABLE TV GOES DIGITAL

As you are now aware, Comcast Cable has upgraded their system to digital. If you are current on your HOA dues, please pick up your COMCAST Cable Box at June 15 distribution of equipment, from 1-7pm. COMCAST will be there to also offer plans for high speed cable and phone service as well. Please remember to bring a picture id with you. This upgrade is being done at no additional charge to owners.

