

**Southampton at Salem Springs Condominium Association
Board of Director's Meeting**

Minutes for April 8, 2014

Southampton at Salem Springs Condominium Association Board of Director's Meeting was held at Grace Community Church, 1725 Salem Road Virginia Beach, VA on Tuesday, April 8, 2014. Members present were Roger, Debbie, Dana, Chris. Also present, Lisa Adalem of United Property Associates, Association Manager. Maggie was not in attendance.

Call to Order:

The Meeting was called to order at 6:30 p.m.

Proof of Meeting Notice:

Proof of notice of this meeting (attached) was presented to the President.

Homeowners Forum:

Homeowners Forum was held from 6:31-7:36. Jenny's Landscaping Service—the new contractor, presented. French drains, leaning Seasons fence and satellite dishes were discussed.

Reading of Minutes:

A motion was made by Roger seconded and carried unanimously to waive the reading of the minutes for March 2014 and accept the minutes as written.

Treasurer's Report:

Treasurer's report was accepted as read and made a part of these minutes. Timing of Condo dues payment posting was reviewed.

President's Report:

The President reported that there was a need to establish a schedule for posting an inspection schedule so owners could be prepared. Send an e-mail reminder 30 days after written notice. Motion so made by Dana and seconded. Decision was made to do two "formal" walk-arounds by the Board per year in addition to the ones performed by the Property Manager.

Manager's Report:

Lisa Adalem presented the Manager's Report. She also stated we will get 2 more bids (in addition to Jenny's) for French drains. Will instruct Jenny's to examine the "sinking" drains by Walter's and by the pool. Will check for the historical paperwork on the recently replaced vent collars for length of warranty.

Committee Reports:

Landscape Committee accepted contract from Jenny's. Roger and Sam will look into ideas for landscaping the front entrance for the Fall. So will Jenny's. We decided to have Jenny's install seasonal color for the Spring and Summer.

Unfinished Business:

A motion was made by Chris seconded and carried unanimously
To send out Pool Passes next month.

A motion was made by Chris seconded and carried unanimously to have a community yard sale June 7 and an ice cream social June 8.

New Business:

A motion was made by Dana, seconded and carried unanimously to accept the Acme Pest proposal to trap Nutria.

A motion was made by Roger, seconded and carried unanimously to have UPA contractor inspect all the vents and roofs, shingles and gutters thoroughly inspected, collars replaced and painting vents that need it.

A motion was made by Roger, seconded and carried unanimously to go adjourn for Executive session at 8:57pm.

A motion was made by Roger, seconded and carried unanimously to return to regular session at 9:06 pm.

Meeting Adjournment:

A motion was made by Debbie, seconded and carried unanimously to adjourn the Board Meeting at 9:07 p.m.

Respectfully submitted,
Chris Lagey

Acting Recording Secretary