

the HAMPTONS

A PUBLICATION OF THE HAMPTONS OWNERS ASSOCIATION

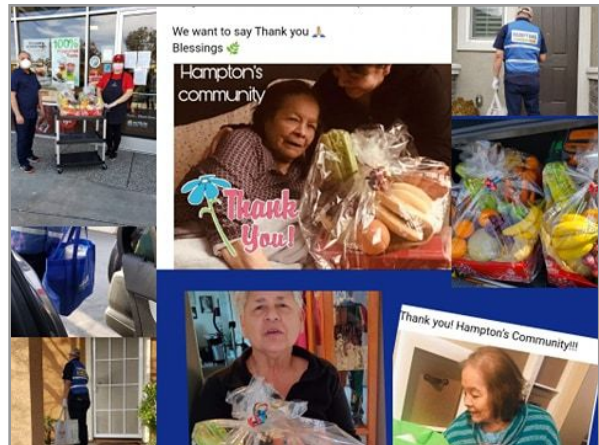
NORTH NATOMAS | SACRAMENTO, CALIFORNIA



BY ROMER CRISTOBAL
Association President

In the face of today's challenges, our Hamptons CommUNITY is rising! There is so much hope, kindness, and generosity all around our neighborhood and that is what the Hamptons commUNITY is all about. Continue to care for each other. Care for the people in front of you. Your satisfaction will come from giving that care, from feeling another person's struggle and having the capability of doing something about it.

Thank you to the countless Hamptons neighbors for donating and volunteering their time to aid the most vulnerable seniors and those in need in our commUNITY. Thank you to our commUNITY (angels) partners: Koshi Ramen Bar (Natomas), Edible Arrangements and A.L.L. Real Estate Team.



"COVID-19 is creating new needs, while putting financial pressure and restricted daily routines on us especially our vulnerable commUNITY members. The Hamptons cares about the commUNITY and works to address those needs with generous donations and meaningful actions -- making a huge difference for our senior residents and first responders during this crisis."

Uugii Tsenddorj

MEET OUR NEW BOARD MEMBERS

At its May 21, 2020 meeting, and after comments from community members, the Board of Directors voted unanimously to appoint **William "Will" Huey** and **Gopi Jayakumar** to the seats on the Board vacated by representatives of KB Home.



While they are both relatively new Hamptons homeowners, both have been very active members of the community with Gopi serving on the Hamptons Safety & Security Committee as well as the Hamptons Financial Accountability Committee. Will currently serves on the Hamptons Community Engagement Community and has also been an active participant in the We Want a Zoo grassroots effort.

Board adopts new election rules, appoints Inspector of Elections

In response to changes required by Senate Bill (SB) 323, the Board of Directors adopted new rules for the upcoming election of directors for the Hamptons Owners Association. SB 323 made significant changes in the laws affecting the governance of homeowner associations (HOA). One key change is that a person or entity who is employed by or under contract with the HOA may no longer act as the Inspector of Elections. Consequently, the Board approved the appointment of BellWether, a third-party vendor to act as the Inspector of Elections.

All members will receive more information about the upcoming elections shortly.

Rentals of Lots within the Community

We wish to remind owners that the Association's Conditions, Covenants, and Restrictions (CC&Rs) permit owners, subject to conditions, to rent their lots (or a portion thereof) provided that the rental is for a period of thirty (30) days or more.

Lot owners are also responsible for ensuring that tenants or other guests adhere to the CC&Rs.

BOARD OF DIRECTORS HAMPTONS OWNERS ASSOCIATION

ROMER CRISTOBAL

President

DEBBIE CUN

Director

WILL HUEY

Director

GOPI JAYAKUMAR

Director

ED PEREZ

Director

BOARD MEETINGS

All members of the Association (owners) are welcome to attend, observe, and speak at the meetings of the Board of Directors.

Notice of meetings are generally sent by email and/or posted in the member-only portal maintained by Landmark Limited:

[LandmarkLimited.net/hamptons](https://www.LandmarkLimited.net/hamptons)

NEXT BOARD MEETING

To be announced shortly

NOTE:

As a result of the current public health emergency and pursuant to guidance from federal, state, and local public health authorities, in the immediate future, upcoming meetings of the Association are expected to be held remotely.

LATEST HAMPTONS NEWS ALERTS:

WWW.HAMPTONSCOMMUNITY.ORG



HAMPTONS.COMMUNITY



@HAMPTONS

COMMUNITY

We have contracted with **First Security Services (FSS)** to provide neighborhood patrols and an on-call service.

To ensure that you receive timely service, tell the FSS Dispatcher that you are calling from The Hamptons Community (not Hampton Village).

You may ask the FSS Dispatcher to have the responding officer give you a call back for a status update.



Alert Residents Work with Hamptons Safety & Security Committee to Shut Down Alleged Drug House

On May 13, 2020, the Sacramento Police Department's North Problem Oriented Policing (NPOP) team arrested two people for illegal possession of a firearm and ammunition and for sales of prescription medication at a residence in Village 8 at the Hamptons.

Members of the Hamptons Safety and Security Committee met with concerned neighbors to gather evidence. The neighbors reported possible drug dealing activities at a



residence and thanks to the extensive records they kept, SacPD was able to take action within 48 hours. The residents have reportedly since vacated the residence.

SacPd noted that "It is obvious that without the cooperation of the neighborhood, SacPd would have never known about this residence and the activity would have continued."

For Hamptons news, visit: www.hamptonscommunity.org

SAFETY ALERT:

Please note that as work continues at the KB Home construction sites in Village 8, nails and other construction debris may be present on the roads.

Warning signs are not always present so unless you have specific business at the site, please refrain from driving around the area

Additionally, no persons (including workers) should generally be present at the site after sundown. If you notice any suspicious activity there, please immediately contact First Security Services.

THE HAMPTONS is a planned community with nearly 1,200 homes. Eight neighborhoods (called "Villages") comprise the community. Persons who purchase property in the community agree to be bound by a set of rules known as the Covenants, Conditions and Restrictions (CC&R). The CC&R is designed to ensure that the original planning concepts and designs that went into creating the community are protected, maintained, and enhanced.

The **HAMPTONS OWNERS ASSOCIATION** ("Association" or "HOA"), was formed to manage the community. A five-member Board of Directors ("Board"), elected by homeowners, manages the Association. The Association is the democratic mechanism that ensures that those with a vested interest in the Owners' interests retain the authority and responsibility for maintaining the community. The Board has retained **LANDMARK LIMITED**, a property management company, to assist the Board with its responsibilities.

LANDMARK LIMITED: TERRI HENDRICKSON, Community Manager

OFFICE: (916) 746-0011 | **AFTER-HOURS NUMBER:** (916) 535-9898 | **EMAIL:** HAMPTONS@LANDMARKLIMITED.NET

WEBSITE: www.landmarklimited.com/hamptons

REMINDER: Do not tamper with the irrigation system controllers

With the warmer weather creeping on us, **we want to remind owners not to tamper with the irrigation control systems and/or alter their programming.** These controllers are designed to be locked and be accessible only by the Association's contracted landscapers or other persons authorized by the Association. We have received reports of residents breaking the units open and altering the programming of the units.



Under the Hamptons Covenants, Conditions, and Restrictions (CC&Rs), the Association is responsible for the "landscape maintenance area" located in front yards of the lots within the community. Additionally, the CC&R prohibits owners from altering the programming of these systems. In order for the landscapers to effectively perform their work and to comply with local ordinances related to water conservation, these controllers must remain undisturbed. Any owner that causes damage to the controllers and related systems may be held liable for such damages and be subject to other penalties.

If you believe your landscaping is not receiving enough water or in need of other maintenance, it is important for you to contact the the property manager, Landmark Limited so that we can reach out to the landscapers to perform any needed work. This is also important to ensure that we can track any issues reported and account for any work that the landscapers perform. You may reach Landmark Limited at **(916) 746-0011** or by email at: **hamptons@landmarklimited.net**

NOTE: The Association is currently performing a full review of all landscaping within the Hamptons.



"It is wonderful to see how the Hamptons CommUNITY has come together to help those in need during COVID-19. Our community members and local businesses have been donating items that have truly helped the people in the community. The community has helped many seniors in need during the shelter-in-place by providing them with necessary essentials, as well as brightening their day by reminding them that they are not alone and that the Hamptons community is here for them."

Jhermaine Demayo, RN
Member, Hamptons Safety & Security Committee

Message from Board Member Debbie Cun

"We also want to thank our essential and front-line workers who have committed to helping during this pandemic. To show our appreciation to them, the Hamptons partnered with businesses such as Edible Arrangements and Koshi Ramen Bar (Natomas) to donate their resources to our local Sacramento police and fire department. These front-line workers play a vital role during this pandemic and we are proud to show our appreciation to them."