

Fairfield Ponte Vedra Association, Inc.

**Regular Board of Directors Meeting
April 20, 2011**

Brian Mickley called the meeting to order at 7:00 pm. The meeting took place at the Fairfield Clubhouse.

The following Officers and Directors were in attendance:

President	Brian Mickley
Vice President	Bill Tunstall
Treasurer	Peter Greene
Director	Gigi Longhini
Director	John Bates
Director	George Ely
Director	Barbara Ames
Director	Lois Remolde
Director	Joseph Mitchell

Shelby Hansen, Community Association Manager, was present from Signature Realty and Management. George Meyer, Gigi Pelletier and Ron Gray representing several Fairfield Committees were present. Marcus Cuevas, George Beebie and 2 other homeowners who reside in Fairfield were also present.

The meeting was properly noticed. The minutes from the Board of Directors meeting, held on Wednesday February 16th 2011, were previously emailed to all of the members of the Board for review prior to this meeting. Bill Tunstall motioned to approve the minutes. Barbara Ames seconded the motion. The motion passed.

Treasurer's Report:

Peter Greene, Treasurer was present and had previously emailed out his report. Bill Tunstall motioned to accept the financials. George Ely seconded, the motion passed.

Committee Reports:

Azalea Estates:

George Meyer believes it is time the Board of Directors approaches the new developers and refreshes their memory of what is laid out in the contract signed by the preceding developers.

Lakes, Irrigation and Bubblers Committee:

George Meyer will be supervising the installation of a new gravity feed pipe from lake 5 to the pump house. The cost of replacing this pipe, due to the location, depth, etc. is estimated between \$20,000 - \$30,000. It is a critical time of year for irrigation and therefore we want to accomplish this project in the shortest amount of time. We also notified owners through the webmaster that any sod installations should be delayed until this problem is fixed. Mr. Meyer believes Fairfield can fund it out of current operating accounts. The screen at the end of the pipe will be self cleaning and made of stainless steel inside and out.

Sidewalks:

Mr. Meyer had 3 benches installed and five additional benches will be installed after Precision Turf hires a new supervisor. So far, six sponsors, at a fee of \$460 per bench, have come forward, thereby reducing the net cost of this project significantly.

Entry Walls:

Some time ago Mr. Meyer had new LED lights installed to reduce costs associated with changing out light bulbs and electricity. Since then the breakers have been tripping and they were replaced.

Exercise Room:

It has been brought to Mr. Meyer's attention by a homeowner that the exercise room had toddlers playing with the equipment and that these toddlers were being brought in the room to play on the machine. Fairfield will need to place a sign in the exercise room that reads: No children under the age of 13.

George Ely suggested putting in a sign in the exercise room that reads: "No Children under 13 on equipment". Gigi Longhini stated she will contact Gold's gym and YMCA to see what their age limits are.

Security Committee:

George Meyer is looking to replace Dick Brand as he has resigned from the security committee.

The Security Committee is looking into a new way to document speeding. A very expensive radar machine that collects photos and records speed is available to purchase. This would cost the association too much money. Mr. Meyer would like to recommend to the Board to consider utilizing the police officer that we hire to write tickets. Each time a speeder gets a ticket Fairfield could accompany it with a fine of \$35. First Coast Security has offered to lend us their speeding trailer.

Lois Remolde motioned to fine owners who get speeding tickets in the amount of \$50. George Ely seconded. The motion passed unanimously without further discussion.

Noise Ordinance:

George Meyer is writing to the 5 county commissioners and the county attorney. Apparently the current noise ordinance is that is in place is that a homeowner who cannot hear the sound inside their home with the windows closed and the air conditioner on, is no violation by the offending party. One of our homeowners does hear the base from music playing from the Palm Valley Gardens while inside his home and the quality of life has been diminished to his family. This would affect the new Azalea Estate development.

Facilities:

George Ely from the Facilities Committee took the floor. The clubhouse renovation has exceeded the budget substantially. The rules for the clubhouse are being firmed up and the Facilities Committee is taking its use and misuse very seriously. Photos will be taken with the placement of the furniture and its contents.

Architectural Review Committee:

George Ely has received numerous ARC's for roofs, painting and laying new sod. Mr. Ely is avoiding the cookie cutter look and normally approves requests for changes to the exterior including additions. If the county will allow it and they are within their lot lines it will help diversify the communities look.

Communications Committee:

Gigi Pelletier from the communication committee took the floor. The Fairfield flyer will go out in October to go in the September 1 billing. This will include the announcement of rule changes and the budget meeting notification.

Grievance Committee:

Gigi Pelletier present the new grievance committee for 2011. In accordance with Florida Statute 720.305(2)(a) (previous 617.305), below are the Fairfield residents who have volunteered to be on the Grievance Committee. Gigi Pelletier requested the Boards acknowledgement of this Committee.

Walter Carroll - Pool Villas 1&2, Paula Brand - AZ II-D, Beverly Fitzpatrick - Court Homes, Ron Gray - Carriage Houses, Howard Leslie - Court Homes, Barbara Meyers - Pool Villas 1&2, Gigi Pelletier, Chair - Bay Island Cove

Bill Tunstall motioned to approve the Grievance Committee. Barbara Ames seconded. The motion passed unanimously.

Landscaping:

Joe Mitchell was present from the Landscaping Committee. The sod damage that occurred from the 2nd year of a harsh winter exceeds \$7,000. It has to be replaced; Fairfield is left with no choice.

Joe Mitchell motioned to replace the sod where necessary and that George Meyer reviews the financials and finds a way to fund it. Bill Tunstall seconded. The motion passed unanimously.

Property Manager's Report:

Shelby Hansen previously emailed out a management report.

Lois Remolde motioned to proceed with the foreclosure on API-15. Bill Tunstall seconded. The motion passed unanimously.

Bill Tunstall motioned to accept the property manager's report. George Ely seconded.

Old Business:

Marcus Cuevas, Fairfield homeowner was present. Previously Mr. Cuevas inquired about renting the clubhouse for a Happy Hour and that it is open to Fairfield residents.

Mr. Mickley and Mr. Green do not want to incur any costs. With that said Mr. Cuevas has the Board's permission to gather a group and form a Happy Hour Committee and have the clubhouse rental fee waived.

New Business:

Bill Tunstall motioned to fill the vacant Board of Directors seat, AP1 with Bill Westington who has just purchased a home. George Ely seconded. The motion passed unanimously.

Adjournment:

Bill Tunstall motioned to adjourn. George Ely seconded. All were in favor. The meeting adjourned at 8:20PM.

I hereby certify that this is an accurate and factual presentation of the Minutes of the Regular Meeting of the Board of Directors held on Wednesday, April 20, 2011.

Signed,
Fairfield, Secretary

Approved _____ (Date) Initialed _____ (By)