

HIDDEN TRAILS HOA NEWSLETTER

January 24, 2019

WATER USAGE & RESERVE

Q: Who to report common area leaks to?

California Community Management (760)745-5861, after hour emergencies /holidays same number and dial 8.

General Information:

<http://www.hiddentrailshoa.com>

Minutes can be found on the website under "Events"

HOA Officers

Email:
board@hiddentrailshoa.com



CONTACT HIDDEN TRAILS HOA

California Community Management
222 E. 5th Ave. Escondido, CA 92025
(760) 745-5861

Manager: Jennifer Figgers
jennifer@cacomangement.com
Bookkeeper: Sara Knowles
sara@cacomangement.com

At the January 17, 2019 meeting the Board discussed various options for repayment of the \$30,000.00 borrowed from the reserves as required by civil code section 5515. The Board approved using the current reserve allocation of \$1,808.50 per month to repay the debt. This decision was based on the fact that according to the last reserve study completed in 2017 the HOA was 118% funded.

We want all owners to know that the association was **NOT** over budget for water until October 2018. At the end of September the association was under budget \$850.00. At the end of October the association was over budget \$13,316.00. The October financials were done and sent out to the board November 19th. In November the deficit increased and as of 11.30.18 the association was over budget \$27,085.00. As soon as this was brought to the Board's attention they took immediate action and scheduled a meeting to discuss. Please be advised the monthly financial reports are available for all owners to review on the website portal.

The Board is currently working on establishing a Landscape Committee, reducing current water usage and working on obtaining an evaluation of the irrigation from the County Water Authority.

*Spring Homeowners Forum is tentatively scheduled for:
Monday, March 25, 2019*

VIOLATIONS

The Board of Directors would like to send a big **THANK YOU** to all of the residents that have responded and addressed the various issues in the recent compliance letters that have been mailed out. Your hard work is **APPRECIATED**, thank you for doing your part in keeping Hidden Trails Homeowners Association a beautiful community to live in.

The last drive through was January 11, 2019 the next drive through is tentatively scheduled between February 11-15, 2019