

# HIDDEN TRAILS COMMUNITY ASSOCIATION

## Board of Directors

### Minutes of Meeting

August 25, 2015

President Jerry Sleder called the meeting to order at 7:06 p.m. Directors in attendance were President Jerry Sleder, Vice President Danika Recore and Secretary/Treasurer Charlotte Kutilek. Also in attendance was Jennifer Figgers California Community Management. *Let the record reflect the meeting was held at 2245 East Valley Parkway, Escondido CA 92027.*

**OWNER FORUM:** Soccer tournaments, violation inspections, architectural, remove invasive landscape growing in common areas, preparation of winter rainstorms and dislike against new 3 minute rule per household. Let the record show that every owner that was present left after the homeowner forum was over.

**APPROVAL OF MINUTES:** The July 15, 2015 Board of Directors meeting minutes were reviewed and unanimously approved.

**FINANCIAL STATEMENTS:** The June 30, 2015 – July 31, 2015 financial statements were reviewed and unanimously approved.

**ARCHITECTURAL:** The Design Review Committee was present and requested that verbiage is added in the next newsletter regarding residents submitting incomplete applications and not adhering to the 45 day review period as allowed by the governing documents. The Board reviewed the 2015 DRC log. *No Board action taken*

**SAFETY:** The committee has scheduled a meeting with the councilmen to discuss the current evacuation plan and have requested that the Board install a community bulletin board.

**WATER:** The committee requested an onsite meeting with Benchmark. Board to discuss at a later time.

#### **NEW BUSINESS:**

1. The Board reviewed the proposal submitted by Benchmark in the amount of \$8,920.00 for the drought tolerant renovation at the monument located on Hidden Trails Road. Upon a motion duly made by Jerry Sleder, seconded by Danika Recore and carried. Charlotte Kutilek opposed, the proposal was approved as submitted.
2. The Board discussed amending of the CC&R's and Bylaws. Upon a motion duly made by Jerry Sleder, seconded by Danika Recore and carried. Charlotte Kutilek opposed, the request to amend the governing documents was denied.
3. The Board unanimously approved by acclamation to place a lien on the following account for delinquent dues: HT092 and unanimously approved to proceed with a Notice of Default on the following APN: 240-470-05-00
4. The Board of Directors discussed the idea of a welcoming committee for new owners.

**NEXT MEETING:** The Board of Directors meeting will be held: **TBD**

There being no further business to come to the Board, the meeting was adjourned at 8:33 pm.

The minutes presented herewith are not intended to be verbatim transcription of the Board meeting held on the above date. The intent is to provide a synopsis of key points of discussion and to chronicle decisions and action taken by a quorum of the Board.