

HIDDEN TRAILS COMMUNITY ASSOCIATION
Board of Directors Minutes of Meeting

October 16, 2017

President Jerry Sleder called the meeting to order at 6:02 p.m. Directors in attendance were President Jerry Sleder, VP Stacy McGuire and Secretary/Treasurer Mary Markov-Lytch. 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*

EXECUTIVE SUMMARY: Minutes, legal assessment recovery status report, delinquency, violation matters and fine removal requests

MINUTES: The Sept. 5, 2017 Board meeting minutes were reviewed and unanimously approved

FINANCIAL: The Sept. 30, 2017 financial statement was reviewed and unanimously approved

1st OWNER FORUM FOR ITEMS LISTED ON AGENDA: Dislike of community message boards and DG path and dislike of Board overriding several DRC decisions

ARCHITECTURAL:

1. The Board reviewed the 2017 DRC log. *No Board action taken*

LANDSCAPE:

1. The Board reviewed the proposal submitted by Landscapers USA, Park West, Green Horizons and MSE Landscape. The Board unanimously approved to schedule a meeting with Landscapers USA and Park West, contract to be awarded after meeting.

UNFINISHED BUSINESS:

1. The Board tabled discussion regarding the DG path replacement options.
2. The Board unanimously approved to have legal counsel send a letter to the Sun Trust Grove Owners requesting that complete weed abatement as it is a fire hazard.

NEW BUSINESS:

1. The Board unanimously approved the installation of two (2) message boards by both entrances to the community. Management to verify sign height and report to Board. In addition management to check with the City of Escondido regarding sign requirements
2. The Board tabled discussion of insurance proposals as management awaiting additional bid.
3. Management to schedule date to meet onsite with arborist and inform Board of the date.
4. The Board unanimously appointed to grant a variance to all owners with portable basketball hoops and allow them to store them upright in the driveway or backyard.
5. The Board unanimously approved by acclamation to place a lien on the following accounts for delinquent dues: HT160 and HT180.

2nd OWNER FORUM: DG trail, meeting signage, violations and safety due to fire season.

NEXT MEETING: Board meeting November 27, 2017, 5:30 PM at 2245 East Valley Parkway.

There being no further business to come to the Board, the meeting was adjourned at 7:32 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.