

HIDDEN TRAILS COMMUNITY ASSOCIATION
Board of Directors Minutes of Meeting

July 21, 2021

President Charlotte Kutilek called the meeting to order at 6:01 p.m. Directors in attendance were President Kutilek, VP Mary Markov-Lytch and Secretary/Treasurer Amber Thorton.. Also in attendance was Jennifer Figgers of California Community Management. *Let the record reflect the meeting was held virtually (GoToMeeting)*

EXECUTIVE SUMMARY: Minutes, violations, attorney correspondence and collections

MINUTES: The Board unanimously approved the May 13, 2021 meeting minutes

FINANCIALS: The April 30, 2021 – June 30, 2021 financial statements were reviewed and unanimously approved.

1st OWNER FORUM FOR ITEMS LISTED ON AGENDA: N/A

ARCHITECTURAL: The Board reviewed the 2021 DRC log. *No Board action taken*

WELCOME COMMITTEE: Management reported units sold since (7/14/2021). Management mailed welcome packets to the new owners

LANDSCAPE:

1. Landscape committee chair Jim Tomasulo reported that El Plantio slowed down on the pruning as it is rattlesnake season. The landscape committee will meet with the Board to discuss cutting the water usage down by 15%.

UNFINISHED BUSINESS: N/A

NEW BUSINESS:

1. The Board unanimously approved new liens on the following accounts: **HT074, HT107 and HT257**

2nd OWNER FORUM: N/A

NEXT MEETING: August 26, 2021 at 4:00 PM virtually via GoToMeeting

There being no further business to come to the Board, the meeting was adjourned at 6:22 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.