

HIDDEN TRAILS COMMUNITY ASSOCIATION

The next meeting of the Board of Directors will be held
July 27, 2022 Virtually through Zoom

EXECUTIVE AGENDA

1. **Executive Session – 5:30 PM (Board Members Only)**
 - 1.1 Approval of June 1, 2022 executive meeting minutes **Pg. 1**
 - 1.2 Delinquency Review June 23, 2022 status report provided by Kriger **Pgs. 2-5**
 - 1.2.1 Foreclosure Approvals
 - 1.3 Violation Log – Review violation log outlining letters from inspections sent to homeowners and correspondence (*No Action Required*) **Pgs. 6-25**
 - 1.3.1 HT010 – Fine (\$150) hearing dead lawn **Pg. 26**
 - 1.3.2 HT180 - Fine (\$750) hearing storing recreational vehicles **Pg. 27**
 - 1.3.3. HT184 - Fine (\$350) hearing unapproved dog eared fence **Pg. 28**
 - 1.3.4 HT246 – Fine (\$1,950) hearing unapproved concrete/final letter proceed with small claims court **Pgs. 29-30**
 - 1.3.5 HT271 - Fine (\$150) hearing unapproved concrete **Pgs. 31-32**
 - 1.3.6 HT272 – Fine (\$150) hearing landscape maintenance **Pg. 33**
 - 1.3.7 HT010 – Correspondence from owner re: mtg with board **Pg. 34**
 - 1.3.8 HT031 – Letter to owner from HOA attorney re: various violations, **date and time for IDR Pgs. 35-37**
 - 1.3.9 HT222 – Small claims paperwork filed with the court, court set for August 22, 2022 **Pg. 38**
 - 1.4 Legal Matters –
 - 1.4.1 HT178 – Updates and code enforcement violations status

<https://zoom.us/join>

Meeting ID: 882 4495 7850

Passcode: 105611

Dial in: (669) 900-9128

2. **President establishes a quorum and calls OPEN meeting to order (6:15 PM) **NEW TIME**

3. Approval of June 1, 2022 meeting minutes **Pg. 39**
4. Approval of May 31, 2022 – June 30, 2022 financial statements **Pgs. 40-73**
5. **1st Owner forum for items LISTED on agenda only. In the interest of time in order to speak a “request to speak” form must be filled out (3 min per owner)**
6. Committees:
 - 6.1 Architectural – Review and approve DRC#'s – 744, 745, 746, 747 and 748 **Pg. 74**
 - 6.1..1 NOC 739 **Pg. 75**
 - 6.2 Welcome Committee – Updates/List of Units Sold through July 19, 2022 **Pg. 76**
 - 6.3 Landscape Committee – Updates or comments
7. Unfinished Business
 - 7.1 DG Trail Improvements – Updates/Comments
8. New Business
 - 8.1 Liens and/or foreclosure approvals (If applicable)
 - 8.2 Brow ditch easement **Pgs. 77-79**
 - 8.3 COLA for El Plantio **Pg. 80**
 - 8.4 Social expense for Hidden Trail events
9. **2nd Owner forum for topics not listed on agenda (form not needed) – *Time remaining***
10. Next meeting: August _____, 2022
11. Adjourn