

HOA BOARD MEETING

Hidden Lake/Oak Lake Association
May 13, 2024 at 7:00 pm at the Clubhouse

A. CALL TO ORDER 7:07PM

Board Members in attendance: ASH, TW, DS (HF absent)

Residents in attendance: David Cannoles; Doreen Klega; Angela Josam

B. APPROVING PREVIOUS MINUTES: Board Meeting Minutes April 8, 2024, Executive Meeting Minutes April 8, 2024. ASH makes motion to accept the April 8th general meeting and the Executive Meeting Minutes as is. DS seconds the motion. Unanimously approved by ASH, DS, TW

TREASURER'S REPORT

- Operating Fund: \$128,890.97
- Receivables: \$10,325.60
- Reserve Account: \$191,189.33
- Total Reserve Fund: 330,345.90
- Payables: \$21,118.37
- Operating Income: \$50,065.00
- Operating Expense: \$86,832.34
- Net Operating Income: $-\$(36,767.34)$
- Aging report Total: \$10,325.60 (+1209.50 vs. last month)
 - 0-30 days: \$2,360.50 (+\$1,015.00 vs last month)
 - 30-60 days: \$1,275.00 (+70.00 vs. last month)
 - 60-90 Days: \$850.00 (+184.50 vs. last month)
 - 90+ Days: \$4,630.60 (-\$60.00 vs last month)

D. COMMITTEE REPORTS

- Maintenance: Clubhouse toilet, Ronnie fixed it. We consider fixing it if it continues
- Maintenance: 4 stop signs. 2 towing signs Waiting to hear when they will replace. DS will see about picking them up.
- Streets:
- Tennis/Basketball Court: Leaning light poles. David Cannoles is in touch with the Electrician company. Company is looking
- Pool: Pool season start Saturday May 18th, 2024. Start 3x a week cleaning on June 1st. David Cannoles will contact Pool company to start 3x/week.
- Pool: Invoice from pool maintenance
- Pool: VOTE. Proposal from pool maintenance VOTE. TW makes a motion to approve the Pool chemical proposal for \$581.77. ASH Seconds the motion. TW, ASH, DS approve unanimously.
- Lake:
- Landscaping: Replacement trees.

- Security: New guards procedure. Looking for a permanent replacement for guard scheduled for Friday-Sunday 4:00 pm – 12:00 am.
- Security: Sensor for Exit gate has been replaced.
- Architectural: Guard shack renovation. Delay due to Time schedule of contractor. No definitive date yet.
- Architectural: APN#2005-005-021 previously approved for Pavers driveway, all walkway and back.
- Architectural: APN#2005-003-026 protested the fine for not removing Holiday Lights. Lights are not on but are still hanging. Resident was given 2 weeks to remove them.

E. OTHER

- Wall on Roscoe Boulevard. Letter was sent to resident
- Email Woodlake Blvd. overgrown landscaping.
- Fines, fees and violations. APN# 2005-007-034 has 2 letters to remove Lights. Letters have been ignored. Fine letter to go out

F. HOMEOWNERS OPEN FORUM

-Neighbor complained that APN #2005-003-024 has trash and rats in backyard. ASH suggested client call 311 and ask if health department and/or fire department can inspect and fine the resident. Send Letter

G. MEETING ADJOURNED 8:00 pm

H. EXECUTIVE SESSION (Board members only). Approximately at 8:30 pm.