

HOA BOARD MEETING

Hidden Lake/Oak Lake Association
July 8, 2024 at 7:00 pm at the Clubhouse

A. CALL TO ORDER 7:03 p.m.

Board Members in Attendance: Arjang Sadat Hosseini (ASH), David Salmonson (DS), Trennon Waters (TW)

Residence in Attendance: David Canoles, Robert Senger

B. APPROVING PREVIOUS MINUTES: Board Meeting Minutes June 10, 2024, Executive Meeting Minutes June 10, 2024. Arjang makes motion to approve the minutes from : Board Meeting Minutes June 10, 2024, Executive Meeting Minutes June 10, 2024. DS seconds the motion. Unanimous approval by ASH, DS, TW.

TREASURER'S REPORT

- Operating account: \$138,062.18
- Receivables: \$10,544.60
- Reserve Account: \$201,220.20
- Total Assets: \$349,826.98
- Payable: \$26,306.88
- Operating Income: \$50,100.00
- Operating Expense: \$43,903.11
- Net Income: \$6,196.89
- Total Equity: 299,989.40
- Aging report: \$10,544.60 (-356.00 vs. last month)
 - 0-30 days: \$2,610.50 (+370.00 vs. last month)
 - 30-60 days: \$854.00 (-1,501.00 vs. last month)
 - 60-90 Days: \$1990.00 (+\$1,890.00 vs. last month)
 - 90+ Days: \$5,090.10 (-1,115.00 vs. last month)

D. COMMITTEE REPORTS

- Maintenance: Clubhouse Toilet Replaced. Emergency vote on July 1, 2024. Unanimously approve the motion.
- Maintenance: new stop signs. Ronnie has installed all signs.
- Streets:
- Tennis/Basketball Court: Light poles proposal (vote). AM Shine proposal to replace 6 light poles at tennis court (2 are broken, others to are for uniformity and to replace older poles) in the amount of \$7876.00. ASH makes a motion to accept AM SHINE ELECTRIC INC. proposal in the amount of \$7876.00, for the replacement of 6 light poles and light fixtures. TW seconds the motion. ASH, DS and TW Along with HF voting by

proxy to unanimously approve the motion. Motion passes with unanimous approval. ASH approved and signed the proposal/contract.

- Tennis Court: Resident complained that pickleball lines have been drawn on the tennis court. He does not know who had done it.
- Pool: Removal of table and one bench emergency vote June 27, 2024. Unanimously approve the motion.
- Pool: Resident complained that another resident had an unauthorized pool party with his family's church group, who occupied the majority of the pool area.
- Pool: Resident complained that another resident and their child played at the pool, and the child made a mess with play-doe.
- Lake:
- Landscaping: No aphids infestation. Dan at the landscape company says we have NO diseased trees in the neighborhood.
- Security: Guidelines for temporary guards.
- Architectural: Houses being repainted (vote). Resident stayed with original color, so no need change or pre-approval.

E. OTHER

- 4th of July tacos etc. emergency vote to pay Tapatio Tacos in the amount of \$2,239.00 for the catering of the the 4th of July event. Motion passed unanimously.

F. HOMEOWNERS OPEN FORUM

G. MEETING ADJOURNED

H. EXECUTIVE SESSION (Board members only). Approximately at 7:55 pm.