

HIDDENBROOK HOMEOWNERS ASSOCIATION MONTHLY MEETING

Board Meeting- December 13, 2017

Meeting called to order at 7:34pm

Attending:

HOA Board Members	HOA Members	S&T Members
President – Joan Koss	Matt King	
VP- Chaz Holland	Charles Roswell	
Sec.- Paige Dyer		
Treasurer- Pam Spencer		
At-Large- Kristin Leveto		
Prop. Manager- Lisa Cornaire		
Bookkeeper- Meg Hinders		

November Monthly Meeting

Motion to approve the agenda: Unanimous

Motion to approve the October Minutes: Unanimous

HOA Member Open Forum

No comments

S&T Open Forum

No comments

Committee Reports

Activities

Information was put in the last newsletter for the CPR classes to determine how many participants would be interested. To date, there were only 2 replies of interest.

Joan will try again to get information on a self-defense class.

Joan is following up on the details of finding a yoga instructor and offering classes.

Pool

Nothing to report.

S&T Bylaws Task Force

Todd sent Lisa the final draft of the S&T rules document from the task force. She will forward to the Board for review.

Finance

The committee is scheduled to meet before the HOA BOD February meeting.

ARC

The ARC received a couple of applications for review. The committee will review the new software when they meet after the holidays.

Communications

Articles for the newsletter due to Joan by Nov. 27th. A reminder about the upcoming annual meeting will be in the newsletter. The Board voted unanimously to deny requests that local events be allowed to be posted on the HOA Facebook page. Users will be encouraged to use Nextdoor or similar sites.

Tennis

The landscapers removed leaves that were accumulated on the courts.

Clubhouse

The new roof is nearing completion and the railings will be installed shortly. The rental revenue for 2017 was \$9,800.00. Motion was made that beginning in 2018 clubhouse rentals would only be open to HOA and S&T members, measure was unanimously approved.

The Board reviewed 3 bids for the clubhouse carpet replacement. Motion made to use NV Floor with the estimate of \$6,346.56 was unanimous.

Old Business

Motion made to approve an annual bonus to Lisa and Meg was unanimous.

New Business

The Board reviewed the "Year in Review" for the upcoming annual meeting.

As changes to pool break structure are necessary, the Board will survey the S&T club membership about this and several other topics.

Management Report

The club owns 3 S&T memberships. The HOA annual dues notices were mailed out as was the S&T annual meeting reminder postcard. The S&T annual dues notice will be sent out Feb.1st (60 days in advance of due date) along with the survey referred to above.

Treasurer/Bookkeeper

The reserve contribution checks were written and will be mailed out soon. The Board asked Meg to give the auditor a deadline for completing the taxes and audits.

Adjourn: 8:40pm for closed session to discuss legal matter.

Open Session: Motion to follow the advice of the attorney was unanimous.

Adjourn: 9:06pm