



Hidden Grove/Green Valley
Homeowners Association

***"Our mission is to provide for the safety of our residents,
maintain the common property and protect our home values."***

Board of Directors Meeting Minutes

Date: May 17, 2023

Call to order
6:00 P.M.

Board Present: Carrie Andries, Cheyanna Martinez, Kay Harrison, Paul Rydings

Staff Present
Yanneli De La Torre

Resident's Present
Michelle Chavez – 1108 Pheasant Way
Norine Nicolson – 1289 Nadia
Stacy Byrne – 2212 Lara Lane

Resident Communication:

- Resident 1108 Pheasant wants all fees waived. She has \$1,200 in collections prior to 2020 and \$1,341.50 due from 2021-forward. Resident states she has been getting fines by mail. Yanneli will look into fees and non-compliances and get back to resident. Resident will bring a number/amount she wants waived back to the board.
- Resident 1289 Nadia is requesting an opt out on weed control that is done by the City of Central Point. Resident would also like information on what weed control was used in the easement area. Yanneli to follow up with Green Way Spray (Greg Stewart 541-622-9949) to find out about opt-out program.
- Resident 2212 Lara Lane was really mad about notices she has been receiving. Yanneli will check in with a board member prior to sending a notice to her home.

Old Business:

1. Microwave has been installed.
2. No current issues with RV area being left unlocked – Cameras have not been ordered
3. Pool opening date scheduled for 5/26/23. Mike will close Monday-Friday. Antonio Martinez will open and close Saturday and Sunday at \$15 an hour (and cover shifts when available)

4. March minutes approved and signed.

Reports:

Financial Report:

1. Copies of Bank Statements in clubhouse office for review upon request
2. Financial Reports
3. A/R Aging Summary
4. Balance sheet
5. Profit and Loss
6. Financials Carrie motioned and Cheyanna second.

Manager's Report:

1. Yanneli to look into creating new website (Wix).
2. Yanneli to get new landscaping bids once list has been created with Carrie.
3. Yanneli to communicate date of painting for parking stalls, and communicate resolution to all residents on Lara Lane.

New Business:

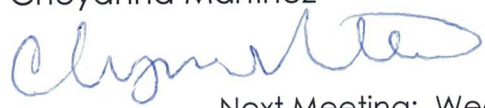
1. Yanneli and Carrie will make a list of landscaping and maintenance needed done for the HOA. Once this has been completed, we will proceed to get new estimates for landscaping.
2. Arrow Pavement proposal approved and signed for parking stalls along Lara lane curb. Proposal: \$800.00. Cars must comply with parking stalls, park within the space provided or fine will be sent. Notice of resolution will be sent to all residents on Lara Lane.
3. Playground bark was approved for \$2,615.00. Kay motioned and Carrie and Paul approved. We will hold off on new bark until new play structure has been installed.
4. New play structure – HOA will advertise proposal of new play structure and have residents come to a scheduled meeting in order to approve structure.
5. The HOA will no longer purchase clubhouse utensils. Renters of the clubhouse must bring their own.
6. New range will be ordered for the clubhouse, Carrie motioned and board seconded. Approved for \$649.00 and any installation costs/parts.

Executive Session:

Meeting adjourned at 7:45 P.M.

Respectfully submitted,

Cheyanna Martinez



Next Meeting: Wednesday, July 19, 2023, 6:00pm in the clubhouse