

HIDDEN VALLEY VILLAGE OWNERS ASSOCIATION
Board of Directors Special Meeting

Minutes

Date of Meeting: June 8, 2023

Time: 5:30 pm - 7:30 pm

Location: Hidden Valley Manager's Office via zoom

Join Meeting ID: 851 6691 3355

<https://us06web.zoom.us/j/85166913355?pwd=ZGx5dWpoSDlhMXhwZ2xYMIFDUzBFdz09>

Passcode: 153380

Hidden Valley Office: 760-934-7303

Email: manager@hiddenvalleymammoth.com

1. General

A. Call to order by President – The meeting was called to order by Jim Murphy at 5:31 pm.

B. Roll call. Record Board Members, Management, owners, and guests present

- **Board Present:** Jim Murphy, Debra Martin, Ruth Wheeler, Tricia Gomez, Niki Yoblonski, Brian Johnson, Nick Roberts joined at 5:45pm
- **Board Absent:**
- **Management:** Present
- **Owners Present:** Karen Shorr #8,

C. Homeowner Forum: 15 minutes (Comments on Agenda or Non-Agenda Items)

****Homeowners are also encouraged to submit comments and suggestions to the board via email at bod@hiddenvalleymammoth.com*

Karen asked if the Board is making plans for how to ensure all special assessments are paid timely. Ruth shared she has information on prior processes that she'll share at the next regular meeting in July.

2. Approval of Minutes from June 1, 2023

Ruth moved and Jim seconded to approve the minutes. All present were in favor.

3. Snow damage repairs - discussion and possible action

- A. Insurance claim
- B. Contractor bid
- C. Updates, discussion, and possible actions on repairs
- D. Logistics and communications with owners

The Board discussed these various issues and how to promptly engage the contractor while also having time to reconcile the bids for all buildings to the initial insurance report.

MOTION:

Move to authorized board member and secretary Debra Martin to work with Contractor to revise current bid for exterior work as follows:

- Include only buildings E, F, G, I, J, K initially as their totals are close to the insurance totals
- Revise the quotes for each of these buildings to remove the \$7,500 full rebuild per chase to only repair the 5 chases we have identified associated with leaks.
- The repair will be the \$6,500 option two of his email. Hardie HZ5 straight shingle 7" reveal ready to paint cladding built to code per manufacturer specifications. HZ5 1" x 4" trim.
- Add information on warranty.
- Add that Contractor and HVV HOA intend to contract for repairs for the remaining buildings once HOA and Contractor can meet to review and finalize scope and price as compared to insurance report. (These remaining buildings had significant differences)
- Propose and adjust language on monthly progress payments to be tied to specific work to be done by each payment.

Authorize President of HOA Board to sign the agreement and make the first payment of up to 30% of the contract.

Debra moved and Ruth seconded. All were in favor.

4. Announcements: Future Meeting Dates:

Special Meetings - Weekly Wednesdays June 7 to July 12 as needed 5:30-7:30 pm.

July 18, 2022 6:00 PM

September 27, 2022 6:00 PM

November 12, 2022 9:00 AM

Annual Meeting November 12, 2022 2:00 PM

5. Adjournment. The meeting was adjourned at 8:02pm