

## Hidden Springs Annual POA Board Meeting

### 10/09/2021 Annual Meeting

1. Welcome and Call to Order
  - a. Bryan Clemons, HSPOA Board of Directors President, called to order at 402pm
  - b. All POA members asked to introduce self and went around the pavilion.
2. Review, and Approval of 11/9/21 Follow-up meeting to decide HSPOA Board Run-off. Introduced by Bryan and provided by Toby Hatton, HSPOA Secretary.
  - a. The Minutes were presented in paper copies for those wanting, meeting minutes were approved without dissent by the Hidden Springs Property Owners Association Board of Directors (HSPOA BOD). There were no questions or issues from the members of the POA.
3. Financial Report – given by Treasurer Don Walker.
  - a. The Financial report and numbers were given in paper to those present, and as a verbal report. The POA members were given opportunity to ask questions.
  - b. Mr. Lee asked if there were any overdue dues, It was reported that there were 10 over due fees for this year – for many reasons
  - c. Mr. Lee asked that we do a board audit of the financials and volunteered to assist with the volunteer.
  - d. Question raised about the cost of electricity. Board will audit the bill.
4. ACC Report – Given by Jim Brown
  - a. The board is stable with only one member up for election
  - b. The ACC met more by email than in person due to COVID and separation.
  - c. See the ACC Report attached to requests and variances – provided by the ACC. Reports were made available in paper to those present.
5. Owners Comments
  - a. Opened to the floor
    - i. The board was asked to investigate the cost of new webpages
    - ii. Owner lot 95 brought up that their carport request to the ACC was declined and asked the ACC to reconsider the request since it is a Travel Trailer and the Covenants say RV. The ACC responded saying that the vote is still no to the variance. The POA member, asked the board to review the request.
    - iii. The ACC reports that all variances go through review by the ACC before approval and to assure they meet covenants.
    - iv. A POA Member asked who to contact about the deer population. A reference to the Game Warden's and Wildlife division was given.
6. New Board Members Election and Results
  - a. The ACC Position was unopposed and Daniel Larsson was unanimously voted, by all POA members present, into the position
  - b. The Open Board position, currently held by President Bryan Clemons, was put up to volunteers to run and no one volunteered. Bryan Clemons, who decided not to run, will stay on until a member can be found.
7. Board Member Comments

- a. Bryan reported that he worked with USPS in Salado to fix some ongoing issues with new members coming in to get mailboxes. Bryan outlined the course required to change the covenants and the difficulty to make a change. Bryan will contact the State Wildlife Department about the deer population.
  - b. George – no report to give.
  - c. Don – no additional reports
  - d. Jim – Ask everyone to let the ACC know about any projects they have as quick as possible to help expedite.
8. Call to Closure of Meeting The meeting was called to closure by Bryan at 515 pm.