



HFVOA Board of Directors Meeting

January 28th, 2025

1. Call to Order and Roll Call at 6:34 PM

A quorum was achieved by the attendance of Board Directors Saba Anvery, Janey Baker, Sean Campbell, and Linda Sletcha. There were about 2 other lot owner participants, on and off, during the meeting. The meeting was held via Zoom.

2. Adoption of meeting's Agenda

The Agenda of the Meeting was adopted with no changes.

3. Approval of Minutes for prior Board Meeting

Approved the December Board Meeting Minutes with no changes.

4. Perimeter Land Management Report - Sean Espinosa

A. Sean was not present on the call.

5. Architectural Review Committee (ARC) Approvals – Linda Sletcha

The ARC worked on the following requests and approvals in January:

- 1 Roof replacement
- 1 Fence replacement
- 1 Permitter fence replacement

6. Architectural Review Committee (ARC) Compliance – Linda Sletcha

There was no meeting with Blue Mountain this month.

7. Treasurer Financial Report – Janey Baker

- A. A detailed review of the December financial report from Blue Mountain shows that expenses are on track with the approved fiscal year budget.
- B. Delinquent accounts: As of December 31, 2024, we had 21 owners delinquent on either paying dues and/or late fees and fines. Seven Delinquent accounts were paid in December, plus 4 more were paid in January.
- C. The Harker Lepore 2023 - 2024 unpaid invoices that had been sent to the wrong address and the 2023 credit for overpayment have been all sorted out and the balance has been paid.

8. Communications – Sean Campbell

- A. The Newsletter for January will be sent on Sunday 2/2/2025



9. Unfinished Business – Saba Anvery

- A. The Board has five directors. Saba Anvery, the board president, won the 2-year term last year and will be continuing in that role. In this election four (4) Directors are to be elected. The candidate with the most votes fills the 2-year term from March 2025 to March 2027. The next three top candidates fill 1-year terms from March 2025 to March 2026. The dates for voting are below. Keep a look out for the electronic ballot emails in the coming week.
- B. Important Dates
- Jan 27th – Last day for candidates to submit their 'Intent to Run' statements by 5:00pm PST.
 - Jan 31st – USPS mail out the ballots to those without email.
 - Feb 04th – Voting begins.
 - Feb 12th – Last date to mail back a written ballot.
 - Feb 20th – Last day to submit an *electronic* ballot – voting closes at 5pm.
 - Feb 25th – Board meeting; Election Teller presents results of the voting.

10. New Business – Saba Anvery

- A. **Motion – Move to executive session for collections. Made by Saba and seconded by Janey**
Vote=Unanimous
- B. **Motion – Move to leave the executive session for collections. Made by Saba and seconded by Janey**
Vote=Unanimous
- C. **Motion – To waive fines for a fence on Account Number 73417. Motion made by Janey and seconded by Linda**
Vote=Unanimous

11. **Adjournment** of the meeting was at 7:14 PM. The following routine Board meeting will be held via Zoom at 6:30 pm on Tuesday, February 25th.