

Menas Realty Company
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MEMORANDUM

TO: Hidden Trails Board of Directors
FROM: Rebekah Burchard, Menas Realty Company
SUBJECT: Board of Directors Meeting

Hidden Trails Homeowners Association

Board of Directors Meeting
Thursday, March 12, 2009 at 6:00 p.m.
Escondido Community Center, Grove Room, 2245 East Valley Parkway, Escondido, CA 92027

AGENDA

EXECUTIVE SESSION – 6:00 PM, closed session.

- I. ENFORCEMENT HEARINGS

- II. APPROVAL OF MINUTES
 - A) December 2, 2008 Executive Meeting Minutes

- III. COLLECTION OF ASSESSMENTS
 - A) Discussion of Legal Services

REGULAR SESSION – 6:30 PM, open session

- IV. HOMEOWNER FORUM (20 minute max)

- V. APPROVAL OF MINUTES
 - A) December 2, 2008 Board Meeting Minutes

- VI. FINANCIAL REPORT
 - A) December 2008, January & February 2009 Financial Statements
 - B) Delinquencies
 - C) Investment of Funds

- VII. MANAGEMENT REPORT
 - A) Action List
 - B) Property Inspection Report – February 2009
 - C) Violation Spreadsheet
 - D) Work Orders

- VIII. COMMITTEE REPORTS
 - A) DRC Report
 - 1) Committee Charter Discussion
 - B) Landscape Maintenance Discussion
 - 1) Ridgmont Planting Proposal
 - 2) Tree Maintenance Program Proposal

- IX. UNFINISHED BUSINESS

- X. NEW BUSINESS
 - A) 2009-2010 Draft Budget
 - B) Financial Review/Tax Preparation Proposals
 - C) Appointment of Inspectors of Election

- XI. ADJOURNMENT – Next Meeting Date June 11, 2009