

HAMPTON VILLAGE HOMEOWNERS ASSOCIATION BOARD OF DIRECTORS MEETING MINUTES


DATE: February 27, 2025
TIME: 5:00 PM
PLACE: 2140 Professional Drive, Suite 260, Roseville, CA

BOARD MEMBERS IN ATTENDANCE: Norm Andrews, Rosann Domoto, Tina Runyen, Chris Jones

OTHERS IN ATTENDANCE: Rob Hessing – Johnson Ranch Management, Ryan Lucksinger – Lucksinger Accountancy, Homeowner Barbara Eckerfield, Andy and Joan Holod, Cheryl Samarzich

- I. **CALL TO ORDER:** The Board meeting was called to order at 5:00 PM by Norm Andrews.
- II. **APPROVAL OF MINUTES:** MSC to approve the Executive and Regular Board of Director meeting minutes dated 1/23/25.
- III. **FINANCIALS:**
 - A. **Financial Report:** 12/31/24 & 1/31/25 financials reviewed, meeting Civil Code requirements, with the accountant.
 - B. **Delinquency Report:** 1/31/25 report reviewed, meeting Civil Code requirements. MSC approving payment plan offer letter to be sent to delinquent account RM2757.
- IV. **EXECUTIVE SESSION:** Two hearings held.
- V. **UNFINISHED BUSINESS**
 - A. **CC&R Revson:** Town Hall date set for 3/22/25, 10 AM, Lot D (or alternate site subject to weather). Association attorney John Hansen to attend. Draft of proposed CC&Rs to be placed on website.
 - B. **Paint Policy:** Deferred.
 - C. **Eureka Gate Lighting & Reflective Markers:** MSC approving the installation of reflective markers on the Eureka entry median at a reserve expense not to exceed \$700.
- VI. **NEW BUSINESS**
 - A. **Tenant & Vehicle Information Forms:** Deferred.
- VII. **COMMITTEE REPORTS:**
 - A. **Landscaping:** Tree pruning completed, tree removals pending.
 - B. **ACC:** No report. No report
 - C. **Rules Compliance:** Report submitted, with two items deferred to Executive Session.
 - D. **Master Association:** No report.
- VIII. **OPEN FORUM:** Owners noted that it would be nice if homeowners left their outside lights on overnight, questioned a personal landscape bill, requested confirmation that proposed CC&Rs would be sent to members / placed on website, asked if parking was being patrolled, and asked about the rights and acceptable condition of flags.

- IX. **NEXT MEETING:** Board of Directors Meeting Thursday, 4/3/25, 5 PM, preceding Annual Meeting.
- X. **ADJOURNMENT:** There being no more business before the Board, after a duly made motion and second, the meeting was adjourned at 5:45 PM.


Secretary, Hampton Village

MSC= Motion, Second, Carried