



Crestview Hidden Valley Homeowners Association

Minutes of Board meeting

10/17/2022

Minutes of the Board meeting of the Crestview Hidden Valley Homeowners Association, Crestview Florida, held at 6038 Hidden Valley Road.

1. CALL TO ORDER

President- Heather Murray called the meeting to order at 7:01 pm

2. ROLL CALL

Board members present:

Heather Murray, President

Katie Adams, Secretary/Treasurer

Deborah Adkins

Dylan Adams

Hector Aguayo

HOA Members Present:

Tom Welch

3. FINANCIAL REPORT

- Total assets as of 10/17/2022 Checking- \$ 13248.48 Adjustable-rate money market CD- \$ 15402.00 \$.38 interest added
- Currently there is 1 homeowner past due. Pre Demand letter sent by certified mail

4. Old News

- Heather meeting with Freedom Tax 08.16.2022 @9am – Taxes were never previously filed. No action had been taken due to miscommunication with previous officers; Tax

preparation agency needs Profit and Loss Report from 2019 & 2020; requested from Karen Follmer, secretary to developer/first president.

- Continue the work to complete changes needed to bylaws – No other lawyers local found, determination needs to be made if we will push forward with Mr. Sloan.
- Hector to investigate how access to Phase II and Phase III will be for new construction.
- Lawn Services has been in effect since June 2022; edging, common area cutting.
 - Reminder notice of maintaining a kept lawn sent to everyone, as there are many homes overgrown. After notice, homeowners will be charged the cost by the association of the lawn maintenance specific to their home.

5. NEW BUSINESS

- Annual Report updated on Florida Department of State, Division of Corporations website, copy printed for records.
- Continue the work to complete changes needed to bylaws – Looking into a new local lawyer.
- Board members looking into a new tax office to file HOA taxes.
- Hector investigated access to Phase II and Phase III will be for new construction - This project is on hold for the time being per multiple sources.
- No new complaints received.
- LH Services of NW FL LLC paid in full since last meeting (Sidewalk on Willsey Trail broken and raised, creating a safety hazard. contracted for \$370.00 to remove and replace 5ft x 5 ft section, work completed on 06.01.2022).
- Three Estoppel Requests and one Statement of Record for Refinance have been received and processed since the last Board Meeting.
- Annual meeting December 3, 2022 @ 7 pm at Crestview Library.
- Working on the proposed 2023 budget in preparation for upcoming annual meeting approval.

NEXT MEETING DATE

December 3,2022 @ 10am-12pm Crestview Public Library

The member's meeting was adjourned at 7:31pm

These minutes were approved by the board of Directors

Katie Adams, Secretary

10/18/2022