

April 23, 2007

To All HLPOA Members;

I hope that at the time of this writing, everyone is safe and well. Included within this writing are noted areas of communications I feel need to be brought to the membership prior to the Annual Meeting. Most all of this information is from the recent Board Teleconferences held in February and April. While some members may not necessarily agree with the openness of the Board, your President does feel the need to inform all and let the membership be aware of some of the decisions your Board is actively engaged in.

The current Board of Directors is acknowledging the past resignations of Greg Ogawa, Guy Pierce and Mark Fleenor. Kay Phillips confirmed all these resignations were received via e-mail shortly after the Annual Meeting in 2006.

Recent items brought to the Board are:

- **Communicating with Mr. Alsop regarding our past water line connection which Mike Vorst and Bill Frazelle are working on.**
- **Transfer of Responsibilities with our Financial Institutions and completion of signature cards as of February 2007.**
- **Kay Phillips has contacted Joe Machock and he will be removing his stored fire truck from the chain link storage yard near the Property Manager's cabin this Spring sometime.**
- **The Board has implemented the usage of a standardized expense reimbursement form by the Board, Resident Manager and Property Manager. All reimbursable expenses require prior approval, if possible, from the Treasurer.**
- **Out of concern for the safety for our Property Manager, the Board is reviewing the possibility of Security and Firearms Training for the Property Manager, in light of recent hunting and trespassing events occurring in the Hidden Lake Subdivision. We have reviewed potential Insurance liabilities with our carrier.**

In speaking with some members of the Covenants Committee, the Chair brought the issue of One Lot/ One Vote before the Board pertaining to the situation of two members of the same family holding dual representation on the Board. This issue was placed before Kay and David Phillips regarding their positions and a motion was made, seconded and voted on that Kay and David excuse themselves from voting on any potential outcome of this issue. The floor entertained discussions from both Bob McCornack and Joe Stehling that since David's term ended January 2008 and that they were not in favor of any type of removal or call for resignation. Opposing opinions offered a conflict with the One Lot/ One Vote under Article Four within the By-Laws and a motion was offered for either Kay or David to resign within 10 days and that neither of them would be entitled to vote on the issue and that the Board would vote to appoint a new Board member which would fill the position vacated through the end of 2007. The vote taken recorded that J. Stehling, no; S. Stokes, yes; B. McCornack, no; M. Vorst, yes; and B. Frazelle, yes. On Feb. 26, 2007, David Phillips resigned and Mike Vorst recommended that Bill Frazelle chair the Architectural Control Committee until the Annual Meeting. To date, the Board has not received any new construction plans from any members wishing to construct on their property.

Recent Board Teleconferences have provided reviews of the new 2007 proposed budget which the Treasurer, Mike Vorst, has raised concerns of the Snow Plow expenses and budget areas of increases and

past Boards allowing deficit spending. Additional reviews and comments were discussed and the Board approved the 2007 Budget during the Feb. 27, 2007 Teleconference, unanimously. In consideration of the membership, a survey was sent out, which asked one question of how best to facilitate the increase in dues, which the By-Laws state that the Board may establish the Annual Dues within Article Five.

Other items of importance in the Survey bring up areas of concern by the Lake Committee and By-Laws Committee. Road maintenance issues along with equipment sourcing are major areas of financial responsibility along with and support of our Property Manager, Kris Perrault and the Resident Manager, Scott Jones. Recent information about this survey has been mailed in the Harbinger and posted on both Websites. While we all may respectfully agree to disagree, it is important to let your ideas be known via this survey so we all may have representation and understanding in the development of Hidden Lake Subdivision.

During the Feb. 27, 2007 Teleconference Meeting, the Chair asked all Board Members to provide bios and/or resumes of interested individuals wishing to be considered for the vacant position. Both Kay and Joe had discussed the possibility with a couple of individuals who declined consideration. The Chair nominated both Dean Ford and Marilyn Borich for the position. Actions during the April 10, 2007 Teleconference Meeting voted to place Dean Ford onto the Board of Directors through the end of 2007. The vote taken recorded that B. McCornack, K. Phillips and J. Stehling voted for Dean Ford, while M. Vorst and S. Stokes voted for Marilyn Borich. The Chair agreed with the majority for Dean Ford to fill the vacancy.

Within the next several weeks, mail notifications for the Annual Meeting will begin being distributed. I encourage all members to review the information packages as well as becoming involved with the development of Hidden Lake.

Joe Stehling, in the past meeting, would like all members to know that tentatively May 22-25 have been set aside for chipping last year's remaining slash at the Property Manager's Cabin. No new slash will be accepted or added to the existing pile.

A special thanks for a designated contribution from the following members, specifically for the purchase of a new impact wrench for the Association, Max & Betty Shaver, Michael Hudson, Mike & Bonnie Vorst, Marilyn Borich & Jack Vlk, George & Sandra Stokes, Frank & Jeannie Collins, Trevor & Erica Hatchell, Liane Kerr & Paul Donisthorpe, and Tina & Bill Frazelle.

The Annual Meeting Agenda will be developed with the Board and any information or business from the membership should be forwarded to either me or Sandra Stokes for implementation. I want to thank those of you which have written to me and called about the Corner comments. We hope that all Board members are serving the membership effectively. We look forward to seeing and visiting with many of you at the Annual Meeting.

Please write or call with points of interest or concerns anytime.

Bill Frazelle

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