

**HIDDEN HILLS COMMUNITY ASSOCIATION
BOARD OF DIRECTORS
MEETING MINUTES**

February 19, 2019

The regular meeting of the Board of Directors was held on Tuesday, February 19, 2019 at the Community Center, 24549 Long Valley Road, at 7:30 p.m.

CALL TO ORDER AND ROLL CALL

The meeting was called to order at 7:40 p.m. by Vice President Deb Spellman. Also present were Mitch Jacobs, Joe Loggia, Alex Werner Resnick, David Zebrack, Debbie Seror. John McGinnis was absent.

APPROVAL OF MINUTES

Joe Loggia said the minutes of the January 22, 2019 minutes as submitted were too detailed. He asked Shannon Moore to redo them and include them in next month's packets.

COMMITTEE MEMBER RECOGNITION

Deb Spellman recognized the contributions and dedication of two outgoing committee members, Ron Wolfe and Andrea Yasgoor. Not present tonight but also terming out were Shawn Antin and Julie Sullivan.

Deb then introduced and welcomed new committee members.

- Technology Committee: Chairman Jack Goldman, Bret Katz, Eric Epstein, Bryan Campbell, Laura McCorkindale and Robert Rose. David Zebrack is the Board liaison.
- Gate Operations Committee: Carolyn Okazaki, John Boulianne and Mike Resnick.
- Equestrian Services Committee: Allie Tashnek
- Architectural Committee: Tom Lewis and Stephen Phillips.

ANNOUNCEMENTS/ITEMS NOT ON THE AGENDA

There were no items not on the agenda.

COMMITTEE REPORTS

1. TECHNOLOGY COMMITTEE - Jack Goldman, Chair

Jack Goldman said the newly created Technology Committee was immediately tasked

BOARD OF DIRECTORS MEETING MINUTES

February 19, 2019

Page 2

with implementing a technological response to the recent burglaries. The committee, with the assistance of Chris Dunn from Covered 6, is recommending a series of cameras along the perimeter trails to detect trespassers. Since there is no cell coverage, roughly 20 neighbors have volunteered to allow the Association to utilize their electricity and internet for cameras installed at the edge of their property.

There was some discussion about the type of cameras and the technical details. Kerry Kallman, City Manager, discussed the details of the burglaries. David Zebrack stated that the Association has approved a proposal for additional patrols on the trails at night with night-vision equipment.

Chris Dunn presented a proposal for the Board to approve. It includes the cameras, installation and consulting. He requested approval of the project and to have room to change/modify as needs exist. The document provided has an estimate of \$121k for equipment/install/maintain 20 cameras at the perimeter plus about \$70k per year for monitoring.

Chris Dunn then discussed the possibility of using a drone to assist with detection. The cost difference between drones and deployment of personnel is significant. The extra night patrols are costing \$1175 per day. The cost of a drone is \$2600 - \$25,000 depending on its capabilities. It's much less expensive than manpower.

David Zebrack made a motion to fund the perimeter camera initiative as presented by the Technology Committee for \$121,000,00 plus a 10% contingency. Debbie Seror seconded the motion. Discussion: should an amount be included to fund the drone? Because the drone raised legal and insurance questions, it was not included in the motion. All in favor, motion carried.

2. GATE OPERATIONS COMMITTEE - Jeffrey Korchek, Chair

Jeffrey Korchek was not present to give a report. Joe Loggia corrected a word in the Gate Committee minutes.

3. LANDSCAPE COMMITTEE

- a. Proposals for Tree Removals. Lynne Burns from Seed Landcare was present to discuss the tree removal proposals, which resulted from the arborist's review of all of the community's trees. There are 58 trees recommended for removal at this time, with additional trees that should come out next fiscal year. Bids were obtained from 3 companies: Your Way, Newbury Park Tree Company, and

BOARD OF DIRECTORS MEETING MINUTES

February 19, 2019

Page 3

Treescaping. Joe Loggia made a motion to approve the bid from Your Way Trees in the amount of \$29,744.00 for removal of 58 parkway trees. Alex Werner seconded, all in favor, motion carried.

4. EQUESTRIAN SERVICES COMMITTEE - Eric Toeg, Chair

- a. Approval of New Committee Member. Eric Toeg requested Board approval for Allie Tashnek to join the committee. The Board approved.
- b. Approval of Budget for Large Animal Evacuation Clinic. Eric explained that the Committee is proposing using the Hoof & Foot budget for a large animal evacuation clinic. They would like to offer food as an enticement to get people to come, so the proposed expenses are \$2321.38 (out of \$3600 budget). Alex Werner made a motion to approve. David Zebrack seconded the motion, all in favor, motion carried.

5. THEATER COMMITTEE - Nathalie Blossom, Chair

Nathalie Blossom reported that the committee will be replacing the chair & co-chair by September. And they're interviewing replacements for Gloria when she steps down in September.

- a. Request to Donate Valentine's Musicales Savings. David Stanley said he realized a significant savings over projected expenses by doing a lot of the work himself and making creative changes. He asked the Board to allow him to donate the savings to California Strong. Alex Werner so moved. Mitch Jacobs seconded, all in favor, motion carried. David reported that ticket sales generated nearly \$15,000.00 in donations, so this will make almost \$20,000.00.

6. PARKS & RECREATION COMMITTEE - Deb Spellman, Chair

- a. Approval of Magic Show Budget. Rob Gould appeared on behalf of the Magic Show. There was some question at the committee level about donating the ticket proceeds to the Dai Vernon Fund, so Rob explained that the performers agree to a much lower fee for this show due to the ticket sales being donated. There are two shows, 7 and 9 p.m. on March 9. Joe Loggia made a motion to approve expenses of \$6944.75 for the Magic Show. David Zebrack seconded, all in favor, motion carried.

7. ARCHITECTURAL COMMITTEE - Ron Heston, Consultant

BOARD OF DIRECTORS MEETING MINUTES

February 19, 2019

Page 4

Ron Heston had nothing to report.

8. REPORT ON CITY COUNCIL MEETING - Deb Spellman, Liaison

Deb Spellman report that the last City Council meeting was dedicated to discussions of the burglaries. The Board members and Shannon Moore attended. The City Council elections are coming up next month, with 5 candidates running for 3 spots.

DIRECTORS TOPICS

1. Modification of Rule Regarding Theatrical Events. At the last meeting a rule change was requested indicating that charitable events are not considered “theatrical events,” so that the Board president could approve them. The Board approved the proposed language, which needs to be published in the newsletter.

TREASURER’S REPORT - Joe Loggia, Treasurer

Joe Loggia reported that the Association had \$5.4 million in operating cash and \$1.172k in Reserve cash, for a total of at the end of January, for a total of \$6,589,000.00. Last year at this time there was \$6,429,000.00.

The Board packets include more documents required by Davis Stirling Act. Either the Board or a subcommittee has to ratify the following:

- income/expense report
- bank reconciliations
- current actual-to-budget figures
- general ledger
- check register
- delinquent assessments

Based on Joe’s recommendations, David Zebrack moved to approve the financial reports. Debbie Seror seconded, all in favor, motion carried.

ITEMS APPROVED OUTSIDE OF A MEETING

Deb Spellman reported that the Board approved the deployment of additional Covered 6 trail patrols and authorized the purchase of thermal cameras for them.

BOARD OF DIRECTORS MEETING MINUTES
February 19, 2019
Page 5

REPORT ON EXECUTIVE SESSION

Deb reported that the Board met earlier in Executive Session for a member disciplinary hearing.

ADJOURNMENT

There being no other business, a motion was made and seconded to adjourn the meeting. All in favor, motion carried. The meeting was adjourned at 10 p.m.

Debra Spellman, Vice President

Mitchell A. Jacobs, Secretary

