Hidden Point HOA minutes April 21, 2025

Attending David Moore, Ron Zellem, Frank Chapman, Doug Couvillion, Gary O’Brien, Duane Clark

Called to order at 6:45

March Minutes approved

We are repairing the wall where it is bowing in. We contracted with “The Crack Guys” to do this and works begins on April 21. The HOA was able to get 15 month interest free financing with 1/3 down payment. He HOA was not able to sign on the financing agreement so David Moore agreed to sign the $11,833 loan personally. He asked the board to sign a document that makes the HOA legally obliged to repay the loan when do or pay penalties and interest do David Moore. This was approved by Frank Chapman and seconded by Doug Couvillion. The document was signed.

We then discussed whether we should send homeowners who live and have mature trees along the brick wall letters addressing concerns about trees falling on the wall. We think it would be prudent to have them get the trees assessed for damage. This would also reduce liability to the HOA in the event a large tree does damage the wall. We have not determined to send the letter at this time.

There was an Easter egg hunt at the park which had approximately 25 kids participating. This is great and we hope to expand in the future.

Duane Clark repaired and replaced the landscaping lights on both sides of the entrance. This was not easy as there are multiple old power lines. Thank you very much Duane! He also wants to repair the Hidden Point sign at the entrance to the park.

Frank Chapmen – Architectural

Tim Creen requested to redeck his walkway down to the lake which was approved. The HOA cannot approve the area on the Corp of Engineers property. He also requested to redeck and add a new railing to his existing deck. This was also approved provided he does not change the elevation or footprint of the existing deck.

The Murphys want to add an aluminum fence in the back yard that will be similar to their neighbors. This was also approved. They also plan to rip rap the drainage area in their backyard.

Doug Couvillion requested to redo his landscaping which was approved.

Gary O’Brien is adding new garage doors which was approved.

We have had several complaints about boat trailers parked in driveways and side yards. Emails were sent to the homeowners. One of the trailers has already been removed and we are waiting to hear from the second homeowner.

Doug Couvillion – Treasurer

All HOA dues have been paid. We have not had any unplanned expenses in the past month. Large expenditures include the 1/3 payment for wall repair and we are doing extensive landscaping and rock work to the islands as well we having the crepe myrtles trimmed along the entrance walls on both sides. This is improve the health of the trees. We are also in the process of purchasing additional tables and umbrellas for the park.

There was no other business and the meeting adjourned at 8 pm.