

4. CC&R Violations requests:

The HOA Board and/or Design Review Chairman will no longer respond to CC&R violation requests if it does not relate to an actual HOA CC&R as it appears in the written and registered copy of the Hidden Acres HOA CC&R's.

New rules for submitting CC&R violations requests are:

- Must include a reference of the actual HOA CC&R Article, Paragraph and PAGE as it appears in the written and registered HOA CC&R's.
- Digital and/or documented proof of evidence must be included with the CC&R violation request being submitted to the HOA Board and/or Design Review Committee.

The following statement is being added to the HOA website's Design Review Request form and on the home page of the HOA Website:

CC&R Violations Requests:

"The Hidden Acres Design Review Chairman and HOA Board will respond and notify a homeowner of a CC&R violation request only when the request is accompanied by the reference of the actual HOA CC&R Article, Paragraph and Page as it appears in the written and registered HOA CC&R's that clearly defines the specific violation being referenced in the request and must include digital and/or documented proof of evidence.

Otherwise, the submitter will receive a reply that states "**CC&R violation not substantiated, no action is required.**"

5. 2017 & Q1 2018 HOA Financials & 2018 Budget report by the Treasurer

6. Current status of Common Area Tracts A & B:

- The Common Area Tracts are not owned by the HOA. The bigger Common Area, Tract B, has a new owner who has offered to sell the property to the HOA. With the purchase of both Common Area properties the HOA would incur an additional annual cost of about \$1800 above the almost \$3400.00 in expenses we have incurred for both Common Area properties annually.
- Discussion as to whether to purchase said properties or decline to purchase which would also eliminate some current and additional expenses.

7. Call for Nomination and/or vote of HOA Board of Directors for all Board positions for the 4/22/18 - 4/22/21 term. Call for volunteers to be appointed to the Design Review Committee.

- If you wish to become a candidate for a seat on the Hidden Acres Board of Directors or be appointed as a member to the Design Review Committee, prior to the meeting, please send us your written request via email to
or to 2219 E. Angela Drive, Phoenix, AZ
85022.
- If you wish to be considered at a later time you may send your request to:
2219 E Angela Drive, Phoenix, AZ 85022.

Sincerely,

Your Hidden Acres HOA Board of Directors
Candice Larson, John Brain, Cheryl Leggett & Janice Stell