

Fountain Valley Ranch HOA – Board of Directors Meeting

Wednesday, July 08, 2026

I. **CALL TO ORDER**

- Evelyn called the meeting to order at 6:31pm.

Board Members Present

- Evelyn Davis – President
- Reed Hiltermann – Vice President
- Gilles Gohier – Treasurer

Board Members Absent

- N/A

Contracted Services (non-homeowners)

- HOA Covenants – Kaitlynn Jones

Volunteers in attendance

- Hans Anderson – Secretary
- Sid Garner – Architecture Control Committee

Other homeowners present

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II. **APPROVAL OF MEETING MINUTES**

- Motion by Evelyn to approve the minutes of the Board of Directors Meeting of 13 May 2026. Seconded by Gilles. Motion Carried.
- Motion by Evelyn to approve the minutes of the Board of Directors Meeting of 10 June 2026. Seconded by Reed. Motion Carried.

III. **FINANCIAL REPORT June 2026**

Accounts

Checking	\$ 26,429.69
Savings	\$ 47,559.10

Income

Certificate Fee (closings)	\$ 150.00
Homeowner Assessments	\$ 167.00
Total Income	\$ 317.00

Expenses

Insurance	\$ 266.00
Management Fees • Kaitlynn \$600.00 • PayHOA (2 months) \$550.00 • PayHOA mailing \$3.75	\$ 1,153.75
Office Expense • Zoom: \$17.86	\$ 17.86
Professional Fees • Accountant \$10.00	\$ 100.00
Total Expenses	\$ 1,537.61

204 homes with an associated email

221 homes without an associated email

IV. COMMITTEES

Architectural Control Committee (ACC)

- No requests received

Covenants Committee

- 14 violations found during Drive Around:
- 4 fine notices sent
- Reminder to all homeowners that car ports have never been permitted by the Architectural Committee for the front yard/driveway.

Newsletter Committee

- An emailed newsletter went out 6/28. A printed newsletter will be mailed to homes without an email address on file (227 homes). By using PayHOA to send the newsletter digitally, we should save about \$150 on postage.

V. Homeowners Concerns

- Nothing specific received in the last month.

VI. OLD BUSINESS

- Annual meeting planning tentative plan for Friday November 6, 2026. The rec center has a different reservation system and we can't reserve it prior to 90 days in advance. We'll try to get it reserved in August, but if that doesn't work out we may need to find an alternative location.
- PayHOA access for the accountant. He now has access and should be able to ensure payments are synced.

VII. NEW BUSINESS

- New board member and treasurer. Gilles is stepping down as of July.
- New secretary. Hans is stepping down in about a month after selling his house.

VIII. NEXT MEETING

- Next Meeting is Wednesday, 12 August 2026 at 6:30pm.
- Location: ONLINE ONLY. Go to <https://fvrhoa.com> and click **Join Meeting**.
- Motion by Evelyn to adjourn the meeting at 7:32pm. Seconded by Gilles. Motion Carried.