

Hidden Valley Ranches HOA
A Covenant-Controlled Community
PO Box 325, Florence, MT 59833
Regular Board of Directors MEETING
Florence Elementary School 20260909 1800

Call to Order-Time: 1800

Board Members Present: Chris X , Nancy X , Clyde X , 4th position open, 5th position open

Association Members Present: Terry Hyrne, Joanne Foley, Walt Richards, Denna Tolson

1. Motion to Accept Meeting Minutes
 - a. 20260812-HVR-HOA-Monthly Meeting
 - i. Motion Passed: X Motion Does Not Pass:
2. Treasury Report Financial Statements Review
 - a. Funds available as of 20260831
 - i. Admin: \$5,556 (92% collected)
 - ii. Roads: \$86,761 (93% collected)
 - b. Motion to accept Treasurers report
 - i. Motion Passed: X Motion Does Not Pass:
3. Road Report
 - a. Road Signs discussion
 - i. Make all off Hidden Valley S 30mph
 - ii. Make all dirt roads 25mph
 - iii. Add a digital speed sign on Hidden Valley Rd S
 - iv. Add private road sign to some of the speed limit signs
 - v. Move "Yield" sign on Fescue Slope to the "Y" on Bitterroot
 - b. Discussion on Tree trimming along our roads
 - c. Snow Plow Contract
 - i. CD Snowplowing LLC had the best bid
 1. \$29,500 for the 2026/27 winter
 2. 100 yards of gravel plus \$100 per additional yard (if needed)
 - ii. Motion to accept CD Snowplowing's bid
 1. Motion Passed: X Motion Does Not Pass:
4. Oberlander case update: HOA Board Session
5. Meeting adjourned @: 1856

