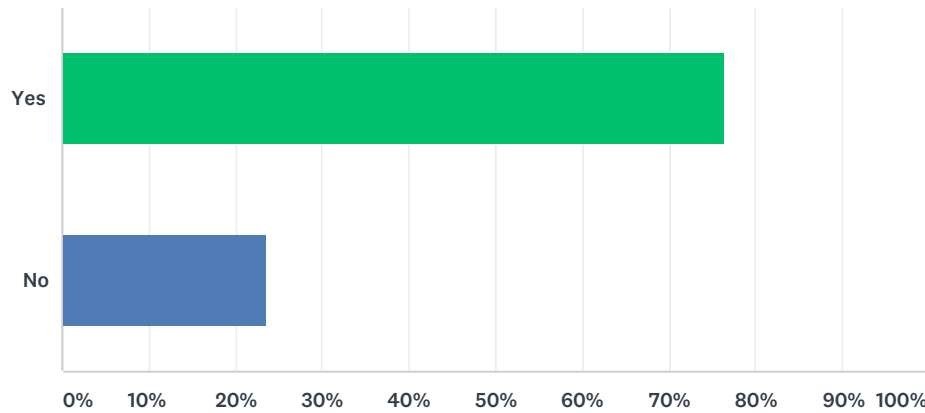


Q1 Currently, the CC&Rs require owners to maintain the landscaping in their yards in a “clean, attractive and well-kept condition”. Should the new CC&Rs also require owners to maintain their residence in good condition and state of repair (i.e., fences, exterior paint, stucco/siding, wood shutters, windows, doors, outside structures and the like)?

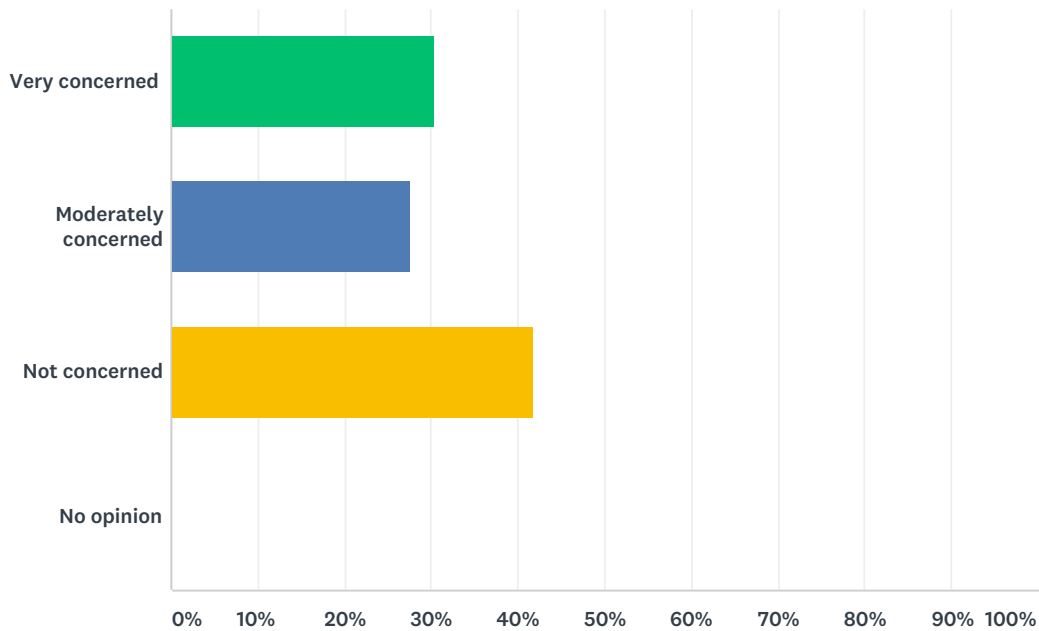
Answered: 148 Skipped: 0



ANSWER CHOICES		RESPONSES	
Yes		76.35%	113
No		23.65%	35
TOTAL			148

Q2 In a prior Hiddenbrooke community survey, 60% of the residents said that parking was a moderate to large problem. Currently, the CC&Rs say that owners shall park their vehicles in the garage and shall be permitted to park in the driveway as long as certain conditions are met. Regarding various types of parking issues in the community...How concerned are you about homes that use the street for regular parking rather than their garage or driveway?

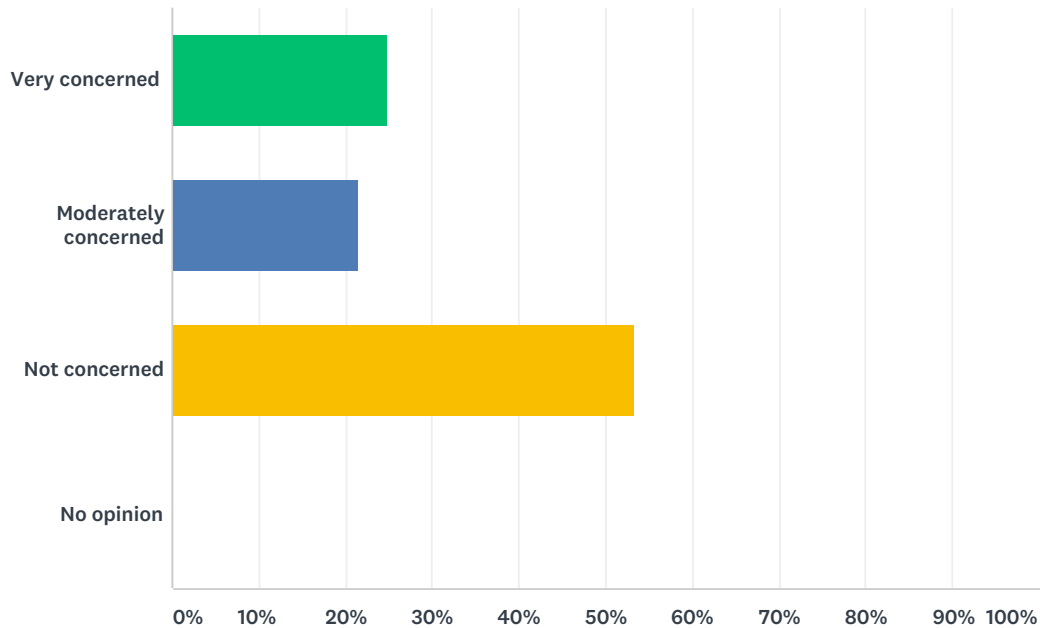
Answered: 148 Skipped: 0



ANSWER CHOICES	RESPONSES	
Very concerned	30.41%	45
Moderately concerned	27.70%	41
Not concerned	41.89%	62
No opinion	0.00%	0
<b>TOTAL</b>		<b>148</b>

### Q3 How concerned are you about homes that use their garage exclusively for storage, workshops, gyms, entertainment/recreation and the like rather than parking any vehicles in the garage?

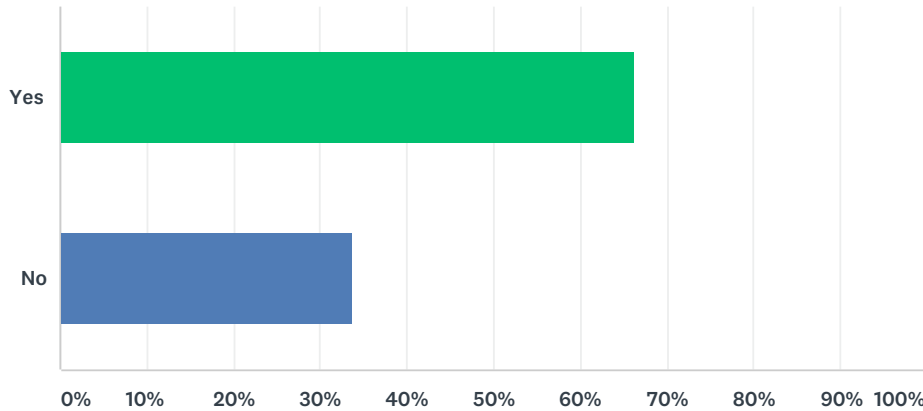
Answered: 148 Skipped: 0



ANSWER CHOICES	RESPONSES	
Very concerned	25.00%	37
Moderately concerned	21.62%	32
Not concerned	53.38%	79
No opinion	0.00%	0
<b>TOTAL</b>		<b>148</b>

Q4 Currently, the CC&Rs do not restrict the total number of rented homes in Hiddenbrooke. To reduce potential CC&R problems associated with absentee owners and their tenants, some associations have placed a cap on the number of homes that can be rented and/or require new owners to live in a home for one or two years before they can rent it. Do you think Hiddenbrooke should have similar restrictions on home rentals?

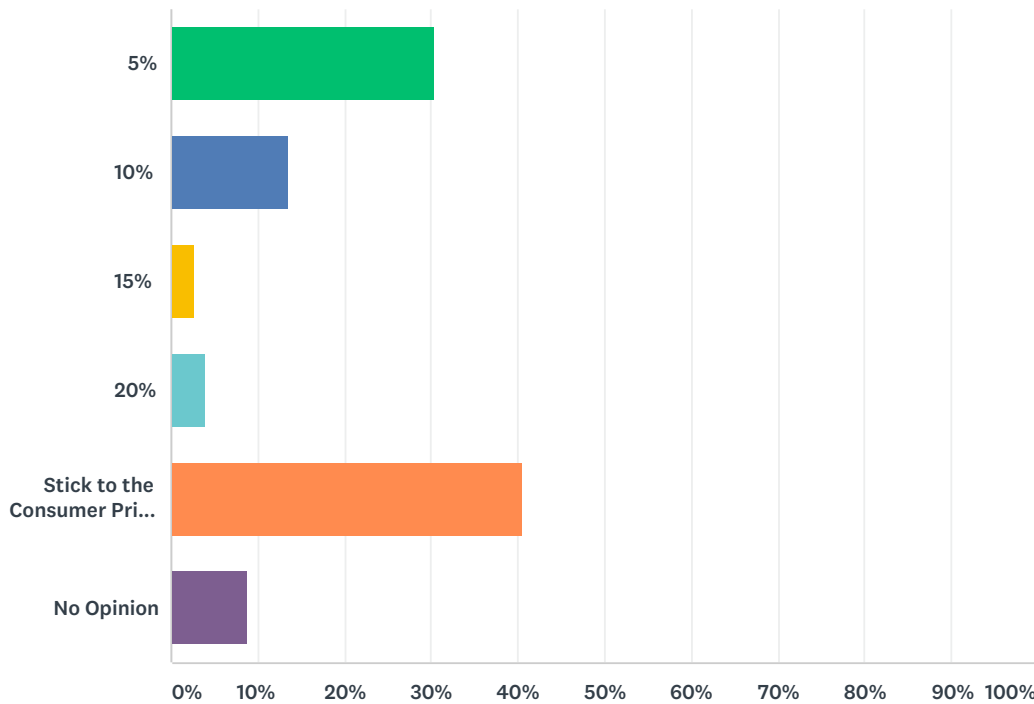
Answered: 148 Skipped: 0



ANSWER CHOICES	RESPONSES
Yes	66.22% 98
No	33.78% 50
TOTAL	148

Q5 Homeowner dues are set each year based on estimated Association costs and the need to maintain a reasonable reserve. In the future, the Association may need to raise dues more than allowed by the current CC&Rs (typically around 3% a year and limited by annual increases in the Bay Area’s Consumer Price Index). Current dues are \$70 a year. If the cap on dues is raised in the new CC&Rs, what percentage would be the maximum increase you would support? Check one.

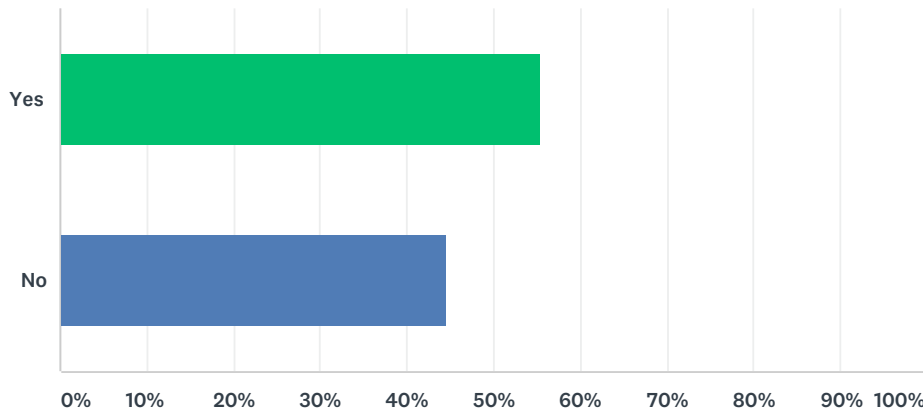
Answered: 148 Skipped: 0



ANSWER CHOICES	RESPONSES	
5%	30.41%	45
10%	13.51%	20
15%	2.70%	4
20%	4.05%	6
Stick to the Consumer Price Index	40.54%	60
No Opinion	8.78%	13
TOTAL		148

Q6 Currently, the CC&Rs do not state what happens if a dog is a threat to people or other animals or disturbs a neighbor due to constant barking. Should the Board, after a Hearing, be allowed to require the removal from Hiddenbrooke of such an animal?

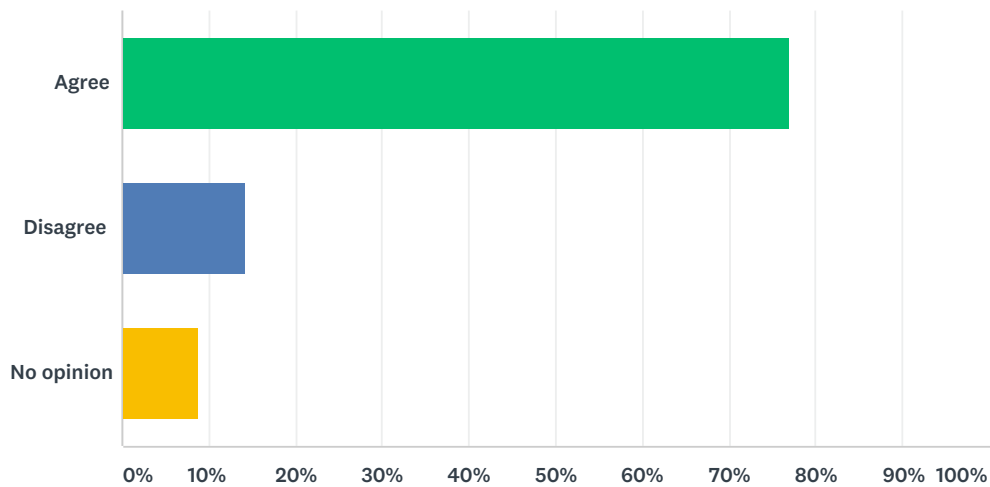
Answered: 148 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	55.41%	82
No	44.59%	66
TOTAL		148

**Q7 Under Hiddenbrooke’s Design Guidelines, the Hiddenbrooke Architectural Review Committee (HARC) is not allowed to approve front yard landscape plans that do not have enough plants or “green” coverage or that have areas of bare ground. Over time yards can become sparser if plants are not replaced which can also result in more bare ground showing. HPOA requires owners to add bark to cover bare ground (and maintain soil moisture) and to replant sparse areas to keep up the appearance of the community. Do you agree or disagree with this approach to maintaining the appearance of the community?**

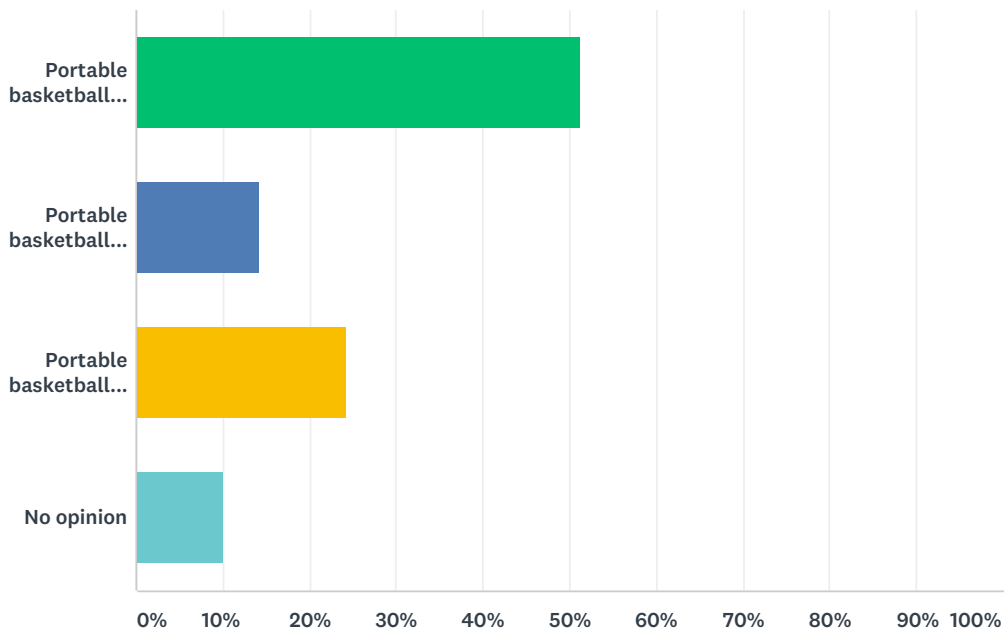
Answered: 148 Skipped: 0



ANSWER CHOICES	RESPONSES	
Agree	77.03%	114
Disagree	14.19%	21
No opinion	8.78%	13
TOTAL		148

**Q8 Under the Hiddenbrooke Design Guidelines, basketball backboards (either attached to a house or a portable basketball stand) shall not be located in front yard driveways that are visible from the street. Please check the box below that is closest to your opinion about portable basketball stands.**

Answered: 148 Skipped: 0



ANSWER CHOICES	RESPONSES
Portable basketball stands should not be allowed on front yard driveways or any other location in the front yard	51.35% 76
Portable basketball stands should be allowed in front yards if they are removed and stored out of sight after each use (this would be difficult to enforce)	14.19% 21
Portable basketball stands should be allowed on front yard driveways	24.32% 36
No opinion	10.14% 15
<b>TOTAL</b>	<b>148</b>



## Q9 Please use comment box for any other comments you might have.

Answered: 64 Skipped: 84

#	RESPONSES	DATE
1	No comment	3/5/2019 3:57 PM
2	i moved to hiddenbrooke partially because of the tight control the cc&r's have over the appearance of the area and control over independent actions of individual owners t keep the neighborhoods looking good and remove many of the problems found in other neighborhoods. the cc&r's help maintain the look and attitude of the area as a quiet well maintained area. while some of the items may be restrictive in some ways, there are always workarounds to achieve what one might want to have working within the guidelines. all of this helps maintain property values and the character of hiddenbrooke, we all pay higher property taxes for living here and without the guidelines, i would have a hard time justifying paying the higher taxes for a neighborhood that is like a neighborhood without the controls that the cc&r's provide and would most likely leave the area.	3/5/2019 12:20 PM
3	Parking in the street, especially at rental homes, is a MAJOR problem. Along with speeding.	3/5/2019 8:59 AM
4	I think that we need more security. I think that having two work at the same time can minimize a lot of concerns that has been going on. Raising the yearly dues can help with the cost.	3/5/2019 5:56 AM
5	Concerned about the current Patrol Service, and wonder if this is reviewed annually and additional bids are acquired. 50% of the time I drive threw no one is at the gate, and living on Staghorn I have never seen them drive by.	3/4/2019 10:36 PM
6	This is an unfair survey. It is designed mostly to provided choices that will only increase authority in areas that have historically not been a problem; e.g., only a choice of 5% or higher. Number two does not allow for a difference between cars parked in the driveway vs in the street. There is a major difference, yet you are throwing them together. If someone votes they do not like cars on the street they also prevent cars in the driveway which was not their concern. #5 - you either need the money or you do not. Building in automatic increases detached from needs is abusive. It seems you are trying to get around votes as we did with the pool. #3 Goes way too far. Who has this big problem with cars in their own driveways? #4 Are you having problems that you can articulate after 20 years without this requirements. Very disappointed with this survey. Definitely has an agenda attached.	3/4/2019 12:25 PM
7	Dogs must be on leash and under owner control in ALL public spaces. (Sidewalks, Park, etc) Dog owners must pick up after dogs and doggy bags put in trash bins	3/3/2019 4:50 PM
8	none	3/3/2019 11:33 AM
9	Thanks for continuing to do a great job for our community.	3/3/2019 11:00 AM
10	Need to address speeders and slso require security to check for DL if home owner tag is displayed on cars	3/2/2019 2:00 PM
11	N/A	3/2/2019 11:20 AM
12	The excessive speeding in Hiddenbrooke is out of control. It is a clear and present danger and every effort should be made to correct this problem.	3/2/2019 8:42 AM
13	Your constant harassment is not nice!You do not know what is going on in people's lives and the committee nit picks and do not show any compassion. I truly believe in keeping our neighborhood beautiful and kept well and safe,but some of your standards are a bit much.Owners have left this neighborhood and even some contractors have not taken jobs because of how people have been and are treated. I work in Health Care and go above and beyond to help people not harass and threaten them .We all here on earth to help each other ,not to be mean and selfish.Be well and God Bless. Thank you.Respectfully 1961.	3/2/2019 7:02 AM
14	Not happy with the front yard. Plants are removed never replaced also better plants can be planted	3/1/2019 3:50 PM

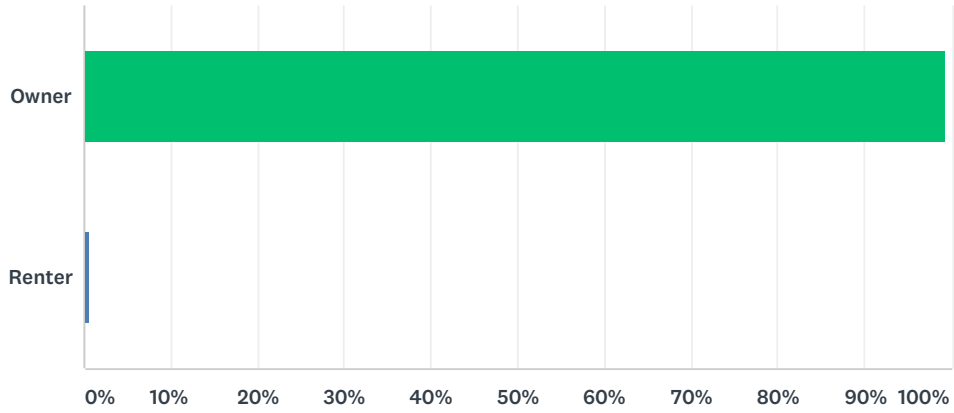
15	We need a method for better enforcement of speeding and perhaps a way to "purchase" the public streets passed the guard shack to be able to gate our community. Doing so would, help monitor the coming and going of non-resident folks and act as a deterrent for crime. Golfers could have a time-limited security code pass and golf members have a security code assigned like residents. Each non-security-pass entry would have to be initiated by the guards. And a picture of the front/back license taken at time of entry to open security gate. Upon exit, a picture of front back license plate could be taken again and keep for a four week period to allow discovery time, especially for folks on vacation.	3/1/2019 8:02 AM
16	Nothing's	2/28/2019 5:53 PM
17	none	2/28/2019 5:47 PM
18	Would love to see some type of enforcement for number of cars for a particular household. Various homes have 4-5 vehicles. If homes have several vehicles, some should be required to fill up the garage and driveway first, before taking over street parking for guests.	2/28/2019 3:52 PM
19	We need better security and around the clock coverage of the guard house at the entrance. If we are going to increase the dues, I would be open to paying more p/ year to allot for an extra guard on duty 24x7.	2/28/2019 3:09 PM
20	There is a tree that is about to fall down on Bennington on the golf coarse side.	2/28/2019 2:26 PM
21	Be reasonable! The squeaky wheel gets left alone. I'm tired of the big wheels speaks. Things change thru the years for families. Some board members to members writing up others don't have understanding what families entails. Hiddenbrooke is not a perfect world. It was so nice 20 years ago. Now it's know it all- do what we say!!!!!!	2/28/2019 12:25 PM
22	NA	2/28/2019 10:59 AM
23	Who judges when a house needs to be painted? What if the homeowner cannot afford painting the house?	2/28/2019 10:38 AM
24	HPOA should butt out of The Village. We take care of ourselves quite nicely.	2/28/2019 10:16 AM
25	I can understand certain neighborhoods, like the villas, having parking issues. Or neighbors being upset by multiple junk cars being parked all along the street. But in areas that have public street parking, it should be fine to use the street. I'm not concerned what people use their garage for. That's their business. I do have to say, it would be nice if hiddenbrooke had a decent, upkeep gym. It's hard to want to use the hiddenbrooke gym when it's kept in poor condition.	2/28/2019 10:08 AM
26	If a picture or proof of a person who doesn't pick up dog poop is presented, a staff fine should be mailed to that person and or household. They then can bring to the board their rebuttal. If anything, it has been brought to the attention of the perpetrators that they are being watched.	2/28/2019 8:43 AM
27	none at this time	2/28/2019 8:24 AM
28	don't allow residences to store inoperable cars in driveways back yards that face golf course should be maintained to desired specifications no walking on golf course unless you are a paid golfer	2/28/2019 7:25 AM
29	Remember there are hard working families & retirees; don't make excuses that force people to an unreasonable financial burden for things that don't really matter; when other people can park every day in front of my house, I resent being told how my property should be changed for appearance. I can't park in front of my house or have guests but a member can park his junk commute car every day in front of my house! Thanks HOA for nothing!!	2/28/2019 6:41 AM
30	Limit 3 dogs per household. Owners of dogs must pay a yearly fee to cover a maintenance company to clean up Hiddenbrooke since we have so many owners who do not pick up after their dogs. I would like to see Security have more authority than to observe and report. We have too many reckless, speeding drivers in Hiddenbrooke.	2/27/2019 10:03 PM
31	I absolutely disagree with being able to remove a pet from an owners care because a neighbor "feels threatened." It is not up to the CC&RS to create or enforce a rule like that. I've had neighbors who were complete assholes and would try to pull something like that just because they have nothing better to do.	2/27/2019 9:46 PM
32	It doesn't seem like the HPOA has enough clout to actually enforce the rules. Is there anything that can be done about that?	2/27/2019 9:41 PM
33	The dog issue should be handled by the Vallejo police department and Solano County Animal Control. That is NOT for some board to decide.	2/27/2019 8:10 PM

34	I wish we could have real security at the welcome Center. I personally would be fine with a substantial increase in HOA fees to support this.	2/27/2019 7:32 PM
35	Portable basketball stands must remain in good condition.	2/27/2019 7:32 PM
36	hire armed security that can provide law enforcement	2/27/2019 7:26 PM
37	Reducing number of cars on street would help with street cleaning.	2/27/2019 7:19 PM
38	You really should not regulate how people use their garage space. Anyway what if someone owns 5 cars? That would be 2 in the garage, 2 in the driveway and 1 in the street. What about 6 cars? 7 cars? Let's stop wasting time/effort on this topic.	2/27/2019 7:12 PM
39	Enforcement needs more consistency	2/27/2019 6:28 PM
40	Back yard maintenance should be addressed. Many homes have nothing but weeds.	2/27/2019 6:03 PM
41	N/A	2/27/2019 4:57 PM
42	N/a	2/27/2019 4:44 PM
43	I can understand certain neighborhoods within hiddenbrooke stating to use the garage for vehicles, but I think it's ridiculous to truly enforce it unless there is a major issue somewhere. What a homeowner chooses to do with their garage is their choice - whether using it for extra storage space, a space for work out equipment or a garage for vehicles.	2/27/2019 4:44 PM
44	What about the accessory unit restrictions?	2/27/2019 4:39 PM
45	We need to have a strict street parking and empower the security to be give fines or towed any reported abandoned car.	2/27/2019 4:11 PM
46	I take GREAT issue with the HOA trying to "encourage" (read "threaten") residents to park in their garages. Street parking is legal, and will always be legal. What we do with our garages is not the business of the HOA.	2/27/2019 4:10 PM
47	Regarding the dog issue. I am fine with the HPOA removing a dog after all resolution options have been tried. But I believe a good faith effort should be made to resolve it before resorting to removal.	2/27/2019 4:00 PM
48	The Landscaping changes should be approved faster, especially when the Owner is trying to improve the look of the front yard. Small front yard changes, such as replacing lawn with California native shrubs or drought resistant plant should require no approval. Owner should be able to make changes to landscape as long as the changes are not departing too much from local native plants look. There should be fines for those who have unkept landscapes and showing negligence to property look. No long term approval of the committee process should be required for small changes in landscape, like adding small retaining walls up to 3 feet in height, and 20 feet length. The lengthy approval process for landscape changes, resistance and lack of understanding basics in plans layout by HARC contributes to front yards being in poor upkeep and proper upkeep.	2/27/2019 3:44 PM
49	In item #5, I would support a 15% increase initially to cover immediate needs but only up to a 5% annual increase thereafter.	2/27/2019 3:41 PM
50	I would like to see stronger enforcement of commercial vehicles and excessive number of vehicles parked on streets	2/27/2019 3:28 PM
51	I also believe that not just homeowners but the golf course and any other outside parties in the community of Hiddenbrooke should also be as responsible for their appearance especially the golf course which is a big present of the community who currently has not maintained their grounds, outside building, landscape. They should be responsible as well. Currently they are effecting property values of many owners backing up to the course.	2/27/2019 2:54 PM
52	Add allowance for low water use front yard landscapes.	2/27/2019 2:54 PM
53	I'm curious how the HPOA can enforce parking on public streets. RV's are not allowed to be parked in HB. Does that mean I can't load or unload my RV in front of my home which is on a public street? I see this as an infringement of my rights.	2/27/2019 2:43 PM
54	No comment.	2/27/2019 2:40 PM
55	my opinion on basketball is that many driveways are too short for ample play and/or person could get hurt or a car damaged. How about adding a basketball court to our park?	2/27/2019 2:23 PM
56	n/a	2/27/2019 2:14 PM

57	Street parking needs stricter enforcement! Especially on the "no parking" area as like on alder creek. I know it was a survey question but it bears repeating.	2/27/2019 1:58 PM
58	Very good questions.	2/27/2019 1:45 PM
59	Agreed-upon CCRs, strictly enforced, keep our community values high and negate misunderstandings between neighbors.	2/27/2019 1:33 PM
60	The HPOA is not strict enough on violators of the CC&R's. I see more and more home and landscape that I feel is out of code.	2/27/2019 1:32 PM
61	None	2/27/2019 1:30 PM
62	∩_(ツ)_∩	2/27/2019 1:29 PM
63	Dog should be kept on leash. Restricting residents that walk the golf course before and after hours with their dogs should be enforced. The golf course is NOT a dog park.	2/27/2019 1:28 PM
64	none	2/27/2019 11:12 AM

### Q10 Are you an owner or a renter?

Answered: 146 Skipped: 2



ANSWER CHOICES	RESPONSES	
Owner	99.32%	145
Renter	0.68%	1
TOTAL		146

## Q11 Please provide your house number

Answered: 132 Skipped: 16

#	RESPONSES	DATE
1	6154 Ashwell Way	3/8/2019 5:02 PM
2	2069	3/5/2019 3:57 PM
3	6597	3/5/2019 12:20 PM
4	1555	3/5/2019 8:59 AM
5	6659	3/5/2019 5:56 AM
6	5027 Staghorn	3/4/2019 10:36 PM
7	1575 Landmark Dr.	3/4/2019 3:34 PM
8	2664	3/4/2019 1:59 PM
9	2935	3/4/2019 12:25 PM
10	1852	3/3/2019 4:50 PM
11	2659 Marshfield Road	3/3/2019 11:33 AM
12	7292	3/3/2019 11:00 AM
13	1832	3/2/2019 2:00 PM
14	1241	3/2/2019 11:20 AM
15	1230 Wildwing Lane	3/2/2019 8:42 AM
16	1961	3/2/2019 7:02 AM
17	2039 Bennington	3/1/2019 9:26 PM
18	2373	3/1/2019 5:30 PM
19	6544	3/1/2019 3:50 PM
20	1840	3/1/2019 3:22 PM
21	2382	3/1/2019 12:11 PM
22	6367 Newhaven	3/1/2019 8:02 AM
23	2249	2/28/2019 11:33 PM
24	1925	2/28/2019 5:53 PM
25	7288	2/28/2019 5:47 PM
26	1369 Wildwing Lane	2/28/2019 3:52 PM
27	6659 Chalk Hill Ln	2/28/2019 3:09 PM
28	2345	2/28/2019 2:26 PM
29	4215	2/28/2019 12:33 PM
30	3948	2/28/2019 12:25 PM
31	4024	2/28/2019 10:59 AM
32	1000	2/28/2019 10:38 AM
33	2555	2/28/2019 10:25 AM
34	4232	2/28/2019 10:16 AM
35	2024	2/28/2019 10:08 AM

36	3011	2/28/2019 8:43 AM
37	4111	2/28/2019 8:24 AM
38	2021	2/28/2019 7:25 AM
39	6524	2/28/2019 7:05 AM
40	6508	2/28/2019 6:41 AM
41	4171	2/27/2019 11:25 PM
42	900	2/27/2019 10:45 PM
43	2843	2/27/2019 10:16 PM
44	7284	2/27/2019 10:03 PM
45	No	2/27/2019 9:46 PM
46	6671	2/27/2019 9:44 PM
47	2218	2/27/2019 9:41 PM
48	2728	2/27/2019 9:04 PM
49	1322	2/27/2019 8:34 PM
50	1110 song wood rd	2/27/2019 8:29 PM
51	1338	2/27/2019 8:10 PM
52	7048	2/27/2019 8:08 PM
53	1261 Landmark	2/27/2019 7:58 PM
54	2378	2/27/2019 7:32 PM
55	4205 Summer Gate Ave	2/27/2019 7:32 PM
56	1130	2/27/2019 7:26 PM
57	2650	2/27/2019 7:25 PM
58	2952	2/27/2019 7:22 PM
59	7287 Willow Creek circle	2/27/2019 7:19 PM
60	2566	2/27/2019 7:12 PM
61	1	2/27/2019 6:28 PM
62	2832	2/27/2019 6:03 PM
63	4188	2/27/2019 6:02 PM
64	8151	2/27/2019 5:48 PM
65	****	2/27/2019 5:43 PM
66	****	2/27/2019 5:35 PM
67	2664	2/27/2019 5:32 PM
68	6658	2/27/2019 5:26 PM
69	1559	2/27/2019 5:21 PM
70	6561	2/27/2019 5:17 PM
71	1829	2/27/2019 5:15 PM
72	3045	2/27/2019 5:15 PM
73	Westin circle	2/27/2019 4:57 PM
74	2420	2/27/2019 4:52 PM
75	5055 Staghorn Dr	2/27/2019 4:50 PM
76	2926	2/27/2019 4:45 PM

77	2364	2/27/2019 4:44 PM
78	—	2/27/2019 4:44 PM
79	6573	2/27/2019 4:39 PM
80	2870	2/27/2019 4:33 PM
81	4188	2/27/2019 4:31 PM
82	2894	2/27/2019 4:31 PM
83	1245	2/27/2019 4:25 PM
84	1159 Songwood Road	2/27/2019 4:25 PM
85	6560	2/27/2019 4:22 PM
86	4120	2/27/2019 4:15 PM
87	7256 willow creek cir	2/27/2019 4:11 PM
88	2520	2/27/2019 4:04 PM
89	2408 Waterfall way Hiddenbrooke, Ca	2/27/2019 4:04 PM
90	2062	2/27/2019 4:02 PM
91	1250	2/27/2019 4:00 PM
92	1242 Landmark Drive	2/27/2019 4:00 PM
93	2334	2/27/2019 3:57 PM
94	1270	2/27/2019 3:47 PM
95	6162	2/27/2019 3:41 PM
96	5157	2/27/2019 3:38 PM
97	1210	2/27/2019 3:28 PM
98	1000 Songwood Rd	2/27/2019 3:15 PM
99	2579 Marshfield	2/27/2019 3:03 PM
100	4176 Summer Gate Ave	2/27/2019 2:54 PM
101	1571	2/27/2019 2:54 PM
102	1252	2/27/2019 2:43 PM
103	4232	2/27/2019 2:43 PM
104	2360	2/27/2019 2:40 PM
105	2971	2/27/2019 2:31 PM
106	2025	2/27/2019 2:28 PM
107	4162 Summer Gate	2/27/2019 2:24 PM
108	1820 Landmark Drive	2/27/2019 2:23 PM
109	2752	2/27/2019 2:16 PM
110	8146	2/27/2019 2:15 PM
111	6557	2/27/2019 2:14 PM
112	2849 Olivewood Lane	2/27/2019 2:14 PM
113	5172	2/27/2019 2:12 PM
114	1265	2/27/2019 2:08 PM
115	6610 Deerfield Drive	2/27/2019 2:06 PM
116	5168	2/27/2019 1:59 PM
117	7256 willow creek circle	2/27/2019 1:58 PM



118	380	2/27/2019 1:54 PM
119	6056	2/27/2019 1:49 PM
120	940	2/27/2019 1:45 PM
121	4191	2/27/2019 1:43 PM
122	8166	2/27/2019 1:38 PM
123	5067	2/27/2019 1:36 PM
124	7016	2/27/2019 1:35 PM
125	1789	2/27/2019 1:33 PM
126	2021	2/27/2019 1:32 PM
127	2744	2/27/2019 1:32 PM
128	5070	2/27/2019 1:30 PM
129	2737	2/27/2019 1:29 PM
130	1937 Beltaine Court	2/27/2019 1:28 PM
131	1271	2/27/2019 1:27 PM
132	3060	2/27/2019 11:12 AM