

**STREAM HOUSE COMMUNITY ASSOCIATION
BOARD OF DIRECTORS MEETING AGENDA/NOTICE
MONDAY, AUGUST 16, 2021**

**VIA ZOOM ONLY: <https://powerstonepm.zoom.us/j/87858104084>
OR DIAL (253) 215-8782, MEETING ID: 878 5810 4084**

EXECUTIVE SESSION: 5:30 PM

- I. CALL TO ORDER
- II. MINUTES
- III. MEMBER DISCIPLINE
- IV. LEGAL ITEMS
- V. PERSONNEL/FORMATION OF CONTRACT
- VI. ADJOURNMENT OF EXECUTIVE SESSION

GENERAL SESSION: 6:00 PM

- VII. CALL TO ORDER
- VIII. EXECUTIVE SESSION DISCLOSURE

It will be noted, to the owners present and documented in the General Session Minutes, that the Board met in Executive Session prior to the General Session Meeting. Board initiation to Foreclosure.

- IX. HOMEOWNER FORUM

Any owner in attendance is permitted three minutes to address the Board regarding Association related issues. The Board may address the issues at that time or at a later meeting. Once the homeowner forum has concluded, membership is welcome to observe the remainder of the meeting; however, they are not permitted to participate.

- X. CONSENT CALENDAR

Pgs. 47-114

*The use of the Consent Calendar will enable the Board to conduct its business in a timelier and efficient manner. If the Board agrees, it would be appropriate at this time to entertain a motion to accept the Consent Calendar **Items A-G**, as presented. Any items deemed inappropriate may be pulled from the Consent Calendar and excluded from the motion for additional discussion and separate motion.*

- A. Minutes Dated 7/19/21
- B. July 2021 Financial Statement
- C. Ratify – Landscaping Valve Replacement Proposal
- D. Ratify – Tommy Luong Reimbursement – Signage
- E. Ratify – 5846 Creekside #6 Deck Change Order
- F. Ratify – Stream Shut Off Valve Proposal— Lake Management
- G. Ratify – Landscaping Stream Debris Clean Up Proposal

- XI. UNFINISHED BUSINESS

- A. Landscaping Updates
- B. Board Member Resignation
- C. Annual Meeting –Quorum not reached, No Election Held
- D. Board Member Appointment
- E. Draft Water Intrusion Policy
- F. Streams Update
- G. Project Manager – Ross Construction
- H. Landscape Committee – Monthly Budget
- I. Pest Control – Cockroaches
- J. Solar Panel Removal – Proposal

- XII. NEW BUSINESS

- A. Roof and Gutter Cleaning – Proposals for Review
- B. Landscape Proposal – Pine Tree

- XIII. UNIT REPAIRS

- A. Deck Repairs– 5846 Creekside #4
- B. Concrete Driveway Repairs – 204 Singingwood #1

- XIV. ADJOURNMENT OF GENERAL SESSION

The next meeting is tentatively scheduled for Monday, September 20, 2021, Executive Session at 5:30 PM and General Session at 6:00 PM, virtually.