

**STREAMHOUSE COMMUNITY ASSOCIATION  
MEETING OF THE BOARD OF DIRECTORS  
GENERAL SESSION MINUTES  
APRIL 21, 2022**

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<b>NOTICE OF MEETING</b>	The General Session meeting of the Stream House Community Association Board of Directors was held on Thursday, April 21, 2022 via teleconference.
<b>PRESENT</b>	Gregory Tribelhorn – President Krystal Dixon – Vice President Steve Robbins – Treasurer Tommy Luong – Secretary
<b>ABSENT</b>	Shirley Ti – Member at Large
<b>Representing Powerstone</b>	Kaycie Lambright – Community Manager
<b>OTHERS PRESENT</b>	Conor Ross, Ross Construction Matt Nawabi, Ross Construction
<b>CALL TO ORDER</b>	The Regular Session meeting was called to order at 5:44 p.m. by Board President, Gregory Tribelhorn.
<b>EXECUTIVE SESSION</b>	<u>Executive Session Update</u> It was noted that the Board met in Executive Session prior to the Regular Session Meeting to discuss the delinquency matters and homeowner requests.
<b>HOMEOWNER FORUM</b>	<u>Homeowner Forum</u> There were three homeowners present who had questions about the streams, landscaping and architectural applications.
<b>CONSENT CALENDAR</b>	<u>Consent Calendar</u> The Board reviewed the following Consent Calendar items for approval: A. General Session Minutes Dated 3/15/22 B. March 2022 Financials C. Ratify – 5846 Creekside #27 Stucco Repairs – Antis  Upon motion duly made, seconded and carried unanimously the Board approved items the Consent Calendar as submitted.  Upon a motion duly made, seconded and carried unanimously the Board approved the March 2022 financial statement and ratified the review by the individual board members and all transfer of funds made in this period and reflected in the financial statement.
<b>UNFINISHED BUSINESS</b>	
Loan Project	The Board reviewed the budget options put together by Ross Construction. No formal decisions were made.
<b>NEW BUSIENSS</b>	
Resolution to Lien – C342-10535-3	The Board tabled the resolution to lien account C342-10535-3.
Resolution to Lien – C342-10165-2	The Board tabled the resolution to lien account C342-10165-2.
Invoice—Monarch Decking	The Board denied the proposal from Monarch Decking for the work that was mistakenly done in the Stream House pool restrooms. The project was slated to start in the Villeurbanne pool.

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Architectural Application –  
222 Singingwood #9 –  
Windows and Doors

Upon a motion duly made, seconded and carried unanimously the Board approved the architectural application from 222 Singingwood #9 for white vinyl windows and sliding doors.

Architectural Application –  
5846 Creekside #20 –  
Windows and Doors

Upon a motion duly made, seconded and carried unanimously the Board approved the architectural application from 5846 Creekside #20 for new windows and sliding glass doors.

Homeowner Request for  
Reimbursement

Upon a motion duly made, seconded and carried unanimously the Board denied the homeowner's request for reimbursement from 190 Singingwood #3 for cleaning and rodent control in the amount of \$265.00.

Homeowner Request –  
Patio Door

Upon a motion duly made, seconded and carried unanimously the Board approved to provide a repair, not a replacement of the exterior patio door at 222 Singingwood #16 per the homeowner's request.

**UNIT REPAIRS**

Pool Restrooms –  
Build Back

Upon a motion duly made, seconded and carried unanimously the Board approved the proposal from Spectrum for interior build back at the pool restrooms for a total cost of \$12,948 to be coded to reserve account 3020.

Pool Restrooms –  
Exterior Stucco + Roof

Upon a motion duly made, seconded and carried unanimously the Board approved the proposal from Antis Roofing for the stucco and roof repairs at the pool restrooms for a total cost of \$5,490.50, to be coded to reserve account 3020.

5727 Stillwater #6 –  
Additional Stucco Repairs

Upon a motion duly made, seconded and carried unanimously the Board approved the proposal from Spectrum for additional stucco repairs for a total cost of \$4,388.00.

5715 Stillwater #5 –  
Front Deck

Upon a motion duly made, seconded and carried unanimously the Board approved the proposal from Spectrum for a front deck repair for a total cost of \$8,982.00.

**NEXT MEETING**

The next meeting of Stream House Community Association Board of Directors is tentatively scheduled for Thursday, April, 21<sup>st</sup>, 2022, at 5:30 p.m. and will be held via conference call.

**ADJOURNMENT**

There being no further business, the meeting was adjourned at 6:25 p.m.

**ATTEST**

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Name

\_\_\_\_\_

Title

\_\_\_\_\_

Name

\_\_\_\_\_

Title