

**Streamside Homeowners Association**  
**Board Meeting**  
**July 19, 2022**

**PRESENT:** Tim Delaney, Larry Harpe, Susan Rackley, and Michael Hopwood were present. Tim Austin was absent. Development Services was represented by Shirlee Ponciano.

**CONSENT AGENDA:** The Board Meeting Minutes from the June 18, 2022 Board Meeting Minutes were read and approved.

**FINANCIALS:** The June 2022 Financials were review and approved.

**OLD BUSINESS:**

- Attorney Update: Kim Gourley is still reviewing the association documents and there is no update on the timeline.
- Reserve Study: Tim Delaney will schedule the on site study for August 9<sup>th</sup>. Tim Austin and Tim Strand will be asked to be there.
- Social Event: Tim Delaney will talk to Kim Gourley about providing alcohol at HOA sponsored events. Susan volunteered to oversee this project pending Kim's response.
- ACC Guideline Changes:
  - Changes to the fencing guidelines will be tabled until the next Board Meeting, after Kim Gourley has had a chance to review.
- Newsletter: DSI will draft a newsletter with content provided by the Board. The newsletter will be completed by September for mailing with the October invoices.
- Landscape Update
  - Avalon Update: Maintenance of Lot 12 cost less than anticipated. It was noted that the area south of the south stream is the property of Banbury Meadows homeowners.
  - MKM Proposal: The MKM tree trimming proposal was tabled until Susan could do additional research on her concerns for trimming during the summer. The Board will vote by email at a later date. If approved the work will be done the middle of August.
  - Aerators: Larry proposed to not replace the aerators in the east pond based on the fact that the aerator has not been functioning for 4-5 years, there is better flow of the water and chemicals used to impede algae growth and that the box be repaired and locked. The Board unanimously approved. Mike Hopwood will repair the hinge on the box and lock the box and electrical box. DSI will store the keys.
  - Pond/Pumps: The pump house has 2 – 10 hp pumps. It does not appear that there is a hole in the roof of the pumphouse to remove the pumps for repair or replacement. Burgess Pumps was unaware of any maintenance being done to the pumps. DSI will research records for any maintenance done on the pumps.

**NEW BUSINESS:**

- Letter from Keith/Bonsack Attorney: Tim Delaney has contacted the insurance company and it is under review at this time. It was decided that Tim will also contact Kim Gourley to put him on notice. In light of the current legal situation no more correspondence will be sent regarding the utility trailer until directed to by the attorney.

- Policy Updates: Policy updates for motorhomes, cars, boats, bridges, landscape maintenance, tree maintenance, etc, will be put on hold pending review by the attorney.
- Resignation: Larry Harpe resigned from the Board effective September 1<sup>st</sup>. The Board approved Tim Delaney as the new Board President. Larry will be contacted Gail Northness to see if she would like to be appointed to the open Board position on September 1<sup>st</sup>.

**BOARD MEETING**: The next Quarterly Board Meeting is scheduled for Tuesday, October 25th at 4:00 pm at a location to be determined.