

**The Terrace and Canyon Hills  
BOARD OF DIRECTORS MEETING  
August 22, 2022**

**Powerstone Property Management or  
Teams Teleconference**

**\*\*\* FOR VIRTUAL TELECONFERENCE INFORMATION, PLEASE CONTACT MANAGEMENT TO  
ADVISE OF THE PHONE NUMBER YOU WILL BE CALLING OFF OF TO MAKE THE  
REGISTRATION PROCESS RUN MORE EFFICIENTLY\*\*\***

<b>AGENDA</b>
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**EXECUTIVE SESSION**

- I. CALL TO ORDER 6:00pm**
- II. LEGAL INTERVIEW**
  - A. Robert DeNichilo
- III. MINUTES**
  - a. 7.25.22 & 8.8.22
- IV. DELINQUENCY**
  - a. July 2022
    - 1. Request to Waive late fees and Fines
- V. MEMBER DISCIPLINE (1)**
- VI. NEW BUSINESS**
  - A. Interior Repairs
  - B. Invoice Ratification
- VII. VIOLATION DISPUTES**
- VIII. ADJOURNMENT**

**GENERAL SESSION**

- I. CALLTOORDER 7:15pm**
- II. INSURANCE DISCUSSION**
- III. HOMEOWNER FORUM**
- III. COMMITTEE REPORTS**
- IV. MINUTES**
  - a. 7/25/22 & 8/8/22
- V. FINANCIALS**
  - a. July Financials 2022

**VI. INVOICE RATIFICATION**

**VII. NEW BUSINESS**

Contracts:

- A. Legal Retainers
- B. Roofing Maintenance

Maintenance:

- A. 210 Santa Rosa- Partners Plumbing
- B. 218 & 223 Santa Rosa- Roof Repairs
- C. Replastering Upper Pool
- D. Loethel Wall Inspection- Reapproval
- E. Janitorial
- F. Meter Replacement- San Nicholas Ct
- G. Green Sticks- Landscape + Rotations
- H. Fall Tree Trimming
- I. Security Cameras
- J. Website

**VIII. HOMEOWNER REQUESTS**

**IX. BOARD MEMBER REQUESTS**

**X. MANAGEMENT REPORT**

**XI. NEXT MEETING**

- a. The next Board of Directors meeting is scheduled on September 26, 2022 at 6pm at Powerstone Property Management.

**XII. ADJOURNMENT**