

**The Terraces at Canyon Hills HOA**  
**BOARD OF DIRECTORS MEETING AGENDA**

**May 22, 2023**

**Powerstone Property Management or Microsoft Teams**

\*\*\* 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\*\*\*

Meeting ID: 266 553 088 618

Passcode: ME4Nho

[+1 949-336-2442](tel:+19493362442).,70209334#

**EXECUTIVE SESSION**

- I. CALL TO ORDER** **6:00pm**
- II. EXECUTIVE SESSION MINUTES**
- III. DELINQUENCY REPORTS**
- IV. NEW BUSINESS**
  - 1. Homeowner Dispute
  - 2. Violation Fine Dispute
  - 3. Violation Dispute
- V. MEMBER DISCIPLINE**
  - 1. Dog Matter Discussion
  - 2. Electricity Usage Discussion
- VI. ADJOURNMENT**

**GENERAL SESSION**

- I. CALL TO ORDER** **7:00pm**
- II. HOMEOWNER FORUM**

*During open forum, each attendee may address the board for up to three minutes. A director or manager may briefly respond to statements made or questions posed. Speakers must observe rules of decorum and not engage in other disruptive behavior. If a speaker is in the middle of a sentence when time is called, he/she may finish their thought before sitting down. The time guidelines ensure that others will have an opportunity to speak. Speakers may not allot their time to others. All persons must follow the Meeting Rules listed at the bottom of this agenda.*
- III. COMMITTEE REPORTS**
- III. MINUTES**
  - a. April 24, 2023 General Session Minutes

**IV. FINANCIALS**

- a. April 2023
- b. CD Recommendations
- c. Delinquency Actions, if applicable
- d. Utility Bills

**V. INVOICE RATIFICATION(S)**

None

**VI. NEW BUSINESS**

- a. Architectural Applications/NOCs
- b. Build Back Repair Bid
- c. CC&R Amendment Discussion
- d. Construction Management Bids
- e. Drainage Engineer Report
- f. V-Ditch Engineer Report
- g. Landscape Bids
- h. Mailbox Repair Bids
- i. Pool/Spa Acid Wash Bid
- j. Re-Key Bid
- k. Roof Repair Bids
- l. Wood & Painting Project
- m. Wrought Iron Repair Bids

**VII. HOMEOWNER REQUESTS**

- A. 206 SRC – Ground Wire
- B. 209 SRC – Ground Wire
- C. 615 SNC – Landscape Request

**VIII. BOARD MEMBER REQUESTS**

A. None at this time.

**IX. MANAGEMENT REPORTS**

**X. NEXT MEETING**

- a. The next Board of Directors meeting is scheduled on June 26, 2023 at 7pm at Powerstone Property Management.

**XII. ADJOURNMENT**

No audio or video recording allowed by attendees. However, the secretary may record the meeting to aid in the preparation of minutes. The recording is deleted once the minutes have been prepared. As provided in the "Open Meeting Act," members may observe the meeting but do not have the right to participate in the board's deliberations or votes. Members may address issues during the open forum portion of the meeting. If attendees become disruptive, they may be expelled from the meeting and/or fined.