

Clearwood Community Association
Regular Meeting of the Board of Directors
July 27, 2024 at 9:00 am via Zoom
21603 N. Clear Lake Blvd SE, Yelm, WA 98597

MINUTES

1. Meeting Called to Order –

2. Welcome and Opening Comments –

3. Roll Call

Directors: Richard Houghton, President (RH); Walter White, Vice President (WW); Tim Kramer, Treasurer (TK); Alexa Burns, Secretary (AB), Phillip Holzinger, Director (PH); Christian Gates, Director (CG); Kelly Burningham, Director (KB)

Staff: Racheal Paige, General Manager (RP); Jennifer Spidle, Accounting Manager (JS); Mitch Waterman, Owner's Representative (MW)

Guests:

4. Introductions –

5. Approval of Agenda –

6. Member Questions and Comments on Agenda Items –

7. Approval of Consent Agenda –

- a. Minutes of June 22, 2024, Regular Board Meeting
- b. Minutes of May 13, 2024, Finance Committee Meeting
- c. Minutes of June 17, 2024, Finance Committee Meeting
- d. Minutes of June 14, 2024, Violations Committee Meeting
- e. Minutes of June 28, 2024, Violations Committee Meeting
- f. ACC log as of July 24, 2024

8. Executive Session –

9. Motions Resulting from Executive Session -

10. General Manager's Report –

11. Owner's Representative Report –

12. Accounting Manager's Report –

13. Board Business:

- a. Financial Reports –
 - i. 2024 0630 Internal Financial Statement for June
 - i. 2024 0630 Reserve Reconciliation for June
 - ii. 2024 0701 Transfer Resolution Ratification for June Activity
 - iii. 2024 0701 Transfer Resolution for Rognlin Roads/Water work
- b. Operating Budget –
- c. Investment Strategies –
- d. Communication to Residents -
- e. Committee Reports
 - i. MAC
 - ii. ACC
 - iii. Finance
 - iv. Violations

14. Member Open Forum –

15. Adjourn –

Next Regular Board Meeting:

August 24, 2024, at 9:00 am via Zoom.

Future Agenda Items:

1. Draft of Video Surveillance Policy
2. Draft Resolution to Remove Roads and Water Committees from the Bylaws
3. Financing for Community Center and Skate Park.

The reference materials used at this Board meeting are available to be transmitted digitally at no charge. There will be a cost associated with a print copy. Please complete a Request to Inspect Association Records form available in the office or at <http://www.clearwood-yelm.com/documents-and-forms/>