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Eastview RB Community Center, 17520 Drayton Hall Way, San Diego, CA 92128

**EASTVIEW RB COMMUNITY CENTER  
REGULAR MEETING OF THE BOARD OF DIRECTORS**

**February 16, 2021**

**MINUTES**

**DIRECTORS PRESENT:**

Garry Denlinger	President
John Kersey	Treasurer
Pat Armstrong	Secretary
Tom Dudgeon	Vice President/Personnel
David Hebert	Director-at-Large/Facilities/Maintenance
Pat Chenet	Director-at-Large/Landscape
Lil Green	Director-at-Large/Recreation/Social

**DIRECTORS ABSENT:** None

**OTHERS PRESENT**

Chris Hodge	Elite Community Management
Myrna Estremera	On-Site Manager

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**EXECUTIVE MEETING**

An Executive Meeting to discuss legal matters was held at 3:15 pm prior to monthly meeting.

**CALL TO ORDER**

The meeting was called to order by Board President, Garry Denlinger at 4:13 p.m.

**BOARD MEMBER APPOINTMENT**

The Board noted that Shirl Troxel has sold her home and is no longer an owner and has resigned from the Board.

Upon a motion duly made and seconded the Board approved appointing Pat Armstrong to the unexpired term of Shirl Troxel. (Denlinger/Dudgeon)

**APPROVAL OF PREVIOUS MEETING MINUTES**

The Board reviewed the January 19, 2021 regular meeting minutes.

Upon a motion duly made, seconded, and unanimously carried, the Board approved the January 19, 2021 regular meeting minutes as written. (Denlinger/Kersey)

**ARCHITECTURAL REVIEW COMMITTEE (ARC)**

The Board reviewed the Arc report. Only one item was tabled.

**MEMBER PARTICIPATION**

The Board noted that the Zoom instructions were corrected and posted prior to the meeting.

**BOARD MEMBER REPORTS**

**President's Report:**

Mr. Denlinger sent out a letter of appreciation to Arc members. He updated the Board on the Covid-19 Virus Committee. The committee agreed to allow one guest to play tennis and pickle ball with a maximum of 4 individuals per court. It is also required that all players must keep a 6 foot distance. Only single play pickleball is permitted by the CA Department of Public Health as long as the County is in the Purple Tier.

The Board appointed David Hebert to serve as a committee member on the Covid-19 Virus Committee

**Secretary/Correspondence**

No report.

**Treasurer/Budget and Finance**

Mr. Kersey reviewed the financials with the Board. He reviewed the account balances and reviewed the expenses through January 31, 2021. He reviewed the delinquent accounts with the Board. He noted that the most delinquent accounts have paid in full.

**Vice President Report/Personnel**

Mr. Dudgeon's report was given and everything is running smoothly.

**Landscaping**

Ms. Chenet reviewed her written report with the Board. She stated Green Tech will be planting seasonal plants in the area. The front monument is being damaged by pets walking in the plants and leaving deposits. A sign will be placed near the monument.

**Facilities/Maintenance**

Mr. Hebert updated the Board on the roll up door motor in the small kitchen. The part has arrived and is waiting to be scheduled for installation. He asked that we look at the trellis repairs for next month.

**Recreation/Social**

Mrs. Green had no reports and will still hold off on happy hour. The Board discussed the lending library and agreed to keep the activity on hold.

**Community Center Manager's Report**

Mrs. Estremera reviewed the items she has done over the past month. She noted that some residents continue using the parking lot at the community center after hours. The Board will send out a notice to the owners via email asking owners to follow the rules on the use of the parking lot. Mrs. Estremera stated that 133 members have responded to the email consent request.

**OLD BUSINESS**

None

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**NEW BUSINESS**

None

**DATE OF NEXT MEETING**

The next Board of Directors meeting is scheduled for March 16, 2021, at 4:00 p.m.

**ADJOURNMENT**

Upon a motion duly made, seconded, and unanimously carried, the meeting was adjourned at 4:56 p.m. (Herbert/Kersey).

Prepared by:  
Elite Community Management and Pat Armstrong

Patricia Armstrong  
Pat Armstrong, Secretary  
Eastview RB Community Center Board of Directors

3/16/2021  
Date