



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

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

June 28, 2022

MINUTES

DIRECTORS PRESENT: Garry Denlinger President
Pat Armstrong Secretary
Tom Dudgeon Vice President/Personnel
John Kersey Treasurer
David Hebert Director-at-Large/Facilities/Maintenance

DIRECTORS ABSENT: Pat Chenet Director-at-Large/Landscape
Marlene Lloret Director-at-Large/Social

OTHERS PRESENT Chris Hodge Elite Community Management
Myrna Estremera On-Site Manager
4 members present

CALL TO ORDER

The meeting was called to order by Board President, Garry Denlinger at 4:00 p.m.

APPROVAL OF PREVIOUS MEETING MINUTES

The Board reviewed the May 17, 2022, executive and regular meeting minutes.

Upon a motion duly made, seconded, and unanimously carried, the Board approved the May 17, 2022, regular and executive meeting minutes as written. (Armstrong/Kersey).

ARCHITECTURAL REVIEW COMMITTEE (ARC)

Mr. Denlinger reviewed the Architectural Report with the Board.

MEMBER PARTICIPATION

Owners discussed the guest policy for the use of facilities and parties.

An owner asked for clarification re Covid rules.

BOARD MEMBER REPORTS

President's Report:

Mr. Denlinger reminded the Board to submit potential names for "Hats Off To Volunteers". Any nominations provided will be presented at the July Board meeting.

EASTVIEW RB COMMUNITY CENTER
Board of Directors Meeting – June 28, 2022
Page 2

Secretary/Correspondence

No report.

Treasurer/Budget and Finance

The Board reviewed the financials prepared by Mr. Kersey. Mr. Kersey reviewed delinquent accounts.

Vice President Report/Personnel

Mr. Dudgeon noted that Pauline is going to take a summer internship. She will not work again until late August. He reported on the new hire, John Fernandez.

Landscaping

The Board reviewed the tree work at the community.

Upon a motion duly made, seconded, and unanimously carried, the Board amended last months motion for Union Tree Service to trim 15 Sycamore trees at the cost of \$4,500.00 (Denlinger/Kersey)

Upon a motion duly made, seconded, and unanimously carried, the Board approved \$855.00 for carpet roses and mulch in the planters by the front entrance to be paid from Reserves. (Denlinger/Armstrong)

Facilities/Maintenance

Mr. Hebert reviewed the Maintenance report as prepared.

Mr. Hebert reported that the Architectural Committee asked the Board to add a peaked structure to the north trellis similar to the south trellis. Big Build Construction quote is \$3,845.00. A new ARC request would be required. More information will be reviewed at the next meeting.

We received the light samples, and it was agreed to keep looking at other options.

Court Tech started replacement on fencing and windscreens on courts 2 and 3. Mr. Herbert reported that only half of the fencing needed was delivered and remainder of delivery will take a few more days. Mr. Hebert reported that the contract regarding the design of fence needs to be resolved with Court Tech ASAP.

It was decided to wait until fall to drain and acid wash the pool. Also a few coping stones have come off and need to be reinstalled and Mr. Hebert will ask the pool company to adhere them prior to draining the pool.

There is no update from Lloyd Termite.

Recreation/Social

Mrs. Lloret was not present. The Board discussed the host for the July Happy Hour. It was agreed to have a staff member be present at the July Happy Hour.

Community Center Manager's Report

The Board reviewed the Managers report as presented.

**EASTVIEW RB COMMUNITY CENTER
Board of Directors Meeting – June 28, 2022
Page 3**

OLD BUSINESS

None

NEW BUSINESS

None

DATE OF NEXT MEETING

The next meeting is scheduled for July 19, 2022 at 4:00 p.m.

ADJOURNMENT

**Upon a motion duly made, seconded, and unanimously carried, the meeting was adjourned at 4:57 p.m.
(Kersey/Hebert)**

Prepared by:
Elite Community Management and Pat Armstrong

Pat Armstrong

7/14/22

Pat Armstrong, Secretary
Eastview RB Community Center Board of Directors

Date