



---

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

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

**March 21, 2017**

**MINUTES**

**DIRECTORS PRESENT:**

|                 |  |
|-----------------|--|
| Garry Denlinger | President                                |
| Annette Storer  | Secretary                                |
| John Kersey     | Treasurer                                |
| Ann Ross        | Director-at-large/Recreation/Social      |
| Tom Dudgeon     | Vice President/Personnel                 |
| David Hebert    | Director-at-large/Facilities/Maintenance |
| Kathy Burke     | Director-at-Large/Landscape              |

**DIRECTORS ABSENT:** None

**OTHERS PRESENT**

|                  |                            |
|------------------|----------------------------|
| Myrna De La Pena | Community Center Manager   |
| Chris Hodge      | Elite Community Management |
| 5 owners present |                            |

---

**CALL TO ORDER**

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

**APPROVAL OF PREVIOUS MINUTES**

The Board reviewed the February 21, 2017 regular meeting minutes.

**Upon a motion duly made, seconded, and unanimously carried, the Board approved the February 21, 2017 regular meeting minutes as written. (Storer/Hebert)**

**MEMBER PARTICIPATION**

None

**ARCHITECTURAL REVIEW COMMITTEE**

The Board reviewed the report from the March Architectural Committee meeting.

Phillip and Sheila Harris from 18109 Chretien Court were present to appeal the ARC decision requesting replacement of the roof that they had installed without approval of the Architectural Committee. It was noted that the roof tile were not the approved type of tile or color mix. The owner stated that they received the CC&R documents and just did not think approval was needed, based on information their realtor had told them. The Board discussed the approved roof tile replacement with the owner and suggested considering other suppliers. The Board also wondered if a stain can be placed on the concrete

tile to create a three color look. It was agreed to table the decision and for the owners to come back to the April 18<sup>th</sup> Board meeting with their findings on just replacing the tile and/or staining at which time the Board will rule on the appeal.

EASTVIEW RB COMMUNITY CENTER  
Board of Directors Meeting – March 21, 2017  
Page 2

**BOARD MEMBER REPORTS**

President's Report:

Mr. Denlinger stated that he let Scott Hall know that the he would be the person the Board would be recognizing for the "Hats off to Volunteers" for the community.

The Board discussed the open Landscape Board position and the need to find someone to the fill it. Kathy Burke was present and stated that she spoke with Paula Taylor and would be willing to fill the position.

**Upon a motion duly made, seconded, and unanimously carried, the Board approved the appointment of Kathy Burke to fill the unexpired term of Paula Taylor and serve as the landscape chair. (Denlinger/Kersey)**

Secretary/Correspondence

No report given.

Treasurer/Budget and Finance

The Treasurer reviewed the financials for the month. He stated that the expenses are under budget and the reserves are at 100 percent funded.

He asked management to contact the two owners that are prepaid over 24 and 33 months and see what they would like to do with the prepaid funds.

Vice President Report/Personnel

Mr. Dudgeon stated that all is quiet and calm. All shifts are covered.

Landscaping

Myrna provided the landscape report for the Board. She reviewed bids she received for the removal of a eucalyptus tree.

**Upon a motion duly made, seconded, and unanimously carried, the Board approved the removal of the eucalyptus tree at the cost of \$950 by Union Tree Service to be paid from reserves. (Kersey/Hebert)**

Facilities/Maintenance

Mr. Hebert reviewed his report with the Board He discussed an epoxy coat over the existing coping.

**Upon a motion duly made, seconded, and unanimously carried, the Board approved the epoxy cost over the coping stone with a sand finish by Colossus Painting at the cost of \$3,700.00 to be paid out of reserves. (Hebert/Storer)**

He reported the net was replaced on court 2.

He reviewed the replacement of the plaster on the spa. It was agreed until after summer to work on this project.



EASTVIEW RB COMMUNITY CENTER  
Board of Directors Meeting – March 21, 2017  
Page 3

Recreation/Social

Mrs. Ross stated that happy hour is going great. The St Patrick's Day theme happy hour went over great. It was agreed to look into themed happy hours.

She is working on the upcoming Cinco de Mayo party to be held on May 5<sup>th</sup>.

Community Center Manager's Report

Myrna reviewed the monthly activity report with the Board.

**OLD BUSINESS**

None

**NEW BUSINESS**

None

**DATE OF NEXT MEETING**

The next scheduled Board of Directors meeting is April 18, 2017, at 4:00 p.m.

**ADJOURNMENT**

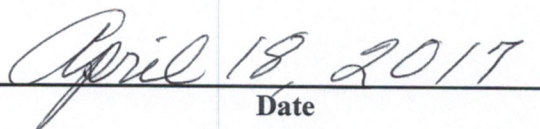
Upon a motion duly made, seconded, and unanimously carried, the meeting was adjourned at 5:45 p.m. (Hebert/Kersey).

Prepared by:

Elite Community Management



Annette Storer, Secretary  
Eastview RB Community Center Board of Directors

  
Date