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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**

**MINUTES**  
**October 21, 2014**

<b><u>DIRECTORS PRESENT:</u></b>	Garry Denlinger	President
	John Kersey	Treasurer
	Teri Denlinger	Secretary/Architectural
	Ann Ross	Director @ Large/Recreation/Social
	David Hebert	Director @Large/ Facilities/Maintenance
<b><u>DIRECTORS ABSENT:</u></b>	Pat Murphy	Director @ Large/Landscape
	Paula Taylor	Vice President/Personnel
<b><u>OTHERS PRESENT</u></b>	Amanda Amezcua	Elite Community Management

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**CALL TO ORDER**

The meeting was called to order by Board President Garry Denlinger at 7:01 p.m.

**APPROVAL OF PREVIOUS MINUTES**

The board reviewed the September 23, 2014 meeting minutes.

**Upon a motion duly made, seconded, and unanimously carried, the Board approved the September 23, 2014 minutes as written (Hebert/Kersey).**

**MEMBER PARTICIPATION**

None

**ARCHITECTURAL REVIEW COMMITTEE**

The Board reviewed the ARC Report and noted everything has been approved, including a solar panel installation application for Fairhope.

**BOARD MEMBER REPORTS**

**President's Report:**

Mr. Denlinger discussed the November, December, and January board meeting dates. The board agreed to not meet in November. The December meeting will be on Tuesday, December 16, and the January meeting will be held on January 20. He also announced that Paula will be responsible for landscaping beginning in January 2015.

The new directory will be sent to press October 22, and Teri and Myrna will review a printed copy prior to approving completion.

Mr. Denlinger also noted the Community Center will post new facility hours during daylight savings time to allow for more flexibility regarding weather conditions.

The board discussed the possibility of creating an ethics policy and decided to table further review for a future meeting.

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Secretary/Correspondence

Mrs. Denlinger had no correspondence to report.

Treasurer/Budget and Finance

Mr. Kersey reviewed the financial summary with the board. He reported that the reserves were funded at a level of 125 percent which will change to 95-100 percent once the audit has been completed and any journal entries have been made.

Currently, expenses are \$500.00 over budget, and Workers' Compensation has been overpaid by one month in the amount of \$670.00. Mr. Denlinger was informed by Zoe that auto-pay was established for payment on Workers Compensation. Mr. Kersey also reported that the Community Center is \$3,000 over budget on electric and \$5,000 under budget on gas.

A Home Depot Debit Card with a limit of \$2,500.00 should be received within the next 5-10 days. A copy of the statement will be sent to Garry and John, with original receipts and statement to Elite Management. The statement will be implemented into the board pack each month for board review and approval.

Vice President Report/Personnel

Mrs. Taylor was absent for the meeting.

Landscaping

There will be a meeting at the Community Center on October 27 at 7:00 p.m. to discuss water conservation. A representative from the City's Public Utilities Department will speak about new conservation efforts and tips for homeowners. The HOA presidents were contacted to advise them of the meeting.

Facilities/Maintenance

Mr. Hebert reported on maintenance items including completion of grinding high spots on concrete walkways between the entrance and the clubhouse. He noted that the coloring in the walkway is not paint but mixed into the concrete. No further discussion is needed.

Mr. Hebert also discussed the existing drainage line at the end of court 2 and possibly adding a French drain as an option to a sump pump. Discussion followed to possibly add a wall to keep water away from court 2.

A written estimate was received from Green Leaf Pools to replace 585 lineal feet of mastic around the pool area (does not include tennis courts) at a cost of \$2,340.00.

**Upon a motion duly made, seconded, and unanimously carried, the board approved the proposal submitted by Green Leaf Pools for the above mentioned work at a total cost of \$2,340.00 to be paid from reserves (Herbert/Kersey).**

A quote was received from Viewpoint Security for video monitoring of the facility. The price was costly and poorly written. No action was taken.

Recreation/Social

Mrs. Ross reported that the Holiday Party is scheduled for Saturday, December 6. She stated that the Friday Happy Hour, Pickle Ball, and Line Dance are going great. Mrs. Ross praised Myrna and the staff for their hard work.

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Community Center Manager's Report

Ms. De La Pena informed the board that she hired a temporary employee to replace Kathy while she recovers from surgery, which could be until the first of the year. She also advised the board that she will be out of the country during the last week of November.

Myrna informed the board that the fire extinguisher boxes were installed.

**OLD BUSINESS**

None

**NEW BUSINESS**

None

**DATE OF NEXT MEETING**

The next scheduled Board of Directors meeting is December 16, 2014, at 7:00 p.m.

**ADJOURNMENT**

With no further business to discuss,

**Upon a motion duly made, seconded, and unanimously carried, the meeting was adjourned at 8:15 p.m. (Hebert/T. Denlinger)**

Prepared by:

Elite Community Management



Secretary

December 16, 2014

Date