



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

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

September 19, 2017

MINUTES

<u>DIRECTORS PRESENT:</u>	Garry Denlinger	President
	Shirl Troxel	Secretary
	Kathy Burke	Director-at-Large/Landscape
	David Hebert	Director-at-large/Facilities/Maintenance
<u>DIRECTORS ABSENT:</u>	Tom Dudgeon	Vice President/Personnel
	Ann Ross	Director-at-large/Recreation/Social
	John Kersey	Treasurer
<u>OTHERS PRESENT</u>	Myrna De La Pena	Community Center Manager
	Chris Hodge	Elite Community Management
	16 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 August 15, 2017 regular minutes.

Upon a motion duly made, seconded, and unanimously carried, the Board approved the August 15, 2017 regular minutes as written. (Troxel/Burke)

MEMBER PARTICIPATION

Sixteen owners were present to discuss the Happy Hour frequency and to request that the Board reinstate the Happy Hour previously scheduled for the 3rd Friday of each month- The Board will revisit this issue at their next meeting.

ARCHITECTURAL REVIEW COMMITTEE

There have been several homeowner comments regarding the Eastview Duplex concrete roofs which were installed in 2006. In addition to fading, the concrete roof tiles appear to be more soiled than the clay tiles. ARC will address its findings with the Duplex Board.

BOARD MEMBER REPORTS

President's Report:

Garry Denlinger discussed the holiday Board meeting schedule. It was agreed that the Board will meet on December 12th and will eliminate the November 21 and December 19 meetings. It was also agreed to meet on January 23, 2018 rather than January 16th.

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The Board reviewed the draft Eastview Rules that were provided electronically by Myrna De La Pena. It was noted that changes made to the Rules were to comply with Davis-Stirling and board revisions currently in force. The Board agreed to:

- post a notice for 30 day on the Community Center Bulletin Board for the membership to review the draft Eastview Directory and Rules
- upload the Rules on the Eastview RB Community Center website, www.EastviewRB.com, after the review has been completed

Secretary/Correspondence

No report was given at the meeting.

Treasurer/Budget and Finance

The Board reviewed the budget and expenses for the month, submitted by Treasurer John Kersey.

Vice President Report/Personnel

No report was given at the meeting.

Landscaping

Kathy Burke reviewed the landscape report with the Board and stated that all approved enhancements have been completed. LandCare will hold off training the new Cape Honeysuckle vines on the spa fence until the painting is completed. Kathy also reported that she believes the inspection with the City of San Diego Water Conversation Program scheduled for 9/21/17 will pass. In addition, she stated we need to scalp and thatch the lawns.

Upon a motion duly made, seconded, and unanimously carried, the Board approved the proposal from LandCare to scalp and thatch the lawns at the cost of \$2,740.00 (Burke/Hebert).

Facilities/Maintenance

David Hebert reviewed the Maintenance Report with the Board. He discussed replacement of the Clubhouse doors. He stated that he is looking for another reputable company/contractor to bid. He alerted the Board that the patio heaters are rusting and should be replaced; he will investigate. David advised the Board that the spa needs to be re-plastered soon. David has a quote and the job will be done this winter.

Recreation/Social

Ann Ross was not present but she reported via email that approximately 100 members attended the BBQ; the food was excellent and all had a great time. Ann was very appreciative of Myrna's assistance on this large project.

Community Center Manager's Report

Myrna De La Pena reviewed the monthly Activity Report with the Board. She stated that one employee is out of work at this time due to a non work related injury.

OLD BUSINESS

None

NEW BUSINESS

None

DATE OF NEXT MEETING

The next scheduled Board of Directors meeting is October 17, 2017, at 4:00 p.m.

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ADJOURNMENT

Upon a motion duly made, seconded, and unanimously carried, the meeting was adjourned at 5:14 p.m. (Troxel/Hebert).

Prepared by:

Elite Community Management



Shirl Troxel, Secretary
Eastview RB Community Center Board of Directors

October 17, 2017

Date

Approved