

# Eastview RB Patio Home Association

## Regular Board of Directors Meeting

February 15, 2023

### Meeting Minutes

#### CALL TO ORDER

The regular Board of Directors meeting of the Eastview RB Patio Home Association was called to order at 2:05 p.m. at the Eastview Community Center.

Board Members Present: Vicki Owen, Julie Sanders, Marnie Wernberg and Annette Kilmer.  
Others Present: Susan Grant from PMC and one homeowner.

#### EXECUTIVE MEETING DISCLOSURE

No executive meeting was held in January.

#### OPEN FORUM

An owner attended the meeting to discuss some trees surrounding her home. The association's arborist, John Hamilton and Board President, Vicki Owen visited the property and determined that one tree will be removed with a stump grind. Drainage has been an issue and the owner is considering installing new drain lines that go from the house to Escala Drive. The owner has also contracted with Atlas Tree Service to remove and trim trees in her own yard.

#### APPROVE MINUTES OF LAST MEETING

**A motion was made, seconded and unanimously carried to approve the January 18, 2022 regular meeting minutes as amended. (VO/JS)**

#### FINANCIAL REPORTS

The Board reviewed the financial statement for the period ending January 31, 2023. As of January 31, 2023, the operating account reflects a balance of \$75,536.17, the reserve account reflects a balance of \$214,280.99, accounts receivable reflects a balance of \$3,209.59 with total assets of \$293,026.75. The prepaid assessments total \$6,359.25 and the association is currently \$7,000.00 under budget. **A motion was made, seconded and unanimously carried to accept the financial statement for the period ending January 31, 2023 as presented for audit. (MW/VO)**

The delinquency report was reviewed by the Board. There are no new delinquencies.

#### COMMITTEE REPORTS

Landscape: The Board reviewed the estimate for trimming and removal for several trees adjacent to a home on Drayton Hall Way, submitted by Atlas Tree Service. **A motion was made, seconded and unanimously carried to approve proposal #60463 in the amount of \$2,415.00. (VO/JS)**

Architectural: No report was given.

A second, certified letter will be sent to an owner regarding the replacement of their driveway. The upgrade to install stamped concrete is the owner's responsibility. Since the owner has not responded to the original letter requesting his response, the owner will be given one last chance to respond. If no response is received by March 1, 2023, the association will go ahead with the driveway replacement without the stamped concrete.

**OLD BUSINESS**

There is no new update on the street lights. Vicki Owen will evaluate the lights for the next meeting.

**NEW BUSINESS**

A welcome letter was reviewed by the Board for a new resident on Fairhope.

**ADJOURNMENT**

As there was no further business to come before the Board in regular session, **a motion was made, seconded and unanimously carried to adjourn the regular Board of Directors meeting at 3:00 p.m. (JS/VO)** The next regular Board meeting is Wednesday, March 15, 2023 at 2:00 p.m.

Mario Womack  
Attest

3/15/2023  
Date