



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

**EASTVIEW PATIO HOMES II ASSOCIATION
REGULAR MEETING OF THE BOARD OF DIRECTORS**

December 14, 2023

MINUTES

DIRECTORS PRESENT: Ron Filson President
Tom Keeven Treasurer
Karin Pfeiffer Vice President/Secretary

DIRECTORS ABSENT: Kay Rodricks Director at Large
Malcom Allan Director at Large

OTHERS PRESENT: C. Hodge of Elite Community Management and four owners

CALL TO ORDER

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

APPROVAL OF PREVIOUS MEETING MINUTES

The Board reviewed the November 9, 2023, regular meeting minutes.

Upon a motion duly made, seconded, and unanimously carried, the Board approved the November 9, 2023, regular meeting minutes as written.

MEMBER PARTICIPATION

The owners were concerned about the pine trees behind their unit and concerns of fire. It was requested to have the trees cleaned up with removal of pine trees.

ARCHITECTURAL REPORT

The committee met on December 12, and reviewed one application for the Association.

COMMITTEE REPORTS

Landscape

Mr. Filson reviewed the monthly landscape maintenance report. Over seeding has been completed and irrigation has been checked. New plants were ordered, and lawns and slopes were fertilized. Weed killer was applied to the slope.

The Board discussed the homeowners' request to have the trees reviewed for trimming and thinning Tretagnier slope. An arborist will be called out for inspection.

The Atlas slope tree trimming was concluded.

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Financial

The Board reviewed the financials for the month of November 2023. The expenses for the past month were explained.

The Board reviewed the delinquent accounts. One owner was one month delinquent.

Welcome

There were no new homeowners from the past month.

Home Inspections

It was noted that there were two outstanding issues with two homes. A last-minute effort to reach out to the owners before hearings were scheduled.

Backflows were tested and no corrections were required.

Hardscape

All the irrigation towers were reviewed, and it will be in the next packet.

President Report

Discussed the parking issues and there will only be one hearing for the January Board meeting (3:45 p.m.).

CORRESPONDENCE

A. The Board reviewed the letters that were sent to the owners.

UNFINISHED BUSINESS

None

NEW BUSINESS

None

DATE OF NEXT MEETING

The next Board of Directors meeting is scheduled for January 11, 2024, at 4:00 p.m.

ADJOURNMENT

Upon a motion duly made, seconded, and unanimously carried, the meeting was adjourned at 4:50 p.m.

Prepared by:

Elite Community Management and Karin Pfeiffer

Karin Pfeiffer, Secretary

Eastview Patio Homes II Association Board of Director

Date