

Eastview RB Patio Home Association

Regular Board of Directors Meeting

July 20, 2022

Meeting Minutes

CALL TO ORDER

The regular Board of Directors meeting of the Eastview RB Patio Home Association was called to order at 2:14 p.m. at the Eastview Community Center.

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

EXECUTIVE MEETING DISCLOSURE

No executive Board meeting was held in May.

OPEN FORUM

An owner asked the Board about removing legal fees from their account. The Board will discuss this request and respond to the owner in writing.

APPROVE MINUTES OF LAST MEETING

A motion was made, seconded and unanimously carried to approve the May 25, 2022 regular meeting minutes as written. (VO/MW)

FINANCIAL REPORTS

The Board reviewed the financial statements for the periods ending May 31 & June 30, 2022. As of June 30, 2022, the operating account reflects a balance of \$51,309.25, the reserve account reflects a balance of \$207,591.18, accounts receivable reflects a balance of \$2,769.59 with total assets of \$261,670.02. The prepaid assessments total \$13,994.25. PMC will inquire with the accounting staff what to do with the retained earnings. **A motion was made, seconded and unanimously carried to accept the financial statements for the periods ending May 31 & June 30, 2022 as presented for audit. (MW/VO)**

The delinquency report was reviewed by the Board. No action was needed at this time.

COMMITTEE REPORTS

Landscape: Vicki Owen reported the tree trimming was completed by Union Tree Service.

An owner contacted PMC regarding a tree root issue in their back yard. Vicki Owen visited the property owner and advised them that it is not an association issue and suggested they have their gardener remove the roots.

The smart controller installation has been postponed until the fall due to the fact that the water will need to be turned off for at least two weeks. This time of year, the association cannot turn the water off for that long without negative effects on the grass and plant material in the community.

PMC will follow up with Aguilar Tree to contact Vicki Owen about some worms that are affecting the liquidambar trees.

Architectural: The Board reviewed the architectural report from the Eastview Community Center Clubhouse.

OLD BUSINESS

PMC will follow up with a hearing letter to an owner regarding the wrong color window trim.

A courtesy letter was reviewed by the Board. The owner responded that they would tell their tenants to stop parking on the sidewalk. The Board will monitor the parking activity.

The remaining meeting dates through the end of the year are as follows:

August 17, 2022

September 21, 2022

October 19, 2022

November 16, 2022

No December meeting

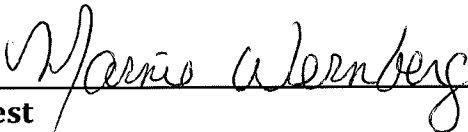
NEW BUSINESS

No new business was discussed.

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 3:01 p.m. (MW/VO)** The next regular Board meeting is Wednesday, August 17, 2022 at 2:00 p.m.

Attest



Date

