



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

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

April 20, 2021

MINUTES

DIRECTORS PRESENT:

Garry Denlinger	President
John Kersey	Treasurer
Pat Armstrong	Secretary
Tom Dudgeon	Vice President/Personnel
David Hebert	Director-at-Large/Facilities/Maintenance
Lil Green	Director-at-Large/Recreation/Social
Pat Chenet	Director-at-Large/Landscape

DIRECTORS ABSENT: None

OTHERS PRESENT

Chris Hodge	Elite Community Management
Myrna Estremera	On-Site Manager

CALL TO ORDER

The meeting was called to order by Board President, Garry Denlinger at 4:01 p.m.

APPROVAL OF PREVIOUS MEETING MINUTES

The Board reviewed the March 16, 2021 regular meeting minutes.

Upon a motion duly made, seconded, and unanimously carried, the Board approved the March 16, 2021 regular meeting minutes as written. (Armstrong/Kersey)

ARCHITECTURAL REVIEW COMMITTEE (ARC)

The Board reviewed the April Architectural report.

MEMBER PARTICIPATION

No owners were present at the meeting.

BOARD MEMBER REPORTS

President's Report:

The Board president discussed the 2021 annual meeting and he said that he has spoken with the Inspector of Election for the June 29, 2021 meeting. It was agreed to post the notice of the election and the applications for candidacy on both bulletin boards.

The Board reviewed and discussed the Covid Committee report. It was decided that only one person at a time will be allowed in the library and a mask will be required at all times.

Upon a motion duly made, seconded, and unanimously carried, the Board approved the reopening of the library as permitted by the rules effective April 26th. (Kersey/Hebert)

All other policies re the community center were reviewed and no other changes were made. It was noted that the recreational center is now open Sundays.

Secretary/Correspondence

No report.

Treasurer/Budget and Finance

Mr. Kersey reviewed the financials with the Board. He reviewed the account balances and reviewed the expense through March 31, 2021. He noted that the expenses are lower than normal. He reviewed the delinquent accounts with the Board and one account was discussed. He reviewed the budgeting process with the Board and asked the board members for their budget categories.

The Board discussed the reserve study and the monthly reserve accrual for the upcoming fiscal year.

Upon a motion duly made, seconded, and unanimously carried, the Board approved the 2021/2022 Reserve study with an annual funding to reserve in the amount of \$55,608.00. (Kersey/Hebert)

The Board discussed the process of the budget approval.

Vice President Report/Personnel

Mr. Dudgeon reviewed his report with the Board. He noted that one of the employees has submitted his resignation. He said that Mrs. Estremera is continuing to search for a new employee. The Board discussed the ways to search for future employees in the community.

Landscaping

Ms. Chenet discussed her written report with the Board.

Facilities/Maintenance

Mr. Hebert reported that the contractor has still not completed the modification to the motor of the roll-up door as promised.

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Recreation/Social

Mrs. Green stated that she has submitted plans for the safe reopening of happy hour.

Community Center Manager's Report

Mrs. Estremera stated that the directory has been sent out to over 50 percent of the owners. She is putting the consent forms to the owners that have not completed one with their new booklet.

OLD BUSINESS

None

NEW BUSINESS

None

DATE OF NEXT MEETING

The next Board of Directors meeting is scheduled for May 18, 2021 at 4:00 p.m.

ADJOURNMENT

Upon a motion duly made, seconded, and unanimously carried, the meeting was adjourned at 5:05 p.m. (Kersey/Hebert).

Prepared by:
Elite Community Management and Pat Armstrong

Pat Armstrong
Pat Armstrong, Secretary
Eastview RB Community Center Board of Directors

3/19/2021
Date