

Eastbluff Homeowners Community Association
Board of Directors Meeting
October 7, 2024
Agenda

"Agendas and minutes of prior meetings are available for members at the HOA website (www.eastbluff.net). Members with a registered email address will receive electronic notice of meetings and the monthly meeting agenda. Members without computer access will be mailed an agenda each month upon request. If members have questions regarding the meeting agenda and related reports, please call Tritz Professional Management Services at 714-557-5900.

- I. **Executive Session** (Closed) – **5:45 p.m.**
 - A. Resolution of the Board to Initiate Foreclosure on account
 - B. August 5, 2024, General Session Meeting Minutes

- II. **Architectural Review Committee Meeting** – **6:00 p.m.**
 - A. September 11, 2024, Minutes

- III. Applications
 - A. None

- IV. Notice of Completions with Deviations/Denials
 - A. 2812 Carob Street – Pool and fence installation
 - B. 2812 Carob Street – Major remodel

- V. Extension Requests
 - A. None

- VI. Administrative Application Approvals
The following applications have been approved administratively.
 - A. None

- VII. Monthly Reports & Correspondence

- VIII. **General Session Board Meeting** – **7:00 p.m.**
 - A. Call To Order

- IX. Homeowner Session
The Board of Directors welcomes and encourages community participation. Public comments are generally limited to three (3) minutes per person to allow everyone the opportunity to speak. Written comments are encouraged as well. The Board has the discretion to extend or shorten the time limit on agenda or non-agenda items.
 - A. Member comments

- X. Approval of Minutes
 - A. September 11, 2024, General Session Meeting Minutes

- XI. Financial Reports
 - A. August 31, 2024
 - B. Delinquent Assessment Report

- XII. Board Business
 - A. June 30, 2024, fiscal year end draft audit submitted by VanDerPol and Company
 - B. Amendments to Election Rules

- C. Neighborhood survey
- D. Website updating
- E. Introduction and mission statement for new Security and Safety Committee

XIII. Committee Reports

- A. Landscape Committee
 - A. Monthly report
 - B. Landscape report submitted by Earthco
- B. Park Committee
 - A. Monthly report
 - B. Proposals submitted by Earthco, Hacienda Landscape Servies, and Tropical Plaza Nursery, Inc. for the soil preparation and river rock at the bottom of the slope for phase 3
 - C. Proposals submitted by Earthco, Hacienda Landscape Servies, and Tropical Plaza Nursery, Inc. for plant installation for areas B1, B2, and B3 at the butterfly garden
- C. Neighborhood Connection & Welcoming Committee
 - A. 2024 goals
 - B. 2024 event calendar
- D. Neighborhood Watch Committee
 - A. No Report
- E. Tree/Landscape View Committee
 - A. Report
- F. Aviation Report
 - A. No Report
- G. City Issues/NMUSD
 - A. No Report

XIV. Mailed Correspondence

XV. Board Input & Future Agenda Items

XVI. Next Meeting Date

- A. The next Board meeting will be held on Monday, November 4, 2024, beginning at 5:00 p.m. for the Executive Session (if needed), 6:00 p.m. for Architectural & 7:00 p.m. for General, the location will be noted on the agenda.

XVII. Adjournment