

**EASTLAKES PROPERTY OWNERS' ASSOCIATION, INC.**  
**BOARD OF DIRECTOR'S MEETING**  
**Wednesday, July 17, 2024 - 3:30 P.M.**  
**Eastlakes Conference Room and Via Zoom**  
**MINUTES**

CALL TO ORDER: President David Ascitutto called the meeting to order at 3:30 p.m.

DETERMINATION OF A QUORUM: A quorum was established. In attendance were David Ascitutto, Frank Sparks, Connie Kist, Renee Kessler, Joyce Fox and Amy Rubin. Also in attendance was Property Manager, Patti Whelan. There were 6 residents in attendance and no residents viz zoom. Peter Schneiders was absent.

APPROVAL OF MINUTES – **Connie Kist made a motion to approve the Board Meeting minutes from the June 4, 2024 meeting. The motion was seconded by Joyce Fox. Motion passed unanimously.**

PRESIDENT'S REPORT –David gave his report which can be found on the website.

HOA Representative – There was no report

FINANCIAL REPORT – David reported on the financials to date, and we are still doing very well. Patti reported on the Aging report.

Vote to authorize attorney to file a foreclosure lawsuit for the remaining balance owed on account # ELP35667 – **Connie Kist made a motion to authorize the attorney to move forward with foreclosure. The motion was seconded by Renee Kessler. Motion passed unanimously.**

MANAGER'S REPORT – Patti reported on violations, sales to date and irrigation matters. The Board agreed to hold off on dirty roof and driveway letters until late September.

COMMITTEE REPORTS:

*Architectural Control/Landscape* –. Connie reported there were 16 approvals and 0 denials since the last Board meeting.

*Pinewood Rec Center* – David reported all is good. Patti reported she got more plants for the pool area.

NEW BUSINESS:

Back yard fences – The rule will be discussed at the next meeting and after the ACC has met to discuss the rule change.

Metal roofs – The rule will be discussed at the next meeting, after the ACC has met to discuss the rule change

OLD BUSINESS

Update on Office space - David reported on the current situation. We have no timeline and hope to be able to discuss with the Club and/or the Board of Governors soon.

Resident Comments/Questions –2 residents had comments.

**ADJOURNMENT** – **Joyce Fox made a motion to adjourn at 4:20 p.m. The motion was seconded by Connie Kist. Motion passed unanimously.**

**THE NEXT MEETING WILL BE HELD ON AUGUST 19, 2024, @ 3:30**