



Park Improvement Concept Approved

Board Supports Members Voting On Special Assessment

In keeping with what they believed the community park survey supported, the Park Improvement Committee gave a projected budget presentation on the conceptual plan for improvements to Eastbluff Park to the Board at their June meeting. Afterward, the Board of Directors approved the concept plan and determined that funding for the plan would require a special assessment.

That special assessment will be voted on by the membership and if adopted, the improvements will move forward.

The Park Improvement Committee will hold a special presentation meeting for all Eastbluff homeowners to review the plans and budget so that owners will

be able to make an intelligent decision when voting on the special assessment. That meeting will take place in late July.

While subject to final changes, the Special Assessment will be to raise a total of \$400,000 for the project. This represents a special assessment of \$870

per home which will be paid in two installments, the first due on January 1, 2009 and the second due on January 1, 2010.

Members will be asked to vote by secret ballot and the ballot will be mailed to all owners shortly after the special presentation meeting.

Rimland Resigns

Appointment Candidates Needed

Due to health reasons, Board Member, Marvin Rimland resigned from the Board of Directors on June 16, 2008. The community and board thanks Marvin for his outstanding contributions while on the board and wishes him a speedy recovery.

Homeowners interested in being appointed to fill out Marvin's term should submit their name, qualifications &

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Moved, Seconded & Carried: Board Meeting Highlights

At their June 16, 2008 meeting, the Board of Directors took the following actions:

- (1) Approved minutes of their April 14, 2008 regular meeting.
- (2) Reviewed and accepted the financial reports for April 2008 & invoices

as submitted by South Coast Property Management.

- (3) Elected officer positions for President, Vice President & Secretary & tabled election of treasurer until a new member is appointed to the board.

(4) Appointed various homeowners to association committees.

- (5) Approved two landscape proposals from Artistic Maintenance for improvements on the Buckeye and Cassia

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Eastbluff Homeowners Community Association

Managed by:

South Coast Property Management

2973 Harbor Blvd. #415

Scott D. Smith, Principal

Costa Mesa, CA 92626

714 444-2602 • 714 444-3602 (fax)

www.eastbluff.net

Keeping In Touch With Eastbluff Happenings

The members of your Board of Directors are busy with numerous issues facing the community. Here's an Update:



BRAIN TEASER

Because sending a newsletter that isn't read is of little use, this section includes a brain teaser. The first person to email South Coast Property Management at scott@southcoastpm.com with the correct answer will receive a \$1 Lotto ticket. This issue's teaser is:

What is bigger when it is put upside down?

Hint

It's not a body part, which everyone seems to think it is.

The answer to last issue's teaser was Ewe and You, Michelle Andre the first to submit the correct answer. Who will win this month's chance at millions?

THE 4th OF JULY CELEBRATION IS COMING!

The Annual Eastbluff Community 4th of July celebration will be held this year on Friday July 4th at the Eastbluff Park from 11:00 -2:00. The celebration this year will include:

- *Fire Truck leading a patriotic parade
- *Bounce Houses, giant slip-n-slide and dunk tank (possibly)
- *Cake walk and/or dessert table
- *Bring your own picnic lunch/drinks, blanket and chairs

COMMUNITY WEBSITE HAS LOTS OF INFORMATION

The community website located at www.eastbluff.net has information to keep you abreast of association happening. Make it a regular stop when you are on the internet. The password for member sections is Newport.

To keep up to speed on city happenings, log onto their website at www.city.newport-beach.ca.us

CUSTOMER SERVICE

If you have common area service needs contact Gricelda Ayala, Administrative Coordinator at South Coast Property Management. Gricelda can be reached at 714 444-2602 or by email at gricelda@southcoastpm.com. You can also submit a work order online at www.eastbluff.net

BOARD MEETING SCHEDULE

Board meetings are held on the 2nd Monday of each month beginning at 6:00 p.m. at Temple Bat Yam, 1011 Camelback St. Newport Beach.

On behalf of Temple Bat Yam, please note these upcoming events:

None noted

For more information call 949 644-1999

THE BOARD OF DIRECTORS

Jock Marlo, President
Kris Beauchamp, Vice President
Vacant, Treasurer
Brad Hinman, Secretary
Roger Farel, Director



Homeowners Sought To Fill Board Vacancy

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reasons why they want to serve on the Board to South Coast Property Management by July 8, 2008 in order to be considered by the Board for appointment. Per Eastbluff Bylaw provisions, the Board has the authority to fill vacancies on the Board by appointment and the individual appointed would serve on the board until the next annual meeting.

Board Meeting Highlights

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slopes.

- (6) Approved renewal of association fidelity bond.
- (7) Approved a proposal from Schonwit & Company to prepare the association audit and tax returns.
- (8) Approved allowing the Governing Documents Committee to meet with

association legal counsel, approved a timeline for the committee to complete their work, approved having the committee work with South Coast to develop a community survey and the committee charter & members.

- (9) Approved the park improvement conceptual plan and budget projection & determine to start the procedures required to have the

membership vote on a special assessment to fund the project.



Your Eastbluff Board meets monthly to conduct association business.