



Board To Approve New Roof & Fence Materials

At their meeting on June 8, 2009 the Board of Directors approved a recommendation from the Association's Architectural Consultant expanding the roofing and fencing materials that could be used in the association.

Per requirements of California Civil Code, notice of those recommended changes have been sent to all owners in Eastbluff and the Board will formally adopt them at their July 13, 2009 meeting.

New proposed roofing materials are:

Pre- Approved

- Wood Shake – Fire Retardant Slate
- Flat Concrete Tile – Brown/Grey Blends

Architect Consultant Review

- Composite Wood Shake

- Composite Slate
- Laminated Asphalt Shingle – Random cut and pattern, 240 lb. minimum

Architectural Committee Review

- Clay 'C' Tile – Brown/Tan Blends
- Metal Pan
- Flat Built-up or Gravel

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Meng & Milner Elected To Board of Directors

At the Annual Meeting of Members homeowners elected Thomas Meng and Phil Milner to two year terms on the Board. Final voting results were:

- | | |
|----------------|-----|
| Phil Miler | 161 |
| Thomas Meng | 117 |
| Mark Gart | 61 |
| Larry Stockman | 46 |

Additionally, the membership approved the IRS Revenue Ruling 189-4 and Minutes of the 2008 meeting 174 - 2 with 15 abstaining.

Moved, Seconded & Carried: Board Meeting Highlights

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

- | | | |
|--|--|---|
| <ul style="list-style-type: none"> (1) Approved minutes of their April 13 2009 regular meetings. (2) Reviewed and accepted the financial reports for April 2009 & invoices | <ul style="list-style-type: none"> (3) Elected Jock Marlo, President, Thomas Meng, Vice President, Phil Milner, Treasurer & Brad Hinman, Secretary. (4) Determined to obtain | <ul style="list-style-type: none"> as submitted by South Coast Property Management. competitive bids for the landscape maintenance contract for the community. (5) Confirmed appointments to the Governing Documents Committee, Neighborhood Connec- |
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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:

Imagine you are in a sinking rowboat surrounded by sharks. How would you survive?

The answer to last issue's teaser was "latitude & longitude", Richard Simon was the first to submit the correct answer. Who will win this month's chance at millions?

WANT TO SERVE ON A COMMITTEE? VOLUNTEERS ARE WELCOME

If you are interested in helping to make an impact on your Eastbluff community, perhaps serving on a committee is a great place to start. The Board is seeking interested homeowners to serve on any of the following committees:

Neighborhood Watch
Neighborhood Connection
Landscaping
Governing Documents
If you are interested, please contact South Coast Property Management or any board member.

COMMUNITY WEBSITE HAS LOTS OF INFORMATION

The community website located at www.eastbluff.net has information to keep you abreast of association happenings. 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

COYOTES? YES EVEN IN EAST-BLUFF

Please help control the coyote and bobcat

problem. Trim shrubs at the base so line of sight exists along the ground. Control deep brush. Both may be used for a hiding and habitat. Where once coyotes avoided people, within 50 miles there have been reports of children being attacked by coyotes. We all need to do our part to avoid this happening in Eastbluff. It's not just about missing cats.

THE BOARD OF DIRECTORS

Jock Marlo, President
Thomas Meng, Vice President
Brad Hinman, Secretary
Phil Milner, Treasurer
Roger Farel, Director



New Roof & Fence Materials Considered

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Not Allowed are the following type of roof materials: Clay Orange 'S' Tile; Asphalt Coated Metal and 3-Tap Asphalt Shingle.

Proposed New Fence Materials include:

Pre-Approved

Replacement of Existing Fence with same material

Architect Consultant Review

Wrought Iron – Metalized; Black/Brown/Dark Green; Copper; Cement Block – Tan/Brown/Grey; Split Face Block in Tan/Brown/Grey; Slump Stone in Tan/Brown/Grey; Brick; Wood in Cedar/Redwood; Stone; Glass and Textured Vinyl/Plastic – No smooth /shiny

Board Meeting Highlights

(Continued from page 1)

tion Committee, Neighborhood Watch Committee and determined to solicit interested homeowners to serve on the committees. Additionally, named Roger Farel as chairperson of the Architectural Committee. The Board serves as that committee.

(6) Approved in executive session a contract for the hiring of O'Connell Land-

scape as the new association landscape maintenance company effective July 10, 2009.

(7) Committed to work with Jack Keating of the possible solicitation of grant funds for improvements to landscaping in Eastbluff where drought tolerant materials might be used.

(8) Approved the draft of the recom-

mended new roofing and fence materials & scheduled final approval for their July 13th meeting.



Your Eastbluff Board meets monthly to conduct association business.