

PACIFIC BLUFFS CORP 2
Agenda of The Board of Directors Meeting
Date of Meeting – April 24, 2024
6:30 PM

Members Present: George Anderson, John Peters, Mark Logan, Rita McCandless, Robyn Halbridge, Robyn Litwin

Members Absent: Jeff Plourd

The monthly meeting was called to order by Corp. II Secretary at 6:39 PM.

Homeowners/Residents: Nikki Davis, Greg Wright

Homeowners' Concerns:

Approval March 27, 2024, Board Meeting Minutes: Rita motioned, Jeff seconded, motion passed.

Treasurer's Report: **March 31, 2024**

Operating Cash Account	\$ 23,963
Reserve Fund Bank Account	\$ 232,152
Net Assets	\$ 232,376

Approval of the Treasurer's Report:

Robyn L motioned, Mark seconded, motion passed.

President's report:

1. Repairs update:
 - a) Nikki Davis, Michael Puente, Rita Loprete have reported moisture and water problems from the January and February rains.
 - b) Asphalt sealing cancelled due to extensive morning moisture, and sump pumps are continuing to run excessively. We cannot seal until the moisture problems resolve and weather clears.
 - c) The City of San Diego will be working on sewer pipes that are on Pacific Bluffs property. This work will begin in June. We will keep all homeowners updated.
 - d) HOA will proceed with balcony repairs from the state inspection.
2. Turf replacement update: Rita McCandless,
 - a) The Board was presented with Rita's report. The board will proceed to study the report. Rita announced that she will no longer be on the turf replacement committee.
 - b) Nikki presented the option to convert smaller areas first and to figure out a method of grass removal to avoid herbicides.
3. Old business
4. New Business

President's Report accepted; motion made by George/ seconded by Mark motion passed.

The meeting adjourned 7:43 PM. The next meeting will be May 22, 2024

Robyn Litwin

Respectfully submitted, Robyn Litwin