

**EASTWOOD PINES TOWNEHOMES ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING**

NOTICE

A regular Meeting of the Eastwood Pines Townhome Association, Inc. Board of Directors
will be held on:

Monday, March 23, 2026

at
7:00 p.m.

The Meeting will be held online via Zoom and at the AmeriTech Offices.

All residents are welcome and encouraged to attend.

- I. Call to Order **7:00 pm**
- II. Treasurer's Report
 - a. Aging Report / Attorney Status
 - i **Unit C: foreclosure process is started**
 - ii **Unit A: preparing foreclosure**
 - iii **Brett to follow up with progress**
 - b. **Interest Reserve Account**
 - i **Possibly use on paint, carport, roofing repairs coming up**
- III. Approval of Minutes from January 2026 Regular Board Meeting
 - a. **Approved – motion by Bill, 2nd by Wendy**
- IV. Approval of Minutes from February 2026 Regular Board Meeting
 - a. **Vote on next meeting**
- V. Committee Updates
 - a. Beautification Committee Status Update
 - i **Set aside budget of \$600 to replace lounge chairs by pool**
 - b. Financial Committee Update
 - i. Recap Financial Review 2025

- a. Surplus of \$95,000
 - i.
 - c. Rules & Regulations
 - VI. Ongoing Maintenance
 - a. See Maintenance Spreadsheet
 - i Mendoza Brother Quote (\$850) vs DAUTI Cleaning Svc LLC Quote (\$450)
 - 1 Motion to approve DAUTI cleaning svc by Wendy 2nd by Mike- Passed
 - 2 Drainage area behind bldg 3/4 by dumpster
- VII. New Business
 - a. Pool Bathrooms/Gate Repair Quote Approval
 - 1 Gate repair by Dotty Cleaning. Motion to approve by Wendy 2nd by Mike- Passed
 - ii
 - b. Painting Quote Discussion
 - i We will get 3 separate quotes on sheds, carports and fencing
- VIII. Old Business
 - a. Towing Contract Update
 - i Brett to check in A1 Towing Contract in effect
- IX. Property Managers Report
 - a. Feb Financials sent
 - b. Paint & carport
 - i Plan to get carport companies in
 - c. Next month is the annual meeting and elections.
 - i Seating of new board April 20th 7pm

- d. Flood renewal
- e. Motion to pay flood renewal at once for \$37,296- motion by Bill, 2nd by Mike, all in favor. Docs will be uploaded to websie

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X. Open Forum

- i Heather: Drainage area behind bldg 3/4 by dumpster

b.

XI. Adjournment 7:51

- a. Motion by Mike, second by Wendy



<https://us02web.zoom.us/j/82382063431?pwd=jIIYyMksnrQaexIKMLymkpFm9K7jOp.1>

Meeting ID: 823 8206 3431

Passcode: 501657

