

Cordova East Homeowners Association

Minutes –Open Board Meeting

July 19th, 2022 6:30 PM, virtual Meeting-

To join via telephone: +1-415-655-0001 US Toll

To join via video meeting: Join from the meeting link

<https://cordovaeasthoa.my.webex.com/cordovaeasthoa.my/j.php?MTID=m70c56216f561d1a2b2313e4eef7bbc7d>

Meeting number: 182 786 7909

Meeting password: 1115

Board Members in attendance: President #402 Mitch Pomerantz, #217 Vice-President Kalina Velez, Treasurer #218 Bud Slotky, Secretary #108 Laura Chavarin, and Member-at-large #223 Evelyn Wing

Owners in attendance: #402 Donna Pomerantz, #214 Jingwei Zhong, #304 Ashley Milsted,

- I. Call to Order, Mitch Pomerantz, President at 6:31 pm
- II. Approval of Minutes for Homeowners Association Open Board Meeting of June 21st, 2022, Laura Chavarin, Secretary- approved
- III. Treasurer's Report Including Ratification of Monthly HOA Financial Information, Bud Slotky- approved

Balances as of 6/30:

- A. Operating Account \$66,367
 - B. Reserve Savings Account (US Bank) \$ 100,005. Reserve Savings Account (CBB) \$ 80,885
Certificates of Deposits (4) \$103,890
 - C. Total reserve cash is \$284,781
 - D. Total cash as of 6/30/2022 \$351,148
 - E. Bud confirmed there were no material issues for the month of June. Bud and Laura attested to the June financials.
 1. Reserve expenditures for June \$3,471
 2. Total capital expenditures year-to-date of \$168,943 retro fit design and build
 3. Delinquencies \$ 4,793
- IV. Old Business
 - A. Update on seismic retrofit, Bud Slotky- project work is 100% complete, pending small amount of clean up. City has signed off of the work and HOA obtained all affidavits of smoke alarms for each unit as required by City. Project ran slightly over the \$200k that was budgeted. That was due to a change order to include stone removal and add stucco on two columns at front entrance.
 - B. Smoke/carbon monoxide detector self-certifications- complete
 - C. Status of West Building parking gate closure- resident indicated it was too loud. Cornerstone indicated it was fixed on July 17th.
 - V. New Business- none
 - VI. Suggestion Box- 6/20- liquid was spilled in elevator
 - VII. Residents' Open Forum/Concerns (max 3 minutes per speaker)

#304- Ashley noticed new columns at front entrance – thought the columns stucco work was not straight. Board will look at and address with vendor and as part of beautification efforts scheduled next year.

VIII. Announcements

A. Reminder to visit Cordova website: www.cordovaeast.com

B. New “No Smoking” signs to be posted- reminder that no smoking is allowed on premise or within units. Board will call City if there are any violations.

IX. Adjourn. 6:50 pm

Executive session to follow open meeting to discuss finances, security, and legal matters.

Please note:

Board has changed monthly meetings to the second Wednesday every month

Next meeting scheduled August 10th, 2022 at 6:30 pm