

Cordova East Homeowners Association
Minutes –Open Board Meeting
April 12th, 2023 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, Vice-President #217 Kalina Velez, Treasurer #218 Bud Slotky, Secretary #108 Laura Chavarin, and Member-at-large #223 Evelyn Wing

Owners in attendance: #402 Donna Pomerantz , #403 Areta Crowell

- I. Call to Order, Mitch Pomerantz, President 6:32 pm
- II. Approval of Minutes For Homeowners Association Open Board Meeting of March 8th, 2023
Laura Chavarin, Secretary- approved
- III. Treasurer's Report Including Ratification of Monthly HOA Financial Information, Bud Slotky-
approved

Balances as of 3/31:

- A. Operating Account \$59,205
- B. Reserve Savings Account (US Bank) \$25,009. Reserve Savings Account (CBB) \$ 89,339
Certificates of Deposits (4) \$ 103,943.
- C. Total reserve cash is \$218,318
- D. Total cash as of 3/31/2023 \$277,523
- E. Bud confirmed there were no material issues for the month of March. Bud and Laura
attested to the March financials.
 1. Reserve expenditures for March \$3,576
 2. Total capital expenditures year-to-date of \$5,851 (boiler pump/balcony)
 3. Delinquencies \$ 1,786

IV. Old Business

- A. Unit 116, no hot water in master bathroom- stack under replacement
- B. Garage gate openers- new West gate receiver installed
- C. Unit 307, laundry vent blowing on to balcony- inspection revealed no other way to direct
vent

V. New Business (none)

VI. Suggestion Box-

East Courtyard lights are not coming on as expected- Board will have timer inspected to ensure
it is set accordingly

VII. Residents' Open Forum/Concerns (max 3 minutes per speaker)

#403 Areta- asked about the landscaping and what extent is being undertaken. Board indicated
a contract has been accepted to perform a beatification that includes tree trimming, exterior

complex clean up, lawn renovation, parkway grass cleanup (excluding Stuben). Board also approved removing railroad ties and bender board in courtyard.

Areta also mentioned the West gate is much slower to open now. Board noticed that as well. Also asked about closed balconies and progress of repairs. Board indicated work is approved and pending and clearance received on bolts. Board will check on status of contract to start the work.

#402 Donna -asked if landscape clean up will address an overgrown star jasmine in courtyard that needs to be trimmed. Board indicated it would not however gardener should be asked to trim.

217- Kalina- mentioned that neither of her garage openers are working. Wondering if anyone else is still having this issue. Also mentioned that West gate keeps staying open about 3-5 inches. Board indicated it needs to be adjusted.

VIII. Announcements

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

IX. Adjourn. 6:55 pm

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

Next meeting scheduled for May 10th at 6:30 pm