

## ***Cordova East Homeowners Association***

### **Agenda –Open Board Meeting**

### **October 18<sup>th</sup>, 2023 6:30 PM, in-Person and 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=m36e29e4cd672d6bdaeefeddec9a86835>

**Meeting number:** 2553 185 1238

**Meeting password:** n45sApmQ2sd (64572767 from phones and video systems)

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

Owners in attendance: #116 Ashish Mahabal

- I. Call to Order, Mitch Pomerantz, President 6:30 pm
- II. Approval of Minutes For Homeowners Association Open Board Meeting of September 13<sup>th</sup>, 2023 Laura Chavarin, Secretary- approved
- III. Treasurer's Report Including Ratification of Monthly HOA Financial Information, Bud Slotky, Treasurer

Balances as of 9/30:

- A. Operating Account \$37,656
  - B. Reserve Savings Account (US Bank) \$25,015. Reserve Savings Account (CBB) \$126,789  
Certificates of Deposits (4) \$ 104,021
  - C. Total reserve cash is \$255,825
  - D. Total cash as of 9/30/2023 \$293,281
  - E. Bud confirmed there were no material issues for the month of September. Bud and Laura attested to the September financials.
    1. Reserve expenditures for September \$3,145 (painting)
    2. Total capital expenditures year-to-date of \$16,626 (boiler pump / balcony/ tree/ painting)
    3. Delinquencies \$2,530
- IV. Old Business
    - A. Counting of ballots to reduce quorum requirement in HOA Bylaws, Ashish Mahabal, Inspector of Elections
      - 36 valid ballots, 2 ruled invalid due to omission of unit number
      - 27 approved action - 7 disapproved action to reduce the quorum in the bylaws- vote is confirmed to reduce quorum.
    - B. Foothill Painting- Cornerstone obtained a bid for the correct walls to be painted since the painters painted walls that were not in scope due to communication error.
    - C. Signage to be posted reminding residents to wipe up water or other spilled liquids in elevators- sign is being prepared. Also, non-smoking sign in East elevator fell and was placed in lobby on ledge next to mailboxes. A generic sign was posted- Board would like to have the original sign reattached to East building elevator.

- V. New Business (none)

VI. Suggestion Box- (none)

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

#116 Ashish- does an asbestos check have to be done for ceiling work if it had been checked previously? Board indicated it is up to City, but did not believe it was necessary. Are recessed lighted allowed? Board indicated that is allowed in accordance with HOA Rules.

#217 Kalina- ants have returned and are a problem. Wondering how often Janus Pest control comes around to treat them. Board indicated they are on a regular schedule.

VIII. Announcements

A. Reminder to visit Cordova website: [www.cordovaeast.com](http://www.cordovaeast.com)

B. HOA Board elections- nominations are open until November 21<sup>st</sup>. Currently only the five existing Board members are part of elections and if no other candidates come forward then those Board members will be elected at the annual meeting December 13th.

IX. Adjourn. 6:58 pm

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

Next meeting scheduled for November 8th, 2023 at 6:30 pm