

Cordova East Homeowners Association
Minutes –Open Board Meeting
January 10th, 2024 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, #123 Jamie Uyehara

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

Balances as of 12/31:

- A. Operating Account \$83,661
- B. Reserve Savings Account (US Bank) \$25,018. Reserve Savings Account (CBB) \$88,739
Certificates of Deposits (4) \$ 104,112
- C. Total reserve cash is \$217,869
- D. Total cash as of 12/31/2023 \$301,530
- E. Bud confirmed there were no material issues for the month of December. Bud and Laura attested to the December financials.
 1. Reserve expenditures for December \$42,913 (Resealing balcony decks)
 2. Total capital expenditures year-to-date of \$80,578 (boiler pump / balcony/ tree/ painting)
 3. Delinquencies \$1,835

- IV. Old Business
 - A. Painting exterior walls around property- Board agreed to have foliage trimmed around wall prior to painting. Trimming is complete and painting will be completed within next two weeks.
- V. New Business (none)
- VI. Suggestion Box- Resident suggested HOA assess a fee for pet owners to offset cleaning. Board indicated there is no additional charge for cleaning and there is a fee for owners who fail to clean up after their pets.
- VII. Residents' Open Forum/Concerns (max 3 minutes per speaker)

#403 Areta- happy to read in prior minutes about painting and pending landscaping for front entry area. Board indicated we plan to paint the wall but do not have plans to address landscaping yet. She would like to see the front landscaping cleaned up and enhanced.

#123 Jamie- wondering about the blue fencing that does not match the new black gates. Wondered if all will be painted black soon. The Board does not have funds to paint all the fencing black yet.

#402 Donna- lighting on the fourth-floor lobby and ceiling paint has not been completed. Board indicated pending a vendor commitment.

VIII. Announcements

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

IX. Adjourn. 6:50 pm

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