

***Cordova East Homeowners Association***  
**Agenda –Open Board Meeting**  
**August 14<sup>th</sup>, 2024 6:30 PM, Web-ex Meeting Only**

**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: #117 Sylvia Martin and Wai Choi

- I. Call to Order, Mitch Pomerantz, President 6:31 pm
- II. Approval of Minutes For Homeowners Association Open Board Meeting of July 17<sup>th</sup>, 2024  
Laura Chavarin, Secretary - approved
- III. Treasurer's Report pending Ratification of June and July Monthly HOA Financial Information, Bud Slotky, Treasurer - pending June and July reports from Cornerstone. July end of month balances approved.
  - A. Operating Account \$ 74,842
  - B. Reserve Savings Account (US Bank) \$25,025. Reserve Savings Account (CBB) \$ 44,075  
Certificates of Deposits (4) \$ 104,293
  - C. Total reserve cash is \$ 173,393
  - D. Total cash as of 7/31/2024 \$243,235
  - E. Financial attestation will be deferred to August meeting
    1. Reserve expenditures for July \$0
    2. Total capital expenditures year-to-date of \$65,053 (boiler pump / balcony/ tree/ painting / roofing)
    3. Delinquencies \$2,256
- IV. Old Business
  - A. Installation of electric charging station- no information available
  - B. USPS dropbox for outgoing packages- Home Depot could not provide, will research online.
  - C. Removal of car battery stored in spaces 41/42- no verification of removal
- V. New Business
- VI. Suggestion Box -none
- VII. Residents' Open Forum/Concerns (max 3 minutes per speaker)

#117 Wai Choi- issue regarding responsibility for financial repairs in common area. Plumber discovered a plastic pipe and missing cement under unit. Cornerstone indicated it was a previous owner that created that issue that needs to be fixed at owner cost or their plumber did it. Board indicated that when an owner purchases a residence they take responsibility for any

prior issue as a result from prior owner. Board understands from Cornerstone's maintenance worker that this is a new issue and under owner responsibility. They said they did not have a plumber replace piping outside of unit. Board will discuss issue in executive session.

VIII. Announcements

- A. Reminder to visit Cordova website: [www.cordovaeast.com](http://www.cordovaeast.com)
- B. Digital Suggestion Box now available on website
- C. Gas shut off will impact hot water for several hours 8:30-12 on 8/21 while earthquake shut off is installed.
- D. Remind residents to properly break down boxes and dispose in trash room.

IX. Adjourn. 6:53 pm

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

Next meeting scheduled for September 11<sup>th</sup>, 2024