



CCCHA Board of Directors Meeting

February 16, 2021

Called to order at 7:06 p.m. Meeting was held via Zoom

PRESENT: Derek Barton, Marilyn Braunstein, Jerry Davison, Alexis Dumortier, Bob Guerin, Michael Quinn, Eddie Rabin, Allyson Saunders, Bertrand Leroux

ABSENT: Steve Shpilsky, Tamir Nadborny, Jane Wishon

GUEST: None

MINUTES of January 19, 2021: Derek moved to approve; Jerry seconded; approved unanimously.

PRESIDENT'S REPORT: Allyson shared information regarding vaccines: all residents 65 and older are eligible for the COVID vaccine, plus other categories such as front-line workers. Next phase will be Tier 1 workers, education, police, etc. As of today, there are 359 locations in LA County to vaccinate people and more to come. Most appointments are available online. They will add mobile vaccination clinics to come to people who do not have access to Internet/Mobile phone. She talked to the construction company on Philo about maintaining a clean jobsite.

TREASURER'S REPORT: We made four deposit transactions related to house sale transfers at the end of the year, two from developers. Eddie will prepare the dues statements in the next two weeks (Derek and Allyson to review the communication before it is sent out). The link to pay online (via PayPal and Credit card) is available now on our website. This new process should meet all our needs.

FINANCE COMMITTEE: Committee met and reviewed the Financials, nothing to report.

SAFETY COMMITTEE: Lot of work has been done recently. We interviewed the new security company (Post Alarm & Security) that Beverlywood HOA has engaged. They provide great services, very sleek with 24-hour patrol, plus an 8-hour patrol, 7 days a week, however cost is prohibitive at around \$25,000 a month. The recommendation is to work closely with APS so they might continue to improve their level of services. APS will provide a GPS report plus other daily reports. We do not currently have patrols between 1:00 a.m. and 4:00 a.m. but could add 3 hours more to cover that period (\$57.5 for 3 hours). Most of the theft happens between 1:30 a.m. and 4:00 p.m. We may also ask APS to add a camera in their cars. Alex reported an issue he had last week with a homeless man at his home. He called APS and they showed up in less than 2 minutes. He was very happy with that response time.

ARCHITECTURE COMMITTEE: Allyson reported that the new CCCHA architect has started. He is very meticulous in his review and report. Nevertheless, he is more expensive, which increases our budget. A full review including a final report of construction plans required 6 hours. Allyson thinks that time will be reduced as he becomes familiar with our Guidelines and expectations. Mike reminded us that he is on probation for now and that the Committee will monitor him and report back. Discussion regarding asking homeowners for a

landscape plan for architectural review. Allyson will work on it and prepare a welcome letter with this information to be part of the escrow kit.

TRAFFIC COMMITTEE: Nothing to report.

COMMUNICATIONS COMMITTEE: Derek worked with our CCCHA web master to implement the online dues payments on our website. Our HOA members can now conveniently pay their dues either with a PayPal account or with a credit card. Derek and the web master will continue to work on providing a field to pay “past dues,” as well as adding “property address” and “invoice number” to the form.

LEGAL COMMITTEE: Nothing to report.

GREEN COMMITTEE: Alex continues to communicate with the City for the trees program. Process is slow (no trees in the last six months) due to COVID, but the program still exists.

FILMING COMMITTEE: So far in 2021, we had three days of filming (\$3,750 in revenue). The future should be busier with two Goldbergs episodes and a commercial coming up. FYI, major movie companies are waiting till September, October and November to release their blockbusters hoping that at that time most people will be fully vaccinated and confident to go back to the movie theaters, which are expected to be fully opened by then.

BLOCK PARTY COMMITTEE: Nothing to report

WNC REPORT: Nothing to report

CD-5 REPORT: Nothing to report

OLD BUSINESS: Nothing to report

NEW BUSINESS: Nothing to report

MEETING ADJOURNED at 7:54pm

Respectfully submitted,

by Bertrand Leroux, Secretary

NEXT BOARD MEETING: March 16, 2021