



**CCCHA Board of Directors Meeting**  
**April 18, 2023**

Called to order at 7:05pm. Meeting was held via Zoom.

**PRESENT:** Derek Barton, Marilyn Braunstein, Jerry Davison, Alexis Dumortier, Bob Guerin, Irene Kitamura, Tamir Nadborny, Mike Quinn, Bruce Russell, Allyson Saunders, Steve Shpilsky, Oksana Volod, Jane Wishon

**ABSENT:** Lawrence Grey

**MINUTES** of March 21, 2023: Jerry moved to approve; Irene seconded; unanimously approved.

**GUEST(s):** none.

**PRESIDENT'S REPORT:** 1) Allyson reminded everyone it was **Tax Day**. 2) **REAL ID:** By May 7, 2025, you will need a state-issued REAL-ID compliant license or identification card, or another acceptable form of ID such as a passport to fly within the United States. 3) **Spring Weather:** since we had the much-needed rain this winter, the Metropolitan Water District of Southern California has decided to end the emergency conservation mandate for agencies in Los Angeles. Officials urged residents and businesses to continue to conserve. Odd numbered houses should continue to water on Monday and Friday, and even numbered houses should water on Tuesdays and Saturdays, all before 9am or after 4pm.

**TREASURER'S REPORT:** Irene reported that we are working with our management company to fix the glitches in the tracking of Dues payments so that the aged accounts receivable report accurately reflects whether both current and past dues have been paid.

**FINANCE COMMITTEE REPORT:** Mike and Allyson reported that our investment portfolio seems to have balanced sufficiently given last month when the market was off. It's in line with what the Board has targeted.

**SAFETY COMMITTEE:** 1) Tamir reported that Vernon of APS personally assisted him at a friend's house in Old Cheviot, which was broken into at 10pm while the homeowners were out of town. Vernon helped Tamir secure his friend's house. While APS patrols Old Cheviot as it does the CCCHA, this is just another example of our security company going beyond the call of duty. 2) A homeless man who seemed mentally unstable was escorted off a property and out of our HOA.

**ARCHITECTURE & LEGAL COMMITTEE.** Allyson called for an Executive session.

**TRAFFIC COMMITTEE:** Nothing new to report.

**COMMUNICATIONS COMMITTEE:** Website is up to date.

**GREEN COMMITTEE:** Nothing new to report.

**FILMING COMMITTEE:** 1) Derek reported that we have had no new filming since March 11<sup>th</sup>. Still at \$4,500 in filming revenue. 2) A “Goldbergs” crew came by the house they used for filming of their TV show on Earlmart and removed the gables from the roof that they installed on it 10 years ago to look like a house in Philadelphia. The crew thanked Derek as Film Liaison and our HOA generally for being so hospitable all these years during their 10-year run.

**BLOCK PARTY COMMITTEE:** Derek reported that he reached out to our Event Company and have set a tentative date of October 22, 2023, for our annual Block Party.

**WNC REPORT:** 1) Jane reported that the WNC is meeting in person again at the Westside Pavilion where they used to meet before Covid. 2) Mayor Karen Bass gave the “State of the City” talk and presented the highlights of her budget, which included helping the homeless get off the street, more money for LAPD and LAFD, and a new department called “Office of Community Safety.” This new department will have crisis and mental health teams, social work teams and domestic abuse teams, different skill sets from our LAPD officers. They will be unarmed personnel who will attend to situations in the city that are not violent or law breaking. 3) Westside Community Plan does not include “up-zoning” in our HOA. Plans for “Old Cheviot” but not us for mixed multi-family housing on both sides of Westwood Blvd, and West of Century City. Also plans for a higher rise multi-family building on Westwood Blvd., and multi-use buildings along Pico Blvd and in Century City. Bottom line the plan wants to protect the character of Cheviot Hills. 4) The 311 app can be downloaded to your mobile phone and computer. Great way to access city services like bulky items pick-up, or to report broken sidewalks and potholes. 5) An infrastructure plan is in the works for the city of LA since none exists currently. Topics like “City WiFi” are being discussed. It looks like the Mayor has surrounded herself with competent people to get things done. Very optimistic for the future. • For more information on the Westside Neighborhood Council, go to [www.WNCLA.org](http://www.WNCLA.org).

**CD-5 REPORT:** Derek reported that Allyson will attend in person the next CD-5 meeting in person to meet and hear City Attorney Hydee Feldstein-Soto speak. Derek and other CD-5 liaisons will be on Zoom June 3<sup>rd</sup>.

**RECOGNITION:** 1) Allyson was recognized for her stellar work as the Chairman of the Architectural Committee. So many complicated issues arise for which her legal construction background has helped our HOA.

**OLD BUSINESS:** (none)

**NEW BUSINESS:** (none)

**MEETING ADJOURNED** at 8:11pm

**NEXT BOARD MEETING:** May 16, 2023

Respectfully submitted by Secretary, Derek Barton