



## **CCCHA Board of Directors Meeting**

**April 16, 2024**

Called to order at 7:05pm by President Allyson Saunders. Meeting was held via Zoom.

**PRESENT:** Derek Barton, Lawrence Grey, Bob Guerin, Irene Kitamura, Graham Larson, Tamir Nadborny, Mike Quinn, Allyson Saunders, Steve Shpilsky, Jane Wishon

**ABSENT:** Jerry Davison, Alexis Dumortier

**MINUTES** of March 19, 2024: Irene moved, Jane seconded, unanimously approved.

**PRESIDENT'S REPORT:** Allyson shared the sad news that former CCCHA Board Member, Bruce Russell passed away. Derek volunteered to visit Maureen Russell at their house to give her our condolences and to find out if the Board can make an appropriate donation on behalf of our fallen comrade. • After many months of bad weather, the last two streets in our HOA will be resurfaced/slurried on Thursday April 18<sup>th</sup>. Allyson sent out an email blast to everyone reminding them not to park and drive on Woodbine Street and McConnell Drive and not water on that day until the streets are cured.

**TREASURER'S REPORT:** Irene reported that as of today from mid-March, we have had 133 people pay their Dues.

**FINANCE COMMITTEE REPORT:** Mike reported that our new accounting person has been doing a good job since taking over from our former management company. She is determined to put in place a better system for sending out our HOA Dues invoices with the appropriate messaging and following up with monthly reminders. • Investment report: Reserves are up over \$500,000. Stocks are just under 55%. Bonds at 30%. Cash at 16%.

**SAFETY COMMITTEE:** Tamir reported that it's been quiet for the past month other than a break-in on Club Dr. APS responded to their customer's alarm within 5 minutes, but burglars had already left. Homeowners were not home during the incident. APS waited for police to arrive. A report was filed. • In their never-ending goal to improve our safety in the CCCHA, Tamir & Alexis suggested to Vernon to do a ride along with all APS security patrols to make sure all drivers are practicing the best practices during their patrols. • Since Jane is our WNC Liaison, she spoke to our council member Katy Yaroslavsky to get a LAPD patrol car in our neighborhood. Katy will try, but it will be a little difficult since our HOA is one of the safest neighborhoods in all of Los Angeles. Katy has been impressed with our safety practices and may share our example to other HOAs. • Discussion ensued on security at the upcoming Senior Homeless Shelter at Shelby & National.

**ARCHITECTURE COMMITTEE:** Allyson reported that one new house on Rossbury is in escrow.

**TRAFFIC COMMITTEE:** Only one homeowner had requested speed humps on their street per our notice to our fellow residents in our HOA.

**COMMUNICATIONS COMMITTEE:** Derek reported that the website is up to date and will post the approved March minutes that have been approved.

**LEGAL COMMITTEE.** Nothing new to report.

**GREEN COMMITTEE:** Since Alexis was absent, Tamir reported that Alexis has been working with Julia Golden regarding the planting of new trees in our HOA with the help of Fox Studios.

**FILMING COMMITTEE:** Derek reported that there has been no new filming this past month. We are still at \$2,000 in revenue year to date.

**BLOCK PARTY COMMITTEE:** Nothing new to report.

**WNC REPORT:** Jane reported that “Pick Pico” annual street fare of local businesses is coming up Sunday May 19<sup>th</sup> 11am to 3pm in the parking lot of Chase Bank at the corner of Pico & Overland. Jane reminded the Board if anyone has a business in that area and would like a booth to let her know. • Jane mentioned that she handed Bob’s informative letter to Terri Tippet regarding the abused tee times at Rancho Park. Jane also offered to Bob that he is welcome to speak at the next WNC meeting on the situation. • News came out regarding the City of LA’s falsified reports of removal of stuff from homeless encampments back in 2017 and 2018.

**CD-5 REPORT:** Nothing new to report.

**RECOGNITION:** 1) Irene recognized Allyson and Derek with their exemplary way of working with our new accounting person to bring her up to speed regarding the right messaging and how to move forward in the right manner in invoicing and collecting our mandatory dues.

**OLD BUSINESS:** [7:55pm executive session] [7:59 meeting resumed] Jane moved to approve the Executive Session. Bob seconded. Unanimously approved.

**NEW BUSINESS:** Annual Meeting. Allyson proposed two dates in September, Thursday the 19<sup>th</sup> and Thursday the 26<sup>th</sup>. She reminded everyone that after last year’s annual meeting when she was elected President again, she made it clear to the Board that this is her 10<sup>th</sup> year and she would retire after the 2024 Annual Meeting. She hoped someone on the Board would step up or that we look to our neighbors and get some new blood on the Board who wouldn’t mind becoming President in September. She made it clear to the Board that if anyone wanted to be President, she would help them in the transition of that role.

**MEETING ADJOURNED** at 8:16pm.

**NEXT BOARD MEETING:** May 21, 2024

Respectfully submitted by Derek Barton, Secretary