

Mulholland Heights Homeowners Association  
Board of Directors Meeting  
**GENERAL SESSION**  
September 9<sup>th</sup>, 2021

A meeting of the **GENERAL SESSION** of the **Mulholland Heights Homeowners Association** was held on Thursday September 9<sup>th</sup>, 2021, at 8:00 P.M. via Teleconference.

**CALL TO ORDER:**

Gary Burns, President stated that a Quorum of the Board of Directors was present and called the Meeting to order at 8:03 P.M.

**BOARD MEMBERS PRESENT:**

Gary Burns, President  
Ray Pourfar, Treasurer  
Aleks Baharlo, Member At Large

**BOARD MEMBERS NOT PRESENT:**

Iqbal Hans, Member At Large  
Tanya Kalaydjian, Secretary

**HOMEOWNERS PRESENT:**

Karen Payton and Charo Richards

**OTHERS PRESENT:**

Helen Cook, CMCA, AMS, Vice President of Client Relations & Sr. Community Manager, Henri O'Bryant III, Assistant to Helen Cook & Recording Secretary.

**ADOPTION OF THE ARCHITECTURAL COMMITTEE CHARTER:**

A director made a motion to Adopt the Restatement Committee Charter with minor corrections, seconded by another Director, and the charter passed unanimously.

**SECRETARY'S REPORT:**

Minutes from the General Session Meeting held on June 10<sup>th</sup>, 2021, The Board decided to table the approval until the next meeting.

**DIRECTORS UPDATE:**

A Director addressed the homeowners and gave a report regarding the recently submitted Architectural Modification request forms and complimented the homeowners for being so thorough with the forms. Another Director addressed the homeowners regarding the ongoing weed abatement and brush clearance project.

**MANAGEMENT REPORT:**

Management reviewed the completed and pending tasks for the month and a general status discussion followed. A Board member noted for the record that, during Executive Session, the Board discussed the status of notices sent to a number of homeowners for various CC&R's, violations, delinquent homeowner accounts, and new architectural requests from homeowners.

**TREASURER'S REPORT:**

The Board received and reviewed the audited monthly financials for August 2021. As of August 31st, 2021, the bank balances were:

Union Bank Reserve - \$36,015.86  
Alliance Association Reserve - \$103,625.33  
Union Bank Operating - \$132,393.80  
Accounts Receivable - \$3,934.00  
Prepaid Insurance - \$2,560.83  
Total Assets - \$278,529.82

**UNFINISHED BUSINESS:**

None to report

**NEW BUSINESS:**

**OWNERS CONCERNS:**

The Board discussed concerns from homeowners regarding overcrowding in the private park, possible gating of the park, fence height, and location.

**ANNOUNCEMENT OF NEXT MEETING:**

The next Mulholland Heights Homeowners Association Board of Directors General Session Board Meeting will be held on Thursday, October 14<sup>th</sup>, 2021.

**ADJOURNMENT:**

There being no further business, the Board thanked homeowners for their participation and the General Session meeting adjourned at 8:20 PM.

Respectfully submitted,

---

Tanya Kalaydjian, Recording Secretary

Date