North Village Green I Association Inc

Board Meeting

Thursday March 19 at 6:00pm CST

Attendees:

Hamid Hejazifar – President, Kusum Kanji – Secretary, Francisco Bermudez – Treasurer

Richard Bonica – absent, Syed Rizvi – Member at large, William Chesney- HOA Attorney

Bill Prasad – BK Verde

Meeting called to order at 6:10 pm at CST

Agenda:

1. BK Verde to present concerns about Building G
2. Weekly spend
3. Expenses for next two weeks

Meeting minutes

1. **BK Verde to present concerns about Building G**

   Bill Prasad presented his concerns about the quality of work in 7 units owned by BK Verde. BK Verde has hired an independent person to evaluate the work done by Lucky Living LLC. This report will be shared by BK Verde to NVG Board.

   The board agreed that the remining funds for building G be earmarked to fix issues not completed by Lucky Living.

2. **Weekly spend** – Hamid will complete the summary of money spend.
3. **Expenses for next two weeks** – There is no major spend expected. Maintenance work continues in fixing leaks and damages in units as a result of the leaks that were not taken care of by previous management.
4. Follow up with insurance requirements. Kusum to follow up with First Insurance Funding.
5. The board discussed the need to have resource to buy things needed during the day. Syed will share any resources he may have.
6. Syed brought up the issue regarding issues not resolved previously. This matter has been sent to the HOA attorney.
7. Gate issues – what is HOA responsible for when a car is damaged by the gate. Gate is opened per car. One of the tenants piggybacked and damaged the gate. Syed to follow

up with the tenant who damaged the gate. How is gate code assigned to units? Need to check how gate code is assigned to tenants.

8. There is a leak in F-17 that is impacting the foundation. Homeowner - Antonio Aguilar is not responding to the issues. Letter to be sent by HOA attorney to Antonio Aguilar. Repairs to be done by HOA and bill the homeowner.

Meeting Adjourned at Thursday March 19 at 8:15pm CST

Next meeting on Thursday March 26, 2026