

**CORONADO CAYS HOMEOWNERS ASSOCIATION  
BOARD OF DIRECTORS MEETING  
June 22, 2017  
Grand Caribe Room  
AGENDA**

**2:00 p.m. REGULAR SESSION**

**Action Page**

**I. CALL TO ORDER**

**II. PLEDGE OF ALLEGIANCE**

**III. RECOGNITION OF GUESTS**

Lt. Shank, Coronado Police Department – July 4<sup>th</sup>, Summer Shuttle Program,

**IV. EXECUTIVE SESSION DISCLOSURE**

**V. HOMEOWNER INPUT (limited to 3 minutes per homeowner)**

Homeowners shall have the opportunity to directly address the Board on any items of interest. Homeowner comments on items not on the agenda and within the jurisdiction of the Board are welcome, subject to reasonable time limitations for each speaker. If you wish to address the Board at this time, please state your name and address and reserve your comments to no more than three minutes so that others may be allowed to speak. No action will be taken.

Each item of business will be introduced by the President, member comment for that item will be opened, the member will have the opportunity to speak on that item, member comment for that item will then be closed, and no additional member comment will be allowed. At that time the Board will discuss the item and then take action.

**VI. APPROVAL OF MINUTES**

A. Approval of Board of Director meeting minutes for May 25, 2017 *ACTION* 86-88

**VII. COMMITTEE REPORTS**

A. Receive the June 13, 2017, AECC Meeting minutes *ACTION* 89-91

1. Old Business: None

2. New Business

a. 84 Kingston Court

Retractable awing at small upper deck. *Recommends to Approve*

b. 11St. Christopher's Lane

Remodel kitchen, add 178sq.ft. family room, 178 sq. ft. second floor deck, replace circular staircase with a straight staircase. Adding 178 sq. ft. *Recommends to Approve*

c. 57 Port of Spain Rd

Interior remodel extending 70 sq.ft. into existing courtyard for stairway, 360 sq. ft. addition to second floor over existing residence. Adding 430 sq. ft. *Recommends to Approve*

d. 4 Spinnaker Way

Install new metal roof over entire residence; install new windows; new pool and patio area, partially enclose (E) patio area; minor interior wall re-configuration. Adding 330 sq. ft. *Recommends to Approve with Conditions*

e. 20 Bahama Bend

Remove chimney, move front door six feet out; replace, add and remove windows, remove family/living room interior wall; remodel kitchen, bathrooms and floors. Adding 46sq. ft. *Recommends to Approve*

3. Discussion

a. 43 Delaport Way

Install front gate *Recommends to Approve with Conditions*

b. Montego Village Screen Door Recommendation

c. AECC Meeting Schedule Policy

B. Aviation Noise and Pollution Committee – Harold Nevin, Board Liaison

C. Cays Entrance, Ad Hoc Committee – Ken Irvine, Chair

D. Finance Committee – Treasurer Bob Rood, Board Liaison

- E. Grand Caribe Task Force – Liaison TBD
- F. Insurance Committee – Dennis Thompson, Board Liaison
- G. Jamaica Village Docks
- H. Landscape Committee - Liaison TBD
- I. Seawall Committee – Liaison TBD

**VIII. CONTRACT CONSENT CALENDAR**

All items listed under this section are considered to be routine and will be acted upon with one motion. There will be no separate discussion of these items unless a member of the Board or the Association so requests, in which event, the item will be considered separately in its normal sequence. \*A complete packet is available for review in the HOA office.

**A. New Business**

- 1. Kingston Landscape Renovation *ACTION* 7-56
- 2. Landscaping Outsourcing Bids *ACTION* 57-68
  - a. Antigua Village
  - b. Kingston Village
  - c. Bahama Village
- 3. HVAC for Calypso Café *ACTION* 69-73

**IX. PRESIDENT’S REPORT – Helen Kupka**

- A. AECC – Policy Change Requests MEMO *DISCUSSION* 92
- B. Cays Median *UPDATE*

**X. TREASURER’S REPORT, Bob Rood**

- A. Approve Financial Statement – May, 2017 *ACTION* 93
- B. Review Bank Reconciliations
  - 1. Wells Fargo Advisors – Reserve Account, May, 2017 *ACTION* 94
  - 2. Commerce West – Operating Account, May, 2017 *ACTION* 95-96

**XI. MANAGER’S REPORT – Michael Bennett**

- A. Antigua Renovation *UPDATE*
- B. Montego Renovation *UPDATE*
- C. Safety Patrol – New Site Supervisor, Paul Injaian *INTRODUCTION*
- D. Department Summary Reports
  - 1. Facilities Manager Report, Dan Bick 97-98
  - 2. Landscape Manager Report, Frank Zottolo 99

**XII. UNFINISHED BUSINESS**

- A. Resolution 14-05 : Proposed Amendment to Coronado Cays Specific Plan *PENDING*
- B. Adopt Resolution 17-03: Bahama-Antigua Clubhouse *ACTION* 100-101
- C. Adopt Resolution 17-04: Amendment to Resolution 15-08: Kingston Air Conditioning Policy *ACTION* 102-104

**XIII. NEW BUSINESS**

- A. Candidates for Village Director *ANNOUNCEMENT* 105
- B. Delinquent Accounts:
  - 1. Request the Board to approve a three month payment plan for Account 4004. *ACTION* 79-83

**XIV. CORRESPONDENCE:**

- A. Incoming:
  - 1. Letter dated May 18, 2017 – Supporting Port Master Plan, City of Coronado 106-108

**XV. ANNOUNCEMENTS**

- A. Next meeting is the Annual Meeting on August 31, 2017 at Loews Coronado Bay Resort.
- B. Ballots to Vote for Village Directors to be Mailed in July.

**XVI. ADJOURNMENT**