

**CORONADO CAYS HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
May 24, 2018
Grand Caribe Room
AGENDA**

2:00 p.m. REGULAR SESSION **Review/ Discuss/ Act Upon** **Page**

I. CALL TO ORDER

II. PLEDGE OF ALLEGIANCE

III. RECOGNITION OF GUESTS

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 can be taken for any item not on the agenda.

VI. APPROVAL OF MINUTES

A. Approval of Board of Directors meeting minutes for April 26, 2018 79-81

VII. COMMITTEE REPORTS

A. Receive the May 8, 2018 AECC Meeting minutes 82-84
Old Business: None

B. New Business

1. 67 Half Moon Bend *Recommends to Approve with Conditions*
Enclose existing interior patio and add 2 vented skylights
in the roof covering the patio

2. 6 The Point *Recommends to Approve*
Color coat the entire home. Exterior remodel.

3. 20 The Point *Recommends to Approve with Conditions*
Demolish existing residence and construct new two-story
single-family residence with attached 2 car garage.

4. 27 Green Turtle *Recommends to Approve*
Remove and replace existing floating dock and gangway.
Like for like. Re-use existing pile - No pile work

5. 50 Half Moon Bend *Recommends to Approve with Conditions*
Add second story deck to rear of home.

C. Cays Entrance, Ad Hoc Committee

D. Finance Committee – Treasurer Bob Rood, Board Liaison *See Item X. Treasurer’s Report*

E. Grand Caribe Task Force

F. Insurance Committee

G. Landscape Committee

H. Montego Village Renovation Committee

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. Antigua Village 85

- a. Swift Slip Dock (Dock Plumbing)
 - i. Budget: \$35,000 (*Fiscal-Year 2018-2019*)
 - ii. Contract: \$46,242

B. Antigua Village 86

- a. California Electrical Supply (Dock Electrical)
 - i. Budget: \$ 0.00 (*for Fiscal-Year 2017-2018 or 2018-2019*)
 - ii. Contract: \$ 14,314.20

C.	Antigua Village	87
a.	Park West Landscape Reserve Expenditure	
i.	Recode \$56,487 from Landscape to Reconstruction	
D.	Trinidad/Kingston Clubhouse - Entry and Exit Door Replacement, Bid Comparison	88-96
a.	Repairs and Remodels On Demand	<i>STAFF RECOMENDATION</i>
i.	Budget: \$10,000 (<i>Fiscal-Year 2018-2019</i>)	
ii.	Contract: \$10,550	
b.	Allied Contracting	
i.	Contract: \$14,675	
E.	Cays Wide - Tree Trimming Contract Fiscal-Year 2018-2019	97-111
a.	Green Leaf Tree Care	
i.	Budget: \$79,750	
ii.	Contract \$79,750	

IX. PRESIDENT’S REPORT – Kevin Foley, President

X. TREASURER’S REPORT, Bob Rood, Treasurer

A.	Approve Treasurer’s Report – April, 2018	112-113
B.	Review Bank Reconciliations	114-115
1.	Wells Fargo Advisors – Reserve Account, April, 2018	
2.	Commerce West – Operating Account, April, 2018	

XI. MANAGER’S REPORT – Michael Bennett

A.	Department Summary Reports	
1.	Administrative Approvals, Chuck Henning	116
2.	Code Enforcement, Chuck Henning	117-118
3.	Facilities Manager Report, Dan Bick	119-120
4.	Landscape Manager Report, Frank Zottolo	121
5.	G4S Site Supervisor, Guy Rowell	122
6.	Park West Landscape, Matt Pharis	123-125

XII. UNFINISHED BUSINESS

- A. Jamaica Village Beach Resolution

XIII. NEW BUSINESS

A.	Coronado Cays Living - Monthly Article Partnership	
B.	Coronado Cays Yacht Club - Special Event Signage	
C.	Appoint Grace Lowenberg - Jamaica Village Pool Committee	<i>ACTION</i>
D.	AECC Dock Approval Process - Dan Bick, Chuck Henning	<i>DISCUSSION 126-130</i>
E.	Request the Board to approve a pre-lien and lien on Acct. 2004 if it remains delinquent after June 15, 2018.	
F.	Request the Board to approve a pre-lien and lien on Acct. 2179 if it remains delinquent after June 15, 2018.	
G.	Request the Board to approve a pre-lien and lien on Acct. 6076 if it remains delinquent after June 15, 2018.	
H.	Request the Board to approve a pre-lien and lien on Acct. 8107 if it remains delinquent after June 15, 2018.	

XIV. CORRESPONDENCE: None

XV. ANNOUNCEMENTS

- A. Next Regular Meeting is June 28, 2018, at 2:00 p.m.

XVI. ADJOURNMENT