

**CORONADO CAYS HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
January 23, 2020
Grand Caribe Room**

AGENDA

Rev.1

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. AWARDS PRESENTATION

- A. Bud Webb, AECC Chair
- B. Teri Bertorelli, AECC Member

VI. HOMEOWNER INPUT (limited to 3 minutes per homeowner)

Homeowners shall have the opportunity to **politely and respectfully 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.

VII. APPROVAL OF MINUTES:

- A. Open Meeting Minutes for December 19, 2019 *HANDOUT ACTION*

VIII. COMMITTEE REPORTS:

- A. Appoint Committee Members, Board Liaisons, and Chairs *ACTION*
 - 1. Finance Committee: Remove Steve Berger
- B. Architectural and Environmental Control Committee:
 - 1. **Receive** AECC Meeting Minutes for January 14, 2020 *ACTION 13-15*
 - 2. New Business: *ACTION*
 - a. 19 Spinnaker Way Recommends to Approve with Conditions
Remodel existing home with new bathroom, laundry, garage, kitchen and living space. Add new kitchen area, family/dining area and 2 new bedrooms and a bathroom (549 SF). Remodel second floor with the removal of the front balcony and extend existing bedroom, new family room and bathroom (1045 SF). Remove existing pool and jacuzzi and replace with new.
 - b. 30 Half Moon Bend Recommends to Approve with Conditions
Addition of second floor balcony on the rear of the house with a spiral staircase.
 - c. 33 Delaport Court Recommends to Approve with Conditions
Add wooden staircase in rear yard leading to rear deck on west side of home.
 - d. 81 & 83 Antigua Court Recommends Denial of Project as Submitted
Waterside Patio Railing
- C. Cays Entrance Ad Hoc Committee – Director Kim Tolles
- D. Finance Committee – Treasurer Bob Rood *See Item X. Treasurer's Report*
 - 1. **Receive** Finance Committee Meeting Minutes for January 21, 2020 *HANDOUT ACTION*
- E. Grand Caribe Task Force – Director Kim Tolles
 - 1. **Receive** Grand Caribe Task Force Meeting Minutes for December 11, 2019 *ACTION 16-17*
- F. Port Lease Renewal Committee – General Manager Henry Angelino
- G. Landscape/Water Advisory Committee – Director Karen Farmer
 - 1. **Receive** LWA Organizational Meeting Notes for January 9, 2020 *ACTION 18-19*

IX. CONTRACT CONSENT CALENDAR:

ACTION 20-26

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. Referred to Consent Calendar Memo.

- A. HOA Complex – Sewage Main Pipe Re-Lining 20-21
 - 1. Budget: Not in Reserves – Emergency Repair
 - 2. Single Bid Received from SPT at \$25,740
- B. BV/AV Clubhouse Exterior Paint-Trim and Siding 22-24
 - 1. Budget: \$6,500
 - 2. Bid Received from Certa-Pro at \$7,994
- C. TV Electrical Pedestal Replacement 25-26
 - 1. Budget: \$12,400
 - 2. Bid Received from Farnum Electric at \$9,600
- D. **Maintenance Pool**
 - 1. **Budget: \$62,000.**
 - 2. **Bids Received from Seaside at \$24,744; Poolman at \$30,000**

X. PRESIDENT’S REPORT: Mark Crisson

XI. TREASURER’S REPORT:

- A. **Receive** Treasurer’s Report December 2019, Pending Audit or Review **ACTION** 27
 - 1. Review Bank Reconciliations
 - a. Wells Fargo Advisors – Reserve Account 28
 - b. Commerce West – Operating Account 29
 - 2. **Approve** Expenses, Investments and Transfers Over \$10,000 30
 - 3. **Approve** Reserve Investment Summary 31-32

XII. MANAGER’S REPORT: Henry Angelino

- A. Status of GM Goals *STATUS*
- B. City of Coronado Projects: South Bay Sewer Main Project- Ongoing
- C. Department Summary Reports
 - 1. Administrative Approvals, Chuck Henning 33
 - 2. Code Enforcement, Chuck Henning 34
 - 3. Landscape, Chuck Henning 35-36
 - 4. Maintenance Manager, Sergio Gonzalez 37-39
 - 5. Safety: Allied Universal Site Supervisor, Gene Rowell 40
- D. Reduction in Safety Personnel on Third Shift **ACTION**
- E. Antigua Village Special Assessment Payments *STATUS*

XII. UNFINISHED BUSINESS:

- A. Resolution 19-05: Antigua Air Conditioning **ACTION** 41-43
- B. Resolution 20-01 Second Story Additions in Village Residence Zone **ACTION** 44-56
- C. **Adopt** Resolution 20-02 Board Governance Principles **ACTION** 57
- D. **Adopt** Resolution 20-03 General Manager Evaluation Process **ACTION** 58-64
- E. Resolution 20-04 Real Estate Signs **ACTION** 65-69
- F. CC Wharfage – Revivor Actions (Deadline extended to 05/6/20) *STATUS*

XIII. NEW BUSINESS:

- A. **Adopt** Resolution 19-10 to Move remaining 2018-2019 Operating Budget Balances to Reserves **ACTION** 70
- B. Delinquent Accounts **HANDOUT ACTION**
 - 1. **Approve** Pre-Lien(s) and Lien(s) on Accounts that Remain Delinquent after January 15, 2020

XIV. CORRESPONDENCE: None

XV. ANNOUNCEMENTS:

- A. Next Regular Meeting is Scheduled for February 27, 2020

XVI. ADJOURNMENT: