

**CORONADO CAYS HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
April 23, 2020**

Meeting will be conducted via teleconference.

**Homeowner input can be submitted via email to manager@cchoa.org to be read by the General Manager at the meeting,
or by contacting the CCHOA Office at (619) 423-4353 for teleconference access instructions.**

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 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.		
VI. APPROVAL OF MINUTES:		
A. Open Meeting Minutes for March 26, 2020	ACTION	
B. Open Emergency Meeting Minutes for March 27, 2020	ACTION	
VII. COMMITTEE REPORTS:		
A. Architectural and Environmental Control Committee:		
1. Receive AECC Meeting Minutes for April 14, 2020	ACTION	
2. New Business:	ACTION	
a. 24 Buccaneer Way Interior and exterior remodel of existing two-story single-family residence.	<i>Recommends to Deny</i>	
b. 24 Bridgetown Bend Install exterior stairs to existing balcony in backyard, install portable spa in backyard.	<i>Recommends to Approve</i>	
c. 1 & 3 Blue Anchor Cay Road Combine lots 587 and 586 with new address listing of 1 Blue Anchor Cay Road	<i>Recommends to Approve</i>	
3. Discussion:		
a. 3 Delaport Way Expansion of balcony on norther side of home as it correlates to setback requirements for Lot 925		
B. Cays Entrance Ad Hoc Committee – Director Kim Tolles		
C. Finance Committee – Treasurer Bob Rood	<i>See Item X. Treasurer's Report</i>	
D. Grand Caribe Task Force – Director Kim Tolles		
E. Port Lease Renewal Committee – General Manager Henry Angelino		
1. Amend Charter to Define the Number of Members to a Minimum of Three	ACTION	
2. Appoint Kevin Reilly (Blue Anchor) as a Committee Member	ACTION	
F. Landscape/Water Advisory Committee – Director Karen Farmer		
VIII. CONTRACT CONSENT CALENDAR:	ACTION	
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. Montego Village – Pool Furniture		
1. Budget: \$6,175		
2. Request an additional \$4,000 for a total of \$10,175		

- B. Montego Village - Palm Tree Skinning
 - 1. Budget: \$7,125
 - 2. Sole Source Bid from Green Leaf: \$5,922
- C. PR/MGV Clubhouse – Palm Tree Skinning
 - 1. Budget: \$12,750
 - 2. Sole Source Bid from Green Leaf: \$11,186
- D. Mardi Gras – Palm Tree Skinning Phase 2
 - 1. Budget: \$10,875
 - 2. Sole Source Bid from Green Leaf: \$10,875
- E. Common Area – Palm Tree Skinning
 - 1. Budget: \$10,000
 - 2. Sole Source Bid from Green Leaf: \$9,870

IX. PRESIDENT’S REPORT: Mark Crisson

X. TREASURER’S REPORT:

- A. **Receive** Treasurer’s Report February and March 2020, Pending Audit or Review *ACTION*
- 1. **Receive** Finance Committee Meeting Minutes for January 21, 2020 *HANDOUT*
- 2. **Receive** Finance Committee Meeting Minutes for March 24, 2020 *HANDOUT*
- 3. Review Bank Reconciliations
 - a. Wells Fargo Advisors – Reserve Account
 - b. Commerce West – Operating Account
- 4. **Approve** Expenses, Investments and Transfers Over \$10,000
- a. Investment Disclosure
- 5. **Approve** Reserve Investment Summary

XI. MANAGER’S REPORT: Henry Angelino

- A. City of Coronado Projects:
 - 1. South Bay Sewer Main Project – Complete
 - 2. Hwy 75 Wall Repair-Ongoing
- B. Department Summary Reports
 - 1. Administrative Approvals, Brianna Guido
 - 2. Code Enforcement, Henry Angelino
 - 3. Landscape, Henry Angelino
 - A. ET Water Presentation (Park West)
 - 4. Maintenance Manager, Sergio Gonzalez
 - 5. Safety: Allied Universal Site Supervisor, Gene Rowell

XII. UNFINISHED BUSINESS:

- A. CC Wharfage – Revivor Actions (Deadline Extended to May 6, 2020) *STATUS*
- B. Kingston Village Unfunded Maintenance Requirement Vote *STATUS*
- C. **Approve** policy to allow all directors to sign Operating Account checks *ACTION*

XIII. NEW BUSINESS:

- A. **Appoint** Lynda Pippenger as Inspector of Elections for the Kingston Special Assessment Vote *ACTION*
- B. **Approve** the 2020-2021 Budget *ACTION*
- C. Montego / Jamaica Gate – Access for MV residents only versus both villages *DISCUSSION*
- D. Delinquent Accounts *ACTION*
 - 1. **Approve** Pre-Lien(s) and Lien(s) on Accounts that Remain Delinquent after May 15, 2020

XIV. CORRESPONDENCE:

- A. Coronado Cays Park – Letter from R. Miller, Parks and Recreation

XV. ANNOUNCEMENTS:

- A. Next Regular Meeting is scheduled for May 28, 2020

XVI. ADJOURNMENT: