

**CORONADO CAYS HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
May 28, 2020**

Meeting will be conducted via teleconference.

Homeowner may contact 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 April 23, 2020	<i>HANDOUT</i>	<i>ACTION</i>
VII. COMMITTEE REPORTS:		
A. Architectural and Environmental Control Committee:		
1. Receive AECC Meeting Minutes for May 12, 2020		<i>ACTION 13-14</i>
2. New Business:		<i>ACTION</i>
a. 24 Buccaneer Way Interior and exterior remodel of existing two-story single-family residence. Plans revised to meet setback requirements and existing architectural features remain as currently constructed.	<i>Recommends to Approve</i>	
b. 43 Spinnaker Way New addition on second floor utilizing adjacent balcony; new nook addition lower level; new deck to exit master bedroom; replace windows of master bedroom w/sliding doors and add Juliet glass railings; replace existing metal railing w/tempered glass railing.	<i>Recommends to Approve</i>	
c. 33 Green Turtle Road Interior and exterior remodel, additional 176 square feet of existing two-story residence; new Spanish tile roof, new stucco, doors & windows, and side wall.	<i>Recommends to Approve</i>	
d. 58 Mardi Gras Road Extend height of existing concrete block wall & wood fence to 7 feet maximum above adjacent existing grade to maintain privacy in rear yard from neighbor at 55 Delaport Place and at 56 Mardi Gras Road.	<i>Recommends to Approve</i>	
B. Cays Entrance Ad Hoc Committee – Director Kim Tolles		
1. Approve Final Design for Entrance Rear Wall		<i>ACTION 15</i>
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. Cays Conservancy Strategy		
F. Landscape/Water Advisory Committee – Director Karen Farmer		
G. Kingston Village Dock Coordinator		
1. Appoint Michelle Junet retroactively to April 24, 2020		

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. Bahama Irrigation Controller Upgrades (3)
 - 1. Budget: \$16,000
 - 2. Sole Source Bid from Park West for \$15,662
- B. Port Royale Irrigation Controller Upgrades (6)
 - 1. Budget: \$23,000
 - 2. Sole Source Bid from Park West for \$25,686
- C. Mardi Gras – Landscape Drainage 16-19
 - 1. Budget: \$15,900
 - 2. Bids Received from: CalSouth Builder at \$16,000; **Reliable Plumbing at \$7,290**
- D. CCHOA Audit Services 20-23
 - 1. Budget: \$6,000
 - 2. Sole Source Bid from Newman CPA for \$6,000

IX. PRESIDENT’S REPORT: Mark Crisson**X. TREASURER’S REPORT: Robert Rood**

- A. **Receive** Treasurer’s Report April 2020, Pending Audit or Review **ACTION** 24
- 1. **Receive** Finance Committee Special Meeting Minutes for March 24, 2020 **HANDOUT** **ACTION**
- 2. **Receive** Finance Committee Meeting Minutes for April 21, 2020 **HANDOUT** **ACTION**
- 3. Review Bank Reconciliations
 - a. Wells Fargo Advisors – Reserve Account 25
 - b. Commerce West – Operating Account 26-27
- 4. **Approve** Expenses, Investments and Transfers Over \$10,000 **ACTION** 28-33
- 5. Investment Disclosure 34
- 6. **Approve** Reserve Investment Summary **ACTION** 35
- 7. **Approve** Investment Policy - Corporate Bonds **HANDOUT** **ACTION**

XI. MANAGER’S REPORT: Henry Angelino

- A. City of Coronado Projects:
 - 1. Hwy 75 Wall Repair-Complete
- B. Department Summary Reports
 - 1. Administrative Approvals, Brianna Guido 36
 - 2. Code Enforcement, Renee Stavros 37-38
 - 3. Facilities, Sergio Gonzalez 39-41
 - 4. Landscape, Henry Angelino 42-43
 - 5. Safety, Allied Universal Site Supervisor, Gene Rowell 44-46

XII. UNFINISHED BUSINESS:

- A. CC Wharfage – Revivor Paperwork Submitted, Tax Exempt in Process **STATUS** 47-48
- B. Kingston Village Unfunded Maintenance Requirement Ballot Distributed **STATUS**
- C. **Resolution 20-06** Montego/Jamaica Boardwalk Gate **ACTION** 49-50
- D. City Council decision on 2nd Story additions in the Village Residence Zone **STATUS**
- E. Coronado Cays Park – Director Schibler **HANDOUT** **ACTION**

XIII. NEW BUSINESS:

- A. Annual Meeting-Virtual versus In Person **ACTION**
- B. **Appoint** Inspector of Elections for the Annual Meeting **ACTION**
- C. No Wake Zone
 - 1. **Proposed Resolution 20-07:** Docks and Wharfage **ACTION** 51-52
- D. Delinquent Accounts
 - 1. **Approve** Balance Write-off for Account 4004 **ACTION**
 - 2. **Approve** Balance Write-off for Account 8134 **ACTION**
 - 3. **Approve** Pre-Lien and Lien on Acct. 8065 if it Remains Delinquent after June 15, 2020 **ACTION**

XIV. CORRESPONDENCE: None

XV. ANNOUNCEMENTS:

A. Next Regular Meeting is scheduled for June 25, 2020

B. Kingston Village Unfunded Maintenance Requirement Ballot Count, June 25, 2020

XVI. ADJOURNMENT: