

**CORONADO CAYS HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING**

**February 22, 2024
Grand Caribe Room**

EXECUTIVE AGENDA

11:30 pm LUNCH

12:00 pm EXECUTIVE SESSION **Review / Discuss / Act Upon** **Page**

- I. APPROVE EXECUTIVE MINUTES:**
A. Executive Meeting Minutes for January 25, 2024 *ACTION* 2-4
- II. HEARINGS and LEGAL STATUS:**
A. 1:00 p.m. Acct. 241721 – Section 9.6 Failure to Obtain Approval *ACTION* 5-11
B. 1:00 p.m. Acct. 226922 –Article II Owner’s Responsibility - Maintenance *ACTION* 12-19
C. 1:10 p.m. Acct. 227869 – Section 3.3 Trash Cans *ACTION* 20-28
D. 1:20 p.m. Acct. 227322 – Section 9.6 Failure to Obtain Approval *ACTION* 29-37
- III. CONTRACTS (Legal):** None
- IV. DELINQUENT ACCOUNTS:**
A. Review Delinquency Report, Pre-Liens, and Liens *DISCUSSION* 38
 1. Intent to Lien/Lien: *APPROVALS IN OPEN SESSION*
 a. Account 227374 *DISCUSSION*
 b. Account 227056 *DISCUSSION*
 c. Account 253707 *DISCUSSION*
 d. Account 227136 *DISCUSSION*
 e. Account 254456 *DISCUSSION*
 f. Account 226757 *DISCUSSION*
- V. UNFINISHED BUSINESS (Legal):**
A. Account 246746 – Character of the Village *DISCUSSION* 39-56
B. Account 247224 – Interior Staircase *DISCUSSION*
C. Account 227223 – Dock Maintenance *RECONSIDERATION* 57-60
D. Account 227370 – Windows *DISCUSSION*
E. Account 254017 – Exhaust Duct *DISCUSSION*
- VI. NEW BUSINESS (Legal):**
A. None *DISCUSSION*
- VII. PERSONNEL:**
A. Maintenance Team Personnel *DISCUSSION*
- VIII. CORRESPONDENCE:**
A. None
- IX. ANNOUNCEMENTS:**
A. Open Session Meeting: 2:00 p.m.
- X. ADJOURNMENT**