

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

**January 25, 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 December 7, 2023 ***ACTION***
- II. HEARINGS and LEGAL STATUS:**
A. 1:00 p.m. – Account 227370 – Article II, Section 2 Owner Responsibility – Windows ***ACTION***
B. 1:10 p.m. – Account 227500 – Section 3.3 Trash Cans ***ACTION***
C. 1:15 p.m. – Account 227497 – Section 3.3 Trash Cans ***ACTION***
D. 1:20 p.m. – Account 227544 – Section 3.3 Trash Cans ***ACTION***
E. 1:25 p.m. – Account 238249 – Section 3.3 Trash Cans ***ACTION***
F. 1:30 p.m. – Account 254017 – Section 9.6 Failure to Obtain Approval ***ACTION***
- III. CONTRACTS (Legal):** None
- IV. DELINQUENT ACCOUNTS:**
A. Review Delinquency Report, Pre-Liens, and Liens ***DISCUSSION***
 1. Intent to Lien/Lien: ***APPROVALS IN OPEN SESSION***
 a. Account 227079 ***DISCUSSION***
- V. UNFINISHED BUSINESS (Legal):**
A. Account 246746 – Character of the Village ***DISCUSSION***
B. Account 247224 – Interior Staircase ***DISCUSSION***
- VI. NEW BUSINESS (Legal):**
A. AECC Project: Port Royale Village Egret Model Alteration ***DISCUSSION***
- VII. PERSONNEL:**
A. General Manager Goals - Mid-Year Status ***DISCUSSION***
B. New Maintenance Technician – Tito Loera ***UPDATE***
- VIII. CORRESPONDENCE:**
A. None
- IX. ANNOUNCEMENTS:**
A. Open Session Meeting: 2:00 p.m.
- X. ADJOURNMENT**