

C.C.H.O.A.
505 Grand Caribe Isle
Coronado CA 92118



HOMEOWNERS ASSOCIATION

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BOARD MEETING MINUTES

The Coronado Cays Homeowners Association held a special Board meeting on September 3, 2009, in the Grand Caribe Room to discuss the August 20, 2009, AECC Recommendations.

Board members that participated and constituting a quorum were:

David Herring, President	Jamaica Village
Rudy Dew, Director	Green Turtle Cay
Stuart Landersman, Director	Antigua Village
Kim Tolles, Vice President	Bahama Village
David Love, Director	Trinidad Village
John McLawhorn, Director	Kingston Village
Richard Eddy, Director	Montego Village
Jim Besikof, Director	Blue Anchor Cay
Carla Bacon, Director	Port Royale Village

Absent

Bob Shugert, Treasurer (non-voting)	Blue Anchor Cay
Fred Brown, Secretary	Mardi Gras Village

Staff present:

Larry Peterson, General Manager
Clarence Freeman III, Director of Safety and Code Enforcement
Kathie Kaiwi, Accounting Assistant

I. REGULAR SESSION

President Herring called the meeting to order at 2:00 p.m. and welcomed all members.

II. Pledge of Allegiance

III. Recognition of Guests

President Herring recognized guest Bud Webb, Chairman of the Architectural and Environmental Control Committee. Chairman Webb was invited to discuss the AECC recommendations.

IV. Board Minutes

The proposed minutes of the Board meeting to elect officers, held August 7, 2009, was previously distributed. The reading of the minutes in its entirety was waived.

Director Love moved and Director Eddy seconded the motion to approve the minutes of the regular Board meeting of August 7, 2009. The motion carried unanimously.

V. **AECC Recommendations:** August 20, 2009

D.1. **9 Green Turtle, Carillo** – Total rebuild

AECC recommends approval with the following recommendation; AECC recommends that the Board of Directors request that the City of Coronado declare the property at 9 Green Turtle a public nuisance in its current state and if the owner does not proceed with construction within 90 days, that the owner must restore the property to a vacant lot.

Director Dew moved and Director Eddy seconded the motion to accept the actions of the AECC minutes dated August 20, 2009. The motion carried unanimously.

E.1. **30 Sandpiper Strand, Kirkley** - Build an in-ground pool and spa with a vault for the pool equipment.

AECC recommends denial. Owner may resubmit plans with the following:

- a. Submit new plans showing a maximum of 18” excavation
- b. Must have five foot setback; see Specific Plan 90.02.030 – Swimming Pools
- c. Maximum depth of vault 3’6”
- d. Pool equipment State of the Art Sound

Director Bacon moved and Director Love seconded the motion to accept the actions of the AECC minutes dated August 20, 2009. The motion carried unanimously.

E.2. **17 Buccaneer Way, Dix** – Add an additional garage to the front of the home, minor elevation change in the rear to accommodate the interior remodel, and paint the exterior same as existing.

AECC recommends approval with the following conditions:

- a. Patio not to exceed Specific Plan height of 12 inches, see Specific Plan 90.06.100(B.4.b.)

Director Besikof moved and Director Love seconded the motion to accept the actions of the AECC minutes dated August 20, 2009 with the condition that the homeowner is notified that the Board has no jurisdiction over City Code Regulations such as curb cuts. The motion carried unanimously.

VI. **New Business**

A. Approval of the June 30, 2009, Audit

Director Love moved and Director Bacon seconded the motion to approve the 2008-09 Audit. The motion carried unanimously.

VII. **Oral Communications (3 minute limit)**

Ella Croshier, 25 Blue Anchor Cay Rd. – Discussed her concerns about expansion of properties.

VII. **Announcements**

The next regular Board meeting will be held September 24, 2009, in the Grand Caribe Room.

VIII. Adjournment

The Board adjourned to Executive Session at 2:27p.m.

CERTIFICATION OF BOARD & APPROVAL OF MINUTES:

“This is to certify that the Coronado Cays Homeowners Association is a California Nonprofit Mutual Benefit Corporation; that the Board is duly constituted; has made all decisions based on reasonable investigation, in good faith and with regard for the best interests of the community and its members; has exercised discretion with the scope of its authority under relevant statutes, covenants and restrictions in discharging its obligations; and, hereby approved the authenticity of actions reported in minutes of this meeting.”

C. David Herring, President

Kim Tolles, Vice President
for Fred Brown, Secretary