

## Trinidad Village Newsletter

---

**From** MemberServices@cchoa.org <MemberServices@cchoa.org>

**Date** Thu 4/30/2026 3:55 PM

**To** Mike Gaylord <AssistantManager@cchoa.org>



Coronado Cays HOA

Coronado Cays: 619-423-4353  
Walters Management: 858-495-0900

April / May 2026

This is a long overdue update from me. I have been lazy and relying on the General Manager's updates.

One of the most important roles of the village director is ensuring that the village, and the Cays as a whole, remains properly funded to cover our operating costs and our reserve (maintenance/repair/replace) requirements. The board just approved the budget for the upcoming fiscal year, which starts on 01 July and runs through 30 June 2027. You will be receiving the detailed budget layout in the mail by early June. To keep pace with inflation and stay on top of maintenance, you will see a small increase of 1.38% (less than \$4/month) in your monthly HOA dues.

Landscaping remains a high priority. Our greenbelt is in full bloom, with fragrant plants such as iceberg roses and star jasmine adding color and scent throughout the neighborhood. It is a great season to enjoy the outdoors and connect with neighbors. A special thank you to two wonderful neighbors, Nannette and Christine, for volunteering their time as Village Landscape Coordinators. Their efforts in working with the landscape crew and Cays staff are helping to maintain the beauty of our community, including improvements around the clubhouse.

Tree trimming is currently underway, with both palms and deciduous trees receiving routine care. This follows an interim trimming effort in late December, when medium sized trees outside of our annual contract were addressed. During that time, ornamental pear trees were trimmed and significant weight was removed from cypress and juniper trees to promote health and safety.

With spring growth comes an increase in weeds and, occasionally, pests. Some residents have reported rat activity, particularly along the seawall. Our pest control provider has been notified and is treating this area as a priority. Residents can help by keeping fruit

picked up, ensuring trash cans are securely closed, and avoiding leaving pet food outside.

Pool work is scheduled to begin soon. Spa replastering will start in the middle of May and continue through mid June (subject to change). During this time, the entire pool deck will be secured and unavailable for use. Once the spa has been refilled, the pool will reopen, but the spa will remain closed until the health department issues the required permit. We appreciate your patience during this improvement project. We are trying to complete this work in a timely manner and minimize the impact to residents.

Several sailboat-themed tiles have already been replaced, with additional replacements planned over the next couple of weeks to keep our facilities in top condition.

Sidewalk repairs and replacements have also been completed. The greenbelt between 13 and 17 Port of Spain now features a new sidewalk, and major repairs were made to the stamped concrete in front of 3 Port of Spain.

I have been the Trinidad Village Director for 8 years. My current term ends in August. I am prepared to serve for one more term, but would very much like to find someone willing to take the reins.

Thank you all for your continued care and pride in Trinidad Village.

Tom S.