



PELICAN BAY
ESTATES

HOMEOWNERS
ASSOCIATION INC.

BOARD OF DIRECTORS MEETING

AGENDA

TUESDAY, MARCH 19, 2024 – 6:00 PM

IN-PERSON
COMMUNITY CENTER
3195 Mecartney Road
Alameda, CA 94502

OR

HYBRID/ONLINE: RING CENTRAL
<https://meetings.ringcentral.com/j/3754350613>
Telephone: +1 (623) 404-9000 (US West)
Meeting ID: 375 435 0613

Please identify your name and address at sign-in.

- 1. CALL TO ORDER**
- 2. APPROVAL OF AGENDA**
- 3. COMMUNITY MATTERS**
 - A. Village 4 Report – Bassey Obot**
 - B. CHBIOA Minutes**
- 4. APPROVAL OF MINUTES**
 - A. Regular Meeting**
- 5. HOMEOWNERS OPEN FORUM**
- 6. ARCHITECTURAL MATTERS**
 - A. Architectural Report**
 - B. 54 Justin Circle – Paint House**
- 7. LANDSCAPE MATTERS**
 - A. Landscape Report**
 - B. EBMUD Report/Meter Reading**
 - C. Terra Landscape Report**
 - D. Phormium plant Replacement Proposal**
 - E. Rose Plant Removal in Justin Circle Proposal**
- 8. MAINTENANCE MATTERS**
 - A. Maintenance Report**
 - B. 163 Justin Circle/ Sea View Fence**
 - C. Trash Can Replacement Information**
 - D. Wooden Fence Perimeter Bay Farm Proposals**

9. FINANCIALS MATTERS

- A. Treasurer's Report**
- B. Monthly Financials**
- C. Reserve Study – Draft**
- D. 2024-2025 Budget - Draft**

10. PRESIDENT'S REPORT

- A. President's Update Report**

11. MANAGER'S REPORT

- A. Completed/Pending/Action Items/ Information**

12. NEW BUSINESS

- A. Approval of 2024 Candidates**
- B. Inspector of Election**
- C. Security System – Flock**
- D. Basketball Standards Update**
- E. Gull's Call**

13. OTHER COMMUNICATIONS

- A. Sinkhole Claim Rejection**
- B. Reimbursement**

14. EXECUTIVE SESSION

- A. Violation Report**
- B. Violation Letters**

**15. ADJOURNMENT/NEXT REGULAR MEETING DATE: Tuesday, April 16, 2024 –
Annual Meeting**