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Meeting ID: 264651883108



A G E N D A
Board of Directors Meeting
MONDAY, JANUARY 26, 2026
6:30 P.M.

**THE MEETING WILL BE HELD IN PERSON AT
CHBI COMMUNITY CENTER, 3195 MECARTNEY ROAD, ALAMEDA
AND VIA VIDEO CONFERNENCE**

JOIN IN THROUGH RING CENTRAL MEETINGS

6:30 P.M.	1.	ROLL CALL
6:32 P.M.	2.	CALL TO ORDER/APPROVAL OF AGENDA
6:35 P.M.	3.	COMMUNITY REPORT
	A.	Community Report
6:40 P.M.	4.	HOMEOWNER'S OPEN FORUM/GUESTS
6:50 P.M.	5.	CONSENT CALENDAR
	A.	Committee Reports
6:55 P.M.	6.	APPROVAL OF MINUTES
7:00 P.M.	7.	COMMITTEES
7:05 P.M.	8.	ARCHITECTURAL MATTERS
7:10 P.M.	9.	LANDSCAPE
	A.	Reports
	B.	Landscape Maintenance Contract Renewal
	C.	Palm Tree Pruning – 115 Diapian
	D.	Plant Installation – 115 Asby
	E.	Tree Remove/Replace – 2935 Baywalk
	F.	Plant Installation – 105 Keil
7:15 P.M.	10.	MAINTENANCE MATTERS
7:20 P.M.	11.	FINANCIAL MATTERS
	A.	Financial Statements/Investments
	B.	Insurance Renewal
7:30 P.M.	12.	POOL MATTERS
	A.	Pool Cabana Roof Repair Proposals
7:35 P.M.	13.	PARKING MATTERS
	A.	Parking Permit Requests
	1.	137 Jervis – New
	B.	Towing Company
7:40 P.M.	14.	MANAGER'S REPORT
	<u>A. Pending Items/Information</u>	
	<u>1. To Do List</u>	
	<u>B. New Business</u>	
	<u>1. Reports</u>	
7:45 P.M.	15.	EXECUTIVE SESSION
	A.	Current Violations
	B.	Homeowner Discipline/Hearing
	C.	Legal Matters
	D.	Personnel
	E.	Contracts
	1.	Towing Company
	2.	2026 CHBIOA Management Contract Renewal
8:00 P.M.	16.	ADJOURNMENT

ALL HOMEOWNERS ARE INVITED TO JOIN THE MEETING

FOR REMOTE LOGIN: PLEASE IDENTIFY NAME AND ADDRESS AT SIGN IN. FOR LOGIN ASSISTANCE, CALL 510-865-3363 X355 OR EMAIL CBR@HARBORBAY.ORG

(I) THIS MEETING WILL BE RECORDED AND THEN DELETED FOR THE PURPOSE OF MINUTES ACCURACY.