



Homeowners' Association, Inc.
3195 Mecartney Road
Alameda, California 94502
(510) 865-3363

Join from PC, Mac, Linux, iOS or Android:
<https://v.ringcentral.com/join/952942828815>
Or Telephone: Dial: +1(650) 419-1505
Meeting ID: 952942828815

AGENDA

Brittany Landing Harbor Board of Directors Meeting

The meeting will be held in person at CHBI Community Center

3195 Mecartney Road, Alameda

and via Video Conference on Ring Central

Thursday, January 22, 2026 – 6:30 p.m.

- | | <u>ACTION</u> |
|---|----------------------|
| 1. CALL TO ORDER/APPROVAL OF AGENDA | Verbal |
| 2. COMMUNITY MATTERS | Verbal/Review |
| A. Village 3B Report – Tim Coffey | |
| B. CHBIOA Minutes | Review |
| 3. HOMEOWNERS & GUESTS OPEN FORUM | Verbal |
| 4. COMMITTEES | Verbal |
| 5. BLH WEBSITE | Verbal |
| 6. APPROVAL OF MINUTES | Discuss/Vote |
| A. Regular Meeting Minutes | |
| 1. November 10, 2025 | |
| B. Special Meeting Minutes | Discuss/Vote |
| 1. December 15, 2025 | |
| 7. FINANCIAL MATTERS | |
| A. Treasurer's Report | Verbal |
| B. Monthly Financials | Review/Accept |
| 1. November 2025 | |
| 2. October 2025 | |
| 8. ARCHITECTURAL MATTERS | |
| A. Architectural Report | Review |
| B. Architectural Application Summary | Review |
| 9. MAINTENANCE MATTERS | |
| A. Work Order Summary | Review |
| B. Siding/Painting Project Update | Discuss/Vote |
| 1. Paint Color Schemes | |
| C. Driveway Maintenance | Discuss/Vote |
| 10. LANDSCAPE MATTERS | |
| A. Landscape Report/EBMUD Water Budget Reports | Review |
| B. Work Order Summary | Review |
| C. Stone Pine Tree Pruning | Discuss/Vote |
| D. Tree Removal/Stump Grinding -Victorian Boxes | Discuss/Vote |
| E. Plant Enhancements – 21 Palm Beach | Discuss/Vote |
| F. Shrub Removal – Front Entrance | Discuss/Vote |
| G. Shrub Removal – 160 Purcell | Discuss/Vote |
| H. Mulch Installation – Various Addresses | Discuss/Vote |
| 11. POOL MATTERS | |
| 12. PARKING MATTERS | |
| A. Parking Rules/Enforcement | Discuss |

13. MANAGER'S REPORT

A. Pending Action Items/Information

1. To Do List

Review

B. New Business

14. OTHER COMMUNICATION

15. EXECUTIVE SESSION – Closed Session

A. Violation Report

Adjourn

Discuss/Review

B. Hearings

C. Contracts

Discuss/Vote

1. 2026 CHBIOA Management Contract

D. Legal Matters

16. ADJOURNMENT/NEXT MEETING February 26, 2026

All homeowners are invited to attend the meeting.

For remote login: Please identify name and address at sign in. For login assistance, call 510-865-3363 X355 or email BLH@harborbay.org

This meeting will be recorded and then deleted for the purpose of minutes accuracy.