

Coronado Shores Condominium Association #9

**BOARD OF DIRECTORS**

**MEETING MINUTES**

**September 23, 2002**

A meeting of the Board of Directors of Coronado Shores Condominium Association #9 was called to order by Board President, Ken Sigelman at 9:00am, on Friday, September 23, 2022, in the conference room located at 1820 Avenida del Mundo, Coronado California.

**Directors Present:**

Ken Sigelman, President (by Zoom)

Elizabeth Hammond, Vice President (by Zoom)

Cheryl Mahoney, Secretary (by Zoom)

Robert Bishop, Treasurer (by Zoom)

David McNelis, Member at Large (by Zoom)

**Others Present:**

Rafael Estrada, Association General Manager (by Zoom)

25 Homeowners (by Zoom and Telephone)

**Consent Agenda:**

Upon motion duly made, seconded, and carried, by the Board of Director's, the Board of Directors approved the following Consent Agenda.

General Board Meeting Minutes August 26, 2022

Executive Board Meeting Minutes, August 26, 2022

Financial Report, August 31, 2022

**Treasurer's Report** - Robert Bishop

The Finance Committee met in September 2022, to review the financials from August, 2022.

August Balance Sheet

Reserve Cash                \$1,845,128

Total Revenue            \$158,372

Total Expenses           \$157,357

Excess                        \$1,015

**Delinquencies:** - Rafael Estrada

Rafael said that there is one account that is past due. He is collaborating with the resident and Consortium to bring this account current.

## **El Mirador Building Committee Reports:**

### **Renovation Committee** – Susan Handel – Presented by Ken Sigelman

Ken mentioned that Rafael Estrada has been working with the City of Coronado to obtain a copy of El Mirador's building blueprints, which we now have a copy of. Ken noted that the Renovation Committee is still accepting names of designers and construction companies.

### **Elevator Committee** – Robert Bishop

Robert Bishop said that he had been in contact with Victor Quintero, Schindler Project Manager, and that Schindler was calling for a State Inspection for the 29<sup>th</sup> of September.

### **Landscape Committee** - Patricia Boer

The Landscape Committee met on September 14, and conducted a South Campus walk about. They discussed the El Camino perimeter boardwalk wall remediation project as well as the possibility of enhancing the entrance at the El Mirador Shack Island.

## **L&R Committee Reports**

### **L & R Committee** – Ken Sigelman

Mark Merson has been permanently hired, by the L&R Board of Directors as the General Manager for Coronado Shores L&R. The 2023 financial budget has been approved by the Board of Directors, with an expected increase to homeowner's association fees. An Insurance Charter Committee has been established to solicit quotes from several insurance companies prior to finalizing the 2023 L&R insurance package. The L&R Board of Directors will make final approval.

### **Beach Club Advisory Group** – Therese Abboud presented by Rafael Estrada

It was reported that the Beach Club continues to have favorable financials. 9/24/22 will be a Super Saturday event at \$12.00 @ plate. 10/28/22 the Beach Club will celebrate Halloween. The Beach Club Committee are reviewing the private party rules. The next meeting will be October 18, 2022.

## **Other Business:**

### **Maintenance Report** – Rafael Estrada

The Coronado Fire Department conducted a building wide inspection on August 1, 2022. All violations have been remedied except for replacing the trash chute door. Symons Fire Protection ordered the materials on 8/15/2022. The trash chute will be replaced as soon as the materials arrive.

### **Homeowner's Communication**

Dish cable will be discontinued in our building on 11/17/2022. Homeowners may continue with Dish Network on an individual basis. El Mirador's exterior window washing will be scheduled for early October 2022.

**Next Board Meeting**

**October 21, 2022**

**Adjournment: There being no further business to come before the Board; the meeting was adjourned by a motion passed unanimously at 9:30am**

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**Cheryl Mahoney, Secretary**

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**Date**