



HARBOR POINTE

**BOARD OF DIRECTORS MEETING  
AGENDA  
TUESDAY, FEBRUARY 4, 2025 – 6:30 PM**

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

**OR**

**HYBRID/ONLINE: RING CENTRAL**  
**<https://v.ringcentral.com/join/395468128>**

Telephone: +1 (650) 419-1505 (US West)

Meeting ID: 395 468 128

*Please identify your name and address at sign-in.*

- 1. CALL TO ORDER**
- 2. APPROVAL OF AGENDA**
- 3. CHBI VILLAGE 3B REPORT**
  - A. CHBIOA Minutes
- 4. HOMEOWNERS/GUEST OPEN FORUM**
- 5. LANDSCAPE MATTERS**
  - A. Landscape Report
  - B. Terra Monthly Landscape Reports
  - C. EBMUD Water Reports
  - D. Terra Landscape Proposals
    - 608 Harbor Road – Backfill (3) Leather Leaf Fern
    - 806 Harbor Road – Backfill (3) Geranium
    - 2756 Sea View Parkway – Backfill (1) Abelia Grandiflora
    - 2760 Sea View Parkway – Backfill (2) Acer Palmatum (2) Rhapsiolepis
    - 2756 Sea View Parkway – Update Irrigation
    - Irrigation System Check – Controller A
    - Irrigation System Check – Controller B
  - E. Terra 2025 Maintenance Contract
  - F. Herbicide Usage Discussion
- 6. MAINTENANCE MATTERS**
  - A. Maintenance Report
  - B. PSL Technical Committee Update
  - C. PSL Finance Committee Update
  - D. Mailbox Kiosks
- 7. APPROVAL OF MINUTES**
  - A. Regular Meeting Minutes
  - B. Special Meeting Minutes
- 8. ARCHITECTURAL MATTERS**
  - A. Architectural Report
- 9. FINANCIAL MATTERS**
  - A. Monthly Financials
  - B. Financial Review Draft
- 10. PARKING MATTERS**

A. Parking Tags

**11. NEW BUSINESS**

- A. 2025 CHBIOA Management Service Contract
- B. Security & Safety Procedures – Natural Disaster Plan

**12. OLD BUSINESS**

**13. MANAGER'S REPORT**

- A. Managers Update

**14. OTHER COMMUNICATIONS**

**15. EXECUTIVE SESSION**

- A. PSL Payment Plans
- B. Violation Report
- C. Homeowner Violations

**16. ADJOURN/NEXT MEETING DATES: Annual Meeting March 6, 2025; Regular Meeting May 1, 2025**