



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

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Telephone: +1(650) 419-1505 (US West)
Meeting ID: 407790805124

**SANDPIPER COVE
AGENDA**

**Board of Directors Meeting
In-Person at CHBIOA Community Center, 3195 Mecartney Road
Remotely via Ring Central Meetings
WEDNESDAY, MARCH 11, 2026 - 6:00 PM**

	<u>ACTION</u>	<u>PAGE</u>
1. CALL TO ORDER/APPROVAL OF AGENDA	Verbal	1
2. COMMUNITY MATTERS	Verbal/Review	None
A. Village 3A Report – Bill Pai		
B. CHBIOA Minutes	Review	2-5
1. December 10, 2025		
3. HOMEOWNERS & GUESTS OPEN FORUM	Verbal	None
4. CC&Rs RESTATEMENT		
A. Amended & Restated CC&Rs	Discuss/Vote	6-40
B. Fine Policy – Suggested Revision	Discuss/Vote	41-42
5. APPROVAL OF MINUTES	Discuss/Vote	43-45
A. Regular Meeting Minutes		
1. January 21, 2026		
6. FINANCIAL MATTERS		
A. Monthly Financials	Review/Accept	46-96
1. January 2026		
2. December 2025		
7. ARCHITECTURAL MATTERS		
A. Architectural Application Summary	Review	97-99
8. MAINTENANCE MATTERS		
A. Work Order Summary Since January 1, 2026	Review	None
9. LANDSCAPE MATTERS		
A. Landscape Report/EBMUD Water Budget Reports	Review	100
B. Work Order Summary Since January 1, 2026	Review	101-102
10. MANAGER'S REPORT		
A. Pending Action Items/Information	Review	103-104
1. To Do List		
B. New Business	Discuss/Vote	None
11. OTHER COMMUNICATION		
A. FLOCK Summary Report	Discuss/Review	105-108
12. EXECUTIVE SESSION – Closed Session	Adjourn	
A. Violation Report	Discuss/Review	110-143
B. Hearings		None
13. ADJOURNMENT/NEXT MEETING – May 13, 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 SPC@harborbay.org

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