



**ANNUAL MEMBERSHIP MEETING
AGENDA
MONDAY, MAY 11, 2026 – 2:00 PM**

**TIME AND PLACE: Monday, May 11, 2025
12:30 p.m. – Ballot Count
2:00 p.m. – Meeting**

**Join us at the Community of Harbor Bay Isle
3195 Mecartney Road Alameda, CA 94502**

**Or Via RingCentral video conference
<https://v.ringcentral.com/join/ssogian>
Telephone: +1 (650) 4191505
Meeting ID: 395 468 128**

- 1. PROGRAM BEGINS**
 - A. Election Results - Board Introduction**

- 2. COMMUNITY REPORTS**
 - A. Director of Security – Javier Silva**
 - B. Village 5 Representative – Gary Lym**
 - C. CLASS Report – Jon Hamilton**

- 3. PRESIDENT’S REPORT**
 - A. Board President- Gary Lym**

- 4. OPEN COMMUNICATION**

- 5. NEXT MEETING DATE AND ADJOURNMENT**

REGULAR MEETING JULY 13, 2026

NEXT ANNUAL MEETING MAY 10, 2027

The Board shall hold a brief organizational meeting following the adjournment of the Annual meeting.

Rules governing this election may be found here at:
<https://harborbay.org/wp-content/uploads/2026/02/COL-Election-Rules-SB323.pdf>



**BOARD OF DIRECTORS MEETING
AGENDA
MONDAY, MARCH 11, 2026 – 2:00 PM**

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

OR

HYBRID/ONLINE: RING CENTRAL
<https://v.ringcentral.com/join/ssogian>
Telephone: +1 (650)-419-1505
Meeting ID: 395 468 128

Please identify your name and address at sign-in.

- | | <u>ACTION</u> |
|---|-------------------------|
| 1. Call to Order | Verbal |
| 2. Approval of Agenda | Vote |
| 3. Board Organization | Vote |
| A. Board of Directors Positions | |
| 4. Approval of Minutes | Discuss/Vote |
| A. Regular Meeting Minutes | |
| • March 8, 2026 | |
| 5. Homeowners Open Forum | Verbal (3 mins per H/o) |
| 6. Landscaping Matters | |
| A. Terra Landscape Reports | Verbal |
| • Monthly Activity Report | Discuss/Review |
| B. Proposals | Discuss/Vote |
| • 355-363 Anderson Park Enhancement (Terra; 5221) | |
| • Swift Cul-de-sac Renovation (Terra; 5225) | |
| • 343 Sweet Curb Strip Plant Installation (Terra; 5688) | |
| • Tree Services – Corrective Pruning (Tree Sculpture; 4599) | |
| C. Landscape Report | Discuss/Review |
| • Landscape Chair Overview | |
| • Summary – Work Activity | |
| D. EBMUD Email & Water Budget Reports | Discuss/Review |
| 7. CHBIOA Village 5 Report | |
| A. CHBIOA Minutes | Discuss/Review |
| 8. Financial Information | |
| A. Monthly Financials | Discuss/Accept |
| • April 2026 | |
| • March 2026 | |
| • February 2026 | |
| B. 2026-2027 Reserve Study - Draft | Discuss/Vote |
| C. 2026-2027 Budget - Draft | Discuss/Vote |
| D. Financial Review – Engagement Letter | |
| 9. Adjournment/Next Meeting Date – July 13, 2026 – Regular Meeting | |