



# Trinidad Island

## Homeowners Association November-December 2020

### **Board of Directors-2020**

Kevin Cloud, President

Open, Vice President

Igor Lichtmaher, Secretary

Ira Schey, Treasurer

Allen Korneff, Director

### **The next Board of Directors Meeting**

**Thursday, November 19, 2020**

Location: TBD

5:30 p.m. Business Meeting  
& 6:15 p.m. Homeowner Forum  
6:30 p.m. Exec. Session (closed)

Meeting Agendas are posted at the community bulletin board near the restrooms at the Park.

#### **Community Manager:**

Elizabeth Reed

ereed@keystonepacific.com

949.430.5849

#### **Common Area Issues**

#### **Boat Registration/Insurance**

Jacquelyn Barlow

jbarlow@keystonepacific.com

949.900.1107

#### **Architectural Applications**

Architectural@keystonepacific.com

#### **Website and Login**

www.tiho.org

#### **California Coastal Patrol:**

Onsite phone 714.340.6630

#### **OC Animal Control**

[www.ocgov.com/services/animal/control](http://www.ocgov.com/services/animal/control)



### **COMMUNITY UPDATES**

#### **NEW GANGWAYS INSTALLED**

Great news! Gangways are almost finished being installed. The vendor will be making final adjustments to the gangways in the next weeks.

#### **MARINA WALKWAY CRACK**

Final reports from the engineering studies along with multiple options for repair have been submitted to the Board. A subcommittee has been tasked with utilizing the data and soft numbers to open communications with the City of Huntington Beach to help formulate options for repair/replacement.

#### **TURF UNDER RENOVATION**

The turf in Conrad park will be undergoing renovation during the late fall/early winter. Yellow thatch has built up in the turf as well as a species of grass, which goes dormant during the winter. The turf will be scalped and re-seeded. This process will take up to 3 weeks. Please steer dogs away from newly planted grass areas.

#### **ASSOCIATION AUTHORITY**

Trinidad Island HOA is situated on a unique and beautiful island, however, while the TIHOA has maintenance easements over Conrad Park and the Marina walkway, there are many areas that are governed by the City of Huntington Beach inclusive of all the streets, Beach Park, Prince Park and French Park. The Harbor is overseen by Harbor Patrol. The Association's CC&Rs and Rules are in place to maintain common areas such as the docks and the Monument sign as well as ensure that homes and landscaping are maintained to the standards all homeowners/slip owners have agreed for the overall enhancement of the community.

While more residents have been staying at home, some issues have been raised to the Board in which the authority resides with the city or state, such as speeding, parking violations, and code enforcement issues with construction or youths jumping off the bridge. While the Association hopes to partner with the city to actively find solutions for some of these, please note that these issues should be raised to the appropriate authority for a proper resolution.

## Marina Rental Slips

- Did you know that if you have a boat slip in the community, that you may NOT rent this slip out to any person that is not currently a resident in Trinidad Island?
- Regular audits of the boats docked, insurance and current registration take place to ensure this conformity. If you add a boat to the slip, please send your completed vessel registration form and insurance information to Jacquelyn at [jbarlow@keystonepacific.com](mailto:jbarlow@keystonepacific.com).
- Please do not use any item other than the key to open the dock gates as this damages the locking mechanism.



## COMMUNITY REMINDERS:

### New Association Website

Trinidad Island HOA has a standalone website at [www.tiho.org](http://www.tiho.org). You will need to login to review homeowner specific information. If you have not set up your account at [www.kppmconnection.com](http://www.kppmconnection.com) with your 10 digit account number, please do so. You may also update "My Profile" with primary emails to receive eblasts. Your 10 digit account ID can be found on your July 1, 2020 billing statement or by contacting Management.

### Neighborhoodly Courtesies

While many are now living, working and schooling from home, we ask that neighborhoodly courtesies be observed to minimize neighbor to neighbor issues.

### Construction:

- ◆ Alert your neighbors of the duration of construction periods.
- ◆ If your property is under construction, please limit the times, for noisy work-particularly on weekends.
- ◆ Have crews clean up the work area at end of each day.
- ◆ Put up dust/sound screens if necessary.
- ◆ Do not block neighbors' ingress or egress with large equipment.
- ◆ Commercial vehicles, RVs, boat/trailers are not allowed to be stored on driveways and property.

### Dinghy Dock and Repairs

**Any alterations to the docks must be approved by the Dock Committee.** This includes adding corner wheels, adding racks to a dinghy dock, or other alterations as the docks are maintained by the Association.

To build a dinghy dock, you must submit a short form application! Recent dock additions or improvements may not be permitted. Request an application from Jacquelyn at [jbarlow@keystonepacific.com](mailto:jbarlow@keystonepacific.com).

Please review your dinghy dock for necessary repairs and remove any additional clutter. You may not store items on the dock or fingers. Items must be contained on the vessel or an approved dinghy dock in good repair.

**DAYLIGHT SAVINGS ENDS:** Time to move clocks back or "Fall back" on Sunday, **November 1st!**



Keystone will be closed on November 11th for the Veterans holiday, November 26-27th in observance of the Thanksgiving holiday, and on December 24th and 25th, 2020 in observance of the Christmas holiday and on December 31st and January 1st for the New Years holiday.

Emergency After hours Service is available by contacting our After Hours Service at 949-833-2600. For life threatening emergencies, call 911. Thank you!