

Paradise Cay
Homeowners Association Meeting Notes
March 6, 2022, 4:00 pm - 5:00 pm

Invited: Paradise Cay residents & Board - 35 attendees

Desired Outcomes

- 1) Review 2021 Achievements
 - 2) Review 2022 Plans
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1. Meeting Start 4:07 pm
2. Called Meeting to Order
3. Used this [Deck](#) to review plan
4. Reviewed 2021 Achievements
 - a. Beautification - Carol Cunliffe- Reviewed work on median and palm trees
 - b. Events & Food Trucks- Reviewed 2021 Saba party and Food trucks
 - c. Holiday Contest - Reviewed winners of Holiday contest
 - d. Dredging Review- Dredging of South Cay and North Cay completed in 2020-2021 but silting continues and HO 29 may need to dredge sooner than expected (2025).
 - e. Financial Update - Susan Hoehler - PCHOA has 30 k due to low social expenses in 2020-2021.
5. Reviewed 2022 Plans
 - a. Homeowners Survey Results- Kathryn Dekas reviewed results of survey and plans to address major survey issues.
 - b. History & Geography of the Cay - Dave Anderson
 - c. Key Programs & Initiatives - Tom Struttmann
 - i. Marina Park- Jason Day to organize a team to develop vision for park and work with KMC to ensure vision could be executed. Funding support from the community needs to be developed to support the execution and maintenance of the vision.
 - ii. Community Rules Enforcement- Focus
 1. Cut back hedges to allow unimpeded access on sidewalks
 2. Reduce speed while driving in Cay

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3. Owners to fix sidewalks with cracks or age
 4. Cars to be kept in driveway or garage vs street
 - iii. Emergency Preparedness - Jamie Sherman reviewed emergency prep measures that should be taken by our residents
 - iv. Architectural Review (ARC) - Aaron Wangenheim reviewed the importance of ARC to community and relationship with the County permitting process. County process is the gating process for the expansion of homes in Paradise Cay but ARC supports work on deconfliction of neighbor concerns.
6. Reminder: The [2022 draft calendar is here.](#)
 7. Meeting ends 5:10 pm