



▶ GENERATOR UPDATE: THEY'RE RUNNING !! ... 1



▶ THE BOARD NEEDS YOU! CONSIDER JOINING THE CB BOD 1



▶ HELPLINE, PAVING, AND THE NEW TREASURER 2

○ Sept | ○ 2009 | ○ View

Coakley View

ADDRESSING THE NEEDS OF THE COAKLEY BAY COMMUNITY: OWNERS, RENTERS AND GUESTS

The new generators are in and working — next will be the new Signage which will provide both a new, updated look—and directions for visitors

Backup Power 100% Working: Signs Next

It is here and it works!! It is 100% power (enough to run all of the power demands of all 100 units.) It will operate for 2 full weeks without additional fueling!

There are no special plugs in the units. You use it just like the usual service. For everything!

The system was carefully calibrated and serviced by the Onan Generator dealer, and then the system was put into operation. The dealer will return once every month for routine service and checkups.

Next will be the all new signage. Thanks to the tireless efforts of Patrice Kelly and

the Board's *Building and Structures Appearance Committee* the entrance and other signs are already here — and will be installed in October, to be ready for the new season. They look GREAT!

That same committee has submitted exciting new suggestions for the 2010 budget year.

Once again.....Like the new 24/7/365 helpline coverage, these are **just a few of the many** changes for Coakley Bay. Despite holding the budget line in 2010, we will continue to improve CB's appearance and backup systems for you !!!



BOD

The Board of Directors meets the first Monday of each month — and welcomes the attendance and participation of everyone. Even if you cannot attend, or participate by joining the Board, there are several VERY active committees which would welcome your participation. Please consider working as part of the Board or as a member of one of the committees: Audit, Power & Infrastructure, Emergency & Safety, Public Relations, Insurance, Building & Structures Appearance (includes Restaurant & Pool), and Grounds & Roads.



WORKING Generator at the West End of H-Building !!!!

Welcome (again) to the new Treasurer

The budget process is about to begin for presentation to the Owners at the January 2010 Owners' Meeting.

The Board welcomes Mary Robb to the position of Treasurer. Her prior experience in the position provides the Board with additional assistance while preparing. As always, we appreciate the willingness of CB Owners to volunteer to make the Board's efforts better !!

How does the 24/7/365 CB HelpLine Work—and How is it Working?

In operation since July, What have we Learned

It has surprised many people to call the new *Emergency Help Line* here at CB, and get the Board President or Vice-President responding to a midnight issue!

The idea behind the line is that no non-911 CB *emergency* should go unanswered.

Therefore, after normal office hours, all incoming calls to the office number go to our alarm company answering service. They take the message and then call down the "list". The first person contacted is the General Manager, Tom Anderson. If he is unavailable or cannot be contacted, the next person to be called is the Board Presi-

This has been a great success.....Also, noise or other "after hour" rules violations are included. If you have a problem: Call (340) 773-9600

dent or Vice-President—then Robert Beck of the Emergency & Safety Committee. The reasons for this are twofold: First, you should get someone who can actually get something done.

Second, the Board should learn more about the types of problems Owners have, and where weaknesses exist.

And have we learned important lessons already.

From true emergencies (a broken water line) to the less than critical (owner forgot to turn on the water valve in their unit and thought the water was off) it has been enlightening.

We obviously ask that you not use this for things that can be handled the next day—but it is a significant CB resource!!!

THINGS TO KNOW: Road Maintenance



There have been ongoing efforts to patch portions of the interior drives — to avoid the need for a full, very expensive re-paving. As those of you who have been here for a long time, nature is relentless in the USVI. Some recent patches need to be re-done, and we are constantly looking into and trying new solutions to the problem areas. We appreciate your patience as we work on this matter!