

MINUTES

ANNUAL MEETING of the WEST LOCH FAIRWAYS HOMEOWNERS ASSOCIATION

DATE: TUESDAY, February 15, 2011

PLACE: Ewa Elementary School

ROLL CALL: MR. BOB HOCHSTEIN, THE CHAIR AND CURRENTLY SERVING AS BOARD PRESIDENT, announced that he had been advised that a quorum was present and called the meeting to order at 7:03 p.m.

PROOF OF NOTICE OF MEETING:

The Chair noted for the record that the Certificate of Mailing dated January 14, 2011, signed by the Managing Agent, as proof of notice of meeting, will be filed with the meeting records.

INTRODUCTIONS:

The Chair, introduced the Directors present at this meeting namely: Directors Thomas Hiltner, John Rogers, Michael Nii, Richard Ashley, Rick Hanson, Tom Koontz and Craig Wortham. The Chair also introduced Mr. Richard Ekimoto, Association Attorney with the law firm Ekimoto and Morris. Representing Hawaii First Inc. were Lynn Uyenco, Vice President and Property Manager, Admin Supervisor Lana Hernaez and Administrative Assistant Ashley Barefoot. Mr. Carl Young, Site Development Consultant for Mobi PCS was invited to make a presentation on the proposed cellular phone tower and equipment.

CONDUCT OF MEETING:

The Chair announced that in accordance with the Hawaii Revised Statutes Chapter 421J-6, this meeting would be conducted according to the most current edition of Robert's Rules of Order, Newly Revised.

MINUTES:

There being no corrections, the minutes of the last Annual Meeting held on February 16, 2010 were approved as written.

REPORT OF OFFICERS:

1. President's Report: PRESIDENT HOCHSTEIN READ HIS REPORT WHICH FOCUSED ON THE FOLLOWING TOPICS: MONTHLY DUES, COMMUNICATIONS, LANDSCAPING, WEST LOCH FAIRWAYS PROPERTY LINE, RECYCLING BINS, TOT LOT, ILLEGAL PARKING AND A STATUS REPORT ON THE SITE MANAGER

2. SECURITY COMMITTEE CHAIR AND NEIGHBORHOOD WATCH COORDINATOR – CHAIR
MICHAEL NII REPORTED ON NEIGHBORHOOD WATCH AND INVITED THE OWNERS TO JOIN THE GROUP OF VOLUNTEERS.

Audit Report: THE OWNERS IN ATTENDANCE RECEIVED A COPY OF THE 2010 AUDIT REPORT.

ELECTION OF DIRECTORS:

The Chair announced that according to the By-laws, the Board of Directors shall be composed of nine (9) persons. There were three (3) vacancies on the Board that had to be filled. The three elected Directors shall serve for three years.

The floor was opened to nominations. Owners nominated were:

| OWNER | LOT # |
|------------------|-------|
| Robert Hochstein | 661 |
| Thomas Hiltner | 578 |
| John Rogers | 628 |

ANNOUNCEMENT OF ELECTION RESULTS:

The Chair announced the newly elected Directors. Mr. Robert Hochstein, Mr. Thomas Hiltner and Mr. John Rogers will serve for three years.

CONFIRMATION OF QUORUM:

The Chair was provided with the final tally of the ownership represented at this meeting. The final tally was as follows: Total percentage present was 56% consisting of 8% in person and 48% by proxy.

New Business

Resolution on Rollover of Funds: The following resolution was adopted:

“Resolved by the owners of the Association of Apartment Owners of WEST LOCH FAIRWAYS, that the amount by which each member’s assessment in 2011 exceeds the total payments of the Association for maintenance, repairs and other expenses and capital expenditures of the Association as the Board of Directors has appropriately paid or determined payable, shall be applied to 2012 regular member assessments.”

Proposed Cellular Phone Tower and Equipment: Mr. Carl Young gave a presentation on the proposed sites and equipment drawings for the cellular phone tower and equipment of Mobi PCS.

OWNER'S FORUM:


The Chair announced that he would recognize individuals for a maximum of two (2) minutes for each speech and would give preference to those individuals who have not had a chance to speak. Owners asked questions regarding various association matters.

Announcement: The Chair announced that a brief organizational meeting for all Directors would immediately follow this meeting.

Adjournment:

The Chair thanked the members for attending. There being no further business, the meeting was adjourned at 8:45 p. m.

Submitted by:

HAWAII FIRST INC.
Managing Agent for West Loch Fairways

Lynn Uyenco, CPM®, CMCA®
Vice President, Hawaii First Inc. &
Property Manager for West Loch Fairways