

WEST LOCH FAIRWAYS
MINUTES OF THE REGULAR BOARD OF DIRECTORS' MEETING
Tuesday, September 16, 2014
Asing Park, Ewa Beach

PRESENT: President Bob Hochstein, Vice President Tom Hiltner, Treasurer Beverly FeBenito, Directors Rich Ashley, Dominic Sparacio and Yvonne Dembinski

EXCUSED: Secretary John Rogers and Directors Mike Nii and Craig Wortham

BY-INVITATION: Community Association Manager (CAM) Lynn Uyenco with Hawaii First Inc. and Site/Covenant Manager Robert Allocco

CALL TO ORDER: Having determined the presence of a quorum, President Hochstein called the meeting to order at 6:08 p.m.

ORDER OF BUSINESS

HOMEOWNERS' CONCERNS: Phillip Yoneshige (Lot 704) was at the meeting to observe.

APPROVAL OF MINUTES – President Hochstein moved and Director Sparacio seconded the motion to approve the August 19, 2014 Regular Board of Directors' Meeting minutes as written. Motion carried with unanimous consent.

FINANCIAL REPORT: Treasurer FeBenito moved and Director Dembinski seconded the motion to file the August 2014 financial statement subject to audit. Motion carried with unanimous approval.

Motion: Treasurer FeBenito moved and President Hochstein seconded the motion to rollover or reinvest the following CDs upon maturity at the highest available interest rate: 1) \$77,093.01 for 12 months 2) \$50,200.37 for six months Motion passed with unanimous approval.

SITE/COVENANT MANAGER'S REPORT – Site/Covenant Manager Robert Allocco provided a written site management report and violations log to all Board members and Community Association Manager. He reported on the following items: Meeting with owners, sprinklers, sidewalks and moss rock wall repairs, irrigation issues, bench painting, property inspection and enforcement status.

COMMITTEE REPORT

- A. Design Committee – No report
- B. Website – No report
- C. Landscape - RJP Landscape submitted a report on landscaping, irrigation and water feature.
- D. Social Committee – Chair Yvonne Dembinski gave a short verbal report.
- E. Ad hoc Committee for Revisions to the DCC&Rs & Design Standards – No report
- F. Ad hoc Committee for Alleyway Repairs – No report

UNFINISHED BUSINESS

- A. Guard Shack – Waiting for the City to sign the Use and Occupancy Agreement
- B. Bike Path – Irrigation issue is being discussed with the City.
- C. Galvanized Electric Boxes – Attorney to follow up with manufacturer and installer
- D. Lamp Pole Painting Proposals – Site Manager to oversee solicitation of proposals and present the proposals to the Board at the next meeting
- E. Status of Alleyway Assessment Report – Deferred
- F. Status of Irrigation Repairs for \$781.39 – Completed
- G. Status of Sidewalk and Moss Rock Wall Repairs for \$16,400 by Nisa Contractor - Completed
- H. Status of the following: (1) \$3,036.65 Removal of two Tiger Claw trees and replacement – Trees removed; Silver Trumpet tree replacement in progress (2) \$403.14 Eucalyptus tree removal - Completed (3) \$388.45 Irrigation repairs – Completed (4) \$4,732.98 Irrigation repairs – In progress

EXECUTIVE SESSION: The Board of Directors adjourned to Executive Session at 7:14 p.m. to discuss legal issues. The Board took appropriate action. The Regular Board of Directors' Meeting reconvened at 8:18 p.m.

NEXT MEETING - The next Regular Board of Directors Meeting is scheduled for Tuesday, October 21, 2014 at 6:00 p.m. at Asing Park.

ADJOURNMENT - There being no further business to discuss, President Hochstein adjourned the meeting at 8:20 p.m.

Submitted by:
Lynn Uyenco, CPM®, CMCA®
Senior Vice President
Hawaii First Inc.