

**WEST LOCH FAIRWAYS
MINUTES OF THE REGULAR BOARD OF DIRECTORS' MEETING
Tuesday, January 19, 2016
Asing Park, Ewa Beach**

PRESENT: President Bob Hochstein, Vice President Tom Hiltner, Secretary John Rogers, Directors Dominic Sparacio and Craig Wortham

EXCUSED: Treasurer Beverly FeBenito, Directors Mike Nii and Rich Ashley

BY-INVITATION: Community Association Manager (CAM) Lynn Uyenco with Associa Hawaii; Site/Covenant Manager Robert Allocco

OWNERS' FORUM: Mr. Leslie Robinson (Lot 423) had a question regarding alleyway repair.

CALL TO ORDER: Having determined the presence of a quorum, President Hochstein called the meeting to order at 6:05 p.m.

ORDER OF BUSINESS

APPROVAL OF MINUTES – President Hochstein moved and Vice President Hiltner seconded the motion to approve the December 15, 2015 Regular Board of Directors' Meeting minutes as written. Motion carried with unanimous consent.

FINANCIAL REPORT – President Hochstein moved and Vice President Hiltner seconded the motion to defer filing the December 2015 financial statement until the Treasurer becomes available. Motion passed with unanimous approval.

SITE/COVENANT MANAGER'S REPORT – The Site Manager submitted written reports to the Board and provided a copy to the Managing Agent.

Motion: President Hochstein moved and Secretary Rogers seconded the motion to remove the Bike Path signs and poles that belong to the Association for \$320.00. Motion carried with unanimous approval.

Motion: President Hochstein moved and Vice President Hiltner seconded the motion to approve Nisa Contractor's proposal to fix WLF defective sidewalk sections not to exceed \$20,000 in consultation with RJP Landscape's arborist. Motion carried with unanimous consent.

COMMITTEE REPORT

- A. Design Committee – Committee meeting to be scheduled
- B. Website – Chair John Rogers provided a short verbal report.
- C. Social Committee – No report
- D. Landscape - Chair John Rogers provided a short oral report. RJP Landscape submitted a written report to the Board and a copy to the managing agent.

Motion: Secretary Rogers moved and Vice President Hiltner seconded the motion to request the presence of RJP Landscaping at the next Board meeting. Motion passed with unanimous consent.

- E Ad hoc Committee for Revisions to the DCC&Rs & Design Standards – No report; Design Committee Chair Tom Hiltner will contact the architect regarding modification.

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F. Ad hoc Committee for Alleyway Repairs – No report

G. Ad hoc Committee for the Bike Path – Committee work completed; special committee to be dropped from the agenda

UNFINISHED BUSINESS

A. Galvanized Electric Boxes – CAM to follow up with the attorney

B. Status of Scooter – President Hochstein to discuss this item with the Site Manager

C. Cell Phone of Site Manager – Vice President Hiltner moved and President Hochstein seconded the motion to approve the proposal of Hawaiian Telcom, option 2, for a three-year plan and to reimburse the Site Manager \$130.49 (\$70.49 internet data plus \$60 for cell phone = \$130.49) per month at an annual cost of \$1,565.88. Motion passed with unanimous approval.

D. Status of Tree Limb Trimming (Approx. \$6,000) – Ongoing

E. Association Website Cost – Deferred per Secretary Rogers

E. Removal of Two Cane Haul Road Eucalyptus Trees – Completed

F. Outdoor Sign – Completed

NEW BUSINESS

A. Office Printer – President Hochstein moved and Director Wortham seconded the motion to spend up to \$600 for a colored laser printer for the office. Motion passed with unanimous approval.

B. RJP Landscape's Proposal for \$1,005.25 – Secretary Rogers moved and Director Wortham seconded the motion to approve the proposal of RJP Landscape to remove the tree with tag #59 due to termite infestation and to replace it with a 25 gallon Silver Trumpet tree for \$1,005.25. Motion carried with unanimous consent.

EXECUTIVE SESSION: The Board of Directors adjourned to Executive Session at 8:05 p.m. to discuss legal issues. The Board took appropriate action. The Regular Board of Directors' Meeting reconvened at 7:40 p.m.

NEXT MEETING - The next Regular Board of Directors Meeting is scheduled for Tuesday, March 15, 2016 at 6:00 p.m. at Asing Park.

ADJOURNMENT - There being no further business to discuss, President Hochstein adjourned the meeting at 8:10 p.m.

Submitted by:
Lynn Uyenco, CPM®, CMCA®
Director, Management Services
Associa Hawaii