

WEST LOCH FAIRWAYS
MINUTES OF THE REGULAR BOARD OF DIRECTORS' MEETING
Monday, January 28, 2018
Associa Hawaii – Campbell Square

PRESENT: President Bob Hochstein, Director Paul Olitsky, Mike Nii, Dominic Sparacio, and Secretary John Rogers

EXCUSED: VP Rich Ashley, Treasurer Beverly FeBenito, Director Troy Fournier and Site Manager, Mailani Barnett

BY-INVITATION: Darnell Barksdale, Community Manager and Mailani Barnett, Site/Covenant Manager and Board President Charles King, West Loch Fairways Townhomes

Call to Order: 6:12pm

- (6:00 p.m.) 1. **Owners' Forum**
- **Develop community wide yard sell**
 - **John Rogers was appointed to Ewa Neighbor hood board and is up for re-election**
- (6:15 p.m.) 2. **Approval of Minutes:** November 20, 2018 Regular Board Meeting
- President moved to approve the November 20, 2018 minutes as corrected. It was seconded by Director Olitsky and it was carried unanimously by the BOD.
- (6:20 p.m.) 3. **Financial Report:**
- Acceptance of the November thru December of 2018 Financials - Deferred
- (6:30 p.m.) 4. **Site Manager's Report:** Mailani Barnett
- 91-2023 – Trees Encroaching and empty pool – may have to contact Department of Health.
 - Alley way 21 – Discussed a letter in regards of parking on apron. Refunded towing fee. Board will re-enforce original covenants.
 - 91-1044 – Roots from Monkey Pod are going under the wall and causing property damage. Landscaping to be contacted to see what should be recommended on this issue. Seek legal opinion on tree damage.
 - 91-1038 HOA unit– Figure out who is the Realtor/property manager for the unit – Get it rented
- (6:45 p.m.) 5. **Committee Reports**
- Design Review (Chair Ashley)
 - Website (Chair Rogers)
 - Landscape Committee (Chair Rogers)
- (7:10 p.m.) 6. **Unfinished Business**
- **Bike Path** – Menor stated the Resolution and paper work should be done within a year

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- **LED Lights** – The board of directors suggested to match what the city has done and cost analysis to change over light fixture to save energy.
- John moved to approve the invoice for Kaneshiro for \$638.74 for work completed on replacing lights out on light pole #81,83, & 19. It was seconded by Director Olitsky and it was carried unanimously by the BOD.
- **RJP Pumps Proposals** – Secretary moved to approve to the RJP proposal to replace the pumps for \$722.51 with the contingency for RJP to check on warranty to see if there is an extension on warranty. It was seconded by Director Mike Nii and was carried unanimously by the BOD.
- **RJP Landscaping Proposal (2)** – Secretary Rogers moved to approve to the RJP proposal to replace the pumps for \$722.51 with the contingency for RJP to check on warranty to see if there is an extension on warranty. It was seconded by Director Mike Nii and was carried unanimously by the BOD.
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- **HOA Owned Unit** – Secretary Rogers moved to approve the RJP proposal to trim the trees and remove rubbish in the back yard of the HOA unit for \$3,455.49. It was seconded by Director Mike Nii and it was carried unanimously by the BOD

- (7:30 p.m.) 7. **New Business**
- Ratification of email approval for API temporary security.
 - Approval of 2019 Attorney Fee Agreement
 - Homeowner Concerns.
 - Paper Ad Approval – Secretary John Rogers moved to approve

- (8:00 p.m.) 8. **Executive Session:**

- (8:15 p.m.) 10. **Adjournment:**

- (8:30pm) 11. **Next Regular Scheduled Meeting will be 2/19/19**

ADJOURNMENT – There being no further business to discuss, President Hochstein adjourned the meeting at 7:45 p.m.

Board Secretary

Submitted by:
Darnell Barksdale
Community Manager
Associa Hawaii