

**West Loch Fairways
Board of Directors' Meeting
Monday, June 20, 2022
Rec Center, West Loch Fairways Townhomes,
91-1060 Makaaloa St. Ewa Beach, Hawaii**

Call to Order

The meeting of the Board of Directors of West Loch Fairways was called to order at 6:00 p.m.

Establish a Quorum

A quorum was established.

Present: Vice President Rich Ashley; Treasurer Beverly FeBenito; Secretary John Rogers; Director Lee Stewart; Director Jae Pierce

Absent: President Robert Hochstein; Directors Joe Lovan, Mike Nii and James Darlow

By-invitation: Senior Management Executive (ME) Lynn Uyenco with Hawaiiana Management Company Ltd.; Site Covenant Manager (SCM) Mailani Barnett

Owners' Forum – Alejandro Sanchez (Lot 701) was at the meeting to observe. Fidel Desoto (Lot 567) had concerns regarding a house that is being rented out. Secretary Rogers brought a sample of hurricane fabric for windstorm and he also volunteered to show how to teach any interested homeowner how to make it.

Approval of Minutes – Vice President Ashley made a motion and Treasurer FeBenito seconded the motion to approve the Nov. 15, 2021 Regular Board meeting minutes, Feb. 22, 2022 Adjourned Annual meeting and Mar. 16, 2022 Adjourned and Reconvened Annual meeting as written. Motion carried with unanimous approval.

Election of Officers - Director Stewart moved and Director Pierce seconded the motion to retain the same Officers for 2022: President Bob Hochstein; Vice President Rich Ashley; Treasurer Beverly FeBenito; Secretary John Rogers. Motion carried with unanimous approval.

Treasurer's Report/Financial Statement – Treasurer FeBenito moved and Secretary Rogers seconded the motion to accept the Oct., Nov. and Dec. 2021, Jan. Feb., Mar. and Apr. 2022 financial statements subject to audit. Motion passed with unanimous approval.

Site Covenant Manager's Report –The Site Covenant Manager provided a brief summary of her monthly report. She also submitted a covenant enforcement spreadsheet and fine assessments to the Board and managing agent.

Committee Reports

A. Design Review – Nov. 2021, nine approved; four disapproved; Dec. 2021, eight approved; Jan. 2022, six approved; five disapproved; Feb. 2022 11 approved, one disapproved; Mar. 2022, 8 approved, one disapproved; Apr. 2022 five approved, five disapproved; May 2022, five approved, three disapproved

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B. Website – No report

C. Landscape Committee – RJP Landscape submitted a report for June 2022.

D. Ad hoc or Special Committee for DCC&Rs Revisions – No report

Unfinished Business

A. Lifeline Fire and Security/Alarm Intrusion– Vice President Ashley moved and Secretary Rogers seconded the motion to approve Lifeline Fire and Security’s proposal to provide alarm service for \$449 set-up fee and monthly charge of \$53.85. Motion carried with unanimous consent.

B. Status of Light Replacement – Materials ordered

New Business

A. Ratify Approval for RJP Landscape invoices – Vice President Ashley moved and Treasurer FeBenito seconded the motion to ratify approval for \$953.09 sprinkler repairs, \$1,213.10 A’awa Dr. valve replacement and \$5,109.55 for Apaa St. main line repairs. Motion passed with unanimous consent.

B. Ratify DAT Inc. Fiber Optics Option 1 for \$2,490.05 - Vice President Ashley moved and Secretary Rogers seconded the motion to ratify approval for \$2,490.05, option 1, fiber cable termination and repairs. Motion carried with unanimous approval.

C. Kaneshiro Electric Contract - Vice President Ashley moved and Secretary Rogers seconded the motion to ratify approval for the following: Kaneshiro Electric’s contract for \$996 Entrance Landscaping Lights and Kaneshiro Electric’s contract for \$10,995 Greenbelt Circuit Breakers. Motion carried with unanimous consent.

D. RJP Landscape Contract - Secretary Rogers moved and Vice President Ashley seconded the motion to ratify approval for RJP Landscaping’s contract for \$2,094.24 to remove tree #54 African Tulip tree. Motion passed with unanimous approval.

E. RJP Landscape Contract - Secretary Rogers moved and Vice President Ashley seconded the motion to ratify approval for RJP Landscaping’s contract to remove the dead Eucalyptus tree#456 for \$800. Motion carried with unanimous consent.

F. Dial Electric Contract - Treasurer FeBenito moved and Vice President Ashley seconded the motion to ratify approval for Dial Electric’s contract to provide seven poles and seven fixtures (globes) for \$27,455. Motion passed with unanimous consent.

G. Progressive Electric Contract - Director Pierce moved and Vice President Ashley seconded the motion to ratify approval for Progressive Electric’s contract to remove the old light poles and install seven new poles for \$16,236. Motion carried with unanimous consent.

H. RJP Landscape’s Proposal - Vice President Ashley moved and Secretary Rogers seconded the motion to approve RJP Landscape’s proposal to remove a large limbs behind 91-1007 Auhola Street for \$1465.96. Motion passed with unanimous approval.

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I. Bike Path – Vice President Ashley moved and Director Pierce seconded the motion to authorize Secretary Rogers to contact the Association Attorney regarding easement. Motion passed with unanimous approval.

Executive Session

The Board adjourned to Executive Session at 7:30 p.m. to discuss legal issues, contracts and personnel matters. The Regular Board of Directors' Meeting reconvened at 7:41 p.m.

Date, Time, and Place of the Next Meeting

The next Regular Meeting of the West Loch Fairways Board of Directors is scheduled for Monday, July 18, 2022 at 6:00 p.m. at the Recreation Center, WLF Townhomes.

Adjournment

There being no further business, Vice President Ashley adjourned the meeting at 7:41 p.m.

Approved by:

John Rogers, Secretary

Submitted by:

Lynn Uyenco, CPM©
Senior Management Executive
Hawaiiana Management Company, Ltd.