

**West Loch Fairways
Board of Directors' Meeting
Monday, March 17, 2025
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 5:59 p.m. and Theresa Ligaya was Recording Secretary.

Establish a Quorum:

A quorum was established.

Present: President Robert Hochstein; Vice President Lee Stewart, Directors Richard Ashley, Roxanne Kipilii, Mike Nii, Jim Darlow and Paul Olitsky

Absent: Treasurer Beverly FeBenito

By-invitation: Management Executive (ME) Theresa Ligaya with Hawaiiana Management Company Ltd.; Site Covenants Manager Mailani Barnett, Councilman Augie Tulba, Jay of Posh Services, LLC, and Jared Troth of Mokupuni Pool Services and Repair.

Owners' Forum

Approval of Minutes – President Hochstein motioned to approve the minutes from the 18 November 2024 Regular Board Meeting. Vice President Stewart seconded the motion. The motion carried unanimously.

Treasurer's Report/Financial Statement – The treasurer's report was deferred at this time.

Site Covenant Manager's Report – The Site Covenant Manager submitted a monthly report, covenant enforcement spreadsheet and fine assessments to the Board and managing agent which will be kept on file at Managing Agent's Office.

Committee Reports

A. **Design Review** - In November 2024, 6 applications were submitted. 4 were approved and 2 disapproved. In December 2024, 4 applications were submitted. 3 were approved and 1 disapproved. In January 2025, 11 applications were submitted. 9 were approved and 2 were disapproved. In February 2025, 8 applications were submitted. 6 were approved and 2 were disapproved.

B. **Website** – The approved minutes will be posted on the website.

C. **Landscape Committee** – No updates at this time.

D. **Special Committee for DCC&Rs Revisions** – No updates at this time.

Unfinished Business

A. **RJP – Bike Path Pohinahina Installation** – This item is deferred pending Councilman Tulba's update.

B. **Pet Leash and Clean Up Signs - \$14.00/each** – President Hochstein moved and Director Ashley seconded to approve ordering pet leash and clean up signs with a budget of up to \$600.

C. **Waterfall Weekly Maintenance and Servicing Proposals** – Posh Services and Mokupuni Pool Services both provided a presentation. This item was deferred pending more information.

D. **Park Benches** – Inspire Play to provide proposals from the manufacturer.

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E. Reconvened Annual Meeting 2025 – Ewa Elementary School – The reconvened annual meeting will take place at Ewa Elementary School on 22 April 2025.

New Business

A. 2024 Annual Side Walk Repairs – Aawa Drive - \$4662.82 President Hochstein moved to approve and Director Ashley seconded. This motion carried unanimously.

B. Aawa Drive Valve Box Covers – Replacement/Repaint - \$822.24 – President Hochstein moved to approve. Director Darlow seconded. The motion carried unanimously.

C. Lot 175 – Request for Exemption Regarding Parking Prohibited Violation – President Hochstein moved to approve. Vice President Stewart seconded. The motion carried unanimously.

D. RJP – Invoice 1625 – Emergency Removal for Broken and Hanging Tree Branches - \$680.83 – President Hochstein moved to approve. Director Darlow seconded. The motion carried unanimously.

Executive Session

The Board of Directors adjourned into Executive Session from 8:24 p.m. to 8:33 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, May 19, 2025 at 6:00 p.m. at the Recreation Center, WLF Townhomes.

Adjournment

There being no further business, President Hochstein adjourned the meeting at 8:33 p.m.

Submitted by:

Theresa Angela Ligaya, CMCA©

Management Executive

Hawaiiana Management Company, Ltd.

Approved on: