

HU'ELANI  
BOARD OF DIRECTOR'S MEETING MINUTES  
Wednesday, January 17, 2024

CALL TO ORDER

The meeting of the Board of Directors called to order at 7:04 p.m. by its President Helen Landicho.

ESTABLISH A QUORUM

Members Present: Helen Landicho, Mark Megna (Arr. 7:04 P.M.), Luella Windisch Alan Yamashiro, Samuel (Sam) Jones, Jerry Hidalgo, Robert Tremmel.

Member Excused: Basil Wellington

Member Not Excused:

Present by Invitation: Craig Richter, Vice President, Training Management Executives, Hawaiiana Management Co. and Kellie Mikesell, Site Manager, Hu'elani Association. Wren Wescoatt, Ewa for Solar

APPROVAL OF MINUTES

The Board, by consensus, approved the minutes of Wednesday, October 18, 2023, as written.

The Board, by consensus, approved the Annual and Organizational minutes of Thursday, November 2, 2023, as written.

TREASURER'S REPORT

- A. Financial Report: The financial report for October and November 2023 reviewed and accepted subject to audit.
- B. Delinquency Report: Was presented to the Board and discussed.
- C. Investments Report: Was presented to the Board and discussed.

COMMITTEE REPORTS

- A. Communications (Luella Windisch) – The January Newsletter went out to all owners.
- B. Community Events (Mark Megna) – The Holiday Party was a great success and went well. Will need to increase the 2024 budget. The Easter Planning Committee is the next event. Would like to plan for a chili cook off for the Community.
- C. Maintenance/Safety Committee (Robert Tremmel) – No report
- D. Design Committee (Alan Yamashiro) – No Report
- E. Landscape Committee (Jerry Hidalgo) – Continuous planting of various plants around the Community. Need a new chain saw.
- F. Recreation Committee (Jerry Hildago) – No report
- G. Welcome Committee (Samuel (Sam) Jones) – No report.
- H. House Rule Committee – (Samuel (Sam) Jones) – See “Unfinished Business”
- I. Adjudication (Kellie Mikesell) – Working on parking. There have been a few vehicles tagged for not registering the vehicle.

UNFINISHED BUSINESS

- A. Pump Replacement – The Board has asked that this item be removed from the Agenda.

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- B. Front Stoop Replacement: On motion of Director Jones and second by Vice President Megna the board unanimously approved the proposal from Brian Hill Masonry to repair front stoops for \$14,100.
- C. Rock Wall: On motion of Treasurer Yamashiro and second by Secretary Windisch the board unanimously approved the proposal from Nisa Company to repair 60 sq. ft of rock wall to spend no more than \$6,000 plus GET.
- D. Gate Entry System: This item has been deferred until the next Board of Director meeting.
- E. House Rules: This item has been deferred until the next Board of Director meeting.

NEW BUSINESS

- A. Handhole Proposal: This item has been deferred until the next Board of Director meeting.
- B. Solar Purchase Option: This item has been deferred until the next Board of Director meeting.
- C. Tree Trimming Proposal: On motion of Director Jones and second by Vice President Megna the Board unanimously approved the tree trimming proposal for \$1,832 to trim four (4) Royal Palms and five (5) coconut trees.
- D. Wealth Management: On motion of Treasurer Yamashiro and second by Director Jones the Board unanimously approved moving \$100,000 from Wealth Management account to purchase Bonds.
- E. A/C Unit: This item has been deferred until the next Board of Director meeting.
- F. Spa Cover: This item has been deferred until the next Board of Director meeting.
- G. Trellis Pool Pavilion: On motion of Director Jones and second by Director Tremmel the Board unanimously approved DK Painting to repair/patch the trellis at the pool pavilion for time & material \$90.00 per hour.

EXECUTIVE SESSION

None

NEXT MEETING

The next regular Board of Directors meeting is scheduled for Wednesday February 21, 2024, at the on-site Recreation Center-Upstairs at 7:00 P.M.

ADJOURNMENT

There being no further items of business, the meeting adjourned at 9:07 P.M.

Approved by:

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Board Secretary

Prepared by: Craig Richter, CMCA®, and AMS®  
Management Executive  
Hawaiiana Management Company