



MANAGEMENT SPECIALISTS Company

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AL'I CLUSTER PARK
BOARD OF DIRECTORS MEETING
April 18, 2017
MINUTES

PLACE: On Site, Clubhouse

ROLL CALL: President Alexei Semenikhine, Vice President Lilikala Kame'eleihiwa, Secretary Janice Ha, Treasurer Hal Richman, and Director Lydia Ho

BY INVITATION: Account Executive (AE) Divona Cox

CALL TO ORDER: Noting that a quorum was present, the meeting was called to order at 6:03 p.m.

MINUTES:

The Board reviewed and discussed the minutes of the Board of Directors meeting of February 21, 2017. President Semenikhine moved to approve the minutes of February 21, 2017, as amended. Vice President Kame'eleihiwa seconded the motion, and the motion carried unanimously. The Board reviewed and discussed the minutes of the Annual and Organizational meeting of March 21, 2017. Treasurer Richman moved to approve the minutes of March 21, 2017. Vice President Kame'eleihiwa seconded the motion, and the motion carried unanimously.

TREASURER'S REPORT:

1. FINANCIAL STATEMENT: The Board reviewed the financial status of the Association. The financial statements for February and March were accepted, subject to audit.
2. DELINQUENCIES: Delinquencies and collection actions were reviewed.

COMMITTEE REPORTS:

1. STREET: None.
2. LANDSCAPE: None.

UNFINISHED BUSINESS:

1. LOAN AGREEMENT AND NOTE APPROVAL: The Board reviewed and discussed the loan agreement and note approval. President Semenikhine moved to request the Association's legal counsel to provide a legal opinion on the amendments that were proposed. Vice President Kame'eleihiwa seconded the motion, and the motion carried unanimously. Vice President Kame'eleihiwa moved to approve the loan agreement. Director Ho seconded the motion, and the motion carried unanimously.

2. ROOFING PROJECT: This matter is tabled pending presentations from contractors.
3. UNIT 236: The Board reviewed the proposals from Colburn and Skyta Construction. Treasurer Richman moved to approve Colburn's proposal. Director Ho seconded the motion, and the motion carried unanimously.
4. UNIT 246: The Board reviewed the proposals from Colburn and Skyta Construction. President Semenikhine moved to approve Colburn's proposal. Director Ho seconded the motion, and the motion carried unanimously.

NEW BUSINESS:

1. UNIT 274: Treasurer Richman moved to approve the proposal from Colburn Construction to replace siding on the demising wall adjacent to Unit 272. President Semenikhine seconded the motion, and the motion carried with a 4-1-0 vote with President Semenikhine, Vice President Kame'eleihiwa, Treasurer Richman, and Director Ho in favor. Secretary Miller abstained, since the matter pertained to her unit.
2. UNIT 310: Treasurer Richman moved to approve the proposal from Colburn Construction. President Semenikhine seconded the motion, and the motion carried unanimously.

NEXT MEETING: Regular Meeting on May 16, 2017 on-site at the Clubhouse at 6:00 p.m.

ADJOURNMENT: Hearing no objection, President Semenikhine adjourned the meeting at 7:26 p.m.

MANAGEMENT SPECIALISTS COMPANY
Agent for ALI'I CLUSTER PARK AOA

Divona Cox
Account Executive