

# **MINUTES**

## **ALI'I CLUSTER PARK BOARD OF DIRECTORS' MEETING May 26, 2022**

### **OWNERS' FORUM:**

#### **ESTABLISH A QUORUM: (5- Member Board)**

#### **Members Present:**

President: Alexei Semenikhine  
Vice Pres. Lilikala Kame'eiehiwa  
Secretary: Silvija Miller  
Treasurer: Andri Qosja  
Director: Franamy Terry

#### **Absent/Excused:** None

#### **By invitation:**

CJ Wratchford – Hawaiiana Management Co.

**CALL TO ORDER:** Pres. Semenikhine called the meeting to order at 3:57pm.

#### **APPROVAL OF THE MEETING MINUTES:**

- A. Regular Board of Directors' Meeting of April 28, 2022: The Board unanimously approved the meeting minutes as corrected:

#### Corrections:

1. Corrected the spelling of Director Terry's name.
2. Corrected the authorized users for HECO account (CJ Wratchford, Alexie Semenikhine, and Andri Qosja).

#### **REPORTS:**

- A. Treasurer's Report: (Andri Qosja):
1. Current Cash Report as of 5/26/22.
  2. Review of Financial Statements for April 2022 (if available): The Board accepted Financial Statement, subject to audit.

#### **UNFINISHED BUSINESS:**

- A. Unit #260 (Siding Repair Request): Waiting for proposals.
- B. Unit #286 (Siding Repair Request): Waiting for proposals.
- C. Unit #250 (Exterior Siding Repair for the main house): Waiting for proposals.
- D. Unit #242 –Siding Repair: Waiting for proposals;
- E. Unit #247 and 283 Water Meter: No update from ME Wratchford until the next reading in June 2022.

- F. Pump and Filter Proposal (cost): The Board unanimously approved the Pump and Filter proposal and installed by Island Pool Service.
- G. HECO Authorized Users to the Account: ME Wratchford to contact HECO and update the Board.

**NEW BUSINESS:**

- A. High Risk Maintenance – Sewer lines (exposed area individual unit- Makai side only): ME Wratchford to get proposals to inspect lines (shared or individual).
- B. Unit 254: Exposed sewer pipe: ME Wratchford to solicit proposal for high risk inspection.
- C. Unit 256: Exposed sewer pipe: ME Wratchford to solicit proposal for high risk inspection. ME Wratchford to solicit proposal
- D. Unit 232 – Siding Repairs: ME Wratchford to solicit proposal for the repair.

**DESIGN REQUEST**: None

A.

**EXECUTIVE SESSION**: None discussed.

The Board entered into Executive session from \_\_\_\_\_pm to \_\_\_\_\_pm to discuss legal and personnel issues. ME Wratchford updated the Board on delinquent accounts (if any). She will be referring the accounts to the attorney which are 90 days delinquent for collection or legal action.

**DATE, TIME AND PLACE OF NEXT MEETING:**

The next Regula meeting will be on June 23, 2022, Club House/Pool area at 4:00pm

**2022 Regular Meeting Schedule (Tentative)** (On site) – Make sure that CDC Guidelines are followed.

May 26 <sup>th</sup>	June 23 <sup>rd</sup>	July 28 <sup>th</sup>	August 25 <sup>th</sup>
Sept. 22 <sup>nd</sup>	Oct. 27 <sup>th</sup>	Nov. 17 <sup>th</sup> *	Dec. No meeting.

**ADJOURNMENT**: There being no other business to discussed, the meeting adjourned at 4:43pm.

Submitted by:

Approved by:

CJ Wratchford  
Recording Secretary

\_\_\_\_\_  
Board Secretary

1620/Minutes