

MINUTES

ALI'I CLUSTER PARK Board of Directors' Meeting September 22, 2022

OWNERS' FORUM:

ESTABLISH A QUORUM: (5- Member Board)

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Members Present:

President: Alexei Semenikhine

Secretary: Silvija Miller

Treasurer: Andri Qosja

Director: Franamy Terry

Absent/Excused: Vice Pres. Lilikala Kame'eleihiwa

By invitation:

CJ Wratchford – Hawaiiana Management Co.

CALL TO ORDER: Pres. Semenikhine called the meeting to order at 4:04p.m.

APPROVAL OF THE MEETING MINUTES:

- A. Regular Board of Directors' Meeting of August 25, 2022: The Board approved as distributed.

REPORTS:

- A. Treasurer's Report: (Andri Qosja):
1. Current Cash Report as of 9/22/22. Treasurer Qosja presented the current cash report to the Board.
 2. Review of Financial Statements for August 2022: Financial Statement was not available. Deferred.

UNFINISHED BUSINESS:

- A. Unit #260 (Siding Repair Request): Completed by NDC Landscaping and Maint. Board approved to pay the final payment.
- B. Unit #250 (Exterior Siding Repair for the main house): Completed by NDC Landscaping and Maint. Board approved to pay the final payment.

- C. Unit 300 –Siding Repair: Completed by NDC Landscaping and Maint. Board approved to pay the final payment.
- D. Unit 262 – Misc. Repairs: Completed. Board approved to issue the final payment.
- E. Unit 286 (Siding Repair): Awaiting for Matt Pace to schedule the repair. 50% down payment released.
- F. Unit 232 (Siding Repair): Awaiting for Matt Pace to schedule the repair. 50% down payment released.
- G. Unit 272 (Siding Repair): Awaiting for Matt Pace to schedule the repair. 50% down payment released.
- H. Unit 242 (Siding Repair): Completed. Board approved to release the final payment.

NEW BUSINESS:

- A. Reserve Study Level I – Proposals: ME Wratchford to solicit 3 proposals.

DESIGN REQUEST:

EXECUTIVE SESSION: None

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 October 27, 2022: Location - Club House/Pool at 4:00pm

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

August 25st Sept. 22 Oct. 27

ADJOURNMENT: There being no other business to discuss, the meeting adjourned at 4:31p.m.

Submitted by:

Approved by:

CJ Wratchford
Recording Secretary

Board Secretary