

HAWAIIAN SHORES COMMUNITY ASSOCIATION

MINUTES OF THE BOARD OF DIRECTORS MEETING

January 15, 2025 6:00 PM

The regular meeting of the Board of Directors of Hawaiian Shores Community Association (HSCA) was held at the Stables (Community Center). A quorum was established. Eileen O'Hara, the President, presided. The meeting was called to order at 6:07 P.M.

Directors present: Eileen O'Hara, Jeff Sargent, Jeffrey Kraybill, Mike Tompkins, Lori Tetrault, Kathy Klawitter, and Kathy Morgan. Also in attendance were S'mon Gago, Office Manager, Barbara Barr, Office Accountant, and Tim Manning, Maintenance Foreman.

Absent: Polly Quigley, Vladimir Vorobets

On Zoom: Tom Cumming

ANNOUNCEMENTS – none

COMMENTS ON AGENDA ITEMS BY MEMBERS – 3 MIN. LIMIT – None

APPROVAL OF MINUTES

Jeffrey Kraybill moved to approve the December 18, 2024, Board of Directors meeting minutes. Kathy Morgan seconded the motion. The motion passed unanimously.

WRITTEN COMMUNICATIONS – None

STATEMENTS OR CONCERNS FROM DIRECTORS –

- a. Kathy Morgan asked Tim about the Disc golf setup – Mapping out the placement of the disc golf on the 26th.

REPORTS

Office Manager Report—S'mon Gago reported the crew has a DSO exam prep from January 15th—17th with HRWA, January 20th and 21st with RCAC, and testing on January 28th. Joy will be meeting with the backup well Ad Hoc committee on January 20th at Honu Park. The Radio Transmitter loan with SDWB closed on December 17, 2024, and is forgiven. We await the AIS

certifications for the hydrant parts and materials. The tentative date for the playground blessing is February 8th.

Maintenance Foreman Report – Tim Manning reported all equipment is up and running. Mowing will be done depending on the weather. We continue to get BacT results. The well will be tested again in the next two months. The water yard will participate in a PFAS test that concentrates on plastics in our water. The first was a negative, and the 2nd was taken on January 13th. We should get the results in several weeks. Our meters came in. We will be flushing near the end of January and the first part of February. HSCA took 2nd place in HRWA statewide.

Accounting Report: Barbara Barr reported a lot of the 2025 Assessments are coming in. 40 accounts are on a payment plan for 2025. 14 properties are in escrow.

Financial Report – Jeffrey Kraybill reported Cash is \$220,339.44, Investments are \$773,957.66. Long-term Liability is \$2.41 Million, the DWSRF Loan was forgiven on December 17, 2024. Assessment collection has started the year above budget. Collections are above budget by 13% Water is under budget by 16%. New water service connections are at budget. Guest fees are at budget. Interest and Investment income are over budget. Total income is 31% above budget. Payroll is 3% under budget. Maintenance/Park expenses are above budget by 75%. Contract labor is above budget. Membership/Training is above budget. Total expense is above budget by 4%. Net Income is above budget by 95%.

CEAC REPORT—Kathy Klawitter reported that the watercolor class is doing well. Bingo is also doing well, and there is \$300 in the bingo kitty. Karaoke is also doing well. The Valentine's dance and potluck are on February 15.

ERC REPORT –

- b. New member to the ERC - Barbara Jackson

Jeff Sargent moved to approve Barbara Jackson as a member of the ERC. Mike Tompkins seconded the motion. The motion passed unanimously.

NEW BUSINESS –

- a. Annual Meeting Preparation/LWV/set Recordation Date/Speakers – Topics - Water System, 2nd Well. Joy, and Mark for speakers.

Jeff Sargent moved to approve the LWV to conduct the election and set the recordation date for January 31, 2025. Lori Tetrault seconded the motion. The motion passed unanimously.

b. OFF topic – Nomination Committee –

c. Transition/Hiring Ad-hoc Committee – Mike Tompkins, Lori Tetrault, Kathy Morgan, and Eileen O’Hara.

OLD BUSINESS –

- a. Member Town Hall Proposal – Mike presented meetings will be held on Saturday, February 8th, from 1 – 3, Tuesday, June 10, from 6- 8 P.M., and Tuesday, October 7th, from 6- 8 P.M. at the stables on Kahakai.

- b. Yoga classes on Monday at the stables –

Jeff Sargent moved to approve yoga classes for Mondays. Mike Tompkins seconded the motion. The motion passed unanimously.

Adjournment – 7:08 P.M.



Lori Tetrault



Date