

HAWAIIAN SHORES COMMUNITY ASSOCIATION MINUTES OF THE BOARD OF DIRECTORS MEETING

June 15, 2022

The regular meeting of the Board of Directors of Hawaiian Shores Community Association (HSCA) was held at the stables. A quorum was established. Eileen O'Hara, President, presided. The meeting was called to order at 6:10 PM.

Directors present: Eileen O'Hara – President, Dawn Hurwitz – Vice President, Jeffrey Kraybill – Treasurer, Jeff Sargent, Kathy Klawitter, Tom Cumming and Kathy Morgan. Jenny Smith – Secretary and Peter Quigley attended via zoom.

Also in attendance: Barbara Barr, Accounting Associate and Tim Manning, Maintenance Foreman.

ANNOUNCEMENTS

None

APPROVAL OF MINUTES

May 18, 2022 Meeting of the Board of Directors

Dawn Hurwitz moved to approve the May 18, 2022 meeting minutes as amended by adding the following motion that was not reflected in the draft meeting minutes: "Tom Cumming moved to approve moving the funds for a power saw, blades and a plate compactor from the Water Reserve Fund to the Operating Fund for the purchases." Motion passed unanimously.

COMMUNICATIONS

Thomas Evans: Dogs, owners not cleaning up after their dogs in the easements.

Action item office staff will create a courtesy reminder for resident pet owners to clean up after their dogs and will send a letter to Thomas Evans to inform him of the courtesy reminder.

STATEMENTS OR CONCERNS FROM DIRECTORS

Dawn Hurwitz expressed a concern with office protocols for when someone makes a complaint. Eileen O'Hara referred the discussion to the ERC.

REPORTS

Maintenance Foreman Report- Tim Manning reported the plan to have the chemical shack moved by the end of the month is behind schedule, crew calling in sick making it hard to focus

on projects outside of routine maintenance, hopes to have concrete completed before the end of the month. HSCA has not received the bid for hydrants and will continue to follow up on that. All equipment is running and maintained, due for complete tune ups on all equipment. Inspection at Maikoiko Park is complete and a report sent to board members, all 3 requests from the insurance company have been 100% completed.

Action item: Kathy Klawitter will talk to Suzan Thompson Forest about moving her class to Honu Park.

Action item: Tim Manning will clean out the buildings and cement pad at Maikoiko Park for continued use.

Office Manager Report- before the report was given there was a concern raised about a report made regarding Pool Attendants using cell phones as one was seen "constantly" on a cell phone while working at the pool.

Barbara Barr reported that the park and pool have been busy since restrictions were lifted, having pavilion reservations almost every weekend, the office is upgrading time keeping records with ADP and going digital, nomination for Good Neighbor of the Month is Edly Rondinone, 7 properties were flagged for landclearing/construction/treework and there were 12 CC&R violations issued and 5 cases closed.

Accounting Associate Report- Barbara Barr reported that assessment payments are still coming in, there were \$5100 in escrow fees collected from the sale of 17 properties and 26 properties are in escrow. Current past due rate for assessments is 14%.

Financial Report- Jeffrey Kraybill reported cash is \$520,132.36, investments are \$937,049.43, long term liabilities is \$2.528 m, income-assessment collections above budget by 7.6% up 11% from last year, water is at budget up 7% from last year, new water connections up 200%, escrow fees and infrastructure impact fees above budget with increases at 244 and 600%, guest fees above budget by 33%, below pre-covid levels by 25%, total income above budget by 11% up 11% from previous year, payroll below budget by 6% and is at last year level, most budget expense categories are showing increases ranging from 60 to 80% above projected budget due to unexpected expenses, current inflation turn has had measurable impacts however with total expense year to date under budget by 3% and down 6% from previous year we are still within projected long range for total expenses, net income up 33% above last year's income.

DRC Report- Tom Cumming reported 2 plans were submitted for step 1 and 1 submission for step 2, which was approved. The next meeting will be on the second Thursday of month at 6pm.

CEAC Report- Dawn Hurwitz reported that the committee met and discussed what kind of events they could have at no cost, for the community. Ideas discussed were; Bingo Night, having a table at the Swap Meet for Book and Puzzle Exchange, hosting Informational

Speakers, Karaoke Night, Game Night and a Garden/Plant exchange. Committee members have offered seed money to start up Bingo Night.

ITOP- Dawn Hurwitz reported that Jenny Smith continues to work on exploring Google Workspace for building the website. HSCA may need to hire out for help with website building and to resolve connectivity issues at the Stables.

Park & Facilities Report- Eileen O'Hara reported the committee met and had a walkabout at the water yard, Jenny Smith and Peter Quigley were not able to attend, Maikoiko Park pavilion and bathrooms need repair and tenting. The committee will meet and discuss all parks and facilities and make recommendations to board.

Action item: Eileen O'Hara will work with Jenny Smith and Peter Quigley to coordinate a tour with them.

Ad Hoc FAC – Jeff Sargent reported that the group is looking to revise its time line, Division of Forestry is considering the possibility of opening the Nanawale Forest Reserve for hunting but suggested the USDA conduct workshops or something to inform hunters about the risks related to hunting feral pigs including handling diseased pigs, he also stressed the importance of knowing where pigs are and where they go he recommends studies and research in this area.

Jeff Sargent moved to have HSCA organize and host a community wide technical assistance workshop at the stables with the assistance of USDA who has offered to provide guidance on how to build pig traps, butcher and dress feral pigs safely and educate the community about serious bacterial diseases carried by feral pigs. Dawn Hurwitz seconded. The motion passed unanimously.

Jeff Sargent also recommended the following actions that were tabled for further discussion:

- 1) Pursue an agreement with cooperating partnerships for a demonstration project with Hog Stop using vacant, cleared lots with owner permissions and/or Maikoiko Park.
- 2) Create a grassroots volunteer tracking program to better understand pig movement in the community.
- 3) Issue a request for non-binding bids for the cost of fencing all 3 segments of the South Eastern boundary of the subdivision to get an idea of the cost of fencing.

Action item: Jeff Sargent will make calls for fencing quotes and speak to DLNR about possible funding. Eileen O'Hara will call the Agricultural Specialist at the County's Research and Development office for possible funding assistance.

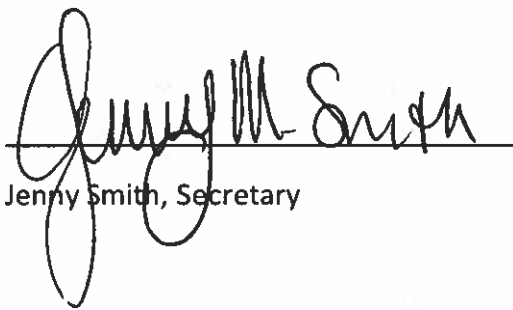
OLD BUSINESS

Email confirmation – Approval of April 20, 2022 meeting minutes.

Jeffrey Kraybill moved to approve the email vote taken to approve the April 20, 2022 meeting minutes. Kathy Morgan seconded. The motion passed unanimously.

NEW BUSINESS – None

ADJOURNMENT – 7:55 PM



Jenny Smith, Secretary

9/6/2022
Date