

HAWAIIAN SHORES COMMUNITY ASSOCIATION

MINUTES OF THE BOARD OF DIRECTORS MEETING

MARCH 16, 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 6:06 PM.

Directors present: Eileen O'Hara, President, Dawn Hurwitz, Vice President, Jeffrey Kraybill, Treasurer, Tom Cumming, Cindy Caldicott, Suzan Thompson Forrest and Nikki Weingartner. Also in attendance: Barbara Barr, Accounting Associate, S'mon Gago, Office Manager, Sean Alexander and Jeff Sargent, members.

ANNOUNCEMENTS

Mayor Roth declares Jeanette Robins Ramsey Day: 100 year old retired WASP

APPROVAL OF MINUTES

February 16, 2022 Meeting of the Board of Directors

Jeffrey Kraybill moved to approve the February 16, 2022 meeting minutes. Tom Cumming seconded. The motion passed unanimously.

COMMUNICATIONS

Sean Alexander regarding clean up at Papio Park.

Action item: Park Committee to work on details with Sean Alexander to forward recommendations to the board.

STATEMENTS OR CONCERNS FROM DIRECTORS

Dawn Hurwitz reported that tents have been erected in unincorporated parts of (her) street, someone bulldozed and erected tents.

REPORTS

Office Manager Report- S'mon Gago reported that she is scheduled for the DSO test July 26th, Georgie and Keo in October and Chris will take the CPO (Certified Pool Operator) exam April 8th. The signed prior loan agreement was received, the business loan officer is getting signatures from Attorney General and the director, once received HSCA can send invoices to Stephanie. Attorney General reviewing language of Radio Transmitters loan, unknown when this part will be completed, (4) BODs will need to sign/notarize those documents. The ballots were received.

Good Neighbor of the Month is Jeanette Ramsey. Eileen O'Hara commented that she had a meeting with Frank Pouloit regarding training options for DSO apprenticeship program. There is no financial assistance only technical assistance provided for up to 2 years. It's imperative to get S'mon in the program because HSCA will need a DSO 2 soon due to increased population. If S'mon is accepted into the apprenticeship program HSCA will be required to pay the value that's added with the DSO1. If Chris and Georgie are accepted under the agreement their pay would also be required to be increased. Frank Pouloit is researching for any forgiveness programs that might be available to a small organization like HSCA.

Maintenance Foreman Report- S'mon Gago reported that Tim Manning is on the mainland. The clutch for the grasshopper, all equipment running, moving forward with chemical shack.

Accounting Associate Report- Barbara Barr reported that assessments are still coming in, buying and selling like crazy, people are using facilities again will have an increase in guest fees, ballots were mailed on time, QuickBooks requires update to 2022 version by May-will be under \$1000, will be done in April, last upgrade in 2019, got 30 water meters in (24) are spoken for.

Financial Report- Jeffrey Kraybill reported cash is \$524,591.04, investments are \$941,423.54, long term liabilities is \$2.568 mil, income as of February 2022 assessment collections above budget by 2% up 6% from last year, water is below budget by 9% up 7% from last year, escrow fees and infrastructure impact fees are continuing upward trend this FY with increases at 210 and 500%, total income above budget by 4% up 9% from previous year, expenses and payroll below budget by 11%, 2% above last year, insurance expenses up by 12%, total expenses down 7%, net income up 13% for the quarter, 20% above last year.

Budget Modification: Dawn Hurwitz moved to modify the budget to reflect a more realistic water income and insurance expense amount to the FY, a reduction in water income of \$8171.00 and an increase in insurance expense of \$856.00 per month. Suzan Thompson Forrest seconded. The motion passed unanimously.

Asset Management Plan: Steve Bailey submitted an Asset Management Plan to the board to serve as a long range planning document to address needs in the budget process.

Dawn Hurwitz moved to approve the Asset Management Plan submitted by Steve Bailey, as amended to include fencing. Jeffrey Kraybill seconded. The motion passed unanimously.

DRC Report- Tom Cumming reported: 7 plans were submitted, 3 for phase 1 and 4 for phase 2.

CEAC Report- Suzan Thompson Forrest reported the committee got a website quote, developed a fact sheet for new members, worked on the welcome back event, all staff and board/committee members are encouraged to attend the meet and greet event, planning for 75 to 90 people, there will be a live band.

Action item: Staff to send reminder by Mail Chimp, add a one liner in water bill, post on Facebook by April 1.

ITOP- No report

Park Report- Steve Bailey reported that the committee discussed Sean Alexander's membership status which is still to be determined. The request to clear vegetation at Papio Park by Mr. Alexander was denied. He was advised to contact the utility company to do the work they are responsible for. He was also invited to work with the Park committee to work out the details of his plan.

OLD BUSINESS

a) LWV Ballot Count – Contract (same as last year)

Dawn Hurwitz moved to approve the contract with the League of Women Voter's to conduct the ballot count at a cost of \$700. Kathy Klawitter seconded. The motion passed unanimously.

b) Annual Meeting April 16, 2022

To be held at Honu Park, Joy San Buenaventura confirmed her attendance, waiting to hear back from CPO.

Action item: Staff to clarify location on website, arrange for guys to help with tables the Friday before, bring canopies (pop-ups) if you have, repair pool cracks, paint main pavilion floor.

c) Email vote – Modification of COVID-19 Rules

Ratify email vote taken to follow Mayors new Modified Covid rules.

Nikki Weingartner moved to approve the email vote taken to follow the Mayors new Modified Covid Rules. Tom Cumming seconded. The motion passed unanimously.

d) Papio Park coconut tree removal

A bid was received for Papio Park coconut tree removal; consider alternatives – cut down coconut trees and replace with less expensive tree to maintain fire ant infestations.

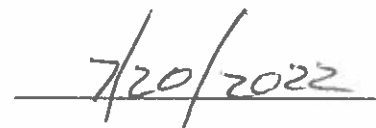
Action item: This item was referred to the Park Committee

NEW BUSINESS - none

ADJOURNMENT – the meeting adjourned at 7:46 p.m.

 For Jenny Smith

Eileen O'Hara, President



Date

