

HAWAIIAN SHORES COMMUNITY ASSOCIATION MINUTES OF THE BOARD OF DIRECTORS MEETING MARCH 15, 2023

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 6:05 PM.

Directors present: Eileen O’Hara, Dawn Hurwitz, Tom Cumming, Peter Quigley, Jeffrey Kraybill, Jeff Sargent, Jenny Smith and Kathy Klawitter. Also in attendance: Barbara Barr, Accounting Associate, S’mon Gago, General Manager, Tim Manning, Maintenance Foreman, Madonna and Doug Hoomanawanui and Lori Tetrault via Zoom.

Directors absent: Kathy Morgan.

ANNOUNCEMENTS –

None

COMMENTS ON AGENDA ITEMS BY MEMBERS – 3 MINUTES LIMIT -

None

APPROVAL OF MINUTES –

a. January 18, 2023

Dawn Hurwitz moved to approve the January 18, 2023 meeting minutes. Jeffrey Kraybill seconded the motion. The motion passed unanimously.

b. February 15, 2023

Dawn Hurwitz moved to approve the February 15, 2023 meeting minutes. Kathy Klawitter seconded the motion. The motion passed unanimously.

WRITTEN COMMUNICATIONS -

None

STATEMENTS OR CONCERNS FROM DIRECTORS

Dawn Hurwitz commented on issues with the gate at the water yard and the stables. Tim will address the issues and Eileen O’Hara will inform the KSBE Land Manager know the locks need to be repaired.

REPORTS

Office Manager Report – S’mon Gago reported the ballots were completed and sent out on time, Zumba classes changed to Tuesdays & Thursdays, 4:30 – 5:30 PM, request to hold class on Sunday mornings from 7-8 am, ok when it doesn’t conflict with Spay/Neuter clinic, League of Women Voters will be counting the ballot votes on April 15 at the Stables, stables will be closed April 10-15, class instructors have been notified, good neighbor of the month suggestion is Bessie Lee, 6 properties were flagged for land clearing/construction work.

Maintenance Foreman Report – Tim Manning reported all equipment is being maintained and is ready for use, swimming pool is holding up great, being maintained daily, completing chemical shack, modified to incorporate small office area to keep records from the water yard, flushed entire distribution system graphs and a brief description of the project provided to board members.

Action item: Tim will check on the last termite tenting date for the stables.

Accounting Associate Report – Barbara Barr reported; assessments are coming in, not as many property sales, 23 properties in escrow, water charges normal, liens on delinquent properties were applied on April 1st, there were 4 foreclosures, 3 County Tax Sales (3 were rescued), 6 property sales in February.

Financial Report – Jeffrey Kraybill reported Cash is \$400,588.41, Investments are \$1M. Long term Liability \$2.6 M. Assessment collection is below budget by 2%, water is below budget by 4%, up from previous year by 12%, escrow fees above budget with a 14% increase, Infrastructure Impact fees above budget by 25%, payroll below budget by 1%, utilities running 15% under budget, maintenance increase due to pool upgrades, warehouse roof and doors, increase in office expense due to program description renewals and trainings, total expense up 6% due to facilities upgrades, net income running 10% below budget.

CEAC Report – Dawn Hurwitz reported 13 people attended the Coffee Hour, the Swap Meet went very well, 26 people attended Bingo, Trivia Night will begin in April, planning for Picnic in the Park in June date TBD, next meeting April 6 12 PM

DRC – Peter Quigley reported 3 proposal were submitted and approved.

FACC – Eileen O’Hara reported she is still pushing for funding from the County.

OLD BUSINESS

a. Email Confirmation – Loeffler Construction

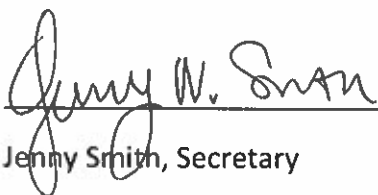
Dawn Hurwitz moved to confirm the email vote to accept the Loeffler Construction proposal to demolish and remove the pavilion at Maikoiko Park. Tom Cumming seconded the motion. The motion passed unanimously.

b. Annual Meeting Preparation


Follow up with Keone Kalawe, Jeff is finished with concept plans, next meeting will discuss how to get information from participants, CEAC will provide coffee, water, donuts, and cookies for 45 people.

NEW BUSINESS – None

ADJOURNMENT – 7:07 P.M.



Jenny Smith, Secretary



Date

