

**HOLOMUA BOARD OF DIRECTORS
REGULARLY SCHEDULED MEETING
JANUARY 14, 2020
7TH FLOOR RECREATION ROOM**

PRESENT

President Ray-nelle Cobb	Director Linette Tam
Vice President Serge Krivatsy	Secretary Melissa Otaguro
Treasurer Dennis Inouye	Director Kevin Shimizu

ABSENT

Director Dwayne Maki

BY INVITATION

Mark Gonzales, Building Manager, Integrated Facility Services
Steve Chamberlain, Hawaiiana Management Company, Ltd.
Chris Collins, Total Class Solutions

CALL TO ORDER

With a quorum established, President Ray-nelle Cobb called the Regular Meeting of the Board to order at 7:00 p.m.

PROJECT UPDATE

Mr. Collins presented an update of the painting / spalling project to the Board. Currently Statewide Painting is behind schedule due to poor weather. Mr. Collins will follow up with Statewide regarding unit #2004.

OWNERS FORUM

No issues were brought up by the owners in attendance.

APPROVAL OF MINUTES

The acceptance of the minutes from the November 12, 2019 Board meeting was unanimously approved.

PRESIDENT'S REPORT

President Cobb addressed the owners announcing the two vacancies on the Board, encouraging those interested, to let their interest be known.

TREASURER'S REPORT

Director Inouye stated the October and November financials were in order. A motion was made and seconded to accept, subject to audit. The motion passed unanimously.

SITE MANAGER'S REPORT

Site Manager Mark Gonzales provided his monthly report to the Board for review.

COMMITTEE REPORTS

- 1) **Building & Grounds:** Mr. Lynch announced that he would provide a report for the next meeting.
- 2) **Rules & Regulations:** None
- 3) **Communications:** Ms. Cobb stated that she is working on a newsletter.
- 4) **Design Review:** Requests from units #901 and #2207 were approved by the board. The request from unit #1009 is no longer valid as the unit has been sold to a new owner.

UNFINISHED BUSINESS

- 1) **Stack Cleaning / Toilet Noise:** Board approved patching and painting of the wall in the unit.
This item is closed.
- 2) **Painting / Spalling / Water Intrusion:** Mr. Collins gave an update earlier in the meeting.
- 3) **Elevator Flooding :** Otis / Waialae Plumbing to be on site 1/15/2020 to repair sump pump.

NEW BUSINESS

- 1) **Elevator Room Air Conditioning:** The board unanimously approved replacing the broken AC unit.
- 2) **Overnight Security Service:** Mr. Gonzales is working with Allied Security to ensure there is adequate coverage.
- 3) **Window Cleaning:** The Board asked Mr. Chamberlain to look into proposals from window washers.

EXECUTIVE SESSION

The Board went into Executive Session at 8:15pm and adjourned at 8:25pm.

DATE, TIME, & PLACE OF NEXT MEETING

The next Board of Directors' meeting will be held on March 10, 2020 immediately following the Annual Owners Meeting in the 7th floor rec room. Registration for the annual meeting will begin at 6:00pm, with the meeting beginning at 6:30pm

ADJOURNMENT

There being no further business to discuss, President Cobb adjourned the meeting at 8:25pm.

Respectfully submitted,
Steve Chamberlain
Recording Secretary

ACCEPTED _____