

MINUTES OF THE REGULAR BOARD OF DIRECTORS' MEETING
HAWAIIKI TOWER
DATE: February 23, 2004
Hawaiki Tower, Conference Room

Directors Present: Patricia K. Kawakami, President
Ruth Goldstein, Vice President
Alies Mohan, Secretary
Katherine Bustillos, Treasurer
Douglas Hung, Director
Manny Sultan, Director
Nobuo Matsumura, Director

Directors Excused: George Berish, Director
Jeff Dickinson, Director

Also Present: Paul McCurdy, Resident Manager
Ed Robinson, Management Executive, Hawaiiiana Management Co.
Annie Kekoolani, Recording Secretary

Owners Present: Gina Holdorff, #1601
Ryo Fujise, #2306

1. Call to Order

There being a quorum present, the meeting was called to order at 5:30 p.m. by President Kawakami.

2. Owners' Forum

The Board welcomed apartment owners and addressed their concerns and recommendations.

3. Minutes of the Previous Meeting

The minutes of the January 26, 2004 Board meeting were approved as presented with Director Sultan abstaining.

4. Resident Manager's Report

Report dated February 23, 2004 was provided to the Board prior to the meeting.

5. Treasurer's Report

Report dated February 23, 2004 was provided to the Board prior to the meeting, a copy of which shall be filed in the offices of Hawaiiiana Management and the resident manager. The Management Executive gave a brief report on the financials.

6. Committee Reports

A. Personnel Committee – To be discussed in executive session.

7. Unfinished Business

A. Select Parliamentarian for Annual Meeting – Additional names were provided to the Board for consideration. Steve Glanstein was selected to be the parliamentarian at the March annual meeting.

8. New Business

A. Letter from 1803 Owner re Parking – The resident manager was instructed to obtain a cost estimate for the installation of safety devices in the garage.

B. Letter from Tenant of 2807 – To be discussed in executive session.

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- C. **Motion to Authorize Attorney for Annual Meeting** – The Board unanimously approved to have John Morris at the March 29th annual meeting.
- D. **Architectural Review** – The owner of apartments 3601 & 3602 provided the Board with architectural plans, to combine apartments 3601 and 3602 into one apartment, for the Board to review and approve. The Board instructed Resident Manager McCurdy to respond to the owner informing the owner of 3601/02 of the Board's approval of the plans subject to fulfilling the recommendations provided to the Board by MacRitchie and McCurdy, prior to the commencement of work.

9. Executive Session

The Board went into executive session at 5:50 p.m. to discuss the construction litigation, Craig TV, and personnel issues. The regular meeting resumed at 6:21 p.m.

- A. **Payroll Budget** – Based on the committee's recommendation, the Board approved increasing the payroll budget by \$35,000 for maintenance and security personnel, with an emphasis on the top performing senior staff. Director Sultan abstained from voting.
- B. **Civil Rights Claim** – The Board voted to settle the claim out of court. Director Sultan abstained from voting.
- C. **2807's Request** – The Board again denied reimbursement to the tenant of 2807.

10. Date, Time and Place of Next Meeting

The next scheduled meeting will be the Annual Meeting to be held on Monday, March 29, 2004 at 5:30 p.m., Hawaiki Tower, lobby area.

11. Adjournment

There being no further business, the meeting adjourned at 6:24 p.m.

Respectfully submitted,

Annie Kekoolani
Recording Secretary