

**MINUTES OF THE BOARD OF DIRECTORS' MEETING  
HAWAII KAI MARINA  
COMMUNITY ASSOCIATION**

**DATE:** Tuesday, September 13, 2011

**PLACE:** Hawaii Kai Marina Office Board Room  
Hawaii Kai Shopping Center

**TIME:** 7:00 P.M.

**ESTABLISHMENT OF A QUORUM**

A quorum was established.

**PRESENT:** President – Robert Clark – District #2  
Vice President – Len Scaduto - District #6  
Secretary Jane Brown – District #1  
Robert Silverstein – Member-at-Large  
Jackie Miller – Member-at-Large  
Craig Waltz – Member-at-Large (arrived @ 7:04 p.m.)  
Brian McKee – District #3  
Marian Grey – District #4  
Robert Paine - District #5  
Jarda Ruzicka – District #7  
Scott Hayashi - District #8  
Carl Johnsen – District #9  
Richard Cheski – District #10  
Eric Ogata – District #11

**ABSENT:** Treasurer Mark Collins – District #12

**BY INVITATION:** Beverly Liddle, Marina Manager  
John W. Jepsen, Jr., Property Manager, Hawaiian Properties, Ltd.  
Lori Jessee, Recording Secretary, Hawaiian Properties, Ltd.

**GUESTS:** None.

**CALL TO ORDER**

President Clark called the regular meeting to order at 7:01 P.M.

**OWNERS IN ATTENDANCE**

Alan Wolensky, Bob Raben, Steven Newell and Todd Carle.

**OWNER'S FORUM**

Mr. Bob Raben informed the Board that Hawaii Kai Boat Club's junior sailing program filed the necessary non-profit documents and obtained insurance.

**PRESIDENT'S REPORT** – No report.

**APPROVAL OF MINUTES**

The Minutes of the July 12, 2011 Regular Board Meeting was previously mailed to the Board for review and was presented for approval.

**MOTION:** A motion was made by Director Waltz, seconded by Director Miller to approve the Regular Board Meeting Minutes of July 12, 2011, as written. The motion carried unanimously.

**TREASURER'S REPORT**

The Financial Statement for July 2011 was previously provided to the Board for review and was adopted for filing, subject to year-end audit.

**ASSOCIATION MANAGER'S REPORT** – Property Manager Jepsen stated he met with Treasurer Collins to review the Operating Budget for 2012.

**MARINA MANAGER'S REPORT**

Marina Manager Liddle's report was distributed previously to the Board and it is on file at both the Managing Agent's office and the Marina Office.

Marina Manager Liddle will inquire with the insurance company regarding having a licensed refueling truck at Hancock Landing and will report back to the Board at the next meeting.

**COMMITTEE REPORTS**

1. **COMMERCIAL OPERATIONS/MARINA USAGE COMMITTEE** – Chair Silverstein stated there was a previous incident with a commercial operator; however they are currently complying with the rules.
2. **COMMUNICATIONS & PUBLIC RELATIONS COMMITTEE** – No report.
3. **DREDGING COMMITTEE** – Chair Clark informed the Board that consultants verbally stated permit would include every other year access to Rim Island II. Committee will discuss this issue further. Dept. of Health will be delayed two months in providing the DOH permit.
4. **LANDSCAPE/DEVELOPMENT COMMITTEE** – Chair Brown stated scope of work to encompass all landscaping for HKMCA was presented to 5 landscape contractors. Committee recommended contract from Ultimate Innovations. See motion under New Business #1.
5. **MARINA PROPERTY MANAGEMENT** – Chair Johnsen reported the resurfacing/repaving at Hancock Landing was not as bad as anticipated. Committee received multiple bids thus far to perform concrete repair, installation and seal coating. See Motion under New Business #2.

6. **MARINA WATER CHEMISTRY COMMITTEE** – Chair Brown stated water chemistry test was conducted in August. Results will be posted on the website.
7. **WEB-SITE/TECHNOLOGY COMMITTEE** – No report by Chair Brown.
8. **PERSONNEL COMMITTEE** – Chair Scaduto stated the committee will meet on Monday to discuss wage scales to present to the Board.
9. **PHYSICAL ASSETS COMMITTEE** – No report by Chair Waltz.

**UNFINISHED BUSINESS** – None.

**NEW BUSINESS**

1. **LANDSCAPING** – A motion was made by Secretary Brown, seconded by Director McKee to approve the landscaping contract from Ultimate Innovations in the amount of \$60,000. Motion carried unanimously.
2. **HANCOCK LANDING SEAL COAT** – A motion was made by Director Johnsen to have the committee obtain additional proposals and to allow an approval to perform concrete repairs, installation and seal coating at Hancock Landing with a contract amount not to exceed \$60,000. Motion carried unanimously.
3. **CONFLICT OF INTEREST RESOLUTION** – A motion was made by Silverstein, seconded by Cheski to approve the Conflict of Interest for HKMCA Board Members Resolution, subject to counsel review. Motion carried unanimously. A copy of the resolution is attached to these minutes.
4. **HAWAII KAI BOAT CLUB MAILER** – A motion was made by Secretary Brown, seconded by Director Miller to allow Hawaii Kai Boat Club to provide mailer with postage to Marina Manager Liddle and she will send out to the HKMCA registered boaters. Motion carried unanimously.

**DATE, TIME and PLACE of NEXT MEETING**

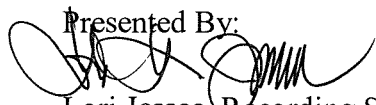
The next Regular Board Meeting is scheduled for Tuesday, October 11, 2011 at 7:00 p.m. in the Marina conference room.

**ADJOURNMENT**

There being no other business to discuss, Director Paine motioned to adjourn the meeting. Hearing no objections, the meeting was adjourned at 8:24 p.m.

Jane Brown - Secretary

Presented By:



Lori Jessee, Recording Secretary  
Hawaiian Properties, Ltd.