

Kapilana Estates Homeowners Association Board Meeting

Date: 7 July 2018

Time: 1:30 p.m.

Location: Kapilana Rec Room

Board Members: Neil Robinson, Diane Prenger, Bernice Cohen, Brian Roberts. Bill McGowen and Tom Widowski did not attend.

Agenda

I. Agenda/Minutes

Neil Robinson called this meeting to discuss some concerns pertaining to the board and to meet and respond to issues expressed by a few condo owners.

II Project Update

- a. Brian Roberts gave a presentation on security cameras for the complex. The EB had asked Brian to check cost for materials and installation. It was determined the cost was too great and could not be budgeted at this time.
- b. Neil, Brian and Bernice walked the grounds to determine the action to be taken to address specific issues voiced by the condo owners. 1.) The lighting between building 4 and 5 is inadequate to provide for safety when descending/ascending the stairs. 2.) The ramps on Docks A and B require immediate attention which Brian will provide. A contractor, Dale Lindsey, has been retained by Brian to help with dock boards, rim boards, and stairs, etc. The dock board, received in April, have not been installed on docks A, B & C at the date of the meeting.
- c. The concrete entrance in front of the dumpster has been completed.

III BOARD CONCERNS

- a. Neil Robinson will not be running for a board position this year. He is concerned the board does not have the necessary checks and balances in place. By living here full time and being on the board for the past nine plus years, Neil has been able to fill in the blanks for the other board members. However, this is no longer the case.
- b. The checks received from the condo owners are not being deposited in a timely manner. Neil and Bill will review the shared expenses and Quickbooks accounts.
- c. The roster of Kapilana Condo/Slip owners should be kept current. The secretary is not getting the necessary information to update the roster.
- d. A tick board is necessary to keep track of the start, end, and length of time needed to finish a job. More discussion is needed as to who will oversee this undertaking.

IV OTHER BUSINESS

- a. Please email the Secretary your current mailing address, zip, phone and email address. Also, if the condo info is to be mailed to a POA or a legal guardian, please let me know.
- b. The **ANNUAL MEETING** will be at The Inn at Grand Glaize on September 9, 2018, at 9:00-11:00 a.m. We will be provided a continental breakfast. Please make plans to attend as we have many topics to discuss. If you would be interested in being on the board, let me know.

V ADJOURN

The meeting was adjourned at 3:20 p.m.

Respectfully submitted,

Bernice Cohen, Secretary
Kapilana Estates Homeowners Association

