

**AOUO THE COLLECTION
BOARD OF DIRECTORS MEETING
MINUTES
MARCH 15, 2022**

I. CALL TO ORDER

President Funakoshi called the Board of Directors meeting for AOUO The Collection to order at 6:05 PM via videoconference.

II. ATTENDANCE

Board Members: President Rodney Funakoshi; Vice President Wei-Kung Wang; Secretary Debra Ishihara-Wong; Directors Henry Lew, Sarah Mandeville, and Rey Aguda (*arrived at 6:10 PM*)

Excused: None.

Absent: Treasurer Sharon Gi; Directors, Kathryn Egan, and Edison Ting

By Invitation: Debi Balmilero, CMCA[®], AMS[®], PCAM[®], Management Executive, Hawaiiana Management Company, Ltd.; Mike Baker and Desmond Oliveira

Guests: Unit 909, Erin Oda; Unit 1504, Cheri Tillotson; Unit 2105, Lisa Tateishi; Unit 2404, Priscilla Rodriguez; Unit 2910, Gwen Young; Unit 3909, Pamela Chan

(Note: Guests were present only during Regular Session)

III. MINUTES

There being no corrections, the Board by unanimous consent, approved the minutes for the meeting of as February 15, 2022 as presented.

IV. REPORTS

A. Treasurer's Report

This item was deferred.

B. General Manager

The written report from the Management Office has been provided and is on file with the management office.

Director Aguda arrived at 6:10 PM

Secretary Ishihara-Wong departed at 6:10 PM

a. High Risk Component Inspection – Smoke Detectors

GM Baker noted that the high risk inspections are slated to begin in May 16 through June 15, 2022.

b. Tower Roof Beacon Light

A **motion** was made by Director Aguda and seconded by President Funakoshi to accept the proposal from American Electric for the replace the Tower Roof Beacon Light for \$6,374.00. The motion carried unanimously.

c. Mask Mandate/COVID Restrictions – March 25, 2022

GM Baker noted that the building will continue the State of Hawaii protocol, lifting the mask mandate but will recommend masks be continued to be worn for the residents and staff as desired. He also noted that the elevator restrictions will be lifted.

C. Budget & Finance Committee (*Chair Sharon Gi, Members: Rodney Funakoshi, Wei-Kung Wang, Debra Ishihara-Wong, Henry Lew, Edison Ting, Rey Aguda, Sarah Mandeville*)

No report at this time.

D. Commercial Units Report (Chair Sarah Mandeville)

Chair Mandeville provided an overview of the prospective tenant for one of the commercial spaces: My Treehouse Club, a tutoring, playground business.

Secretary Ishihara-Wong arrived at 6:23 PM

E. Governance Committee (Chair Wei-Kung Wang, Members: Kevin Kwan, Edison Ting, Darold Wong)

a. High Risk Inspection Protocols

Chair Wang noted that an informational session was held to provide details about the upcoming high risk inspection. He noted that the vendor will not be photographing each room, but instead cataloging the specific item that needs to be addressed.

A **motion** was made by Vice President Wang and seconded by Director Aguda to accept the High Risk Resolution and Protocol Packet as presented, reviewed and recommended by legal counsel to mail to all owners. The motion carried unanimously.

F. Master Association Representative (General Manager)

No report at this time.

G. Social Committee

Chair Funakoshi noted that there may be Easter festivities, depending on the social restrictions due to the pandemic.

V. OWNERS FORUM

Unit 2404: Priscilla Rodriguez requested information about the yellow caution tape at the front of the premises.

VI. UNFINISHED BUSINESS

A. Unit 401, Parking Stalls, Storage Rooms – Separation – Written Consent

ME Balmilero noted that the written consent for the parking and storage room separation is currently at 49.682225% in favor with 6.24431% opposed of the required 67% needed for approval. The written consent failed due to insufficient favorable votes by 17.317775%. The Board will be pursuing other options in order to sell the unit.

VII. NEW BUSINESS

A. Owner Correspondence

None.

B. Annual Meeting

GM Baker noted that the upcoming annual meeting will be held on the Tower recreation deck under a large tent.

VIII. EXECUTIVE SESSION

A **motion** was made by Vice President Wang and seconded by Director Mandeville to adjourn and reconvene into Executive Session at 6:53 PM to discuss and vote upon matters concerning litigation in which the Association is or may become involved and/or as necessary to protect the attorney-client privilege of the Association and reconvened into Regular Session at 7:20 PM.

IX. NEXT MEETING

The next regular Board of Directors meeting of AOUO The Collection will be at the call of the president or on **Tuesday, April 26, 2022** at 6 PM Onsite, Tower Club Room and Recreation Deck for the annual meeting.

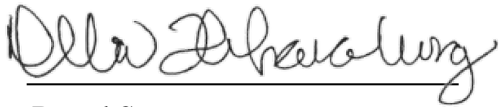
X. 2022 MEETING SCHEDULE *(Tower, Club Room or via videoconference, 6 PM)*

April 26, 2022 at 6 PM. *(Annual Meeting)*

XI. ADJOURNMENT

There being no further business, President Funakoshi adjourned the regular Board of Directors' meeting at 7:25 PM.

Approved by the Board of Directors on May 11, 2022.



Board Secretary

Recording Secretary:

Debi Balmilero CMCA[®], AMS[®], PCAM[®]
Management Executive
Hawaiiana Management Co., Ltd.