

**AOUO THE COLLECTION
BOARD OF DIRECTORS' MEETING
MINUTES
MARCH 8, 2023 AT 6:00 PM
ZOOM VIDEO CONFERENCE**

I. CALL TO ORDER

President Funakoshi called the Board of Directors meeting for AOUO The Collection to order at 6:03 p.m. via videoconference.

II. ATTENDANCE

Board Members: President Rodney Funakoshi, Vice President Wei-Kung Wang, Secretary Debra Ishihara-Wong, Treasurer Sharon Gi (6:11 p.m.) and Directors Sarah Mandeville, Kathryn Egan & Edison Ting (6:11 p.m.)

Excused: Director Henry Lew

By Invitation: Michael Baker, General Mgr. & Desmond Oliveira, Exec. Mgr., The Collection
Michele Alueta, Community Manager (CM), Associa Hawaii

Guests: Unit 1509, Byron Ho; Unit 3404, Ruth Mizumoto & Jeffrey Barak; Unit 2702 John Cheung; Unit 2601, David Yang; Unit 2910, Gwen Young; Unit M204; Normand & Kerry Lezy, Unit 0910, Ahmad Sadri; Unit 2404, Priscilla Rodrigues.

III. MINUTES

The minutes of the February 8, 2023 Regular Board Meeting was approved as distributed, by unanimous consent.

IV. REPORTS

A. Treasurer's Report

By unanimous consent, the Board reviewed & accepted the Financial Reports for the month January 2023, subject to audit.

B. General Manager

The written report from the General Manager was presented and is on file with the management office.

1. Report on Electrical Shut Down Grounding Issue: GM Baker gave a verbal report on the building-wide electrical shut down and confirmed that the follow up work can be done without another power shut down.

2. EV Charging Station Hours: President Funakoshi moved to extend the EV Charging hours to 24 hours/day, 7 days a week for owners and registered residents. Seconded by Treasurer Gi, the motion carried unanimously.

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

No report.

D. Commercial Units Report *(Chair Sarah Mandeville)*

Chair Mandeville gave a friendly reminder that the Commercial Parking Stalls are for the Commercial tenants and customers only.

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

No report.

F. Master Association Representative *(General Manager)*

GM Baker reported that there will be a Keiki Street Festival on March 11, 2023.

G. Social Committee

No report.

V. OWNERS FORUM

Unit 3404 - Ruth Mizumoto: Requested that a notice be posted to warn owners about being accidentally locked out on their lanais. GM Baker to meet with Ruth to determine the cause.

VI. UNFINISHED BUSINESS

A. Construction Defect Claims - Update: GM Baker gave a verbal report. There were two more PEX leaks reported in February. He also asked owners to respond to the posted notice requesting access to inspect units.

B. Reserves Investments Review: President Funakoshi gave a verbal report and introduced Morgan Stanley as the second Outside Investment Advisor.

C. EV Charging Stations and HECO's Charge Up Program: This item was deferred. GM Baker recommended waiting to review the Charging Station proposals until HECO makes a decision on their Charge Up Program.

D. Trade Name Renewals: Treasurer Gi moved to approve the purchase of renewing registration of "The Collection at 600 Ala Moana" and "The Tower at The Collection" trade names once it expires. Seconded by VP Wang, the motion carried unanimously.

VII. NEW BUSINESS

A. 2023 Annual Meeting – April 4, 2023: Board Members Sharon Gi and Sarah Mandeville have agreed to run for re-election. CM Alueta reported that there are 3 seats to fill.

B. Renewal of Managing Agent Agreement: VP Wang made a motion to move the discussion on renewing the Managing Agent Agreement to Executive Session. Seconded by Treasurer Gi, the motion carried unanimously.

VIII. EXECUTIVE SESSION

Hearing no objections, President Funakoshi adjourned the regular session to go into Executive Session to discuss the managing agent contract at 6:39 p.m. CM Alueta departed the meeting at 6:43 p.m. The Board voted to recommend renewal of the Managing Agent contract and will meet with Associa to review their initial year's performance.

The regular session was reconvened at 7:10 p.m.

IX. NEXT MEETING

The next Board of Directors' meeting will be on Wednesday, May 10, 2023 at 6 pm (*via Zoom*). The 2023 Annual Meeting will be on Tuesday, April 4, 2023 at 6 pm at the Tower 7th floor Recreation Deck.

X. ADJOURNMENT

There being no further business, the meeting was adjourned at 7:10 PM.

Submitted by:

Michele Alueta,
Recording Secretary, Associa Hawaii

Approved by the Board of Directors on May 10, 2023.

Board Secretary