

REGULAR BOARD OF DIRECTORS' MEETING  
Kalele Kai  
One Keahole Place  
Poolside Cabana  
Thursday November 20, 2008  
Honolulu, Hawaii

PRESENT: President Merrill Werblun, Treasurer Paul Jordan, Directors: Sharon Peterson, Kimiko Hayashi, James Propotnick and Marv Tangren

EXCUSED: Vice President Brad Oakes and Secretary Colin Kurata

BY INVITATION: Resident Manager (RM) Bryan Liu, Account Executives (AE) Alan Takumi and Kristi Hirota-Schmidt

CALL TO ORDER:

There being a quorum present, President Werblun called the meeting to order at 6:30 pm.

RESIDENT MANAGER: President Werblun introduced Bryan Liu as the new resident manager.

MINUTES OF PREVIOUS MEETINGS:

Director Propotnick moved and seconded by Director Peterson to approve the minutes of the Regular Board of Directors Meeting of October 23, 2008. Motion carried unanimously.

ORDER OF BUSINESS

- A. Treasurer Report---Financial Statement: The October 2008 financial statement was reviewed, accepted and filed.
- B. Committees and Taskforces:
  1. Energy Cost Containment: President Werblun report that two fans are being tested. RM Liu will contract installers and Hawaiian Electric has completed the initial data logging.
- C. Resident Manager Report: No report by RM Liu
  1. Elevator repair: President Werblun reported some difficulty with the new panels that has been resolved. Project will probably not be completed this year.
  2. RM Apartment: President Werblun reported that painting/carpeting is done. Will need drapes, microwave, cook top, and cabinet doors
- D. Unfinished Business:
  1. Hiring of Resident Manager: Previously announced by President Werblun
- E. New Business:
  1. Compliance with Federal Law regarding pool safety: Treasurer Jordan moved and seconded by Director Tangren to approve up to \$5,500 to bring the pool and spa into compliance. Motion carried unanimously.

F. Open dialog: None

NEXT MEETING:

The next Regular Board of Directors' Meeting will be held on Thursday January 22, 2009 at 6:30 pm.

ADJOURNMENT:

There being no further business, the meeting was adjourned at 7:08 pm.

Approved

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Secretary

Submitted by:  
Certified Management Inc.  
Agent for Kalele Kai AOA