

NOTICE OF MEETING

Waikiki Banyan

REGULAR BOARD OF DIRECTORS' MEETING

Wednesday, December 9, 2020

2:00 PM Onsite – via Zoom Video/Audio Conference

A G E N D A

OWNERS FORUM (none due to COVID-19 policies.) Please send in or email any questions/comments to Kristin@waikikibanyan.org prior to meeting.

CALL TO ORDER (2:00 pm)

ESTABLISH A QUORUM

- A. Bob Ivanoff Resignation -
- B. Board Officer Organization – (Select New Board President)

MINUTES

- A. Regular Board Meeting (October 14, 2020 ratify email approval vote October 21, 2020)
- B. Special Executive Session Board Meeting (October 20, 2020)

PRESIDENT REPORT

TREASURERS REPORT

- A. Financial Statements – September and October 2020

COMMITTEE REPORTS

- A. Finance and Budget Committee (Chair Schreiber, Members; Valaree Albertson)
- B. Real Estate Committee (Chair Jamie Carter; Members, Valaree Albertson, Mo Schreiber and Randy Warner)
- C. Owner's Liaison Committee and Responsible for WB Newsletter (Chair Arnold Chin, Members; Jamie Carter, Kenji Iwase, , and Randy Warner)
- D. Personnel (Chair Cathy Panizzi, Members Bob Ivanoff and) In Executive Session

GENERAL MANAGER'S REPORT

MANAGEMENT EXECUTIVE'S REPORT

UNFINISHED BUSINESS

- A. Spalling Project – *Project Update*
- Committee Report.
- B. Drain Pipe Replacement Project –
- C. Short-Term Rental (Bill 89) Actions - *update*
- D. After-the-Fact “Notice of Violation” Permit -

NEW BUSINESS

- A. Liliuokalani Trust and Related (if any)
- B. Annual Meeting February 11, 2021
- C. EnvironMETeo Services, Inc. (ratify email vote 10/19/20)
- D. Effective immediately, AOA will open the pool/Jacuzzi (ratify email vote 10/26/20)
- E. Effective immediately, AOA will open the fully operational women's sauna (ratify email vote 10/26/20)

- F. When the men's sauna is repaired, it can be opened under the same conditions as the women's sauna, as per the latest C&C Emergency Order 2020-29 (ratify email vote 10/26/20)
- G. Approve Proposed Building require T&M of \$345,334, less the provided credit of \$245,832 and allocation to Maintenance Budget of \$157,000 (ratify email vote 10/26/20)
- H. Approve allocation/ forced charge-back of up to \$200 per affected unit without owner approval if need for work is verified by internal staff management. (ratify email vote 10/26/20)
- I. CDI Change Order Proposal 1 (ratify email vote 11/5/20)
- J. Lateral Pipe Reimbursement (ratify email vote 11/10/20)
- K. 2020 Audit (ratify email vote 11/26/20)
- L. Mechanical PM Service Provider –
- M. A/C Units Left on In Unoccupied Units –
- N. Hall Way Painting Project –
- O. Resolution Requiring A/C and Angle Valves Turn Off During extended Periods of Absents -

EXECUTIVE SESSION (*Legal and Personnel Matters*)

DATE OF NEXT MEETING

The next Regular Meeting will be held **February TBD, 2021** on 3rd Floor Banyan Room, Tower 1; Owners Forum 1:30 p.m., Board meeting starts at 2:00 p.m. (If COVID-19 regulations still in effect, meeting will be held via Zoom Video Conferencing.)

ADJOURNMENT

THIS NOTICE SHALL BE POSTED SEVENTY-TWO HOURS PRIOR TO THE MEETING OR SIMULTANEOUSLY WITH NOTICE TO THE DIRECTORS [HRS 514B-125 (e)].