



Notice of Board of Directors' Meeting

Date: April 25, 2024

Time: 9:00 a.m. HST

Location: ZOOM

Owners who wish to attend the meeting should call the on-site office at (808) 931-6077 for the Zoom login and password. Check-in is at 8:45 a.m.

AGENDA

- I. CALL TO ORDER**
- II. APPROVAL OF MINUTES** – Board meeting of March 28, 2024
- III. REPORTS**
 - A. Treasurer's Report
 - B. General Manager's Report
 - C. Legal Updates
- IV. PROJECT UPDATES**
 - A. Fan Coil Project
 - B. Electrical System Upgrade
 - C. Underground Sewer
 - D. Generator
 - E. Hot Water Boiler
 - F. Energy Efficiency Lighting
 - G. Rec Deck Parking Spall Repair
 - H. Elevator Upgrade
 - I. 6th Floor Bathroom / ADA
 - J. Lobby Remodel
 - K. Hallway Carpet & Interior Painting.
 - L. AC System Modernization / BMS.
 - M. Parking Equipment Upgrade
- V. UNFINISHED BUSINESS**
 - A. Amend Design Application - Pending legal review.
 - B. Lease Rent Negotiations
- VI. NEW BUSINESS**
- VII. OWNER CORRESPONDENCE**
 - A. Design Modifications
 - B. General Owner Correspondence
- VIII. NEXT MEETING**
 - A. The annual owners meeting is scheduled for May 23, 2024.
 - B. The next Regular Board Meeting on May 30, 2024
- IX. EXECUTIVE SESSION** – Delinquencies and Legal Items
- X. ADJOURNMENT**