

**MARINER'S COVE ASSOCIATION  
MINUTES OF  
THE REGULAR BOARD OF DIRECTORS MEETING**

**DATE:** Monday, August 20, 2018

**PLACE:** On-Site, Club House  
800 Lunalilo Rd.  
Honolulu, HI 96825

**BOARD OF DIRECTORS PRESENT:**

President Ken Middleton  
VP Dr. Franklin Smith  
Treasurer Joel Brilliant  
Secretary Elizabeth Reilly  
Director Nanci Miller  
Director Judy Sobin

**EXCUSED:**

Director Jihee Nguyen  
Director Rick King

**BY INVITATION:**

April Padello, CMCA®, AMS®, Sr. Property Manager, Hawaiian Properties, Ltd.  
Joseph Barros, Site Manager; departed after the Site Manager's Report

**OWNER'S PRESENT:** Jennifer Lynch and Georgia Abbatiello

**CALL TO ORDER:** Noting the presence of a quorum of the Board of Directors, President Middleton called the meeting to order at 7:02 p.m.

**OWNER'S FORUM:**

Jennifer addressed the Board with her concerns on the noise coming from the pool parties held on Sundays and the barbeque smoke as she has asthma.

**APPROVAL OF MINUTES:** The Board unanimously agreed to approve the minutes of the Regular Board of Directors meeting held on May 14, 2018 Regular Meeting minutes as submitted.

**FINANCIAL:**

1) **Treasurer's Report:** Treasurer Brilliant gave a verbal report.

2) **Acceptance of the financials:** The Board unanimously agreed to accept the financial statements for May to July 2018, subject to audit.

3) **Reserve Account(s) & Maturing CD(s):**

a) **Hawaii Central FCU CD:** Matures on September 14, 2018 for approx. \$61,432.46. The Board unanimously agreed to ratify the approval at the September 19, 2018 Board meeting to rollover the matured CD to another CD for a 12 month term at the financial institution paying the highest interest rate and within the FDIC limits.

**SITE MANAGER'S REPORT:**

- 1) SM Barros and Zack Zimmer submitted a written report. A copy will be on file with the management company. SM Barros gave a verbal update.

**UNFINISHED BUSINESS:**

- 1) **Mariner's Cove Neighborhood Signs:** Deferred.

**NEW BUSINESS:**

- 1) **Amendment to MCBC Rules – add Sunday Pool Parties:** After much discussion, the Board unanimously agreed revise and finalize the MCBC rules as discussed.
- 2) **Signage:** After much discussion, the Board requested the signage for “No Smoking” and “Pets be posted in the clubhouse after obtaining legal opinion.
- 3) **Board Vacancy:** After much discussion, the Board requested PM Padello to have (1) notice posted on the website and (2) blast email to those connected on the Association Google Group

**EXECUTIVE SESSION:** The Board went into Executive Session to discussion legal matters.

**NEXT REGULAR/BUDGET BOARD OF DIRECTORS MEETING:** Wednesday, September 19, 2018, on site in the clubhouse, 800 Lunalilo Home Road, Honolulu, HI 96825.

**ADJOURNMENT:** President Middleton adjourned the meeting at 8:30 p.m.

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April Padello, CMCA®, AMS®  
Recording Secretary

Hawaiian Properties, Ltd.  
Managing Agent for  
Mariner's Cove Association