

Haleakala Gardens AOA
Board of Directors' Regular Meeting – October 24, 2024
Zoom Meeting

1. CALL TO ORDER

President Victor Ajlouny called the meeting to order at 4:00 p.m. Mariah White, Managing Agent, JS Property Management, Inc. (JSPMI), acted as secretary pro tem for the meeting. Eight (8) Board members were present to establish quorum: Victor Ajlouny, Betsy Bowan, Monique LeBlanc, Kathy Piimauna, Lucy Bencivengo, Ken Straw, Sean Bauman and Dani Kleinheinz.

2. APPROVAL OF JUNE 20, 2024 MEETING MINUTES

MOTION: Dani Kleinheinz moved to approve the June 20, 2024, meeting minutes and Monique LeBlanc seconded. The motion passed unanimously as follows: Victor Ajlouny-yes, Betsy Bowan-yes, Monique LeBlanc-yes, Kathy Piimauna-yes, Lucy Bencivengo-yes, Ken Straw-yes, Sean Bauman-yes, Dani Kleinheinz-yes.

3. REPORTS OF OFFICERS AND COMMITTEES

President's Report – Will be discussed in New Business.

Treasurer's Report – Given by Kathy Piimauna

Landscape Committee – Betsy Bowen reported that irrigation and repair/replacement project is ongoing. The new landscape company started October 1.

4. NEW BUSINESS

Parking Lot and Pathway Lighting – The pathway lights were repaired. The electrician found faulty underground wiring for one of the damaged lights. Maintenance dug up the area to save on costs.

Feral Chicken Removal – Dani Kleinheinz explained that two pest control vendors assist with chicken removal. Mid Pacific Pest Control bid \$300.00 to lay traps and \$6/per chicken removal with traps checked every other day. Waiting for Terminix bid, to start the process. We will check with neighboring communities to see if they will participate in chicken removal. Tabled for Terminix bid.

2025 Budget Approval – JSPMI explained that the high cost for property insurance was the reason for the increase in fees. However, the Association eliminated some costs by hiring a new landscape vendor and collecting new bids on the tree trimming. The maintenance fee for the units will be: \$845.46 for 3-bedroom, \$801.01 for 2-bedroom, \$478.97 for studio.

MOTION: Lucy Bencivengo moved to approve the 2025 budget and Dani Kleinheinz seconded. The motion passed unanimously as follows: Victor Ajlouny-yes, Betsy Bowan-yes, Monique LeBlanc-yes, Kathy Piimauna-yes, Lucy Bencivengo-yes, Ken Straw-yes, Sean Bauman-yes, Dani Kleinheinz-yes.

5. NEXT MEETINGS – TBD

6. ADJOURNMENT – The meeting adjourned at 4:35 p.m.

MOTION: Lucy Bencivengo moved to adjourn the meeting and Dani Kleinheinz seconded. The motion passed unanimously as follows: Victor Ajlouny-yes, Betsy Bowan-yes, Monique LeBlanc-yes, Kathy Piimauna-yes, Lucy Bencivengo-yes, Ken Straw-yes, Sean Bauman-yes, Dani Kleinheinz-yes.

Mariah J. White Approved 1/9/25

Mariah White, Managing Agent, Recording Secretary