

MINUTES OF THE ANNUAL MEETING
OF THE ASSOCIATION OF APARTMENT OWNERS
OF MAKAHA VALLEY PLANTATION
MARCH 20, 2010 @ 10:00 A.M.
WAIANAE COAST COMPREHENSIVE HEALTH CENTER

CALL TO ORDER

President Marjorie Collier called the annual meeting to order at 10:00 a.m. Terry Lorenzana was recording secretary for the meeting. A quorum was established with more than 50% in person or by proxy; the final percent present was 56.2543%.

PROOF OF NOTICE OF THE MEETING

Notice of this meeting was sent to all owners of record on February 18, 2010.

CONDUCT OF BUSINESS

Robert's Rules of Order Newly Revised was the governing document meeting rules that were permanently adopted at the March 6, 2004 annual meeting.

READING & APPROVAL OF MINUTES

The minutes of March 7, 2009 were approved as written.

In accordance with Hawaii Revised Statutes 514B-122, the Board of Directors was authorized to approve the minutes of this meeting with no objection.

REPORTS OF OFFICERS

President Marjorie Collier gave report.

Treasurer Greg Sokolowski gave report.

A plaque of appreciation and gift certificate was presented to Treasurer Greg Sokolowski for his years of service on the Board as the Treasurer.

The Auditor's report for the year ending 2008 was available upon check. There being no objection, the auditor's report was adopted.

APPOINTMENT OF TELLERS

Kelly Warren and Frances Fuller were appointed Tellers for any counted vote for the meeting.

Meeting recessed at 10:59 am for voting and tallying of the ballots. Reconvened at 11:06 am.

ELECTION OF DIRECTORS

Tena James motioned, seconded by Pat Patterson to change the number of Board members from 7 to 9 or more members. Motion did not stand well because the needed required percentage to amend the Bylaws is over 67% in quorum. The number of Board members will remain at 7.

Nominations and elections were conducted. The results are:

Robin Heath	43.7335%	2 year term
Greg Sokolowski	39.7176%	2 year term
Marjorie Collier	39.4022%	2 year term
Frank Mead	8.1463%	
Bob Evans	8.1463%	
Tena James	2.7536%	

Required for election: At least over 28.12715%

NEW BUSINESS

A. Resolution on Assessments: The following resolution was adopted by unanimous consent.

“RESOLVED by the Association of Apartment Owners of Makaha Valley Plantation, that the amount by which each member’s assessment in 2010 exceeds the total payments of the Association for maintenance, repairs and other expenses and capital expenditures of the Association as the board of directors has appropriately paid or determined payable, shall be applied to regular member assessments in the year 2011.”

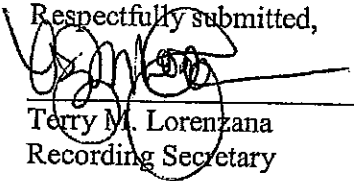
B. Approval of Property Management Contract: The Board proposed to go month to month with Hawaiiana Management Company effective March 1, 2010. Effective May 1, 2010 Makaha Valley Plantation will be under new management with Hawaii First. By a show of hands the votes were 4 opposed to the majority accepting the Board’s proposal. The management contract passed with Hawaii First.

C. The Board presented a certificate of appreciation along with a small bonus to each of the security staff at Makaha Valley Plantation who helped on the Tsunami was reported. The staff stayed behind and fulfilled their duties for the residents of Makaha Valley Plantation.

ADJOURNMENT

There being no further business requiring a motion, the annual meeting adjourned at 11:31 a.m.

Respectfully submitted,



Terry M. Lorenzana
Recording Secretary