

THE BOARD'S BULLETIN BOARD
February/March, 2013

Prepared by the Community Relations Committee to keep you informed of current developments

BOARD MEETING

- Our staff continues working hard. The quarterly walkway cleaning and polishing has been completed. The quarterly trash chute cleaning has been completed.
- The Finance Committee reported that the January 2013 operating expenses are \$50,261 below budget, primarily due to seasonal charges.
- The smoking ban amendment stands at 48.13% for and 11.62% against. PLEASE VOTE! You may do so at the front desk. The voting period expires in May 2013. 67% is needed to pass amendment.
- Repair systems on the lower garage floor cracks to mitigate ground water seepage continue to be explored.
- The Lanai Project is almost finished. Chargebacks to the Lanai owners for their portions will be mailed out after final invoicing from Color Dynamics.
- The PH floor window replacements are nearly complete. Code enforced and required window child safety elements will be installed soon.
- The Plumbing Project is nearing completion. Hallway punch list item repairs have begun. Storage unit break down and return to parking stalls should be done soon.
- For those who have not signed off on the certificate of completion, please contact Sagewater's on-site manager, Brendan Trail, for questions regarding your punch list items by March 15. That is the cut off date.
- The code deficiencies letters to individual owners in Stacks 5,7,9,10,11,12 and a few units in 8 are being prepared. The others have been sent out. So far the majority are under \$1,000.

- Please be reminded that thanks to the Plumbing project we now have individual shut off valves for our bathrooms under the sink in the hallway baths so that water can and should be turned off when you leave for holidays, when you have plumbing remodeling in your unit, or should you cause a leak. This will mean fewer stack shut offs!
- Extra cleaning services for post Plumbing Project cleaning is available from the following companies: Bright Cleaning Services, Tel # 375-2409, The Maids, Tel # 942 8080; The Maid Brigade, Tel # 848 0077; Home Cleaning Specialists, Tel # 375 8781.
- Deliveries and move in and move outs continue to be on Saturdays only. The elevator usage and the parking area in front of the building are both still busy during the week.
- A reminder that individual's contractors must not work on weekends and must treat our common property with respect.

OWNER'S FORUM

- The loan amount is to pay for the common elements and is repaid according to your share of common ownership in your monthly maintenance fees. The chargeback amount is for the components that belong to your unit and vary in price from the larger units on the two upper floors to the smaller units below. The code deficiencies are unique to your unit and vary a lot according to the repair cost. Everyone pays only for their share, their ownership and their deficiencies.

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CALENDAR

- The next general Owners' Forum will be held on Thursday, March 28, at 5:30 p.m. on the 3rd floor lanai.
- The next meeting of the Board of Directors is scheduled on Thursday, March 28, at 6 p.m. in the 3rd floor party room.

ANNUAL MEETING

The annual meeting was held on Monday March 4 on the third floor lanai. The slate presented was elected as follows: Jim Curtin for 3 years, Greg Northrop for 3 years, Herb Tanaka for 3 years and Yvette Rogers for 2 years. Immediately following the meeting the Board elected the following officers: Yvette Rogers as President, Nick Tan as Vice president, Charlie Knight as Treasurer and Colin Yu as Secretary.

Submitted by the Community Relations Committee