

**Hawaiian Paradise Park Owners Association
The Board of Directors Meeting on November 16, 2011
Minutes**

- I. **Call to Order:** President Ron Vizzone called the meeting at 6:00 p.m. Quorum was established.
- II. **Roll Call:**
- a) **Board of Directors:** Ron Vizzone, President; June Conant, Vice-President; Ken McGilvray, Treasurer; Elizabeth Weatherford, Secretary; Verne Presnall, Francis Ganon, Margaret “Peggy” Stevens and Alan Dale Watson. Absent: Judy Sumter.
 - b) **Guests:** Derek Alatan, Bruce Derrick, Joan Galante, Bill Spencer, Kehau Spencer, Steve Stein, James Weatherford; also present, Scott Reilling, General Manager and Tommy Spencer, Roads Supervisor.
- III. **Approval of Agenda:** *June Conant moved to accept the Agenda as amended. Elizabeth Weatherford seconded. Vote in favor: Unanimous approval. Motion carried.*
- IV. **Parliamentary Law:** Denise Warner, Aloha Administrative Services, provided a brief outline of the purpose of Robert’s Rules and proper decorum for members.
- V. **Owner Input:**
- a) Joan Galante – asked the Board to consider proper training in employer/employee relations, due to an encounter she witnessed between a Board member and an employee.
 - b) Bruce Derrick – expressed concern about who legally owns the easements in increment one and presented legal documents which provide conflicting views. The President suggested the Board obtain legal counsel. Due to the increased traffic coming into the Park during the morning commute, Mr. Derrick also suggested shutting off the entrances into the Park except at Shower Dr.
 - c) Derek Alatan – asked if the Board had any updates on the progress of the construction of the highway. It was noted that the lack of names and addresses of owners in increment one are continuing to be a hindrance to the Planning Department.
 - d) Ken McGilvray – asked why this is a concern to the Planning Department since back in December 2000 a grant of the easements was issued signed by the President of HPPOA, prepared by the Dept of Public Works and in conjunction with the Department of Water Supply for implementation of a water system. He offered to investigate further.
 - e) Steve Stein – asked if the paved parts of 29th will be repaved under Phase IV. The General Manager responded that the paving will continue but not cover over any paving already done unless it is in need of repairs. The Board also suggested that if residents want additional paving, they have the option of contacting Yamada on their own to consider their options.

VI. Approval of Minutes:

- a) Board Meeting of October 19, 2011 –

June Conant moved to accept the Minutes of October 19, 2011. Elizabeth Weatherford seconded the motion. Vote in favor: Unanimous approval. Motion carried.

VII. Committee Reports:

- a) Parks – June Conant reported that if the County is unwilling to return the two parcels of land at the ocean, HPPOA will be pursuing the collection of the road fees which have accrued over the years.
- b) PMAR – James Weatherford reported that a letter was sent by PMAR to Governor Abercrombie asking him to delay release of funds of 1.5M to be used for preliminary studies. In conjunction with Puna Community Development Plan Action Committee (PCDPAC), PMAR has suggested that alternate funds be used to conduct a scoping study in order to mediate the expectations of all parties involved, including HPPOA, Shipman Park and Hawaiian Homelands. He encouraged the Board to work with PCDPAC.
- c) Paving – It was noted that the bond and all the paperwork must be complete and the contract be signed before commencement.

Ken McGilvray moved to allow Yamada and Sons to start the paving at their earliest convenience and that the bond has to be completed and the contract must be in our hands before they are paid. Ron Vizzone seconded. Discussion ensued.

Ron moved to table the motion until further information is gathered. Peggy Stevens seconded. Vote in favor: Ron Vizzone, Peggy Stevens, Verne Presnall, Dale Watson, June Conant, Elizabeth Weatherford, Francis Ganon. Opposed: Ken McGilvray. Motion carried.

- VIII. Treasurer's Report:** Ken McGilvray presented a review of the Treasurer's Report. He reported that as of October 2011, funds collected out of those billed are at 83.82%, which is a substantial increase from previous years. It was noted that appreciation has been expressed by residents who have been able to set up payment plans to settle their overdue road fees.

Construction Fund (for paving) **\$4,238,892.39**

Total Checking/Savings and Construction Funds **\$7,930,880.25**

- IX. General Manager's Report and Road Supervisor's Report:** Scott Reilling reviewed the monthly report. He noted that due to a slippage between 12th and 13th on Kaloli Dr., Loeffler has scheduled remediation for December 2011. A pickup truck was purchased for \$8,920.00 (\$3,500 under the amount approved). The Capital Improvement Plan was reviewed and members and residents were encouraged to provide input. It was noted that since several residents had requested a bike path, a cost estimate was provided in the range of \$150,000 to \$175,000 for a bike path on Paradise Dr. from Railroad Ave. to Beach Rd., which constitutes 2.6 miles. Elizabeth Weatherford noted a meeting has been set up with Peoples Advocacy for Trails Hawaii (PATH) to consider further options.

X. Unfinished Business:

- a) Motions Log (on-going). Tracking No. 386 has been completed and can be eliminated.
- b) IDIQ Contract Between HPPOA and Truck Haulers – Tabled until the December Meeting by general consent.
- c) Purchase of Pickup Truck for \$9,500.00– This item was covered under the General Manager’s Report, where it was reported that a Pickup Truck was purchased for \$8,920.00 (\$3,500 under budget).
- d) January 18, 2011, letter from Hunter Bishop, Regarding a Proposed County 20-acre park – The letter was distributed to Board Members.

XI. New Business:

- a) Pursuant to Bylaws, Article XI, Assessments, Section 2(b), Board to Establish Road Fees for 2012 – The Board noted that this is the last year the road fees must be increased by ten percent.

Ken McGilvray moved to set the road fees for 2012 at \$262.00. Peggy Stevens seconded the motion. Discussion ensued. Vote in favor: Unanimous approval. Motion carried.

- b) Proposed Reduction in Cost of Truck Hauling – Ken McGilvray asked the Board to consider switching the truck hauling contract from Kalaheo Trucking to Sanford Trucking to avoid conflict of interest and allow for larger truck loads.

Peggy Stevens motioned to use Sanford Trucking exclusively for all hauling of cinder and aggregate until further review. Ken McGilvray seconded the motion. Discussion ensued.

June Conant moved to strike “and aggregate”. Ron Vizzone seconded. Discussion ensued. Vote in favor: Dale Watson, June Conant, Ron Vizzone. Opposed: Ken McGilvray, Elizabeth Weatherford, Francis Ganon, Peggy Stevens, Verne Presnall. Motion lost.

Peggy Stevens moved to use Sanford Trucking exclusively for all hauling of cinder and aggregate until further review. Ken McGilvray seconded the motion. Vote in favor: Peggy Stevens, Ken McGilvray, Verne Presnall, Francis Ganon. Opposed: Elizabeth Weatherford, Dale Watson, June Conant, Ron Vizzone. Motion lost.

Ken McGilvray and Peggy Stevens raised a point of order stating that the President should not vote, except in times when a vote is tied. The President asked the members to consult Robert’s Rules and the Bylaws. The President ruled that the point of order was not well-taken, since as a member, the President has always held the same voting privileges as other members.

- c) HPP Volunteer Fire Department’s Proposal to Affix Reflective Street Numbers – Dale Watson made the motion to use \$500 to buy the red reflective street numbers so the volunteer fire department can post them on the back of the stop signs on every 5th street. June Conant seconded. Discussion ensued.

Verne Presnall moved to table the motion until review can be made on the cost of adding the letter of the main street. June Conant seconded. Vote in favor: Unanimous approval. Motion carried.

- d) Discuss Price Quote for Proposed Bike Path Along Paradise Drive – This matter was discussed during the General Manager’s Report. A cost estimate between \$150,000 - \$170,000 was reported for a 2.6 mile path.
- e) Purchase of Turkeys for Thanksgiving – The Board agreed by general consensus to purchase turkeys for the staff for Thanksgiving.
- f) Resolution to Waive Park Fees for Community Resilience and Neighborhood Watch adopted October 30, 2011 at the General Membership Meeting – Ken McGilvray expressed concern over the validity of the resolution. The President asked this item to be added to the next Board Meeting. The Board agreed by general consent.

XII. Communication & Correspondence:

- a) Peter & Tennyson Noyes’ Email Congratulating Scott Reilling and Road Crew for Road Conditions
- b) Peter Frost’s Email Complaining, Then Congratulating Road Crew for Work on 14th Avenue
- c) Letter of November 10, 2011 from Ted Hong – Tutoring Center

XIII. Announcements:

- a) Next Board Meeting: Wednesday, December 21, 2011 at 6:00 p.m. in the Library.

Adjournment of Meeting: The meeting adjourned at 8:40 p.m.

Respectfully Submitted and Approved:

Denise Warner, Recording Secretary of Minutes

Date

Elizabeth Weatherford, Secretary

Date

Motions Log

June Conant moved to accept the Minutes of October 19, 2011. Elizabeth Weatherford seconded the motion. Vote in favor: Unanimous approval. Motion carried.

Ken McGilvray moved to allow Yamada and Sons to start the paving at their earliest convenience and that the bond has to be completed and the contract must be in our hands before they are paid. Ron Vizzone seconded. Discussion ensued.

Ron Vizzone moved to table the motion until further information is gathered. Peggy Stevens seconded. Vote in favor: Ron Vizzone, Peggy Stevens, Verne Presnall, Dale Watson, June Conant, Elizabeth Weatherford, Francis Ganon. Opposed: Ken McGilvray. Motion carried.

Ken McGilvray moved to set the road fees for 2012 at \$262.00. Peggy Stevens seconded the motion. Discussion ensued. Vote in favor: Unanimous approval. Motion carried.

Dale Watson made the motion to use \$500 to buy the red reflective street numbers so the volunteer fire department can post them on the back of the stop signs on every 5th street. June Conant seconded. Discussion ensued.

Verne Presnall table the motion until review can be made on adding the letter of the main street. June Conant seconded. Vote in favor: Unanimous approval. Motion carried.