

**Hawaiian Paradise Park Owners Association
The Board of Directors Meeting on February 20, 2013
Minutes**

I. Call to Order: President June Conant called the meeting to order at 6:00 p.m. Quorum was established. The meeting took place in the Activity Center.

II. Roll Call:

- a) Board of Directors: June Conant, President; Merrill (Skip) McAlister, Vice-President; Elizabeth Weatherford, Secretary; Joan Galante, Treasurer; Terry Michels, Tom Nickerson, Judy Sumter; and Verne Presnall. Absent: Francis Ganon.
- b) Guests: Derek Alatan, Larry Brennan, Leilani Bronson-Crelly, Gini Byrne, Michael Chun, Bruce Derrick, Dorcas Liu, Bill Newman, Evan Pfaff, John Seastrom, Mayellin Stillwell. Also present, Scott Reilling, General Manager, Cathy Fincher, Administrative Assistant and Denise Warner, Recording Secretary.

III. Approval of Agenda:

Joan Galante moved to accept the Agenda as amended. Judy Sumter seconded. Vote in favor: Unanimous approval. Motion carried.

IV. Owner Input:

- a) Gini Byrne – hoped that the meeting is more productive then last time and everyone remains calm.
- b) Derek Alatan – asked for permission to use donated, personal materials to build a roof over the Shower Dr. mailboxes with a solar light system for lighting at night. He was asked to submit a plan to the Office.
- c) Michael Chun – asked how to control the speeding he has encountered on 22nd. June Conant noted that there are simply not enough police to cover the area. He was given the speed bump policy. He asked the Board not fund any further improvements to the mailboxes until the roads are improved.
- d) Evan Pfaff – asked for further clarification on whether or not the Board will support improvements to the mailboxes. Joan Galante responded that there is a non roads fund, but further information needs to be gathered before a decision can be made. He asked the Board consider a different format at the Membership Meeting in order to better facilitate communication during Owner Input. He was informed that a different format for Owner Input is planned.
- e) Mayelin Stillwell – suggested that the appropriate district rep respond to questions from residents during Owner Input.

- f) Bruce Derrick – noted that you can call the non-emergency number 808-935-3311 and complain about speeders and the police will respond. Mr. Nickerson noted that Officer Aruda is the communications liaison for Paradise Park.
- g) John Seastrom – added that they recommend giving your name and phone number and they will call back.
- h) Bill Newman – noted that in his experience the police in Kea’au are very willing to respond.

V. Approval of Minutes:

- a) Board Meeting of January 16, 2013 – *Joan Galante moved to accept the Minutes of January 16, 2013. Verne Presnall seconded the motion. Vote in favor: Unanimous approval. Motion carried.*

VI. Committee Reports:

- a) Dust – Leilani Bronson-Crelly reported that the Committee has compiled some options to deal with the fugitive dust issue which will be presented as recommendations at the Membership Meeting.
- b) Finance Committee – No Committee report was available due to lack of quorum. Joan Galante distributed a review of several items which are still pending.
- c) Parks – No report was available, as there has been no volunteer to Chair the Committee.
- d) Path – Larry Brennan recommended Terry Michels as the Board liaison. He also asked that the survey be extended to May 20th with results to be submitted at the June Membership Meeting.
- e) Paving – No report was available.
- f) Road Traffic Safety – Mayelin Stillwell distributed a proposal to purchase signs for areas with safety issues.

Verne Presnall moved to spend not more than \$3500 to improve signage in the Park as recommended by the Road Traffic Safety Committee. Elizabeth Weatherford seconded. Discussion ensued. Vote in favor: Unanimous approval. Motion carried.

The Committee also noted that the curve in the road at Paradise Ala Kai and Paradise Dr. is experiencing deterioration at the edges of the road where vehicles are driving off the pavement.

VII. Treasurer’s Report: Joan Galante presented the Treasurer’s Report.

Construction Fund (available for paving)	\$1,759,521.57
Savings, Checking and Investments	\$3,675,408.64
<u>Total Checking/Savings and Construction Funds</u>	\$5,434,930.21

The Treasurer and the General Manager requested input from the Board as to the annual road fees for the next year so that the annual budget can be created.

VIII. General Manager's Report and Road Supervisor's Report: The General Manager's Report was distributed for Board review. He noted that an email from the Engineer at the Department of Public Works stated that the County is not interested in granting the use of the 60 ft of the land needed for the purpose of a potable water station. The request has been referred to the Mayor's Office. With respect to answering questions from residents during Owner Input, a new format will be set up to try and answer the question directly at the meeting, or the Board will set up a Questions and Answers section on the website.

IX. Unfinished Business:

- a) Motions Log (on-going) – Updates to follow.
- b) Vote on Yamada to continue as paving contractor – Mr. Reilling noted that the contract for Phase IV will remain open while a new Engineer is engaged to provide further input.

June Conant moved to retain Yamada as the paving contractor for the remaining paving. Terry Michels seconded. Discussion ensued.

Tom Nickerson moved to table the motion to retain Yamada as the paving contractor for the remaining paving. Judy Sumter seconded. Vote in favor: Unanimous approval. Joan Galante abstained. Motion carried.

- c) Vote on the Bike Path for Paradise Drive – Terry Michels presented the recommendation to develop the path on Paradise Ave., from Highway 130 to Railroad Ave. (1.75 miles) by moving the traffic lines for the cost of \$10,000 which includes materials, machinery, labor and signage to identify the lane. This lane proposal is the first step in extending a safe pathway along Paradise Dr. from the ocean to Highway 130. Some concern was raised over potential safety issues associated with narrowing the main road for this purpose.

Terry Michels moved to approve the development of a bike/pedestrian path on Paradise Dr. from Hwy 130 to Railroad Ave (1.75 miles). The proposal would make a walking and biking lane (one-way for the bikes) approximately 5 ft wide on the Hilo side of Paradise Dr. by moving the striping over 2.5 ft closer to the Pahoa side. This would create a 20 ft wide road that would "match" the lower road measurements below Railroad Ave for the cost of \$10,000. Verne Presnall seconded. Discussion ensued. Vote in favor: Verne Presnall and Terry Michels. Vote against: Judy Sumter, Merrill (Skip) McAlister, Tom Nickerson and Elizabeth Weatherford, Joan Galante. Motion lost.

- d) Continue discussion of developing a Community Resilience Plan for HPP and Land Mobile Radio Service – Mr. Nickerson asked the Board to authorize a new committee. The Board agreed that Mr. Seabruch who has been the Chair be advised and consulted.

Mr. Nickerson moved to table the discussion of developing a Community Resilience Plan. Elizabeth Weatherford seconded. Vote in favor: Unanimous approval. Motion carried.

- e) Motion regarding dissolving the Paving Committee – Joan Galante recommended the Paving Committee be dissolved, citing Article VIII Section 8 which already assigns the Board as

responsible for the paving projects. Additionally, the Board can at any time appoint a committee for specific projects and consult the expertise of the General Manager and the Engineer.

Joan Galante made the motion to correct the error of having the Board function as the Paving Committee by dissolving the Paving Committee. Verne Presnall seconded. Discussion ensued. Vote in favor: Terry Michels, Judy Sumter, Verne Presnall, Joan Galante, Elizabeth Weatherford. Vote against: Merrill (Skip) McAlister, Tom Nickerson. Motion carried.

X. New Business:

- a) Motion to relocate pole #1 on Paradise Ala Kai and associated costs – Mr. Reilling noted that if the road is to be widened at the curve, the down guys will be dangerously close to the road and the electric pole may need to be moved to further down the road. In such a case, HELCO is requiring HPP to pay approximately \$5,000 for new hardware, but they will move the pole.

Terry Michels moved to table the motion over the relocation of pole #1 on Paradise Ala Kai. Merrill (Skip) McAlister seconded. Vote in favor: Unanimous approval. Motion carried.

- b) Discuss providing the Activity Center with internet WiFi –

Tom Nickerson moved to install WiFi internet to accommodate 50 devices for up to 1,000 ft and the price not to exceed \$1,000. Elizabeth Weatherford seconded. Discussion ensued.

Tom Nickerson moved to table the WiFi service for the Activity Center. Merrill (Skip) McAlister seconded. Vote in favor: Unanimous approval. Motion carried.

- c) Reaction to the Road Fee's only issued to the owners that have taken the discount and the processing fee – It was noted that the processing fee for paying online has been time consuming for the staff.

Joan Galante moved to rescind the online payment fee for use of a credit card. Merrill (Skip) McAlister seconded. Discussion ensued. Vote in favor: Unanimous approval. Motion carried.

- d) Vote on type of road material, source of material and the amount to be applied – Mr. Reilling distributed a table on prices for various road materials, as well as photos showing the results of the 2" ¾" compacted base course, which still creates potholes. The Road Supervisor recommended resurfacing 18th from Paradise to Kaloli Dr.

- e) Resignation of our Professional Engineer for paving – Due to the fact that Mr. Paul Nash, P.E. resigned, Mr. Evan Pfaff, P.E. was recommended.

Joan Galante moved to hire Evan Pfaff, P.E. as our professional engineering consultant. Elizabeth Weatherford seconded. Discussion ensued. Vote in favor: Unanimous approval. Motion carried.

- f) Mailbox relocation/installation on Paradise – Due to the damage caused to the mailboxes located on upper Paradise Dr. from a car accident, the Board discussed moving the mailboxes to a safer location between 29th and 28th.

Elizabeth Weatherford moved to build a concrete foundation for the new mailboxes to be located between 29th and 28th on Paradise Dr. Joan Galante seconded. Vote in favor: Unanimous approval. Motion carried.

- g) Nominating Committee – A recommendation for the Nominating Committee was considered. A timeline for tasks associated with the election was also distributed along with the sample ballot.

Elizabeth Weatherford moved to approve the timeline for the sequence of election events. Judy Sumter seconded. Vote in favor: Unanimous approval. Motion carried.

Elizabeth Weatherford moved to approve the League of Women Voters to count the ballots. Joan Galante seconded. Vote in favor: Unanimous approval. Motion carried.

Elizabeth Weatherford moved to approve the sample ballot. Judy Sumter seconded. Vote in favor: Unanimous approval. Motion carried.

XI. Communications:

- a) Senator Russell Ruderman – noted.
b) Evan Pfaff – noted.

XII. Announcements:

- a) Next Board Meeting: Wednesday, March 20, 2013 at 6:00 p.m. in the Library.
b) Next Membership Meeting: Sunday, February 24, 2013 at 3:00 p.m. – Activity Center.

XIII. Adjournment of Meeting:

The meeting adjourned at 9:30 p.m. and the Board convened for Executive Session.

Respectfully Submitted and Approved:

Denise Warner, Recording Secretary of Minutes

Date

Elizabeth Weatherford, Secretary

Date

Motions Log

Joan Galante moved to accept the Minutes of January 16, 2013. Verne Presnall seconded the motion. Vote in favor: Unanimous approval. Motion carried.

Verne Presnall moved to spend not more than \$3500 to improve signage in the Park as recommended by the Road Traffic Safety Committee. Elizabeth Weatherford seconded. Discussion ensued. Vote in favor: Unanimous approval. Motion carried.

Tom Nickerson moved to table the motion to retain Yamada as the paving contractor for the remaining paving. Judy Sumter seconded. Vote in favor: Unanimous approval. Joan Galante abstained. Motion carried.

Mr. Nickerson moved to table the discussion of developing a Community Resilience Plan. ?? Seconded. Vote in favor: Unanimous approval. Motion carried.

Joan Galante made the motion to correct the error of having the Board function as the Paving Committee by dissolving the Paving Committee. Verne Presnall seconded. Discussion ensued. Vote in favor: Terry Michels, Judy Sumter, Verne Presnall, Joan Galante, Elizabeth Weatherford. Vote against: Merrill (Skip) McAlister, Tom. Motion carried.

Terry Michels moved to table the motion the relocation of pole #1 on Paradise Ala Kai. Merrill (Skip) McAlister seconded. Vote in favor: Unanimous approval. Motion carried.

Tom Nickerson moved to table the WiFi service for the Activity Center. Merrill (Skip) McAlister seconded. Vote in favor: Unanimous approval. Motion carried.

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