

**Hawaiian Paradise Park Owners Association
Board of Directors
Meeting of March 17, 2010
Minutes**

- I. **Call to Order.** President Bob Rainie called the meeting to order at 6:00 pm.
- II. **Roll Call.**
 - a. **Board of Directors:** Bob Rainie, President; Joan Galante, Treasurer; Keone McAllister; Dale Watson, Vice President; Cheryl Jackson; June Conant; Randy Dresselhaus, Secretary; Ron Vizzone; Jeff Gray. General Manager, Kaniu Kinimaka-Stocksdale, was also in attendance.
 - b. **Guests:** Bobbie Alicen, JoAnne Backman, Jerry L. Carr, Madie Greene, Barbara Kahn-Langer, Jason L. Kipili, Lelyaundry Kipili, Gwen Kupahu, Dorcas Liu, Barbara Lively, Floyd Lundquist, Marlene Lundquist, Ken McGilvray, Heather McNeill, Inge Misajon, Bill Newman, Anna Rainie, Cindy Spencer, Judy Sumter, Santos Tolentino, Sandy Vos, Denise Warner, Chuck Webb, David Weiss, Bill White, Donna White, Robin Wright
- III. **Agenda.** Bob Rainie noted that the President's Report would consist of two parts: A President's Report and a Vice President's Report.
- IV. **Owner Input.**
 - a. **Maureen Lundquist** said that she would like better communication on the part of staff. She had reported damage to property and was not happy with the response that she received.
 - b. **JoAnne Backman** summarized four e-mails that she had sent to Bob Rainie dealing with: Ted Hong's resignation as association counsel; Dale Watson's comments related to the conflict of interest in the association's use of the dump truck; ensuring that the board was aware of the current policy related to speed bumps/humps; and ensuring that the board understood that she was not harassing anyone.
 - c. **Ken McGilvray** asked if the SEE Hawaii employees were paid for President's Day and MLK Day holidays and if they had been drug-tested as new employees. He also questioned the delay in paying fees to Ted Hong.
 - d. **David Weiss** noted that there have been improvements in road maintenance and provided several instances where current procedures have improved over past procedures. He asked that there be more attention paid to destroying Albezia trees.
 - e. **Jerry Carr** said that he has observed the road crew recently and was impressed with the supervision and training being provided. He also noted an article about the Puna

Makai alternate route in the newspaper, and asked that the board consider developing an HPPOA position on this issue.

- f. Heather McNeill asked for clarification about how much of the association property is reserved for use by those who rent the Activity Center. She was concerned that renters did not allow residents to park there during the recent tsunami evacuation. She also complained about Bob Rainie's efforts to end the recent membership meeting.
 - g. Bill White said that he thought that the current management was doing a good job.
 - h. Barbara Kahn-Langer had a personal comment about the board president.
- V. **Minutes**. The minutes of the meeting of February 17, 2010, were reviewed. The General Manager asked that the sentence dealing with dropping a lien procedure show that this was done on advice of the board president, not on advice of counsel.

The minutes as amended were approved by consensus.

- VI. **Treasurer's Report**. Treasurer, Joan Galante, presented this report. She said that the balance sheet now truly reflects the financial position of the association. She noted that expenses are under budget but that income has not met expectations, in large part due to the economic downturn.

Regarding the 5010 line item, she said that the amount of \$9,937 will be reclassified to shoulder maintenance in next month's report. This amount was for truck rental to haul waste/fill from the road widening project. Account 5010 is used for materials.

Total Checking/Savings & Construction Funds: \$9,250,014.07

The Treasurer's Report was accepted.

- VII. **General Manager's Report**. The General Manager's report was reviewed. There was a discussion about problems with sending e-mails to board members. One item discussed during the meeting related to the Activity Center roll up doors. A vendor will be looking at them more closely in the near future.

- VIII. **President's Report**.

- a. Bob Rainie said that his report is on the association website.
- b. Dale Watson said that he also has a Vice President's report on the website, and wished it noted that he feels that we are getting more value from the SEE Hawaii personnel than we are paying for them.

IX. Committee Reports

- a. Bylaws Committee. June Conant reported that the committee is drafting a cover letter to be sent to members along with the draft bylaws revision and ballot. The committee is also working on planning for printing and postage. As of this report, it is anticipated that the postage will run around \$10,000, and the printing will be \$6,000. The committee is planning to do some work, such as folding, to keep the costs down.
- b. Finance Committee. Joan Galante said that the information in the Treasurer's report reflected the work of the Finance Committee.
- c. Human Resources Committee. Jeff Gray said that the committee has some quotes on outsourcing Human Resources work, and will await further information about that before again presenting the revised handbook to the board.
- d. Neighborhood Watch. Jerry Carr reported that there were five burglaries in the evacuation zone during the recent tsunami evacuation. The police were not allowed to patrol the area after a certain point in the evacuation. Jerry is concerned that this will mean some people will not evacuate their homes when they should during this kind of a warning in the future. He said that he will be working with ENET to build a better relationship with them for future evacuation efforts.
- e. Nominating Committee. Ken McGilvray said that the Nominating Committee had met three times so far and noted that candidate forms are on the association website. There are six vacancies this year, in districts 1, 3, 5, 6, 7, and 9. He anticipates having nominees for all six positions. The committee's recommended timeline for the ballot mailing is:
 - March 23: Nominating Committee will provide the list of candidates to the office staff
 - April 2: Deadline for printing ballots (to be done by the office staff)
 - April 15: Deadline for mailing ballots (by the office staff)
 - May 28: Official election day; deadline for receipt of votes.

Ken suggested that the office staff should begin preparing the labels for the mailing now.

X. Unfinished Business

- a. Motions Log. This was discussed and no changes were made.
- b. Engineer's Report. A copy of the report had been distributed and there was no further discussion.

- c. Speed humps/bumps. There was discussion of the decision made at the February 2010 board meeting. It was agreed that the General Manager will proceed cautiously with studying and installing speed control devices.

XI. **New Business.**

- a. Conflict of Interest. The president noted that there had been a complaint at the membership meeting about the association's paying for the use of the truck owned by the roads supervisor.

Dale Watson moved that the board agree that there is no conflict of interest in paying for the use of the road supervisor's truck to move materials. Randy Dresselhaus seconded the motion. The motion was approved unanimously.

- b. New Vehicle Purchase. It was decided that this was no longer necessary in view of the previous decision by the board to permit continued use of the road supervisor's truck.

- c. Auto Repair. This item was discussed briefly.

- d. Radios. It became apparent during the tsunami evacuation that communication among the staff and road crew using cell phones was not possible as telephone company restrictions on the use of cell phones are automatically put into place in such situations.

Randy Dresselhaus moved that the association spend up to \$3,500 for the purchase of base stations and handsets for the staff and road crew. Keone McAllister seconded the motion. The motion was approved unanimously.

XII. **Announcements.**

- a. The next Board of Directors meeting will be on Wednesday, April 21, 2010, at the HPPOA Activity Center Library at 6:00 pm

- XIII. **Adjournment.** The president adjourned the meeting at 8:06 pm, with the board agreeing to continue to meet in executive session.

Respectfully Submitted:

Robin Messenheimer, Recording Secretary

Date

Randy Dresselhaus, Board Secretary

Date

Motion Logs

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