

**Hawaiian Paradise Park Owners Association
The Board of Directors Meeting on February 15, 2012
Minutes**

- I. Call to Order:** President Ron Vizzone called the meeting at 6:00 p.m. Quorum was established. Elizabeth Weatherford served as Secretary.
- II. Roll Call:**
- a) Board of Directors: Ron Vizzone, President; June Conant, Vice-President; Ken McGilvray, Treasurer; Elizabeth Weatherford, Secretary; Verne Presnall, Margaret “Peggy” Stevens, Judy Sumter, and Alan Dale Watson. Absent: Francis Ganon.
- b) Guests: Derek Alatan, Harold Ching, Dave Cronister, Teresa Cronister, Bruce Derrick, Cathy Fincher, Jeff Gray, Greggor Ilagan, Richard Koval, Mike Mentnech, Tom Nickerson, Kehau Spencer, Samuel Toler Jr.; also present, Scott Reilling, General Manager, Tommy Spencer, Road Supervisor, and Denise Warner, Recording Secretary.
- III. Approval of Agenda:**
- June Conant moved to accept the Agenda as amended. Verne Presnall seconded. Vote in favor: Unanimous approval. Motion carried.*
- IV. Owner Input:**
- a) Yen Chin, President of Friends of Puna’s Future – Mr. Chin noted that since House Bill 1626 has been permanently stalled, the Fuel Tax Revenue Initiative is now submitted under Bill 2118. If the Bill is passed, it would authorize the County of Hawaii to use revenue for roads in HPP. Mr. Chin asked for the Board’s direction on how they want to proceed with the \$500 previously given to FPF to produce a video.
- Dale Watson made the motion to continue support of Friends of Puna’s Future with the money they had previously received. Margaret Stevens seconded. Vote in favor: Unanimous approval. Motion carried.*
- b) Dave Cronister – asked if there was any progress on the need for more mail boxes. June Conant responded that the local Postmaster has requested mail boxes, but all requests have been denied due to budget restraints. He also questioned the need for a second mower.
- c) Dick Koval – asked for the installation of specific signs on Ala Heiau and Beach Rd.
- d) Tommy Spencer – also spoke about the information presented on the signs. It was suggested that the Hawaii County Police non-emergency phone number be posted.
- e) Samuel Toler Jr. – asked why the dead end of 29th is not to be paved. He also noted that he may take action under the fugitive dust law.
- f) Bruce Derrick – asked that the road be coated differently with ¾” base course to reduce dust.

- g) Tom Nickerson – suggested creating a gated community to deal with traffic issues, adding 4 – 6” of aggregate to be extracted from HPP land, and the creation of a redemption center for HPP.
- h) Jeff Gray – noted that cars travelling to and from Shady Grove have greatly increased traffic on his street, which is of concern to local residents. He asked HPPOA to work on a solution.
- i) Greggor Ilagan – spoke as a candidate for Council Representative District 4, and expressed support for HPPOA’s concerns.

V. Approval of Minutes:

- a) Board Meeting of January 18, 2012 – June Conant moved to accept the Minutes of January 18, 2012. Margaret Stevens seconded the motion. Vote in favor: Unanimous approval. Motion carried.

VI. Committee Reports:

- a) Parks – Peggy Stevens reported that a grant may make a park possible. Residents were encouraged to join the Committee at the next Membership Meeting.
- b) Paving – Scott Reilling presented a progress report and a change order for Phase IV.
- c) Nominating – Judy Sumter distributed the announcement for candidates, the candidate form and the ballot form for review.

Judy Sumter moved that the Board approve the League of Women Voters to count the ballots. Elizabeth Weatherford seconded. Discussion ensued. Vote in favor: Unanimous approval. Motion carried.

Judy Sumter moved that the office print the labels for Districts 2, 3 and 4 as soon as possible. Elizabeth Weatherford seconded. Vote in favor: Unanimous approval. Motion carried.

Judy Sumter moved that the candidates for Districts 2, 3 and 4 have their applications in by the 16th of March in accordance with the Bylaws. Margaret Stevens seconded. Vote in favor: Unanimous approval. Motion carried.

Ron Vizzone made the motion that the ballots be watermarked. Dale Watson seconded. Vote in favor: Unanimous approval. Motion carried.

VII. Treasurer’s Report: Ken McGilvray presented a review of the Treasurer’s Report. He noted that collections from outstanding road fees have risen substantially from last year.

<u>Construction Fund (available for paving)</u>	\$4,237,992.39
<u>Total Checking/Savings and Construction Funds</u>	\$8,238,064.84

VIII. General Manager’s Report and Road Supervisor’s Report: Scott Reilling reviewed the monthly GM Report and the Monthly Roadway Maintenance Report. One minor injury was reported for January. The side flail drum on the Holland mower must be replaced at approximately \$2500.

IX. Unfinished Business:

- a) Motions Log (on-going) – June Conant will to work with the office staff to update the log.
- b) HPP Volunteer Fire Department’s Proposal to Affix Reflective Street Numbers – No new information was available.
- c) Review Safety Program for Right-of-Way Clearing – Scott Reilling reported that the first phase to the program will be to target liabilities on unimproved lots.
- d) Update on Second Mower – The General Manager advised the Board of his intent to set up a demo of the Dixie Chopper next week, in order to demonstrate its effectiveness as a blade mower.
- e) Call for accounting and costs for the QB conversion to date and estimated ongoing costs – The General Manager reviewed the costs.

Judy Sumter moved that any contractual agreements over \$5,000 have a projected accounting on expenses and a written contract. Ron Vizzone seconded. Vote in favor: Unanimous approval. Motion carried.

- f) Road maintenance fee increase for lots with special permits (attachment) – June Conant noted that past precedent allowed for fee increases for lots with special permits. A committee will be set up at the Membership Meeting in February. Margaret Stevens and June Conant volunteered to be on the committee.
- g) Discuss using the Office as a Police Substation – No new information was available.
- h) Discuss using the Activity Center for a regional meeting place, “Area 1 Operations”, March 13th at 6:00 p.m. – A meeting “Meet the Brass” will be announced at the Membership Meeting. General questions should be sent beforehand to gm@hppo.com.
- i) Discussion regarding the Board’s ethics policy – Tabled until next month’s meeting.

X. New Business:

- a) Friends of Puna regarding County fuel tax Bill 1626 - Previously discussed during Owner Input.
- b) Hauling proposal from the General Manager – No rates were gathered for January since no rock was hauled. The General Manager suggested the Board submit an ad for haulers requesting bids indicate their lowest rate per hour. The Board tabled the discussion until next month.
- c) General Membership Meeting, Sunday, February 26, 2012 at the HPP Activity Center – The Board was asked to submit Committee reports by next Wednesday, February 22, 2012.
- d) Exploring for a replacement grader – The Board reviewed estimates, both for an attachment to the grader for approximately \$44,000 (plus taxes and shipping) or a used grader for approximately \$75,000; and, alternately, \$125,000 to buy a new grader (financed over five

years). Dale Watson and Verne Presnall volunteered to investigate the matter further and report back to the Board next month.

- e) Review change order for Phase IV – This was reviewed during the General Manager’s Report.
- f) “No Trespassing” signs for Ala Heiau and the Park – The Board reviewed the signs presented which would be paid for by the residents, and installed by HPPOA.
- g) Fugitive Dust Control – Further discussion will include suggestions from residents at the Membership Meeting this month. The Board agreed by general consent that the 12 ft dust fences could be installed in front of residences where dust needs to be controlled.

XI. Communications:

- a) Letter to Dean Yogi, State of HI, R-o-Way Director – A draft letter was circulated for review regarding past precedent to grant easement and right of access needed for the widening of Hwy 130. *Ken McGilvray moved to send the letter to Dean Yogi regarding the widening of Hwy 130. June Conant seconded. Discussion ensued. Vote in favor: Unanimous approval. Motion carried.*
- b) Letter from Elizabeth Bray, Arcadia Publishing – In response to her request to provide photographic history for an upcoming book, the Board decided by general consent to not participate at this time.

XII. Announcements:

- a) Next Board Meeting: Wednesday, March 21, 2012 at 6:00 p.m. in the Library.
- b) Next Membership Meeting: Sunday, February 26, 2012 at 3:00 p.m.

Adjournment of Meeting: The meeting adjourned at 9:00 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

Dale Watson made the motion to continue support of Friends of Puna's Future with the money they had previously received. Margaret Stevens seconded. Vote in favor: Unanimous approval. Motion carried.

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