

**Hawaiian Paradise Park Owners Association
APPROVED - Board of Directors Meeting July 16, 2014
Minutes**

I. **Call to Order:** President, B.J. Mullenix, called the meeting to order at 6:04 p.m. Quorum was established. The meeting took place in the Activity Center Library.

II. **Roll Call:**

a) Board of Directors: B.J. Mullenix, District 9 President; Jo Maynard, District 5; June Conant, 6; Bruce Derrick, District 2; Janice Ashford, District 7, Treasurer, Francis Ganon, District 1; Roseanne McLean, District 8; Theresa Michels, District 3

b) Guests: Dick Koval, Terry McLean, Steve Crawford, Doug Stillwell, Paige Johnson, William D. Perez, Deborah Hillman, Joan A. Galante, H. McNeill, Elizabeth Weatherford, James Weatherford, Dennis Stockton, David J. Hertzberg, Ron Haskin, Craig Crelly, Bill Newman, Mayelin Stillwell, Jeff Hecht, Susan Escobar, Beth Evesong, Judy Sumter, Kathy Tilton, Bill Tilton, Tom Jennings, Howard Jones, Tommy Spencer, David Prager, Sandra Collins, Janet Silva, Alyssa Bautista

Also Present: Recording Secretary, Susan Bambara

III. **Approval of Agenda:**

Roseanne McLean motioned to approve agenda, Bruce Derrick 2nd. Vote: Unanimous – Yes. Motion carried.

IV. **Appointment of District 4 Candidate (Candidates Speak Prior to Appointment)**

The three of four candidates who were present were: David Hertzberg, Steve Crawford, Tom Jennings. There had been a fourth person to apply for the seat, but they dropped out of the running and thus were unnamed. Their applications are on file. A Paper ballot vote occurred and was read by Bruce Derrick, Secretary. Tom Jennings was unanimously voted in to the position of District 4 Representative.

V. **Approval of Minutes:**

Roseanne McLean made a motion to approve the Board of Directors Meeting Minutes of June 18, 2014. Francis Ganon, 2nd. Vote: Unanimous in favor. Motion carried.

I. **General Manager Report** – Tabled - out sick

II. **Owner Input:**

RE: Past Owner Input of June 18, 2014 BOD Meeting:

President, B.J. Mullenix began segment by addressing and answering past Owner Input:

- 1) David Prager had suggested a new arrangement of the tables at the Board meetings to face the Membership. That has been done tonight so we hope that will meet with the Membership's approval.*
- 2) In regards to the information that Debra Luce, Jeff Luce and Craig Crelly requested, we are still collecting the information and investigating these things you've requested. We will get back to you as soon as we have the information and thank you for your input.*

Owner Input:

- a) Dennis Stockton, District 5 [Thanked, before he spoke, for his contribution of the lapel mics used for this meeting]—He offered a tool to help with proposals – A form example was submitted which shows a box for 1) objectives, 2) cost, 3) benefits, 4) risks
- b) Dick Koval – wanted to talk about dust problem on the last road at the end of Maku'u. Asked for a speed hump from GM and Board, but was told that there was nothing to attach it to on a dirt road, so they weren't able to do it. He stated that he got one put in three years ago because there is a policy to be able to get one and it has been 99% effective in lowering the dust, by forcing people to slow down in order to go over the speed bump. There were speed bumps bought, by approval of a previous board for about \$15 or \$20,000 and are somewhere, need to be found and placed where people have a problem with dust, then they should get one. There's a policy, it costs \$800 and through a policy that requires your neighbor to sign-off on it being okay, they can be placed and will solve the dust problems at least 95% more efficiently, per his own experience.
- c) Joan Galante – Commented that the committees don't exist, until the Board reinstates them, so, normally, the committees need to be reinstated by the new board and they are: Road testing, Road traffic, Parks, Community action, Finance committee, Hawaiian paths, so until the committees are reinstated, they aren't official.
- d) Debra Hillman, District 5 –at end of Paradise/Alakai. Thanking Board and Mayelin Stillwell for a "no parking" traffic sign because after a few months it's there and it has made a significant parking difference. Then she submitted a new picture of situation of where the new no parking sign is and how now the people are pulling their cars up to the end of the drive. She showed where they are now not parking, thanks to the sign, but the new problem of where they are now parking at the end of road. She spoke to Mayelin Stillwell and the Road Safety Committee who had some suggestions. The GM, Scott Reilling said about two weeks ago that he'd try putting out some cones, but that wasn't done yet and they are probably only a temporary solution anyway. She feels they needs another no parking sign that is visible.
- e) Beth Evesong – Paradise/Alakai Received a certified letter regarding easement, in April - she submitted and read the letter from BOD – wanted to know how many other HPP homeowners have been instructed to remove easement plants and obstructions. When will new board follow-up with the removal of the material on the easements that she was told would be removed. Others who have received the letter have not done the removal and it's been three and a half months since the letter was sent out, yet the 45 day deadline has passed and others who have not removed things from the

easement have not had any follow-up of their easement clearance. It's risky to not follow through with a threat to remove material and then not remove it from those who hadn't complied like I did.

- f) Judy Sumpter – Congratulated New Board. In regards to June Board meeting, she wanted some clarification of not advising the Board of the incident on the 26th regarding errors in paving regarding cracking road. Why had it not been reported previously to the Board and GM. What was the purpose of that? Why was GM and other members of the board not aware of that until it was added to June 26th meeting?
- Bruce Derrick: A list of concerns on newly paved road –there's cracks
 Mayelin Stillwell: Remembered Bruce brought it up in May meeting and then again in June so it was on a hard copy.
- g) Doug Stillwell – Happy that the refuse pile behind hui is gone and wanted a number of man hours, gas, and all related costs to remove that trash.
 *Some of that info was in the packet given out in the General Manager's report.
 BJ: will follow-up and give an answer at a later date and it will be published on the website, but uncertain of when. The website also will be corrected so that info comes up sooner, so that issues are forgotten at the next meeting. They plan to make sure membership questions are answered.
- h) Elizabeth Weatherford – Congratulated Board. Reminded the background of HPP state and county laws that effect what the board can and cannot do. Reminded all to remember to get the facts and make sure they're the true facts. Decisions without facts can be costly. Robert's Rules suggested to help in the process and it's time to see what our situation is and plan carefully. Improvements can be made. Levels of service can be improved. Financial situation is good. Good luck.
- i) James Weatherford thanked by President for the two alerts of illegal dumping on 6th. Congratulated Board. Requested that decisions aren't made in haste because decisions are tied to contractors and vendors that can put the fiduciary at risk, so think carefully, don't make hasty decisions.
- J) Janet Silva – District 1 – Wanted to bring to attention of the Board, the Supreme Court decision of '87 and '88 – '83 Supreme Court made mandatory road fees. Adopted bylaws of '84 were submitted to the Judge. According to '88 – Supreme Court said, "in our view the '84 Judgment was in error and should not have been entered." 30 years and this document has never been given to the court. The Highest court of the State said that unless '84 bylaws given to them then, there is no right to collect fees. She gave out 9 copies of the Judgment that five increment 1 lot owners received, so we don't have to pay fees – five got the doc and I'm not your member. I need to disclose this to the people.

III. Committee Reports:

Community Action – Terry Michels , Chair for Community action committee, gave report. They're looking at '97 and '05 master plans for HPP. Surveys had been distributed. One of the critical pieces is that they need more feedback on the survey for the Town Center and so asked it added to the annual financial report. ***Terry Michels motioned for community action survey be added to the annual financial report that will be sent out. June Conant 2nd.***

Discussion: June : they need to get quotes of prices from printing companies to add that cost report. Last year it was sent as a separate double-sided page into the mailing in August. **Vote: Unanimous in favor. Motion Carried.**

Hawaiian Paths: John Seastrom off isle, so they didn't meet this month.

Road Testing: Bruce Derrick reported that they haven't had a meeting for a while so they need some ideas from new board as where to go in the committee.

Parks: Bruce Derrick reported there was written material out for the Membership to look at and take home with ideas for possible use here regarding the playground.

Road Safety: Mayelin Stillwell: Wanted to make an addition to April minutes that she wants on the record to clarify something in the minutes on that date. Under the GM's report regarding the dead end L road, no parking issue to clarify that GM said boulders would be moved perpendicular to the ocean separating Shipman and HPP property to prevent trespassing by vehicles between the two properties. Asked the Board to consider two more "No Parking" signs at the end of dead end L road. diagram was distributed showing three signs total with the requested additional two more "No Parking" signs. This is referring to the problem from December 2013 Deb Hillman, Homeowner issue. They are still in middle of soliciting a land attorney because that was put on hold for new Board to start term. Once a response from attorneys is received then they must set up an appointment with Board to sit with and see who the Board wants to represent for the issue. Bruce Derrick is following up with Hawaiian archeologist to find out what the conclusion was re: a bone found in cave-like big opening on Pelekai-K Road before road crew smashes it down, it must be analyzed to make sure it wasn't human.

Jo Maynard motioned to approve the request for signs per the diagram with request for signs that was presented by Mayelin Stillwell for the end of L road. Roseanne McLean 2nd

Discussion: Three signs were possibly already bought. And maybe the other ones as well. Jo Maynard asked if it'll be put to code, but cul de sac is not to code so signs. Tom Jennings: asked if there was an alternative. **Vote: 6 in Favor, 2 abstained (June Conant/Tom Jennings). Motion carried**

IV. **Treasurer's Report:** New Treasurer just returned from mainland so no report was available.

V. **Unfinished Business:**

a) Motions Log (on-going) – Updates to follow

Jo Maynard made a motion to approve the Motions Log. Janice Ashford 2nd Vote: In favor – Unanimous. Motion carried

VI. **Old Business:**

Green Waste Update (Attachment) – Tabled due to GM out sick, but it was noted that the green waste is all gone as of July 9th completion of correction action letter sent to Honolulu that the green

waste stored on our facility been completely removed. It cost \$63,000 on top of the 120,000 although it was noted that half of it was old green waste.

VII. Owner Input (Limit 3 minutes)

Beth Evesong really wanted to have more answers about the easement and encroachments and the letter that was sent out. She complied, but if her neighbors don't, what is the Board going to do to enforce the non-compliance by some to the letter?

Mayelin Stillwell: There is policy in place, there's not supposed to be anything in the easement and it appears many homeowners were unaware of it. They need to find and hire a land use attorney, so until then all action of any type has been halted in regards to the letter and easement/encroachment issue until they're sure how to proceed in regards to achieving compliance.

VIII. New Business:

- 1) Dust complaint (Attachment) – Tabled due to GM absence due to illness.
- 2) Swearing in of New Officers: Janice Ashford, Roseanne McLean, Tom Jennings were sworn in as Officers.

IX. Communications: Tabled due to GM absence.

X. Announcements:

Next Board of Directors Meeting Aug 20, 2014. Next General Membership meeting October 26, 2014.

June Conant: HPP has been designated as the official Tsunami Evacuation Center. They are looking for 10 to 20 volunteers. You can leave your name at the office. As soon as there's at least 10, a four-hour class will be given.

XI. Adjournment of Meeting: Jo Maynard Motioned to Adjourn. Tom Jennings 2nd
The meeting adjourned at 7:33 p.m.

Respectfully Submitted and Approved:

B. J. Mullerup, President

~~Bryce Derrick, Secretary~~

B. J. Mullerup

S. Bambara

Susan Bambara, Recording Secretary of Minutes

11-19-14

Date

11-19-14

Date

Motions Log

Roseanne McLean motioned to approve agenda, Bruce Derrick 2nd. Vote: Unanimous –Yes. Motion carried.

Roseanne McLean made a motion to approve the Board of Directors Meeting Minutes of June 18, 2014. Francis Ganon, 2nd. Vote: Unanimous in favor. Motion carried.

Terry Michels motioned for community action survey be added to the annual financial report that will be sent out. June Conant 2nd. Vote: Unanimous in favor. Motion Carried.

Jo Maynard motioned to approve the request for signs per the diagram with request for signs that was presented by Mayelin Stillwell for the end of L road. Roseanne McLean 2nd Vote: 6 in Favor, 2 abstained (June Conant/Tom Jennings). Motion carried

Jo Maynard made a motion to approve the Motions Log. Janice Ashford 2nd Vote: In favor – Unanimous. Motion carried