

**Hawaiian Paradise Park Owners' Association**  
**APPROVED—Board of Directors' Meeting**  
**Meeting Minutes**  
**Wednesday, August 18, 2021**

**1. Call to Order**

Board of Directors' meeting called to order by Larry Kawaauhau (District 1) at 6:00 p. m. Taken place at the HPPOA Activity Center Library. Social distancing and mask protocols were upheld.

**2. Roll Call**

*Present:* Larry Kawaauhau – District 1/President; Corky Schoonmaker – District 2/Treasurer; Emma Hoglund - District 3 (arrived at 7:01 pm); Kenneth Helgren – District 4/Secretary; Kari Hoffman District 5; Craig Crelly – District 6/Vice President; Chante Ching – District 7; Jim Marquez – District 8; Quorum Established.

*Absent:* Jeffery Finley – District 9

**3. Approve Agenda (August 18, 2021) \*(this item was taken out of order)**

**Kari Hoffman (District 5) moved to approve the meeting agenda as amended by adding item(s); "c) Signage on Main Roadways, d) Pay off Bond, e) Board approval to see financials, and f) Status on Special Event Permit for the September 4th meeting", under New Business. Jim Marquez (District 8) seconded the motion. Vote: Yes – 2. No – 5 (D1, D2, D4, D6 and D7). Motion failed.**

**Kenneth Helgren (District 4) moved to approve the meeting agenda as amended by adding item "c) Signage on Main Roadways", under New Business. Larry Kawaauhau (District 1) seconded the motion. Vote: Yes – 5. No – 1 (D5). Abstain – 1 (D2). Motion passed.**

**4. Recess to Executive Session for legal matters, resume regular board meeting.**

**At 6:05 pm, Kenneth Helgren District (4) moved to recess to Executive Session for legal matters, and to resume the regular meeting to follow. Larry Kawaauhau (District 1) seconded the motion.**

**Vote: Yes - 7. No - 0. Unanimous. Motion carried.**

**Kari Hoffman (District 5) moved to adjourn. Corky Schoonmaker (District 2) seconded the motion.**

**Vote: Yes – 7. No – 0. Unanimous. Motion carried, the Executive Session adjourned at 6:31 pm.**

(Larry Kawaauhau (District 1) reconvened the regular board meeting at 6:32 pm.)

**5. Approve past minutes of July 21, 2021.**

**Kenneth Helgren (District 4) moved to approve the July 21, 2021 meeting minutes as amended to correct the Vote on page(s) 3 and 7; Nomination of Corky Schoonmaker (District 2) for Treasurer, to**

read " Yes – 7. No – 0. Abstain – 0." Kari Hoffman (District 5) seconded the motion. Vote: Yes - 7. No - 0. Unanimous. Motion carried.

## **6. President's Report**

None

## **7. Treasurer's Report**

Treasurer Corky Schoonmaker (District 2) reported the following:

As of the end of July 2021, the Checking, Savings, Investments and Bond Reserve is \$8,256,636.24

Accounts receivable is \$2,474,870.52

Accounts receivable balance was approximately \$2,400,920.86

Annual billing was approximately \$3,132,000.00

Allowance for Doubtful Accounts is \$626,238.95

There were approximately 78 property transfers during the month of July.

## **8. GM's Report-Don Morris**

General Manager's written report was read by Kenneth Helgren (District 4).

The office has started working with the auditing firm to provide them with the information for the upcoming audit.

The office has processed the liens for most past due road maintenance accounts.

The paving project for 6<sup>th</sup> street Makuu Dead End and 14<sup>th</sup> Kaloli Dead End has started. The paving project for 12<sup>th</sup> Paradise to Kaloli will be starting by the end of the month.

The warehouse was broken into over the weekend again, no road maintenance information at this time because the computer with that updated information was stolen along with a list of other things.

The 2500-gallon water tank at the activity center that feeds the bathrooms has a leak and needs to be replaced. The cost is about \$4900 plus installation. No installation costs available at this time, will be out next week.

## **9. Committee Reports (limit 3 minutes per Report)**

**All Motions MUST be submitted in writing**

### **a. Finance Committee Report- Corky Schoonmaker (District 2)**

Corky Schoonmaker (District 2) reported the committee met but had no current financials to discuss, he will be getting the information for the next meeting.

Kenneth Helgren (District 4) reported that Jeffery Finley (District 9) needs to be replaced as the HPPOA BOD's liaison to the Finance Committee, and that the Finance Committee membership will remain the same.

**Kenneth Helgren (District 4) moved to remove Jeffrey Finley (District 9) as the HPPOA BOD's liaison to the Finance Committee and replace him with Chante Ching (District 7). Larry Kawaauhau (District 1) seconded the motion. Vote: Yes – 5. No – 1 (D5). Abstain – 1 (D8). Motion passed.**

**b. Community Resource Report- Judi Houle (Albizia, Emergency Access Team, Fire Ant and Neighborhood Watch)**

Judi Houle reported that 500 were served at the Food Pantry Drive Thru and 51 served at Kau Kau for Keiki. All non-essential events and classes in August are cancelled until further notice. NHW will continue to meet on the 1<sup>st</sup> Saturday of the month. The Puna trail at the end of Kaloli Dr. has become a major hot spot for criminal activity, the area is Shipman Land, being managed by the state DLNR, 5 individuals were arrested in a sting operation conducted by HPD who removed illegal campers and blocked the trailhead with boulders. There is also an increase in abandoned vehicles and illegal junk yards and residents are urged to report incidents they see or are aware of, by calling 935-3311 and reporting to the police immediately and by contacting the Hawaii County Planning Department to fill out and submit a complaint form.

**10. New Business**

**a) Post to website names of people who signed the "Special Meeting" request**

In the interest of transparency and accountability it was suggested that the names of the individuals that signed the requests for a Special Meeting be posted on the HPPOA website along with the costs incurred by the association to convene the meeting.

**Kenneth Helgren (District 4) moved to approve posting the names of the people who signed the "Special Meeting" request to the HPPOA website. Larry Kawaauhau (District 1) seconded the motion. Vote: Yes – 5. No – 2 (D5, D6). Motion passed.**

**b) CAT UTV**

Kenneth Helgren (District 4) reported that he continues to look for a Utility Vehicle for the association maintenance crew.

**c) Street signage on main roads**

Street signs on the main roads are hard to read at night causing a safety issue. Signs should be standardized, meet government specifications and identify all Dead End streets. Stop signs should be prioritized. Larry Kawaauhau (District 1) will talk to Don Morris to address the issue.

**11. Old Business****a) Basketball Hoops and Backboards**

Corky Schoonmaker (District 2) reported that (2) new backboards with springs, and (2) bracket mounts (which will need to be welded) have been ordered at a total cost of \$481.64. This is considerably less than all other options proposed/considered.

**b) Update on Attorney in regard to By-Laws, a New search started**

Kenneth Helgren (District 4) reported that he is in the process of looking for a new attorney to help with the Bylaws and that a new By-Laws committee of the board needs to be formed.

**12. Announcements:**


Next Board Meeting is September 15, 2021

Next General Membership Meeting is October 31, 2021

**13. Adjourn to Executive Session**

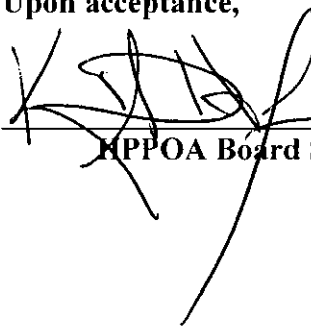
**Kenneth Helgren (District 4) moved to adjourn at 7:11 p.m. Larry Kawaaauhau (District 1) seconded the motion. Vote: Yes-8. No-0. Unanimous. Motion carried.**

**I, Barbara Lively, undersigned as an independent neutral third-party, present this report as a summary of these events to the best of my ability.**

  
\_\_\_\_\_  
**Barbara Lively, Recording Secretary**

11/16/2021  
**Date**

**Upon acceptance,**

  
\_\_\_\_\_  
**HPPOA Board Secretary**

11-16-2021  
**Date**

**Motions Log for Board of Directors' Meeting  
Wednesday, August 18, 2021**

Approve Agenda (August 18, 2021) \*(this item was taken out of order)

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Recess to Executive Session for legal matters, resume regular board meeting.

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**Vote: Yes - 7. No - 0. Unanimous. Motion carried.**

**Kari Hoffman (District 5) moved to adjourn. Corky Schoonmaker (District 2) seconded the motion.**

**Vote: Yes – 7. No – 0. Unanimous. Motion carried, the Executive Session adjourned at 6:31 pm.**

Approve past minutes of July 21, 2021.

**Kenneth Helgren (District 4) moved to approve the July 21, 2021 meeting minutes as amended to correct the Vote on page(s) 3 and 7; Nomination of Corky Schoonmaker (District 2) for Treasurer, to read “ Yes – 7. No – 0. Abstain – 0.” Kari Hoffman (District 5) seconded the motion. Vote: Yes - 7. No - 0. Unanimous. Motion carried.**

Replacing Finance Committee Liaison

**Kenneth Helgren (District 4) moved to remove Jeffery Finley (District 9) as the HPPOA BOD's liaison to the Finance Committee and replace him with Chante Ching (District 7). Larry Kawaauhau (District 1) seconded the motion. Vote: Yes – 5. No – 1 (D5). Abstain – 1 (D8). Motion passed.**

Post to website names of people who signed the “Special Meeting” request

**Kenneth Helgren (District 4) moved to approve posting the names of the people who signed the “Special Meeting” request to the HPPOA website. Larry Kawaauhau (District 1) seconded the motion.**

**Vote: Yes – 5. No – 2 (D5, D6). Motion passed.**

Adjourn to Executive Session

**Kenneth Helgren (District 4) moved to adjourn at 7:11 p.m. Larry Kawaauhau (District 1) seconded the motion. Vote: Yes–8. No–0. Unanimous. Motion carried.**