

President's Corner January 2024

Aloha HPP owners, Happy New Year! Here is what has happened lately.

Staff: We had a couple of Road Crew resignations and have replaced them with new team members. The road crew has now been trained to operate multiple pieces of equipment, increasing the team's productivity.

Equipment: We are still in search of a used water truck. Larry will be looking at some on Oahu this month to see if any will fit our needs.

Legal: 2 current cases – 1) a former board member is suing HPPOA for attorney fees on a lawsuit between the former board member and a former employee. 2) an owner filed a lawsuit against HPPOA, Hoffman and Finley for alleged breach of fiduciary duty, putting the mailboxes on deed restricted lots and misuse of road fees for the mailboxes. Both cases are ongoing.

Road Maintenance: A test with Calcium Chloride has been started on 8th Ave this month. The Department of Health has been monitoring the results with us. So far, it is holding the moisture and keeping dust down as expected. We will continue to monitor this test area after rain as well to see if it holds. If we have favorable results, we can look at a program for the future to use this in high traffic, high dust areas. The bids for paving and striping are due February 2nd and will be opened by the Board on February 5th.

Road Fees & Statements: Statements have been mailed out. Fees are due by April 1, 2024. You can mail a check or drop a check off at the office, pay in cash or by card at the office or call in a credit card. Please note that ALL cards will have a 3% processing fee added to the amount owed. If you have not received a statement by February 1st, call the office to make sure we have your correct address.

Audit: One of the audit recommendations was to have more of our reserve money be FDIC insured. The Board reviewed the CD rates of 7 banks and credit unions, Merrill Lynch and Edward Jones and voted to move \$1 million of the reserve funds into CDs at Edward Jones. This means that we now have \$3 million of the \$6 million in funds protected with FDIC insurance. The CDs range in duration from 3 to 12 months and average 5% in interest.

Liens and Foreclosures: Owner's whose HPPOA Fees are two years or more in arrears prior to this year, are being sent reminder notices ahead of placing a lien on those properties. We continue to monitor those properties that currently have a lien and have sent a letter informing them about the lien and what is needed to have it removed. We continue to have lots of return mail for properties with incorrect addresses. The good news is we have over 7,000 owners paid in full.

Paving: The board approved the paving of Ala Heiau Road from Beach Road to the dead-end including 2 speed tables; Beach Road from Kaloli to dead-end (Shipman's parking lot) including 1 speed table and 528 feet in front of the mailbox sites at 14th & Kaloli and 6th & Maku'u. RFQs went out in December and bids will be opened February 5th. Work will start within 60 days of the bid being awarded.

Easements: There is a 10-foot easement between the road and your property line. The road crew tries to mow all road easements twice a year, but equipment goes down and emergencies do come up. If you are able to mow in front of your property between us mowing, that is helpful. Please remember that NO trees, rocks or shrubs are permitted in the easement. If you see small 'volunteer' trees starting to grow in the easement, please remove them. We spent \$45,216 on tree removal last year because people left trees growing until they became a hazard and had to be removed.

Mailbox Parks Project: After 10 years of trying to get all owners mail service in HPP, we are very close to this becoming a reality. We have the two lower sites (4th & Kaloli and 6th & Maku'u) ready for the boxes to be installed by USPS. Service agreements have been approved and signed by the Board. Sites have been inspected by USPS and USPS has ordered the necessary items for the installation of the boxes to begin. The upper sites (14th & Kaloli and 16th & Maku'u) have been grubbed and the cement pads are being worked on now.

We will put up banners along the roadways with information regarding picking up your keys. HPP will distribute keys to owners. USPS will be responsible for lock changes in the future. If you have renters, you will need to give them a letter of authorization to receive your keys. The letter will need to also be provided with a copy of the rental agreement and their IDs. Each TMK will have a mailbox available to use. If you don't live in HPP now, you will have a box waiting for you when you decide to make the move over to Big Island and will pick up keys from the HPPOA office. Please check the website for updates.

USPS has now assigned which boxes will go at each site. All lots from 13th and below to the north of Paradise (Kaloli side) will have their mailbox at the 4th & Kaloli site. All lots from 15th and below to the south of Paradise (Maku'u side) will have their mailboxes at the 6th & Maku'u site. All lots from 14th and above to Hwy 130 and to the north of Paradise will have their mailbox at the 14th & Kaloli site. All lots from 16th and above to Hwy 130 and to the south of Paradise will be at the 16th & Maku'u site. Those lots above Hwy 130 will be assigned one of the current boxes on Pohaku Place.

Archaeological Inventory Study: The study on the 31 acres site is nearly complete. We are waiting on the final report to be issued. Stay tuned!

HPPOA Corporate Policies: The Board has started to review and amend the Corporate policies of HPPOA. This will be done over the next few months, looking at a section at a time during board meetings. All approved policies will be posted on the HPPOA.net website.

Membership Meeting:

Please join us at the next Membership Meeting on February 25, 2024, at 3pm. Check-in will begin at 2pm. We will have some Bylaw changes to discuss and approve, be taking nominations for the annual awards and have committee updates. If you have an item you want added to the agenda, please contact Shelli in the office to have it added before February 15th.

Website and Facebook: Please be aware that the **ONLY** official website for HPPOA is HPPOA.net. HPPOA does not have any official Facebook pages. While you will find multiple Facebook pages for HPP, these are not official and have been known to have false information posted to them. Please check HPPOA.net for correct information and updates. And as always, please contact the office if you have any questions or to update your contact information.

Board Meeting: The Board of Directors meetings are on the 3rd Wednesday each month at 6pm. You can now Zoom the meetings if you wish. Information is found on the HPPOA.net website.

2024 should be a great year for HPP!

Mahalo,

Kari Hoffman, President