

Hawaiian Paradise Park Owners' Association  
Approved HPPOA BOD Special Meeting Minutes  
Monday May 12, 2025

**1. Call To Order**

HPPOA BOD Special Meeting called to order by Karin Hoffman District 5 at 6:02pm.

**2. Roll Call**

Board Members present: Karin Hoffman District 5, Teresa Bayne District 8, Alissa Hanshew District 3, Jon Loehndorf District 4, Lanell Lua District 6, Naomi Hirayasu District 7.

Board member absent: Jason Schillewaert District 1, Jeff Finley District 9, Darice Unick District 2

In Attendance: Christopher Nichol GM of HPPOA

**3. Approve the May 12, 2025 Agenda**

*Jon Loehndorf District 4 motion to approve the May 12, 2025 Special Board of Directors Meeting Agenda as presented. Alissa Hanshew District 3 second motion.*

*Vote: Yes - 6, No - 0, Abstain - 0*

*Motion carried*

**4. Unfinished Business**

**a). Review and Approve the 2023 990-tax return**

*Alissa Hanshew District 3 motion to accept and file the 990 as presented.*

*Jon Loehndorf District 4 second.*

*Vote: Yes - 6, No - 0, Abstain - 0*

*Motion carried*

**b). Speed bump revisions**

**1. Additional signage**

Karin Hoffman District 5 to review original signage decision. Signage deemed insufficient. Requested a bid for additional signs, 2 signs per bump rather than 1. 220 signs plus installation. The quote was due this morning and did not arrive. The estimate would be around \$100K. Will be added to the agenda next week.

**2. Addendum on 31st Ave, Paradise to Kaloli**

31st Ave and Kaloli was left off the proposal, so bid did not include it.

Ben is preparing an addendum for the 31st and Kaloli section, which also did not arrive today. It will also have to wait for the Wednesday night meeting.

*Darice Unick District 2 added to roll call.*

### **3. Speed bump placement concerns**

Discussion amongst BOD on placement of bumps on or near driveways and the relocation of them.

*Teresa Bayne District 8 motion that the general manager be tasked with driving all of the roads that are having speed bumps placed on them to verify the placement of the bump will not impact a driveway. If it does, make a recommendation that the speed bump be moved 25ft. towards the closest stop sign. It cannot impact another home either. If there is one that we cannot move without impacting a driveway, we will have to come up with a different number of feet.*

*Alissa Hanshew District 3 second.*

*Vote: Yes - 7, No - 0, Abstain - 0*

*Motion carried*

### **5. New Business**

#### **a). Discussion and Approval of the Stewardship Agreement for the burial site on 16th**

Keoni called to microphone to address some typos on agreement and concerns from the BOD.

Needs to add that HPPOA will be named as additionally insured by nonprofit insurance for the burial site on 16th.

Karin Hoffman District 5 can make the modifications to the digital file, sign it as approved and get it to Keoni.

*Teresa Bayne District 8 motion to approve stewardship agreement for the burial site on 16th as amended. Alissa Hawshew second.*

*Vote: Yes - 6, No - 1 Lanell Lua District 6, Abstain - 0*

*Motion carried*

#### **b). Discussion and Layout of safety options for the end of the three main roads**

Karin Hoffman District 5 explains that Jason Schillewaert District 1 has a presentation on layout and plan, but was unable to attend tonight's meeting.

*Teresa Bayne District 8 motion to table this discussion till the meeting on 21st. Naomi Hirayasu District 7 second.*

*Vote: Yes - 7, No - 0, Abstain - 0*

*Motion carried*

**6. Owner Input (limited to 3 minutes each) Please submit your question/statement in writing if you wish them to be included in the minutes**

Debbie Skaggs made a statement and submitted statement in writing, attached to meeting minutes.

All other owner statements made, but written statements not given.

***Teresa Bayne District 8 motion to adjourn meeting. Alissa Hanshew District 3 second.***

***Vote: Yes - 7, No - 0, Abstain - 0***

***Motion carried***

***Adjournment at 7:15pm***

**Approved HPPOA BOD Special Meeting Motions Log  
Monday May 12, 2025**

***Jon Loehndorf District 4 motion to approve the May 12, 2025 Special Board of Directors Meeting Agenda as presented. Alissa Hanshew District 3 second motion.***

***Vote: Yes - 6, No - 0, Abstain - 0***

***Motion carried***

***Alissa Hanshew District 3 motion to accept and file the 990 as presented. Jon Loehndorf District 4 second.***

***Vote: Yes - 6, No - 0, Abstain - 0***

***Motion carried***

***Teresa Bayne District 8 motion that the general manager be tasked with driving all of the roads that are having speed bumps placed on them to verify the placement of the bump will not impact a driveway. If it does, make a recommendation that the speed bump be moved 25ft. towards the closest stop sign. It cannot impact another home either. If there is one that we cannot move without impacting a driveway, we will have to come up with a different number of feet. Alissa Hanshew District 3 second.***

***Vote: Yes - 7, No - 0, Abstain - 0***

***Motion carried***

***Teresa Bayne District 8 motion to approve stewardship agreement for the burial site on 16th as amended. Alissa Hawshew second.***

***Vote: Yes - 6, No - 1 Lanell Lua District 6, Abstain - 0***

***Motion carried***

***Teresa Bayne District 8 motion to table this discussion till the meeting on 21st. Naomi Hirayasu District 7 second.***

***Vote: Yes - 7, No - 0, Abstain - 0***

***Motion carried***

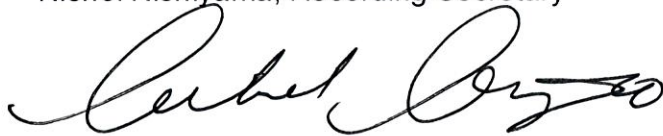
***Teresa Bayne District 8 motion to adjourn meeting. Alissa Hanshew District 3 second.***

***Vote: Yes - 7, No - 0, Abstain - 0***

***Motion carried***  
***Adjournment at 7:15pm***

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

Nichol Nishiyama, Recording Secretary



Date:

7/16/25

Upon acceptance,



HPPOA Board Secretary

7-15-25

Date:

My name is Debbie Skaggs.

I am an HPP Member and have volunteered on a couple of Committees, one being the Nominating Committee.

I would like to address just some of the Social Media ballot and voting misinformation that was brought to my attention this month.

Names are listed on the ballots favoring certain individuals. Not true. The names listed on all the ballots, whether there were 2 or 3 Candidates, are all in last name alphabetical order.

Dist 9 – Preferential voting ballots. There have been several people on FB telling owners how to fill out their ballots. Cross out names, only put in 1 number, put in Xs, etc. etc. All incorrect instructions. The vote counting instructions that accompanied the ballot had not only detailed instructions, it even showed a picture of how to fill it out.

The instructions on the ballot itself, right above the names listed stated  
"INSTRUCTIONS: PLEASE PLACE A NUMBER (1-3) IN ALL 3 BOXES TO VALIDATE YOUR VOTE"

Lastly, several people who were not sure which district they live in were very upset that they didn't even get a ballot. Not every district was up for election. Only members in the districts with openings and Candidates were sent ballots if they were current on their road fees.

It is disappointing that some of our community members are using FB as a means of seeking HPP answers.

Community!!! Whenever you have HPP questions please contact your District Representative or the office or General Manager.

Thank you.

*League of Women Voters*

