

**Kalapana Seaview Estates Community Association**  
RR2 Box 4537, Pahoia, HI 96778  
May 5, 2015 BOD Meeting Minutes

**Draft Minutes**

**1. Call to Order:** 3.15pm

**Board of Directors Present:** Hazen Komraus, Gary Kinley, Daniel Levy, Kelly Finn, Vicky Chisholm. Absent: Randall Shipp, Athena Peanut.

**Members Present:** John DuBois, Uschi Snover, Mark Hinshaw, David Snover, Rose Geranium, Heather Wilkinson, Vicky Kinley, David Hoffeld.

**Motion:** by Kelly, 2<sup>nd</sup> by Vicky, to have John DuBois facilitate the meeting.

**Vote:** Unanimous - Motion Carries.

**A. Additions/Corrections to Agenda:**

**Motion:** by Kelly, 2<sup>nd</sup> by Hazen, to move Officer elections to New Business.

**Vote:** Unanimous - Motion Carries.

**B. Announcements:** None.

**2. Treasurer's Report:** Tabled, Patti absent.

**3. April Minutes:** April minutes were read by Daniel.

**Motion:** by Daniel, 2<sup>nd</sup> by Gary to approve April minutes.

**Vote:** Unanimous - Motion Carries

**Motion:** by Hazen, 2<sup>nd</sup> by Daniel, to contact Raj about fixing the front notice board replacing plexiglass and frame, for under \$200.

**Vote:** Unanimous - Motion Carries.

**4. Clerk's Report:**

**A. Website:** Daniel requested Board member bios be sent to him for adding to the website. Uschi S. encouraged us to post the Board Rules on the website. Daniel will look into making our website able to accept payments. Uschi S. asked about the Neighborhood Watch posting on the website and on the front board.

**Motion:** by Hazen, 2<sup>nd</sup> by Daniel, to let the Neighborhood Watch post announcements on the front board.

**Vote:** Unanimous - Motion Carries.

**B. Mailboxes:** Nothing New

**5. Resident Concerns:** Nothing New

**6. Committee Report:**

**A. Permaculture Committee,** David Snover, Chair reported that 13 people attended their 1<sup>st</sup> meeting. The coconut palm maintenance was not addressed at the 1<sup>st</sup> meeting. Many past failed attempts at permaculture (in KSE & at SPACE) were described. It was decided to not include a vegetable garden. It was decided to use a phased-in approach with each phase coming before the Board to request funding. Part of Phase 1 is to locate the boundary pins at the upper park and re-establish them by keeping the vegetation clear around them. Ideas on how to do this were discussed including renting a metal detector or using GPS. Need volunteers to find them and clear around them and put PVC pipe on the pins for safety. Next task after that would be to find and mark junk trees for removal and locate areas of cane grass to be weed wacked until it dies off. Need to coordinate use of grubbing machinery/bobcat if this is to be done. Nest Permaculture Committee meeting is

May 14, 4PM at the Pavilion.

**Motion:** by Daniel, 2<sup>nd</sup> by Vicky to rent a metal detector and hire Dave Hoffeld to clean around the pins, for a max of \$100.

**Vote:** Unanimous - Motion Carries

David S. said Dave H. agreed to help find the pins for free. Mark Hinshaw described a man he met (Hari) who does permaculture gardens and would help us for free. He has also talked to TerraAnn of Hawaiian Sanctuary about doing permaculture, much cheaper than \$12,000.

**Motion:** by Hazen, 2<sup>nd</sup> by Vicky, to create a Permaculture Standing Committee.

**Vote:** Unanimous - Motion Carries.

**B. Parks:** Randall absent.

Hazen said he would coordinate with Randall about purchasing the security door.

Women's bathroom needs repairs; Hazen will look at the toilet and if needed, buy parts.

**1. Bathroom:** Still in progress

**2. Security Door:** Still in progress

**7. Old Business:**

**A. Lawsuits:** Kelly F. will contact Steven Strauss about the lawsuits as Kevin Sulgit is no longer on the Board.

**Motion:** by Hazen, 2<sup>nd</sup> by Vicky, to remove Kevin Sulgit as a contact person for the KSECA lawsuits and have Kelly Finn as the sole contact.

**Vote:** Unanimous - Motion Carries. Abstention: Kelly Finn.

**B. Playground:** Dave Hoffeld reported swing set is coming along and will be installed soon. He also reported he has ordered the new catchment tank and will coordinate the work with Kevin Sulgit.

**C. Security for Park:** Hazen has the new signs for the front park and will attach them to hardiboard so they can be installed.

**Motion:** by Daniel, 2<sup>nd</sup> by Kelly, to order and hang up Curb Your Dog signs for and a Handicapped Parking sign for the upper park, up to \$100.

**Vote:** Unanimous - Motion Carries.

Heather Wilkinson discussed the Seaview sign (at front park, Kalani-side) which is down and proposed to fix it for \$470-\$530. Discussion included a need to talk to Auntie Willie about it as she made the existing sign.

**Motion:** by Hazen, 2<sup>nd</sup> by Daniel, to pay Michael Weeks \$625 owed for 5 weekends of front park security.

**Vote:** Unanimous - Motion Carries.

Kelly will talk to Mike Weeks about being on an "as needed" basis.

**Motion:** by Hazen, 2<sup>nd</sup> by Vicky, to authorize the Seaview Neighborhood Watch Community police liaison to contact emergency services and/or towing for park rules violations and concerns..

**Vote:** Unanimous - Motion Carries.

**8. New Business:**

**A. Officer Elections**

Hazen nominated himself for President, 2<sup>nd</sup> by Daniel. **Vote:** Unanimous - Motion Carries; Abstention: Hazen Komraus.

Hazen nominated Gary for Vice-President, 2<sup>nd</sup> by Vicky. **Vote:** Unanimous - Motion

Carries; Abstention: Gary Kinley.

Daniel nominated Kelly for Clerk, 2<sup>nd</sup> by Vicky. **Vote:** Unanimous - Motion Carries; Abstention: Kelly Finn.

Gary nominated Vicky as Treasurer, 2<sup>nd</sup> by Hazen. **Vote:** Unanimous - Motion Carries; Abstention: Vicky Chisholm.

Vicky nominated Randall (in absentia) for Scribe, 2<sup>nd</sup> by Daniel. **Vote:** Unanimous - Motion Carries.

Daniel nominated himself for Director-at-Large, 2<sup>nd</sup> by Vicky. **Vote:** Unanimous - Motion Carries.

Daniel nominated Athena Peanut (in absentia) for Director-at-Large, 2<sup>nd</sup> by Vicky. **Vote:** Unanimous - Motion Carries.

**B. Audit:**

**Motion:** by Vicky, 2<sup>nd</sup> by Daniel to table this topic.

**Vote:** Unanimous - Motion Carries.

**C. Work Party:** No work party schedule for May, tabled.

**D. Albizia Control:** No action taken.

**E. Dark Skies:** Discussion regarding formalizing this program, however, as we are not a homeowner's association but are in charge of parks we did not see how we could do this formally.

**F. Defibrillator:** The donated unit was located and for now Hazen will take it home until we decide on the best location.

**G. Contracts:**

**Motion:** by Daniel, 2<sup>nd</sup> by Vicky to approve all existing contracts now in place.

**Vote:** Unanimous - Motion Carries.

**Motion:** by Kelly, 2<sup>nd</sup> by Vicky to pay Melissa Dixon for services provided (at the AGM).

**Vote:** Unanimous - Motion Carries.

**H. Fire Ants:**

**Motion:** by Daniel, 2<sup>nd</sup> by Vicky to hire someone to kill fire ants in the upper park for a maximum of \$300 and then pursue a RFP for fire ant maintenance.

**Vote:** Unanimous - Motion Carries.

**I. Check Writing:**

**Motion:** by Daniel, 2<sup>nd</sup> by Gary to have Hazen, Vicky and Kelly be on the BoH signature card for signing KSECA checks.

**Vote:** Unanimous - Motion Carries.

Gary is going to look into bonding.

**9. Next BOD Meeting:** The next monthly board meeting will be Tuesday June 2, 2015 at 4:00pm at the pavilion.

**10. Adjournment:** **Motion:** by Daniel, 2<sup>nd</sup> by Vicky, to adjourn meeting at 6:24pm.

**Vote:** Unanimous - Motion Carries.

Minutes submitted by Kelly Finn

