

Kalapana Seaview Estates Community Association

R.R. 2, Box 4537 Pahoia, HI 96778

KSECA Board of Directors Meeting

April 12, 2016

Draft Minutes

1. Call to Order –
2. Jean Howell called the meeting to order at 4:03 PM

Motion by Kelly 2nd by Jean to confirm Hazen’s appointment of Kevin Sulgit as Vice President

Call to order by Kevin Sulgit at 4:10 PM
3.
 - A. Attendance – Board Members and members of the community

Kelly Finn, Kathy Archer, Jean Howell, Kevin Sulgit

Phil Hartman, Tim, Uschi Snover, John DuBois, Jack Hash
 - B. Additions/Corrections to Agenda
 - C. Announcements
4. Treasurer’s Report – Patti Lightcap, Contracted Treasurer
\$28,840.20 in Bank of Hawaii Checking
\$47,896.58 ING Savings/Capital One Savings
\$77,701.78
Deposits \$5,294.20
Expenses \$4676.42
Motion by Kelly 2nd by Kevin to accept the treasurer’s report. Unanimous; motion passed.
5. Minutes February BOD Meeting – Jean Howell
Minutes amended to change wording regarding the disruption at the March meeting.
Motion by Kelly 2nd by Kevin to approve the minutes as amended. Unanimous; motion passed.
6. Clerk’s Report – Kelly Finn, Clerk
Nothing new to report
7. Resident Concerns
John DuBois expressed concern regarding how the meeting was opened because we went against the by-law by opening without a quorum. He restated opposition to Hazen’s right to serve on the board and stated his intention to have Hazen recalled at the AGM. He requested that the by-law committee be reconvened, reminded the BOD that Kelly was to ask for attorney opinion. Kelly responded that the question has been posed in the past and that it is allowed according definition

of member in the bylaws we have now. By-laws can only be changed at the AGM. Wants on record that he will move to have Hazen recalled at the AGM and that it will be placed on the AGM agenda under new business.

Kevin expressed concern that folks without a vested interest should not be making financial decisions for us. Attorney Steve Strauss has in the past expressed that KSECA by-laws should be gone over to ensure they are legal and clear.

8. Committee Reports

A. Permaculture Garden

B. Parks

Scott Stone's concern regarding upper park usage was discussed and referred to AGM.

Daniel's concern regarding exposed concrete and a need for sand under the swing was discussed. Kelly suggested that the board research rubber playground surfacing.

Motion by Kelly 2nd by Jean to authorize David Hoffeld to place sand under the swing and break up the concrete. Unanimous; motion passed.

C. Neighborhood Watch/Food Bank – Mark Hinshaw- No report.

D. Mailbox Center Membership Committee – No report.

9. Old Business

A. AGM

Kelly and Kevin proposed that all those who will be working get together for a walk through so that all know what they are to do at the AGM. John says he knows the mistakes and he knows how to fix them. Kelly asked if John was going to help us and he agreed to assist with a walkthrough which was scheduled for Saturday April 16th at 10:00 AM at the Pavilion.

Board as a whole Proxies – how will they be handled at the AGM – Uschi suggested that a vote be taken that the proxies be voted along with the membership.

Motion by Kelly that proxies for board as a whole that the board will decide the made on the basis of the preference of the majority of the Board.

John DuBois says this goes to the AGM membership to vote – Kelly rescinded the motion

Motion by Kelly 2nd by Archer to have Jon Olson in attendance at the AGM to serve as facilitator if approved by AGM. If approved by AGM authorize payment in the amount of \$100. Unanimous; motion passed.

Meal to serve 50-80 will be catered by Patphaphim Sulgit.

Motion by Kelly 2nd by Jean to authorize payment in the amount of \$350 for food.

Unanimous; motion passed.

Election – 4 two year positions are open. Kelly, Archer and Hazen have another year.

B. Newsletter

C. Lawsuits

Kelly returns to small claims court in May. Peter Steinberg has replaced Steve Strauss in representing the board.

Motion by Kelly 2nd by Kevin to pay Peter Steinberg's bill in the amount of \$472.50.

Unanimous; motion passed.

The board will explore ways to recoup the legal expenses.

D. 2014 Audit

Mailbox deposits have been fully accounted for and recorded.

E. RFPs

Scott Stone has the only open RFP. Phase one approved. He will present at the AGM
Contracts will be reviewed by the new board in May. New contracts will be defined and signed annually.

10. New Business

John Dubois stated that he will motion to recall Hazen at the AGM

Kevin will propose at AGM that the by-laws wording be revised to clearly define membership

Kevin will also propose that the board formalize its 421(J) status with the Bureau of Conveyances to prevent lawsuits. KSECA is a defacto 421(J) organization.

John Dubois stated that according to our by-laws, a quorum of the board required a vote of membership (Cite Article 6d)

Motion by Kelly to appoint Kevin to meet quorum 2nd by John DuBois. 8 members voted yes, Kevin abstained. Motion passed.

11. Announcement of Date of Next BOD Meeting

Next meeting will be held May 10th at the Pavilion 4:00 PM

12. Adjournment

Motion by Kelly 2nd by Kevin to adjourn 6:15. Motion passed.