

Kalapana Seaview Estates Community Association

12-7017 Kalihikai # 4537, Pahoa, HI 96778-7842

Board of Directors' Meeting

Draft Minutes August 11, 2022

1. Welcome and Call to Order

Robert Stearns opened the meeting at 4.03pm. Present were all 7 Board members Robert Stearns, Jhayne Wessel, Kevin Sulgit, Tomas Mendola, Ursula (Uschi) Snover with Rhianna Mercier via phone. Also present were residents John Dubois, Laurie Laughlin, Jeranium Rose, Ben Wismer, Tim Prindable, Jack Hash, Jennifer Dwight, Joanne Long, Merdee Keawe, Patty Lightcap, Michael Becker, Aileen Wilkie, David Hoffeld, Gary Boyle, Sandor Baranyi and David Sanchez.

2. Additions/Corrections to the Agenda

- additions were added to New Business

3. Announcements

John reported that some members complained about not having received the Special Meeting mailout. The Board advised to contact the Board for updating their contact information.

4. Minutes from July 14 Board Meeting

Robert read the minutes, ?? motioned to accept the minutes with corrections, 2nded by ?? . Vote all in favor, Robert abstained, motion carries.

Skyler joined the meeting via phone during the Treasurer's Report at ca. 5pm.

5. Treasurer's Report

Robert gave the Treasurer's report and explained that KSECA has very little money due to the expense of the construction of the mailbox center, the last purchase of cluster boxes, legal expenses and a decline in income from dues. There will be very limited income until the next AGM when the new dues invoices are send out and the Board needs to be thrifty. As of July 31 cash at hand was \$28,534.05, Check Detail and Balance Sheet are posted on our website. Jhayne motioned to reimburse Uschi for the fee for KSECA's registration with the DCCA for this year, 2nded by Rhianna. Vote all in favor, Uschi and Robert abstained, motion carries.

- a. Contracts: Tomas motioned to rescind the motion that approved 3 contracts at the last meeting and to reconsider them, 2nded by Uschi. Vote all in favor, Robert abstained. The contracts were discussed and voted on. Jhayne motioned to table the bids for the treatment for little fire ants and the trimming of the coconut trees until the next meeting, 2nded by Tomas. Vote all in favor, Robert abstained, motions carries.
- b. Taxes and Audit: Uschi motioned to table, Rhianna 2nded. Vote all ayes, Robert abstained, motion carries.

6. Board Reports

- a. Sunday Funday Issues:

- Jhayne pointed out that the Sunday gathering is an unpermitted event. Jhayne motioned that the Board will terminate the Sunday event, 2nded by Uschi. Vote Jhayne, Kevin, Uschi, Skyler in favor, Tomas and Rhianna abstain, motion carries..
- Jhayne motioned to use her draft notice for posting in the Park, 2nded by Uschi. Vote Jhayne, Uschi, Skyler, Kevin aye, Rhianna and Tomas no, motion carries. The date for closing the Park to the public will be August 28.
- Uschi motioned that the Board reconvene in executive session at a later time, 2nd by ???. Vote ??, motion carries.

b. Pavilion Park:

- Waterslide: A resident (member?) requested the use of a waterslide in the Pavilion Park for the birthday party for her son. Safety and liability concerns were discussed. Tomas motioned to allow the waterslide, Rhianna 2nded. Vote Tomas, Rhianna, Kevin and Robert in favor, Jhayne, Skyler and Uschi against, motion carries. Rhianna will draft a waiver form to present to the Board for review and finalizing. Said resident will have the waivers signed by the parents of children who attend the party.
- Freebox: The Board can no longer afford to pay \$290/mth for maintenance and trash removal. Jeranium volunteered to share the maintenance and trash removal with Laurie. Jhayne motioned for Jeranium to be in charge of maintaining the Freebox on a 3 month trial basis, 2nded by Uschi. Vote Jhayne, Uschi, Kevin and Skyler aye, Rhianna and Robert abstain, motion carries.

Rhianna left the meeting at 6.52 pm

- Bathroom: was not addressed due to dusk
- Ohia post pavilion: was not addressed due to dusk

7. Old Business

8. New Business

- Indemnity Insurance: Kevin is waiting to hear from Business Insurance
- Letter of Authorization: was not addressed in this meeting
- Website: was not addressed due to dusk
- Updating of Board Rules: was not addressed due to dusk
- Resignation Jhayne: was not addressed due to dusk
- Reconsideration of meeting schedule: Jhayne motioned to hold monthly Board meetings from now on the 2nd Monday of each Month from 4-6pm, 2nded by

Uschi.

Vote all in favor, Robert abstained, motion carries.

9. Adjourn: Due to dusk the meeting closed at ca 7pm and the Board will continue in executive session on another day. Motion? Vote?

Minutes submitted by Tomas and Uschi