

Kalapana Seaview Estates Community Association  
12-7017 Kalihikai # 4537, Pahoa, HI 96778-7842  
KSECA Board of Directors Meeting  
Thursday, June 9, 2022 4pm  
**JUNE 2022 FINAL MINUTES**

1. Call to order at 4pm by Syntha Lorenz; Members Present: Kevin Muter, David Hoffield, Gaarry Hoffeld, Daniel Levy, Patti Lightcap, Georgia Putnam, Lynne Tuft, Sally Richardson, John Dubois, Marion Duley, Josepa Spuiasleel, Syntha Lorenz, Cindy Hartman, Rhianna Mercier, Kristen Pittman; Daniel Levy, Sally Richardson & Marion Duley agreed to act as board members for this meeting.
2. Syntha added 8-a: Garbarino lawsuit against KSECA
3. No Announcements
4. Cindy Read May Minutes, Daniel Motioned to approve minutes, as corrected, marion seconded, unanimous
5. Treasurer's Report: Patti shared: Balance: 32,852.82; Deposits:\$10,114.99; Checks: \$5,465.85; A/R over 90 days: \$139,895.73
6. Board Reports
  - a. Community Committee: Nothing to report
  - b. Parks: Some people who attend and vend at the lawn were present as potential vendor representatives. We discussed our concerns around traffic, parking, toilets, safety & bylaws.
  - c. Mailbox Center: Nothing to Report
  - d. Website: Daniel will send a reminder about consider.it and email stating 'All landowners are eligible to vote, Please bring ID & TMK to the meeting'
7. Old Business
  - a. Special Meeting - Motion was on the table that KSECA pay for and run the mailing of the notification of the Special Meeting. We discussed that some members mailed out an agenda for an election, already. There is no need to send another mailing. Daniel and Sally were opposed, Syntha and Marion abstained, motion failed. Syntha appointed Marion Duley, John Dubois, Daniel Levy and Rhianna Mercier to organize the sign in of the upcoming Special Meeting. They met after the meeting to discuss. Please reach out if you are able to help setup. John Dubois Requested that we provide attestation forms stating that 1 year board positions are such. He agreed to research previous forms.
  - b. Sunday Funday: Rhianna agreed to head a Sunday Funday Safety Committee
  - c. Legal Matters: Syntha will request an itemized receipt from our lawyer
8. New Business
  - a. Syntha shared that Garbarino has intent to sue the association for defamation
  - b. Next meeting will be Thursday July 14 at 4pm at the Seaview Pavilion. Meetings will no longer be live on zoom.
9. Marion made a motion to close; Sally Seconded; Unanimous 6:21pm

Final Minutes Submitted by Daniel

# Kalapana Seaview Estates Community Association

## Check Detail

May 2022

DATE	TRANSACTION TYPE	NUM	NAME	MEMO/DESCRIPTION	CLR	AMOUNT
5447054	Bank of Hawaii					
05/02/2022	Check	2225	David Hoffeld			-
						1,350.00
				April 2022 Mowing Inv #000218		1,350.00
05/02/2022	Check	2226	PATTI LIGHTCAP			-390.61
				Inv #167 April2022 Bookkeeping services		337.50
				Phone half phone bill		23.50
				Binder & monthly dividers		29.61
05/15/2022	Check	Paypal	zoom			-78.48
				Zoom#39483848bd243293m		78.48
05/15/2022	Check	paypal	hostgator.com			-18.80
				Paypal #0cu163815k168242t		18.80
05/18/2022	Check	2227	lucky legal			-
						1,727.75
				Inv #369 Meeting review emails, client documents,review Garbarinos letter etc		1,727.75
05/20/2022	Check	2228	KFA Property Maintenance			-630.00
				Invoice #20913 fire ant treatment May 2022		630.00
05/24/2022	Check	2229	ROSE JERANIUM			-545.00
				Pavilion cleaning and trash removal April 2022		545.00
05/24/2022	Check	2230	ROSE JERANIUM			-725.21
				Pavilion cleaning and trash removal April 2022		545.00
				Toilet paper, sanitizer, keys, padlock		180.21

# Kalapana Seaview Estates Community Association

## Balance Sheet As of May 31, 2022

	TOTAL
<b>ASSETS</b>	
Current Assets	
Bank Accounts	
1010 Cash in bank - operating	-18.48
5447054 Bank of Hawaii	17,548.86
ING Savings/Capital One	15,322.44
<b>Total Bank Accounts</b>	<b>\$32,852.82</b>
Accounts Receivable	
1110 Accounts receivable	0.00
<b>Total Accounts Receivable</b>	<b>\$0.00</b>
Other Current Assets	
1299 Undeposited Funds	-4,280.52
<b>Total Other Current Assets</b>	<b>\$ -4,280.52</b>
<b>Total Current Assets</b>	<b>\$28,572.30</b>
Fixed Assets	
1670 New Mailbox Structure	57,398.55
<b>Total Fixed Assets</b>	<b>\$57,398.55</b>
Other Assets	
1080 Certificate of Deposit	0.00
<b>Total Other Assets</b>	<b>\$0.00</b>
<b>TOTAL ASSETS</b>	<b>\$85,970.85</b>
<b>LIABILITIES AND EQUITY</b>	
Liabilities	
Current Liabilities	
Accounts Payable	
2010 Accounts payable	0.00
<b>Total Accounts Payable</b>	<b>\$0.00</b>
Other Current Liabilities	
2350 Unearned/deferred rev - other	0.00
<b>Total Other Current Liabilities</b>	<b>\$0.00</b>
<b>Total Current Liabilities</b>	<b>\$0.00</b>
Long-Term Liabilities	
2005 Mailbox Deposits	3,300.00
<b>Total Long-Term Liabilities</b>	<b>\$3,300.00</b>
<b>Total Liabilities</b>	<b>\$3,300.00</b>
Equity	
3001 Opening Bal Equity	-6,366.51
3010 Unrestrict (retained earnings)	89,022.94
Net Income	14.42
<b>Total Equity</b>	<b>\$82,670.85</b>
<b>TOTAL LIABILITIES AND EQUITY</b>	<b>\$85,970.85</b>

# Kalapana Seaview Estates Community Association

## Deposit Detail

May 2022

DATE	TRANSACTION TYPE	NUM	MEMBER	VENDOR	MEMO/DESCRIPTION	CLR	AMOUNT
5447054 Bank of Hawaii							
05/02/2022	Deposit						3,415.74
		921	037-032				-50.00
		1290	037-013				-10.00
		1290	037-077				-10.00
		1251	034-075				-50.00
		1159	037-071				-50.00
		1159	037-070				-50.00
		359	039-031				-305.26
		1073	041-071				-50.00
		5759	035-078				-50.00
		2303	034-044				-50.00
		613	037-042				-50.00
		382	040-099				-50.00
		382	040-100				-50.00
		382	040-115				-50.00
		382	040-132				-50.00
		1972	035-061				-38.81
		1764	034-010				-50.00
		1512	039-018				-50.00
		1512	039-019				-50.00
		123	041-029				-50.00
		2735	040-111				-50.00
		305	035-056				-50.00
		1178	038-064				-50.00
		1178	035-044				-50.00
		1544	038-048				-50.00
		1231	038-093				-50.00
		973	037-037				-50.00
		1353	039-090				-50.00
		2956	039-034				-50.00
		212	037-068				-50.00
		213	037-069				-50.00
		1733	040-054				-50.00
		0002	040-036				-50.00
		3759	036-089				-50.00
		6710	034-030				-50.00
		6710	034-042				-50.00
		6710	034-040				-50.00
		570176740	038-020				-551.67
		570176740	038-020				-150.00
		534014892	038-104				-150.00
		534014891	038-104				-50.00
		522003337	035-003				-150.00

DATE	TRANSACTION TYPE	NUM	MEMBER	VENDOR	MEMO/DESCRIPTION	CLR	AMOUNT
		534015443	041-099				-50.00
		534015442	041-099				-150.00
		534015655	035-015				-150.00
05/10/2022	Deposit						1,450.00
		cash	041-046				-50.00
		cash	041-047				-50.00
		103	041-089				-100.00
		862	038-140				-50.00
		52	037-027				-50.00
		5649	038-095				-50.00
		473	037-065				-50.00
		473	037-066				-50.00
		1916	034-079				-50.00
		1940	034-094				-50.00
		1940	034-078				-50.00
		679	037-095				-150.00
		350	039-097				-50.00
		12717	039-099				-100.00
		2012	040-067				-50.00
		535	041-048				-50.00
		1209	034-057				-100.00
		104	034-053				-50.00
		3255	035-089				-50.00
		1094	039-073				-50.00
		19-374362167	041-111				-100.00
		9308	040-035				-50.00
		2985	039-091				-50.00
05/18/2022	Deposit						3,319.63
		5686	040-126				-50.00
		294	040-010				-100.00
		293	040-011				-100.00
		0885	040-074				-50.00
		0885	040-075				-50.00
		6268	038-033				-100.00
		9307	040-032				-100.00
		3647	039-013				-100.00
		1977	038-142				-50.00
		501254896	041-012				-50.00
		501254896	041-012				-150.00
		1080	038-004				-50.00
		2370	036-057				-50.00
		2120	034-052				-50.00
		218	038-067				-100.00
		218	038-068				-100.00
		1690	035-049				-50.00
		6162	037-080				-100.00
		3262	036-035				-100.00
		1438	035-072				-100.00

DATE	TRANSACTION TYPE	NUM	MEMBER	VENDOR	MEMO/DESCRIPTION	CLR	AMOUNT
		441	038-061				-50.00
		3689	039-124				-50.00
		3689	039-126				-50.00
		3689	039-125				-50.00
		459	041-106				-50.00
		5326	037-009				-50.00
		5326	037-008				-50.00
		5939	038-047				-50.00
		412	037-029				-50.00
		705	037-053				-50.00
		705	037-054				-50.00
		570177382	041-064				-50.00
		570177382	041-064				-150.00
		570177382	041-066				-50.00
		570177382	041-066				-150.00
		1425	040-018				-49.63
		2086	035-068				-50.00
		3599	035-025				-50.00
		623	038-073				-50.00
		124	041-065				-50.00
		829	041-063				-50.00
		671	035-032				-100.00
		2785	034-014				-50.00
		1157	041-049				-50.00
		421	037-076				-270.00
05/24/2022	Deposit						599.81
		38r023852f594413c	040-137				-150.00
		8xe31229d7013483g	038-094				-50.00
		3x873378vd661482k	039-040				-49.81
		084603967m8632231	040-061				-50.00
		4p85410355354732k	040-131				-150.00
		4p85410355354735k	040-116				-150.00
05/30/2022	Deposit						1,329.81
		1269	041-005				-50.00
		1269	041-006				-50.00
		825	Dan Mayer				-150.00
		716	040-136				-50.00
		752	034-039				-100.00
		4752	037-025				-50.00
		4752	037-026				-50.00
		719	036-073				-50.00
		720	036-072				-50.00
		720	034-067				-50.00
		8089	034-022				-49.81
		2681	035-097				-50.00
		274	038-139				-200.00
		19-311658018	035-096				-30.00
		4012	038-044				-100.00

DATE	TRANSACTION TYPE	NUM	MEMBER	VENDOR	MEMO/DESCRIPTION	CLR	AMOUNT
		5891	039-133				-50.00
		1424	035-081				-150.00
		1160	040-078				-50.00