

Kalapana Seaview Estates Community Association
R.R. 2, Box 4537, Pahoa, HI 96778

KSECA Board of Directors Meeting
Thursday July 26, 2018, 4:00 P.M. at the Pavilion

DRAFT MINUTES

1. Call to Order: 4:13 PM by Hazen Komraus, President. Board members present: Hazen Komraus, Jean Howell, Alex Enderle, Stone O'Daugherty, Sean Crowne, Kelly Finn and Richard Valdez. Members present: John DuBois, Kathleen Dragoon, David Hoffeld, Luane Taft, Michael Becker, and B. Wolf.

Opening Statement:

- A. Additions/Corrections to Agenda
- B. Announcements: None

2. Treasurer's Report

- A. Tabled

3. Minutes April & May Meeting(s): Hazen read the April draft minutes. Alex made a motion to accept the April minutes, as corrected, seconded by Stone. Unanimous: motion passed. Hazen read the May draft minutes. Richard made a motion to accept the May minutes, as corrected, seconded by Alex. Unanimous: motion passed.

4. Clerk's Report: Jean reported at least 30 still on the mailbox waiting list. The mailbox center project permit has been issued. Some KSE residents have left the area due to the lava flow conditions and, therefore, Jean wants to put out an announcement requesting anyone who has left Seaview permanently and has a KSE mailbox to relinquish their box.

5. Board Business Reports

- A. Pavilion Park Permaculture/Perimeter Project: Scott had three trees to be planted; Hazen will follow up with him to check the status.

- B. Parks

1. Vendors in Park: No discussion.
2. Helipad grass: We will address this when mailbox center is being built.
3. Palm Fronds: Richard would like to get the palm fronds in the front park removed as they pile up and can kill the grass. Richard made a motion to put out a request for proposals (RFP) for monthly removal of fallen palm fronds from the front park to be taken to the Pahoa green waste at the transfer station; seconded by Sean. Unanimous; motion passed. RFP due Sept. 1, 2018.

- C. Mailbox Center: The permit is ready to be picked up from the Planning Dept. in Hilo. It was noted that the current mailbox structure is in need of repair before it becomes a safety issue.

- D. Website: We need to check the language on the website to ensure language regarding CC & R's is consistent.
- E. Eruption Issues: Hazen says there is an air meter put up by the EPA by his house to monitor SO₂ levels, however, it was discussed that the EPA isn't posting these data. Hazen said he will post the data on the KSECA website. On the question of the health risks of Pele's hair, it has been difficult to get accurate information from any agencies or scientific literature.

6. Old Business

- A. Contracts: We will review contracts at our next Board meeting.
- B. Dues In Arrears, Audit, and Budgetary Matters: KSECA gets foreclosure notices in the mail and this is our opportunity to file a lien if there are dues owed to KSECA. We will look into this matter in terms of affordability. Jean will bring a list of the TMKs and amounts owed to the September Board meeting.
- C. Legal Matters and Attorney: Alex will review our insurance policies.
- D. Contact Lists
- E. AGM Review: We need to update our bylaws per the last AGM votes. Kelly will work on this.
- F. Bylaw Review Membership Committee: This committee, voted in at the AGM, has not yet had a meeting due to the lava flow and people vacating KSE.

7. Resident Concerns: None

8. Next Meeting: Motion to adjourn made at 5:18 PM; unanimous, passed. Next meeting will be Thursday, August 9, 2018, at 4PM in the pavilion.

Minutes submitted by Kelly Finn