

FINAL Minutes

1. Welcome and Call to Order: President Doug Walker Called meeting to order at 2:07pm. Other Board Members in Attendance: Marcy Parco, Robert Gluckson. Also in attendance: Uschi Snover, Kevin Kalley, Le'Ann Milinder

2. Quorum Vote: Due to unforeseen circumstances, the Board members were unable to meet in December. In order to have a quorum for the January meeting, Uschi Snover was nominated by Marcy to sit on the Board for the day. She accepted the nomination, and the other two Board members in attendance (Doug & Robert) voted in favor, making it a unanimous vote

3. Additions and Corrections to the Today's Agenda : Le'anne Milinda self nominated herself to join the Board for the remainder of the session, which ends at the AGM in April, and was voted in unanimously. After she was elected, It was discussed that if she would like to remain on the Board after April, she would need to be nominated and voted in again at the AGM meeting.

4. Reading and Approval of Minutes from Last Board Meeting: Motion to approve minutes was made by Marcy, 2nd by Robert. Doug voted in favor, with Uschi and Le'ann abstaining from the vote since they were not at the November meeting.

5. Treasurer's Report: Ending Date 12/31/25

- a. Bank balance - \$63,500.64 (Bank of Hawaii)
- b. Payments processed - 0
- c. Deposit received totaling - 0

Update: As shared in past meetings, Board members have been working with the current Bookkeeper, Sandra, to look into actions and obtain financial records from 2024-August 2025. Robert Gluckson read a prepared statement addressing some of the questions/concerns brought to the Board in the last year. (The full statement will be shared with the minutes)

6. Announcements: Invoices/Newsletter: If your address has changed, or if you are a new homeowner, please immediately send an email to Board@kseca.org to ensure you receive your annual mailing.

7. Board Reports:

Parks

a. Sunday Funday- No new updates. We ask everyone to continue to call the Pahoa Police non-emergency line and file reports about the activities each Sunday. Reminder- Individuals who break the posted rules, can be cited for trespassing.

b. Septic

Bid for Septic Upgrade/Bathroom Project- We are still inviting interested parties to submit bids to the Board. To be considered, bids must be submitted by the individuals who will be performing the work. Only bids that meet **all** requirements will be responded to by the Board. In order for the project to be signed off for use after completion, KSECA is required to provide proof that all state/county requirements were met. For those needing any further clarification, the requirements are easily found on the county's website.

Catchment Cover-The Board has reached out to Coco Dave, who had previously purchased the liner and covers for the tank to see if he is able to replace the damaged items, and service the tank.

Business

a. Audit- No update.

Board members asked President Doug if he was able to get an update from Greg (last year's Bookkeeper) but Doug stated he was still given no updates.

8. Old Business:

a. Open Board Seats- We encourage all owners to help their neighbors, by serving as an officer

b. New Website- Photo Request- Individuals who have photos of Seaview that they would like to share on the new website, please send them to the Board email, or directly to the webmaster

9. New Business: None

10. Next Board Meeting Date and Time February 25th 2026 at 2:00pm

11. Adjourn/Recess: Robert Motioned to Adjourn at 3:18, 2nd by Uschi, motion PASSED Unanimous