



MEETING MINUTES
OF THE BOARD OF DIRECTORS
KAILUA VIEW ESTATES
May14, 2018

PLACE:

Hawaiiana Management Company, Ltd., conference room at 74-5620 Palani Road, Kailua-Kona, HI 96740.

OWNER'S:

An owner's forum was held from 3:05 p.m. HST to 3:25 p.m. HST.

It was brought to the Boards attention that the tennis courts may be being used by a Kailua View Estates (KVE) tenant to conduct tennis lessons and there are others who wish to use the tennis courts and cannot.

The KVE Rules state that "Use of the common area to be limited to non-commercial use."

President Frostad will contact the tenant to inform her that the tennis courts cannot be used for financial gain.

CALL TO ORDER:

There being a quorum, President Erik Frostad called the meeting to order at 3:26 p.m. HST.

PRESENT:

President Erik Frostad, Vice President Peggy Stelmachowicz, Secretary/Treasurer Robert Oswald, and Director Linda Lesh were present in person; Directors Kalei Farley and Lee Johnson joined the meeting via conference call.

The Board has not appointed a person to fill the vacancy.

BY INVITATION:

Senior Management Executive [SME], Nan Cain from Hawaiiana Management Co. Ltd. SME Cain acted as Recording Secretary by general consent.

PREVIOUS MEETING MINUTES:

Secretary/Treasurer Oswald made a motion to approve the Regular Board Meeting minutes of April 9, 2018, as written. Director Lesh seconded and the motion was approved unanimously.

PRESIDENT'S REPORT:

President Frostad gave a verbal report.

FINANCIALS:

Secretary/Treasurer Oswald made a motion to accept the financial statements provided by Hawaiiana for the month of March 2018, subject to audit. Vice President Stelmachowicz seconded and the motion was approved unanimously.

MANAGERS REPORT:

ME Cain reviewed the 'Action List' list and presented it to the Board.

COMMITTEE REPORTS:

Design Review Committee (DRC) – SME Cain provided a list of submittals that had not been approved.

1. Lot 32002 – Approved filling in a lava tube, leveling back yard, building an above ground deck, and installing an above-ground pool.
2. Lot 33058 – Approved solar installation.

Compliance Inspection Committee (CIC) – Quarterly site inspection scheduled for May 21, 2018 at 10:00 a.m. Secretary/Treasurer Oswald, Director Farley, and SME Cain will conduct the inspection.

Coqui Frog Committee (CFC) – No report was given

Street Parking Committee (SPC) – No report was given.

Social Committee (SC) – No report was given.

Safety Committee (SFTY) – No report was given.

UNFINISHED BUSINESS:

Parking Lot Resealing – President Frostad suggested that the asphalt resealing and restriping done in conjuncture with the fence painting and the tennis court cracks filled for a cost of less than \$10,000.00.

Door to Restrooms – President Frostad will inspect the restroom doors on his next visit to the Rec Center.

Tennis Court – President Frostad proposed that an extra binder be inserted in the cracks. Secretary/Treasurer Oswald is scheduled to speak with Dan Blackburn of F&H, the company that is repairing the tennis courts at ‘Old A’s’.

Attorney Interview – SME Cain was not able to schedule an interview with Porter Devries of Devries & Associates, AAL, P.C., but will schedule a meeting in the next few weeks.

NEW BUSINESS:

Insurance Renewal – SME Cain was directed to obtain bids for insurance and present them to the Board for review.

Rec Center Reservations of May 5th and May 6th – After the event on the 5th the spigot was broken when a hose was used to clean up, the attendees could not turn the water off and they broke the valve to the restrooms. On the 6th the attendees did not have any water at the Rec Center to flush the toilets during their event. Monday a plumber was called and replaced the valve above ground and Bradley Main repaired the broken spigot. SME Cain was directed to purchase a \$100.00 gift certificate to a restaurant as a ‘Thank You’ for his hours spent repairing the spigot and doing his best to assist the Rec Center attendees.

DELINQUENCIES:

KVE32030 – ME Cain was directed to obtain an asset search on the owner.

RESIGNATION:

Director Lesh informed the Board that she must resign.

There being no further business to be brought before the Board, the meeting was adjourned by general consent at 4:08 p.m. HST.

ADJOURNMENT:

There being no further business Director Farley made a motion to adjourn the meeting at 4:32 p.m. HST. Director Johnson seconded and the motion was **approved unanimously**.

NEXT MEETING:

2018 Board Meeting Schedule

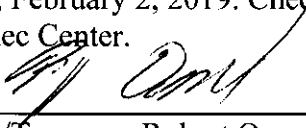
Tuesday, June 12, 2018 (Monday is a Holiday)
Monday, July 9, 2018
Monday, August 13, 2018 (Preliminary Budget Meeting)
Monday, September 10, 2018 (Budget Approval)
Tuesday, October 9, 2018 (Monday is a Holiday)
Tuesday, November 13, 2018 (Monday is a Holiday)
Monday, December 10, 2018

2019 Board Meetings Schedule

Monday, January 14, 2019
Saturday, February 2, 2019 Organizational Board Meeting – KVE Rec Center after the Annual Meeting

The next 2019 Annual Meeting to be held at the Kailua View Estates Rec Center is scheduled for:

Saturday, February 2, 2019. Check in is at 9:00 a.m. HST. The meeting is to be held at the Kailua View Estates Rec Center.



Secretary/Treasurer Robert Oswald

Submitted by:
Nan N. Cain, CMCA®, AMS®,
Management Executive
Hawaiiana Management Co. Ltd.
Managing Agent for Kailua View Estates Association