



## Kailua View Estates

MEETING MINUTES  
OF THE BOARD OF DIRECTORS  
KAILUA VIEW ESTATES  
April 17, 2017

**PLACE:**

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

**CALL TO ORDER:**

There being a quorum, President Sharon Exley called the meeting to order at 3:01 p.m. HST.

**PRESENT:**

President Sharron Exley, Vice President Peggy Stelmachowicz, Directors Lee Johnson, Kalei Farley, and Linda Lesh were present in person.

**EXCUSED:**

Secretary/Treasurer Robert Oswald and Director Darlene Daboling.

**BY INVITATION:**

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

**PREVIOUS MEETING MINUTES:**

Director Johnson made a motion to approve the Regular Meeting Minutes of March 13, 2017, as written. The motion was seconded and approved unanimously.

**PRESIDENT'S REPORT:**

President Exley gave a verbal report.

## **FINANCIALS:**

President Exley made a motion to accept the Financial Statements of February 2017, subject to audit. Director Johnson seconded and the motion was approved unanimously.

## **MANAGERS REPORT:**

ME Cain informed the Board that all items on the Property Managers 'Action List' were either in progress or completed.

ME Cain obtained a 'Painting Specification' from 'David Simmonds, Project Management Specialist for Benjamin Moore'. President Exley made a motion to approve the specification as written. The motion was seconded and approved unanimously. ME Cain will request David Simmonds put the specification out for bid.

## **COMMITTEE REPORTS:**

Design Review Committee (DRC) – President Exley gave a verbal report on matters.

House Rule (HRC) & Rec. Center Rules Committee (RCRC) – President Exley made a motion to amend the House Rules and the Recreation Center Rules by adding the following:

- The use of inflatables, bounce houses, water slides, rock climbing walls, trampolines, swimming pools, and similar equipment in the Common areas, on the vacant lot, or in the Recreation Center is prohibited.
- Water use at the Recreation Center is for cleaning the Recreation Center only. Use of water for recreational purposes is prohibited.

The motion was seconded and approved unanimously.

## **UNFINISHED BUSINESS:**

KVE Website Corrections or Changes – ME Cain updated the 'KVE website'.

Police Department Squatter efforts – ME Cain was directed to continue to schedule a 'Townhall' meeting with the KVE Owners, 'Community Police Officer', and the 'Chief of Police'.

Landscaping of Rec Center – This item was deferred until the next meeting due to time constraints.

Organize Cleanup Day for the Vacant Lot – President Exley has a list of individuals who have volunteered to assist with the cleanup of the vacant lot at the Rec. Center. A cleanup day will be scheduled and info will be sent to the residents.

Trees & Hedges – ME Cain has received several complaints regarding the height of trees and hedges blocking neighboring lot view. ME Cain was directed to verify with the Associations Attorney that the CC&Rs give the Board the authority to set height limits on trees and hedges.

**NEW BUSINESS:**

None

**DELINQUENCIES:**

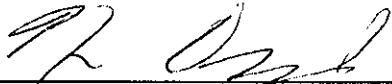
President Exley made a motion to forward all delinquent accounts to the Association's Attorney on May 1, 2017, for collection. The motion was seconded and approved unanimously.

**ADJOURNMENT:**

There being no further business the meeting was adjourned at 5:48 p.m. HST, by general consent.

**NEXT MEETING:**

The next regular Board Meeting is scheduled for May 8, 2017.



Secretary/Treasurer Robert Oswald

Submitted by:

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