

BOARD OF DIRECTORS MEETING - JUNE 3, 2010

Call to order at 6:35 p.m. at the LCA office by President Al Dettweiler.

ROLL CALL: Secretary Wymond Wilds.

OFFICERS PRESENT:

President/Treasurer Al Dettweiler  
Secretary Wymond Wilds

OFFICERS EXCUSED:

Vice President Mark Hauanio

DIRECTORS PRESENT:

Vern Rice  
John Vurich  
Rich Willing

BOARD REPLACEMENT: Al Dettweiler. Motion by Rich Willing/Wymond Wilds to seat Jay Bondensen on the board as a Director. Motion carried.

MEMBERS PRESENT: William Atkins. Rose Atkins.

MEMBERS COMMENTS: William and Rose Atkins discussed issues they are having with their adjoining neighbor. Most issues are not Association matters nor Covenants violations. Issues need to be dealt with by the two parties involved. Vehicles parked on the roadway are a traffic hazard. Owner will be contacted to have her tenants keep vehicles off the road. Email was received from the Atkins and response was sent to them by Rich Willing and Al Dettweiler. Motion by John Vurich/Rich Willing that a five minute time limit be given to each member with comments. Motion carried.

NEIGHBORHOOD WATCH: Rich Willing. No major problems. Dog issues still a big problem. Monthly garage sale first Saturday of each month. Monthly newsletter will be put out via email due to no real issues. Sign waving on Leilani Avenue on hold. Two new volunteers for night patrols. Leilani Avenue shoulders still being torn up. People pulling over to use cell phones may be the problem. One vehicle landed in the bushes doing this.

MINUTES MAY 6, 2010: Copy of Minutes and Agenda attached to file pages 1-2 . Motion by Wymond Wilds/Rich Willing for acceptance of the minutes as written. Motion carried.

TREASURER'S REPORT: Al Dettweiler. Report discussed. January 1 - May 31; funds available \$278,778, income collected \$142,602 and 2010 Annual Lot Assessment collection totals \$120,000. Income for May \$14,700 and expenditures \$12,521. Copy of report attached to file pages 3-7. Motion by Wymond Wilds/Rich Willing for acceptance of the report, subject to audit and review. Motion carried.

COMMITTEE REPORTS:

ARCHITECTURAL/COVENANTS - Rich Willing. Rich Robbins sent an update on violations he was working on. Jay Bondesen will assist on the committee.

ENVIRONMENTAL - Mark Hauanio excused. No report.

MAINTENANCE - Al Dettweiler. Lawn tractor steering mechanism gone. Two prices obtained for commercial grade tractors. One being John Deere 60" mower \$10,000. Discussion followed buying a less expensive mower. John Deere mower at the Kona Lowe's discussed. Motion by Wymond Wilds/Vern Rice to purchase the mower at Lowe's up to \$5,000. Motion carried.

REC DEV - Al Dettweiler. Catalog with exercise equipment for adults circulated. Exercise stations along the park track discussed. Rec Dev committee will look into what to purchase. \$7,000 available in Rec Fund. Rec Plan on file and Wymond Wilds will work with Mark Hauanio to begin process of purchasing items. Soccer nets available for weekly games.

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COMMITTEE REPORTS CONTINUED:

ROAD SAFETY - Al Dettweiler. Street signs/poles replaced were needed. Albizia roots being dug out on several roadways. Trees too close to the road are being pushed down along with root work. Assessing land owners who have problem trees discussed. Not legal not to remove and assess owner. Palm tree too close to road on corner of Leilani/Kaupili to be removed.

OLD BUSINESS:

Verizon Cell Tower - Al Dettweiler. Contract submitted and awaiting attorney approval. Cell towers on private property prohibited.

Transfer Fees - Al Dettweiler. Dues charged by other Associations discussed. Low \$25 to high \$325. LCA policy use County and State definitions. If escrow companies use the name Transfer fee we do not tell them the new verbiage to use. Justification for charging the transfer fee could refer to buying into the Association for all the past road work. Another justification could be the impact from lots being cleared and homes being built on the roads. Clearing and building increases the road maintenance and stress the community has to go through. Increasing annual lot assessment yearly to keep up with inflation suggested. Motion by Wymond Wilds/John Vurich to keep the transfer fee at \$200. Motion carried.

NEW BUSINESS:

Bank Signature Cards - Al Dettweiler. Officers to sign documents.

MEETING CLOSED FOR EXECUTIVE DISCUSSION

BOARD MEETING RESUMED

NEW/OLD BUSINESS CONTINUED:

Past Treasurer Email - Al Dettweiler. Email sent regarding BOH online account. BOH to be advised past Treasurer is to be deleted from account.

Health Insurance - Al Dettweiler. Results of Executive Meeting May and June. Amount of health insurance per month looked into. Office clerks two party plan to be eliminated. If disputed, has thirty days to respond to matter.

New Member Introduction - Jay Bondesen introduced himself and a brief past history.

NEXT MEETING DATE: Al Dettweiler. Thursday July 1, 2010 6:30 p.m.

ADJOURNMENT: Al Dettweiler closed the meeting at 8:17 p.m.

Respectfully submitted,

Jean Kristanko  
Office Clerk