

HAWAIIAN ACRES ROAD CORPORATION BOARD MEETING MINUTES
Kurtistown Assembly of God, 17-550 Old Volcano Road & via ZOOM
April 20, 2024 @ 2 PM & via ZOOM

Board Members:

President: Vacant
 Vice President: Devra Dynes, present
 Treasurer: Margie Nelson, present
 Secretary: Marie Baird, absent
 Secretary Pro Tem: Joyce Seyferth, present
 Director: Roberta Brashear Kaulfers, present
 Director: Jordan Epperson, present
 Director: David Sheridan, absent
 Director: Alex Hebeisen, absent
 Director: Brad Simone, present (telephone)

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| <p>ALOHA!</p> <p>We are:</p> <p><u>A</u>ll <u>L</u>andowners <u>O</u>f <u>H</u>awaiian <u>A</u> cres</p> | <p>Aloha Etiquette:</p> <ul style="list-style-type: none"> • Listen for understanding • Be respectful • Be concise • Avoid repetition • Agree to disagree • Use appropriate phone/device usage |
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Road Representatives:

Road 1: Jordan Epperson, present
 Road B: Open, accepting applications
 Road C: Geneva Jackson, accepting applications
 Road D: Open, accepting applications
 Road E: Brad Simone
 Road F: Devra Dynes
 Road G: Geneva Jackson, accepting apps

Fill out Comment Form for Public Comments Section (please email: hawaiianacresroads@gmail.com)

Call to Order and Aloha Etiquette

Meeting delayed due to awaiting computer for ZOOM. The meeting was called to order at 2:40 PM by Jordan Epperson. Five lot owners attended via ZOOM listed below. Jordan reminded all about comment cards for public comments to be presented at the end of the meeting.

Guests: Randy Kaulfers, Steven Dunn, Mike Malone, Linnette Quade, John Hirtle, Molly Hirtle, Debi Lowe, and Via ZOOM: Graceson Ghen, Susann Tita, Ray, Devita Amal, Val and Jolani Shrinski.

Road Rep Reports:

Road 1: Jordan: A road angel with an excavator showed up for three days and filled up big potholes this month and has done so several times last month. HARC PO #1665 for 2 loads of 2.5" drain to fill in big holes on the first half mile of Road 1 and the second load of 1.5" drain spread on rougher areas of unpaved portion of road 1 after the asphalt ends. Rain prevented smoothing out of that area. There is no major update to the Road 1 pavement fund. Jordan updated his post to Facebook in regard raising funds for more paving for Road 1. He also posted on Facebook to advise people where funds from the last paving fund campaign went.

Road B: Debi Lowe requested 2 loads 2.5" drain between 8 to 7. Margie gave her PO #1671. Next load or loads will go between 4 and 3 when enough funds become available. Jordan stated complaints about large pothole at entry off 8. Debi is very aware of that hole and her husband has been filling repeatedly with 2.5" drain, which gets washed out with rain and traffic. When the rain stops Debi will contact lot owner who is good at doing cold patch and coordinate with her husband as to when both parties can get together to take care of that breach in the asphalt. Debi will buy cold patch and Geneva offered to assist the other lot owner in filling that hole.

Road C: Geneva stated that Jim Rietveld is schedule for 4/23 to spread 2.5" drain rock in sections of C between 4 and 6 and 6 and 8, so will extend PO # 1667 and #1668.

Road D: Graceson stated that 1 load aggregate (did not state size) went between 1 and 4 with a second load spread between 10 and 11 and little more beyond 10 toward 9, completing PO # 1655 and # 1656. Another load was spread on rough areas between 8 and 6. Graceson was advised there is \$1500 in the D road account. He requested a PO for 1.5"

drain rock between 7 and 8 and 2.5" drain between 5 and 6. Margie gave him PO #1672. He will request a PO for cold patch at the next meeting as the old PO from 2023 was cancelled.

Road E: Brad stated that last month a load of 1.5" drain rock was spread half way between 6 and 7 with raking by volunteers. Brad requested a PO for 1 load 1.5" drain rock between 8 and 7. Margie gave him PO #1673.

Road F: Devra stated that 1 load 1.5" drain rock will be spread between 6 and 5, so this PO # 1662 is extended. Before that a load between 8 to 7 went down thick because Jim's truck lost hydraulics, hence the load did not go very far. She requested a PO for 1 load of 1.5" drain rock to be spread between 5 to 4. Margie gave her PO #1674.

Road G: Geneva stated that Jim is scheduled to spread a load of 2.5" drain rock between 4 to 6 on 4/24 (PO # 1667). She is working on a fund raiser for cold patch to repair the drive strips between 6 and 8. Signage will go up to raise funds for asphalt in that area. One lot owner wants to donate funds for aggregate to go between 1 and 3. PO #1670 is for a couple tons of 2.5" drain rock to fill in bad areas on Road G with the delivery being performed by a veteran who has a dump trailer and Geneva will assist in spreading the aggregate.

Old Business

- Margie stated that HARC reapplied to have HARC as our tradename and the request was approved.
- DCCA filing was completed and updated.
- There is now a fourth signature for check signing at the credit union. Check signers are Roberta, Margie, Joyce, and Alex
- Approval of Sept. 2023, Oct. 2023 Minutes and 2023 Special Meeting minutes: Jordan stated that since this topic has been on the agenda for several months that a special meeting should be called for the Board to review the draft minutes and approve them at that time. Devra made a motion to call a special meeting, Brad seconded the motion. The Board members will come to the Kurtistown Assembly of God Church at 1 PM on 5/18/24 (before the May meeting) to take care of finalizing the approval of these past minutes.

New Business

- February 2024 minutes: Roberta made a motion to approve the February 2024 minutes, Devra seconded. All ayes and minutes are approved.
- March 2024 minutes: Margie made a motion to approve the March 2024 minutes, Devra seconded. All ayes and minutes are approved.
- Treasurer's Financial Report: Margie Nelson stated In March that 21 lot owners paid dues in the amount of \$1287, there were 11 transfers in the amount of \$1100, and donations in the amount of \$400.12 Margie stated that the renewal for the PO Box in Kurtistown of \$182 for the year was paid. Geneva stated she will donate her box to HARC. This will be an agenda item for next year, since we just paid the annual fee for the 1261 box number. Gerda will post financial statements to the website.
- Post card and email dues reminder: Margie stated that HARC has asked that title companies provide us with email of new owners, though we are not sure that one title company will comply. One title company always supplies the email addresses. There is a problem with people changing email addresses and mailing addresses and not informing HARC. Roberta requested someone make a motion to send out email dues reminder this week and purchase the postcards for mailing due reminders from Office Depot. Geneva stated that the Office Depot purchasing card (Hawaii Farm Purchasing card is 70- 75% off) and she estimate a cost of \$600 for acquiring the dues reminder postcards with addresses on them. Roberta made the motion for HARC to purchase the 4" x 11" postcard size from Office Depot and Devra seconded. All ayes and the motion was approved. HARC will do a stamp affixing gathering when the postcards are ready. Brad stated when we do mailings we do get more revenue, however, he has heard from several individuals who state they never have received any dues reminders. Brad will obtain addresses from this point on for anyone who states they have never received a dues reminder.
- GoDaddy website hosting issues: Debi stated the HARC website has had several issues in the past couple of years of supposedly being hacked, having a home page that is not even ours, plus having a couple days of not

being able to edit, and now we are back to having a home page that again is not ours. Each time we call, GoDaddy wants money for taking care of these issues, stating that one of our users caused the problem, but those of us who update the website only edit and in no way can we cause the problem. Geneva stated a couple more sites that offer support with new hosting. Hostinger.com , bluehost.com @ about 13.99/month with free migration and we will transfer the domain name to whatever host we choose for our website. A lot owner suggested squareface. Geneva and others will research this issue and this topic shall be on the next agenda.

- Debi Brockman's suggestion of lawsuit needs discussion: Debi suggested HARC research the idea that the County and Nishimura Trust, which is the owner of all the roads in Hawaiian Acres, be sued in regard to our road situation and offered to put in \$1000 toward any retainer if, and when the decision is made to consult an attorney. Jordan suggested the first step be a letter to the County and the suggestion was made to discuss this issue in a special meeting. Jordon will draft a letter from the board.
- Roberta stated that the HARC 990EZ 2023 taxes were filed online and the IRS responded with acceptance of the filing.
- HARC President (Debi who had been taking notes left at 3:40 before this topic concluded). Roberta Brashear-Kaulfers nominated herself for President. Geneva nominated Jordon Epperson who did not wish to serve. Motion made by Brad/Devra seconded to nominate Geneva Jackson as President. Randy Kaulfers read the section of the HARC bylaws which stated she cannot serve as she is not a lot owner registered with land court. Geneva produced a document which had her husband; Joshua Mehalick listed as owner, husband of Geneva Jackson. Her Realtor said this was grant deed which is the instrument discussed in the bylaws. After much discussion and interpretation of the Bylaws, the HARC board voted to approve Geneva as president under a "Permitted Assign" as recognized in Article II, Section 1 definition of "owner". Roberta voted No because she felt, the document produced did not prove her to be a lot owner. Geneva also read a letter by her husband giving his wife authorization to act in his behalf as his Permitted Assignee.
- Randy Kaulfers/certified letter: Motion by Jordon/seconded by Margie to write the letter. Devra found a box of HARC paperwork but could not find a copy of the letter in it. This happened 14 years ago and Jordon stated they will not reverse the decision of the board on June 2012 by sticking with the decision of the previous HARC board. Jordon will follow up with writing the letter.

Public Comments: (please turn in your written Comment Card in advance to be included). Jordon suggested limiting discussion to 3 minutes to keep folks on topic.

- 1) Put all money in one road, like C or something to go across the subdivision. Board explained that road dues are allocated to specific roads by the lot owner's location. The other roads would become very bad
- 2) Randy asked about the pavement repair of E Road between 8-7 road. It needs cold patch to fill some very sharp holes. There is also a cold patch credit at Yamada that needs to be spent. Geneva will find out how much it is.
- 3) Randy asked "What are Directors duties, what do directors do"? Not specified in the Bylaws. Jordon replied "that's a good question" some don't do anything and others do everything. Put on Agenda topic for next meeting.
- 4) Linnette requested to let people know about any meetings with the Mayor and council members. There should be a notification about the meetings and any updates about Bill 82 which was passed by the County Council. This is an election year and many empty promises were made. Mayor Roth has not been very responsive to phone calls.

Community Info: The meeting adjourned at 4:25 PM

Next Board Meeting is 5/18/24 at 2:00 p.m. via ZOOM, Special meeting at 1:00 pm

Respectfully submitted,

Roberta Brashear-Kaulfers. Updated by Marie Baird, secretary

Date



Attachment: front page of bylaws, sign in sheet