

**PRINCEVILLE AT HANAIEI COMMUNITY ASSOCIATION (PCA)
REGULAR BOARD OF DIRECTORS MEETING
APRIL 15, 1999**

The meeting was called to order by Donna Apisa, President, at 2:07 p.m. in the Alii Room at the Prince Clubhouse. Also in attendance were: Robert Nesti, Vice President; William Stolz, Secretary; John Gordon, Treasurer; Sharon Smockhoffmann, Director at Large; Ruth Mueller, General Manager; and thirty-nine members and guests.

APPROVAL OF MEETING MINUTES

Director Gordon moved to approve the March 18, 1999 regular meeting minutes as presented. Director Nesti seconded the motion and it was unanimously approved.

TREASURER'S REPORT

Director Gordon presented the Treasurer's Report as of March 31, 1999. The cash account balances were: Operations \$291,761.03; General Reserves \$20,338.26; Road Reserves \$562,320.54. The accounts receivable balance was \$14,559.50. All properties 120 days past due have been liened. The accounts payable balance was \$2,629.69.

Three of the five Budget Committee members met on March 31, reviewed and discussed the first draft of the 1999/2000 proposed budget. It is the intent of the Committee to meet in its entirety and to have a finalized draft of the budget ready for Board approval at the May 20 Board meeting.

GENERAL MANAGER'S REPORT

Ruth Mueller presented the General Manager's Report.

Community Meeting on May 5 Sponsored by the U.S.P.S. - There will be a meeting sponsored by the United States Postal Service on May 5 to discuss relocating the Princeville Post Office. The meeting is scheduled to be held at the Prince Clubhouse, Lehua Room at 6:00 p.m.

State Conservation Land Map - At the March 18 Board meeting Elmer Drews requested PCA's assistance in obtaining a copy of a map. We called the Department of Land and Natural Resources and spoke to Sam Lee about obtaining a map that shows the State Conservation District land which is adjacent to Princeville Phase I. Unfortunately, the only map that he had was not able to be copied on a standard copy machine and was not available for us to borrow to have copied elsewhere. We also called the National Wildlife Refuge in Kilauea and were informed that they had no knowledge of a map of the Conservation District. Dr. Drews was sent a copy of our letter confirming our conversation with Mr. Lee, so that he could see we did follow up to his request.

Website/E-mail Update - We have had over 560 visitors to PCA's new website and have received a lot of positive feedback about our website by e-mail, via telephone and visits to the office from single family and multi family owners.

Depositions for 1994 Bike Accident - The PCA office will be used by attorneys for deposing three individuals the morning of Tuesday, April 20, so it will not be open to foot traffic. Staff is working and will be answering telephones, etc. We expect to have the office open in the afternoon unless the depositions take longer than presently anticipated.

Internal Revenue Service Audit - We have been informed by an IRS representative that an audit on PCA's tax exempt return will be conducted on June 11 in the PCA office. He will be sending a Power of Attorney form to be completed by PCA to empower the General Manager to participate in the audit. Director Stolz made a motion to authorize President Apisa to sign the Power of Attorney form empowering the General Manager to participate in the IRS audit. Director Smockhoffmann seconded the motion and it was unanimously approved.

COMMITTEE REPORTS

Rules Committee - Proposed Rules

The proposed Rules have been available for downloading on PCA's website (www.pcaonline.org) since March 19, and copies have been available from the Association office. Since the March newsletter went out about 15 copies of the Rules have been picked up from the PCA office and numerous people have indicated they have downloaded them.

After considerable discussion including listening to the input of twenty-two persons present at the meeting and because the Directors would like additional member input on the proposed Rules, it was the consensus of the Board to schedule a special evening Board meeting on June 3, 1999, for the specific purpose of discussing the proposed Rules.

Community Design Committee (CDC)

Several CDC members will be off island in the coming months, so the CDC has recommended that the Board appoint Don Kuebler as another alternate member. Mr. Kuebler is the owner of a property in the Woods Subdivision in Princeville. Director Stolz moved to accept the CDC's recommendation and to appoint Mr. Kuebler as an alternate member of the CDC. Director Smockhoffmann seconded the motion and it was approved with Director Nesti abstaining due to a possible conflict of interest.

UNFINISHED BUSINESS

Ka Haku Road Guardrails

After discussion Director Smockhoffmann made a motion to confirm the acceptance of the \$3,500 bid proposal received from Kauai Seal Company to modify the guardrails on Ka Haku Road to make them safer and more visible per the recommendation of Austin, Tsutsumi & Associates, Inc., traffic engineers on Oahu. Director Stolz seconded the motion and it was unanimously approved.

Pepelani Loop Improvement Plans

Wagner Engineering, Inc. has submitted updated plans dated March 25 and April 13, as well as a draft of the bid package with specifications. Ron Wagner has suggested the packages be sent to four general contractors, Kobayashi Trucking and Equipment, Goodfellow Brothers, Roger Taniguchi and Koga Engineering, and that they be given three weeks to supply their proposals. Director Stolz made a motion to proceed with the bid process and accept Mr. Wagner's suggested list of general contractors and time table. Director Nesti seconded the motion and it was unanimously approved.

Queen's Bath Parking Lot

The County of Kauai's Public Works Department recently made improvements to the County owned Queen's Bath parking lot (Unit III Lot 46). Max Sonnenberg and Bob Rappaport drew up a plan on behalf of Mr. and Mrs. Roy Powell showing the changes the Powells would like to see made at the County owned Queen's Bath parking lot. The Powells own the adjacent property and feel that the current configuration generates too much noise and is an invasion of their privacy. They would like: the bumpers to be painted green and moved about 20' to 30' away from their hedge (closer to the street); a new hedge and shrubs to be planted in the open areas; as well as the left side parking indicator sign to be moved to the Stop sign pole. The General Manager and Facilitator visited the parking lot on April 7 and painted green lines indicating where the bumpers will be located if moved per the drawing.

Because there was so much discussion and input on the proposed Rules and the Alii Room was being used by another party directly after the Board meeting, it was the consensus of the Board to defer this matter.

Objects in the Road Right-of-Way/Easement Areas

On April 8 the Directors visited each of the sites in Unit I to determine which objects will need to be removed for safety reasons. Because there was so much discussion and input on the proposed Rules and the Alii Room was being used by another party directly after the Board meeting, it was the consensus of the Board to defer this matter.

NEW BUSINESS

Acknowledgment Letter for KPD Officer Jerald Kim

Director Stolz reported that Officer Jerald Kim of the Kauai Police Department has been diligently working for the Princeville community over and above the call of duty, and recommended a letter of commendation be sent to the Chief of Police and the Police Commissioners. After a brief discussion, it was the consensus of the Board to send a letter commending Officer Kim's work in Princeville.

Director Stolz moved to adjourn the meeting to executive session to discuss legal and personnel matters at 4:00 p.m. Director Nesti seconded the motion and it was unanimously approved.

Respectfully submitted,

William Stolz, Secretary