

PCA Newsletter

Election Results

By Ruth J. Mueller

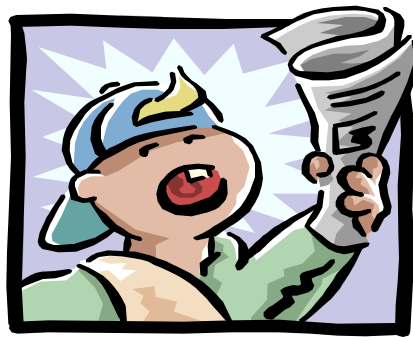
PCA's annual membership meeting was held on October 2. There was an election for two Directors. Bob Lanier and Robert Smith were each elected for a three year term.

At the Board of Directors organizational meeting, which was held directly following the annual meeting, the four Directors selected Bob Nesti, the nominee receiving the third highest votes, to fill former Director William Stolz's remaining one year term. Director Stolz resigned for personal reasons on September 2, 1999.

The following Directors were elected as Officers:

Bob Nesti	President
Donna Apisa	Vice President
Bob Lanier	Secretary
John Gordon	Treasurer

Robert Smith will serve as Director at Large.



President's Message

By Bob Nesti

Aloha, As we embark upon the end of 1999 and into the year 2000, I am pleased to report to you that your Board of Directors continues to

work hard to provide the best possible service for "all" of our members and at the same time attempting to keep our overhead down and your assessments reasonable.

We plan on developing another survey early next year. This survey will be targeted to specific subjects relative to Princeville Community Association Owners' issues. We value your input, since it helps us direct our energies toward items of importance to you.

Please join me in welcoming R. C. Smith and Robert Lanier as our newly elected board members. They will be joining Donna Apisa, John Gordon, and myself as we conduct the business of our Association.

Serving on our Board is not a task taken lightly, and as you know it is a 100% volunteer job. The adage that "you can not please all of the people, all of the time", is certainly true when serving on a community association board. With that in mind, please be assured that we are attempting to please most of our owners, most of the time.

As this article goes to press, the property values in Princeville have increased substantially. We have 21 homes under construction and approximately 70% of our lots will be developed before the end of the year. Your volunteer Community Design Committee has been diligently working to insure that the new homes that are built will compliment those that are here and further increase the overall aesthetics in Princeville.

The higher density brings with it new issues, such as increased traffic,

higher neighborhood sound levels, increased plantings, more folks out jogging, walking, playing golf, etc. This presents the need for each of us to be even more respectful for the rights of others.

Your Board has been working on updating the old to meet the changing and increased needs of our community. The proposed rules have been put forward for your input over the last seventeen months. The current proposed version can be reviewed on PCA's web site at PCAONLINE.ORG You can also pick up a copy at the PCA office.

Please feel free to communicate with the Princeville Community Association Board. We also welcome all owners to attend our monthly Board meetings.



Community Design Committee (CDC)

By Marc Pomerleau, Facilitator

Members

The volunteers serving on the CDC are Bob Rappaport, Richard Boucher, Coral Miles, Melinda Nesti, Max Sonnenberg, Don Kuebler and Tom Rice.

Revised Single Family Guidelines

In the past year the Princeville community has seen record property sales, renovations and new construction. These activities have contributed to the recent revisions of the Architectural Guidelines for

Single Family Properties, which were last revised in 1997.

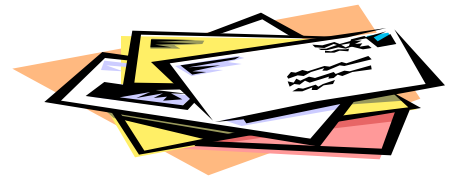
The reasons for making these revisions were first and foremost to make the Guidelines more user friendly and easier to understand.

There is a new section that deals with repainting, reroofing, relandscaping, planting a garden, along with other improvements most homeowners sooner or later find themselves involved with. This new section provides you with all of the information you will need, and should make submittals and reviews easier for everyone.

Based on feedback from owners, architects, and contractors, the portion of the Guidelines dealing with new construction has been revised and clarified. New sections on solar panels, air conditioning units, etc. have been added, while other areas have been further developed and clarified.

As you know, all changes affecting the exterior of a property must be reviewed by the CDC prior to the start of work. This past year the submittals have been overwhelming. While the CDC meets only twice a month, the volunteer members have done an excellent job of reviewing and processing the approvals. To further assist owners, in some instances depending on the nature of the submittal, the Facilitator is able to grant approval for the work to begin before the review process has been completed.

Please do not to hesitate to call the CDC office at 826.6232 if you have any questions. I will be happy to meet you at the site and help you with your landscape plan, garden location, propane tank installation and many other matters. Thank you for complying with our review process. Princeville is looking better and better!



PRINCEVILLE HOME MAIL DELIVERY

The U.S. Postal Service has agreed to begin Free Rural Delivery of mail to Princeville, beginning in the new year. This was brought about through the unsolicited efforts of residents Jim Schlegel and David Seielstad, who have also accumulated information about sources of supply and cost saving ideas that they are happy to share with us.

Delivery to single family homes will be to a mailbox on a post that is to be located by the driveway 10 to 16 feet in from the road, more specifically past the PCA easements. **Boxes must be located per U.S. Postal Service requirements.** More information will be forthcoming once the postal representative meets with the CDC to define mailbox location setbacks and requirements. We will make certain that an information sheet detailing the U.S. Postal Service requirements be available to you when purchasing your mailbox through Island Ace Hardware in Princeville.

The CDC has approved two boxes, one with a lock and another standard rust proof box. **In order to maintain continuity through the neighborhoods, these are the only styles of boxes that have been approved by the CDC.** Both are to be mounted on a white plastic pole, that is included with the box.

Installation is very simple and quick. Per the U.S. Post Office your street numbers are to be 2" high and visibly displayed on the side of the mailbox.

Both types of approved boxes will be available from Island Ace Hardware in the Princeville Shopping Center in the near future. The lock box and post will be \$69.98 and the standard non-lock box will be \$53.50, both come with posts and necessary installation hardware.



These prices include a substantial discount thanks to Terry Caplan, owner of Island Ace Hardware.

The delivery of mail is a matter decided by each individual. The change in service, along with provision, installation, and maintenance of the mailboxes are the responsibility of each owner. If you wish to change your present mail service you must notify the Postal Service and request the Mover's Guide; it has the change of address forms to send to your correspondents, magazine publishers, etc., notifying them of the change.

Should you have any questions, you may contact the Postal Service during regular business hours at 1.800.ASK.USPS.

SpeedAlert Trailer

By Bob Nesti

In response to the high number of complaints of excessive speed in Princeville, your Board of Directors has purchased a "SpeedAlert Trailer". This trailer will measure and display the speed of all vehicles that pass by. It has a computer connected to it that will provide statistics as to the speed of each vehicle passing, and the time of day. This will help determine where and when the major amount of speeding is taking place. The trailer will be in operation in areas where our community members feel it is needed.

In its initial phase, the trailer will be "A Friendly Reminder" to those passing it and make people more aware of the actual speed they are driving, which should serve as a notice to please slow down. Future use of the trailer will be in combination with the Kauai Police Department and citations will be issued where necessary.

Please help make Princeville a safer place, and drive at or under the posted speed limits. Thank you.



A DIRECTOR FOR A YEAR...

By John Gordon

It's hard to realize a year has passed since I became a Director and Board member of the PCA. The year has been interesting, challenging and often rather surprising, as I honestly did not know what to expect when I agreed to run for the Board.

It has been a pleasure to work with the other Board members and the competent PCA staff headed by Ruth Mueller, our very capable General Manager. It has also been great to work with the Facilitator and the excellent volunteers on the Community Design Committee.

One of the principal reasons I chose to run for the PCA Board was my perception that previous PCA Boards often failed to work together. Further, the members often times seemed more interested in their own agendas than what was good for the Princeville community. I wanted to work towards changing that perception if it were true. Also, a negative attitude appeared to prevail in our community, especially in regards to the Board. Some seem far too eager to criticize or find fault with anything the Board does instead of looking at positive results. Initially, often when we received input it was laced with negative personal comments or criticism of the Board and its members. I could not understand this, as it was not productive in any way and one frankly tends to ignore comments when they include personal criticism. This whole negative

criticism thing seemed a throw back to the culture that apparently existed previously in our community.

I felt we worked hard during the last year to change this negative perspective of the Board and PCA. We solicited feedback from the community and carefully considered it in our decision making process. Fortunately, during the year this negative input and attitude seemed to be decreasing, which I felt was a result of the attitude and efforts of the Board. During the year our Board worked well together, even though we at times did not agree. We tried to work things out for the best interest of Princeville. The Board also worked positively with Princeville Corporation, as we felt this was in the best interest of the community. We did not always agree with them on issues, but we tried to work together for a resolution that was best for the community. Some don't seem to realize that without a successful "Corporation" our community would be in big trouble--could you imagine Princeville without the beautiful golf courses, hotel and the related infrastructure? Remember that the Board members are Princeville property owners like you and we are trying to do our best to serve the community. We receive no compensation, spend a fair amount of time with PCA matters and often take a lot of criticism for just trying to do what we feel is right for the community.

Princeville is changing. After Iniki we became a place to stay and survive--a mode of living far different from that of the planned community envisioned by the founders of Princeville. This is now changing as more permanent residents are buying in Princeville and property values are increasing. This is evidenced by the

proliferation of wooden sticks with da-glow flags in our neighborhoods.

The past year the Board has been working on revising the PCA rules. The Board felt that Princeville was conceived as a planned community with certain restrictions beyond those that exist outside a planned community. People chose to live in Princeville for that reason--that was their choice. However, some members of our community do not want rules or do not want conditions that are any different than other communities on Kauai and elsewhere. The Board has listened to their comments and worked to reach a compromise that we feel will meet the needs of the majority of our owners. We recognize we can never please everyone, but again, we tried to recognize the views of the majority of the property owners. The rules are close to being finalized, but at this writing have not yet been adopted. We sincerely appreciate all of the input that you have given us to help improve the rules. I feel strongly that when the rules are adopted they will meet the needs of most, but not all, in our community and result in an improved Princeville.

I am looking forward to the New Year. We have two new Board members and I fully expect we will continue to work together diligently to improve the Princeville community. Princeville is a beautiful outstanding community and with your positive attitude and support we can make it even better.

Happy Thanksgiving!

