

MINUTES

**REGULAR MEETING of the BOARD OF DIRECTORS of
KAKELA MAKAI OCEANVIEW COMMUNITY ASSOCIATION**

- DATE:** Wednesday, December 14, 2011
- PLACE:** Kakela Makai Oceanview Community Association Clubhouse
Kalaheo, Kauai, Hawaii
- PRESENT:** President Tiffany Rae, VP Kit Alderete, Treasurer Bruce Heckman, Secretary Michael Thompson, Director Cynthia Opgrand, Director Lon Maddox
- EXCUSED:** Director Bill Elmlad
- BY INVITATION:** Sunshine Ruiz of Hawaiiana Management Company, Ltd.
- CALL TO ORDER:** Noting the presence of quorum, President Tiffany Rae called the meeting to order at 6:00 p.m.

MINUTES: The Board unanimously approved the Board of Directors Regular Meeting Minutes of November 9, 2011.

REPORTS:

1. **President's Report:** President Tiffany Rae gave a verbal report which included recent thefts on Pu'u Road, and Kauai Coffee Company reporting tree poisonings on their property.
2. **Treasurer's Report:** The board received a written report, which is attached to these minutes.
3. **Design Review Report:** The board received a written report, which is attached to these minutes.

UNFINISHED BUSINESS:

1. **Security Systems** – Discussions and decisions were tabled, pending further information.
2. **Pool Rules** – Discussions and decisions were tabled, pending further information.
3. **Lot Mowing** – Discussions and decisions were tabled, pending further information.

NEW BUSINESS:

1. **Roof Complaint:** Discussion ensued regarding the complaint received regarding a complaint on roof material reflection. President Rae reported that the matter is being addressed by the Design Committee.

NEXT MEETING: The next meeting will be held on Wednesday, January 11, 2012, 6:00 pm, at the Kakela Makai Community Association Clubhouse.

ADJOURNMENT: There being no further business and hearing no objections, President Tiffany Rae adjourned the meeting at 6:15 p.m., to Executive Session to discuss delinquencies and violation issues.

Approved

Michael Thompson, Secretary

Submitted by:

Hawaiiana Management Company, Ltd.
Agent for KAKELA MAKAI OCEANVIEW
COMMUNITY ASSOCIATION

Sunshine Ruiz, CMCA®, AMS™
Management Executive

**Kakela Makai Oceanview Community Association
Board of Directors Meeting
December 14, 2011**

To: President Tiffany Rae

Re: Treasurers Report for Board of Directors Meeting on December 14, 2011

The following report is submitted for your information and record:

At October 31, 2011 operating expenses are under budget \$10,828. No monies have been spent on capital improvements. Bank balances total \$161,648.

**Kakela Makai Community Association
Board of Directors Meeting**

To: Lon Maddox

From: DC Chairman Rob Centra

Re: DC Directors Report for December 2011

I submit the following report for your information and record:

- DC received submission for photovoltaic system for Phase 3 – Lot 85 – Submission was approved.

Respectfully Submitted,

Rob Centra