

**Orchidland Community Association
Board of Directors Meeting
Minutes
April 19, 2022**

Call to Order: President Doug Anderson presiding this is the OLCA Board of Directors meeting of April 19, 2022 via Zoom online conferencing the time is 6:36 pm.

Board roll call via Zoom: President Doug Anderson, VP Charles Heaukulani, Treasurer Hershel Hood, RMC Chairperson Tara Brandon; Directors: John Erickson, Jeremai Cann, Chris Coles-Morales and Marina Kusko

Motion to approve the Agenda for the OLCA Board of Directors meeting of April 19, 2022 as distributed (via pdf).

Seconded

Call to vote, all in favor 8, Motion approved.

Motion to approve the Minutes for the OLCA Board of Directors meeting of March 15, 2022 as distributed (via pdf).

Seconded

Call to vote, all in favor 8, Motion approved.

Monthly Reports and Motions:

President, Doug Anderson:

There will be an executive meeting immediately following regular Board business to address issues regarding the position of Secretary and the March 2022 Newsletter.

Update, our former Secretary, Brian Murphy, resigned following last month's Board meeting. We are currently in a transitional phase. In order to continue with this and other monthly Board meetings, I have asked Patrick Donegan, to assist us as the Zoom moderator at least through this fiscal-year ending June 30th.

Announcement, the Semi-Annual Membership meeting is scheduled for Saturday April 30th at the community lot. Potluck/ social event from 12 noon until 2pm and the meeting from 2pm to 4pm. Members of the Community Lot Development Committee (CLDC) will assist with the tents, chairs and tables set up. Any other Board members willing to assist, please contact me after this meeting.

Some months back, anticipating upcoming events at the community lot, thirty (30) sturdy metal, stacking, used chairs in good condition were purchased from Habitat for Humanity, "Restore," located in Kona. These sturdy metal chairs would replace the light weight plastic chairs onsite. Members of CLDC and some OLCA board members were advised and agreed to this purchase: 30 chairs at \$10 each = \$300 (reimbursement to come out of the Community Lot Fund).

Motion to approve the reimbursement of \$300 for 30 sturdy metal, stacking chairs for the use at the OLCA Community Lot. Reimbursement to come out of the Community Lot Fund.

Seconded

Call Motion to vote, all in favor 8, Motion approved.

Update: also, with the State lifting the social gathering restrictions this past month, there have been some inquiries regarding the monthly OLCA Farmers Market. If any Board members have interest in reestablishing the Farmers Market Committee, please contact me after this meeting.

Announcement: in addition, we have two more OLCA members that are willing and able to join the OLCA Board since Brian's departure. I will read the two short candidate statements and we can formally elect them at the next Board meeting scheduled for May 17th.

Mike Colson has been a property owner and resident of Hawaii since 2002. He is a former board member at Kohala Ranch where he served as the Ranch Chair and a member of the Finance Committee. Dr Colson is a Public Health physician with a practice that focuses on Native Hawaiian and other clinically underserved population groups. He ranched in North Kohala until the operations was moved to East Hawaii leasehold properties. He provides clinical care for adult care homes with his wife Joyce in Kea'au and continues his medical community service through his non profit. Dr Colson understands the value of Orchidland to its residents and owners. He believes that roads and infrastructure are an association's prime capital investment and how properties look and maintained is a benefit to everyone. He is a keen advocate for plans and programs that help all residents and owners improve their properties and live good lives.

Ace's statement:

Hello my name is Andrew Cigna. Please refer to me as Ace. I have lived in Orchidland for 3 years after moving from Moloka'i.

The repair efforts of the Board of Directors, to have good access for all who lives here, is important to me. I would like to do my part to continue the progress of the recent administration in improving road conditions, access to public space, and infrastructure. I want to help with the decision making for Orchidland Community Association to keep things running efficient and as smoothly as possible.

Thank you for your time and support.

Ace Cigna

That concludes the President's updates and announcements.

This is the Treasurer report for the April 19, 2022 OLCA BOD meeting.
The following information has been provided by the OLCA Bookkeeper, DPSI, Hilo, Hi.
The financials summary document, provided by DPSI, is on the PDF provided.

The following is a summary of the expenses paid by OLCA in the month of March 2022.

Administration expenses:

1. DPSI, monthly accounting services and supplies for mailing of reminder notices = \$2,746.87.
 2. Hawaii County, Community lot property tax plus late fee = \$220.09
- Total administration expenses = \$2,966.96

Labor and road maintenance expenses:

1. AT&H, asphalt pothole filling = \$4,099.06
 2. Watkins Paving, road work = \$4,921.46
- Total road maintenance expenses = \$9,020.52

Materials expenses:

1. Sanfords, rock only = \$2,006.61
 2. Puna Rock, rock only = \$534.79
- Total materials expenses = \$2,541.40

Total expenses paid in the month of March 2021 = \$14,528.88

This does not include the regular monthly expenses for the cell phone and storage.
Approximately \$250.00 per month, paid with the OLCA debit card.

___ This is not including any community lot expenses.

Motions to be approved by BOD:

1. Motion #419221. Landa invoice #2671 in the amount of \$250.68 for general hosting of OLCA.org website. Annual payment. Invoice #2679 in the amount of \$45.24 for 2 years Domain name renewal. Total amount to be paid to Landa is \$295.92.

Seconded

Call to vote, all in favor 8, Motion approved.

2. Motion #419222. Brandee K. Carrillo in the amount of \$2,873.07. For reimbursement of her payments made for OLCA newsletter to OfficeMax and U.S. Postal service.

Seconded

Call to vote, all in favor 8, Motion approved.

3. Motion #419223. OfficeMax. The unapproved S.Lyon newsletter printing services in the amount of \$1,050.88. We have no choice but to pay. S.Lyon should be held financially liable for this amount.

Seconded

Call to vote, all in favor 8, Motion approved.

Discussion regarding S. Lyon will go to the Executive session at the end of regular business.

4. Motion #419224. DPSI invoice #11850 for March 2022 monthly accounting services in the amount of \$2,617.80. Invoice #11851 for newsletter labels, C.card progressing and newsletter preparation in the amount of \$2,061.05. Total amount to be paid is \$4,678.85.

Seconded

Call to vote, all in favor 8, Motion approved.

5. Motion #419225 to establish President Douglas Anderson as an approved signatory for OLCA at C.U. Hawaii, Hilo and HFS bank, Hilo and to remove Brian Murphy as an approved signatory at the same banking institutions.

Seconded

Call to vote, all in favor 8, Motion approved.

That's it for the treasurer report for April 2022.

See discussion for my comments and concerns on separate PDF document.

Hershel Hood, OLCA Treasurer

Road Report from RMC, Chairperson Tara Brandon

Pothole Filling Updates

AT&H continues monthly pothole filling on paved roads (asphalt and chip sealed). This is an ongoing process. The amount of rainfall has been impeding proper pothole filling the last couple of months.

MOTION to approve AT&H invoices:

#8063 in the amount of \$1,539.27 February pot hole filling.

#8174 in the amount of \$1,339.48 March pot hole filling.

#8215 in the amount of \$188.48 Community Lot mowing.

Seconded

Call to vote, all in favor 8, Motion approved.

MOTION to approve AT&H estimate:

#403 in the amount of \$2,010.47 for barrier removal/transport to Community Lot. These barriers can create a safe walkway in front of the mailboxes along with plenty of room for safer parking. Also, the mailboxes will be beyond arms length for criminals to do drive-by spray painting vandalism.

This estimate includes tractor mowing 34th, 35th, 36th, & 37th Ave from Illima to Ainaloa, weed eating on all 8 intersections, and hauling away large piles of road blocking debris.

Ashley will create a clear and safe work area for Watkins to service these roads, immediately following. Please note, these roads have not been serviced or maintained in almost three years.

Seconded

Call to vote all in favor 8, Motion approved.

MOTION to approve AT&H estimate:

#405 in the amount of \$9,994.76 for entire Association (not including the above 4 roads) mowing and corner clearing. This estimate includes removal of ROW obstructions. The previous cost from last years mowing rotation was \$7923.45 about \$500 over the original estimate. Please note, the 20% increase from last year, as with all construction costs.

Seconded

Call to vote all in favor 8, Motion approved.

Gravel Road Maintenance:

The RMC and BOD has approved Watkins Paving to service and maintain our gravel roads.

There has been a material shortage for the last couple of months. Yamada is the only quarry with available materials. Their price for 2 1/2" base course is \$18/ton. A few months ago, Sanfords price was \$14.50/ton and Puna Rock's prices to OLCA was \$15.00/ton. In general, construction costs are 20-30% higher than last year. Watkins will be running two trucks to make up for the extra time in travel to and from Yamada to help cut the uprise is costs. The next plan that was created with Bill is to begin the rotation on 34-37th Ave from Illima to Ainaloa, when the roads are safely cleared. Due to bearing the traffic load from the other three roads, 37th Ave has deteriorated from Illima to Ainaloa. Therefore 37th Ave from Illima to Ainaloa will be serviced at the same time. After those four sections are complete, the rotation will continue off of Pohaku to Illima, 35th Ave working toward 40th Ave just as the last rotation.

That concludes the regular Board business, now moving into executive session.
The time is 7:16 pm. Video recording off.

Video recording on, that completes the executive session, the time is 8:08 pm.

Updates from the Executive session for the record.

- Chris Coles-Morales resigned from the OLCA Board and President Doug Anderson accepted her resignation, the Board had no objections.
- The position of OLCA Secretary remains vacated.
- Discussion regarding Steve Lyon and his costly newsletter fiasco at Office Depot, the discussion will be continued at next month's Board meeting in Executive session.

Reminder:

the Semi-Annual Membership meeting is scheduled for Saturday April 30th at the community lot. Potluck/ social event from 12 noon until 2pm and the meeting from 2pm to 4pm. Members of the Community Lot Development Committee (CLDC) will assist with the tents, chairs and tables set up. Any other Board members willing to assist, please contact me after this meeting.

That concludes the OLCA BOD meeting for April 19, 2022, motion to adjourn, call to vote, all in favor 8, the time is 8:11pm.