

# **Kopua Farmlots Association (KFA) – Board of Directors**

## **Meeting Minutes**

**Saturday May 25, 2024 – 10:00am – 12:00pm**

Lava Links Clubhouse, Mt View, Hawaii

*Chair:* Sean Cowell

*Attendees:* Lisa McNamarra, Colleen Blailes, Reed Horton, Jake Stauffer

*Excused:* Bill Belshe

*KFA Property Owner Attendees:*

**Quorum established, meeting called to order – Sean Cowell @ 10:10am**

## **Review of previous meeting minutes & actions.**

Motion to accept minutes for 3/22/24 regular meeting made by Lisa, seconded by Reed, carried 4-0

## **Treasurer's report by Lisa Mc**

Four lot owners have paid their delinquent accounts. The amount paid is about \$6,300.

One lot owner who was on a payment plan has quit paying. A lien will be filed on that lot.

Motion to accept 3/22/2024 treasurer's report made by Sean, seconded by Reed, approved 4-0

Motion to accept 4/27/2024 treasurer's report made by Jake and seconded by Reed, approved 4-0

Received a NSF check.

We may need to revise the budget after the 2<sup>nd</sup> payments because of the increased revenue due to Lisa's efforts.

## **Correspondence**

Sean received a text about squatters. Told person to notify police on non emergency number.

Sean received a text about the stop sign being knocked down. This has been fixed

The newsletter was sent out the end of March.

Received a request to waive \$32.00 late fee and interest on delinquent lot. This was lot owner's first delinquency. Colleen moved and Sean seconded granting the waiver. Approved 3-1.

Lisa has been corresponding with reps for a delinquent lot about move to foreclose.

## **Legal**

We are down to 16 delinquent accounts. Thank you Lisa for the hard work getting to this level.

Still looking for an attorney in Hilo that will pursue foreclosure on seriously delinquent accounts.

Requested an invoice from our attorneys for work performed this year.

## **Roads**

We got cinders laid on all cross roads and the full length of Waimaka. This constant rain has made issues with the roads even with the cinders being laid. I will be back out onto Waimaka either next week or 2 weeks out. Reed got some of the mowing completed on Waimaka.

Apele is doing well. We have laid cinders on most of it and will be adding more later this year. Art was out for a while but is back working the road when he can.

Tree trimming is going to happen as soon as we get into a better weather pattern.

I had a nice conversation with Kay Saki about the community in general. She says thank you to Kopua Farmlots for keeping the roads nice and working to have a nice community.

Found another supplier for cinder

Going to stockpile cinder for pothole repair at Sean's

### **Common Areas**

Fixed downed stop sign

It has been too wet to mow this last month

Still looking for volunteers to help maintain intersections.

### **Security**

Received permission from Jimmy to locate camera on his lot.

Jake & Reed craft letter requesting permission to install a camera at the first entrance to the subdivision once correct lot owner is identified.

Cameras will be ordered once location is identified to proper coverage can be achieved.

### **Policies & Procedures**

Tabled

### **Newsletter**

Input for next newsletter is needed asap

### **New Business**

Neighborhood watch meeting cancelled for next two months

Puna neighborhood watch meeting will be Jun 6, 2024. Contact Colleen if you wish to attend.

### **Meeting adjourned @ 11:08**

Moved by Sean, seconded by Colleen, passed 4-0