

Fern Acres Community Association Board of Directors
Meeting Minutes June 15, 2024

Members Present: Patti Pinto, Hank Schultz, Patty Goodwin, Rick Kaluli , Roy Kalili, Joe Utt, Ben Vallejo.

Members Absent: JR Paikuli.

(JR is attending a CERT leadership conference in Hilo today, Claudia has COVID joining via ZOOM)

Visitors:

CTO: 9:00 am

Minutes: Acting in JR's place, Patti asks for a motion to approve May minutes. Proposed for acceptance by Patty, Joe seconds. All in favor, Passed.

President's Report: Any visitors have a need to speak. Tina from Eden Roc wanted to know more about the appliance drive held this past week by the road committee. She has had a chance to speak with Roy and got the info she needed.

Treasurer's Report: presents the financial report for June as follows:

BoH MRMA Checking 7997	444,338.84
BoH FACA Checking 7989	31,094.89
BoH MRMA MM 0798	30,490.83
Petty Cash	
TOTAL	\$505,924.04

Patty G thinks that the number of memberships and payments posted thus far are positive.

Motion to approve financial report for May - Hank, Joe seconds. All in favor, passed.

Road Committee: They had an appliance drive this past Saturday. Took in about 3 dozen appliances and raised some money for the road crew. Road Committee met last Wednesday... Anthurium gate issues again .. quads trying to get around the gate. They took the backhoe there and moved rock -also on the ripper road on Pikake.

Doing the road prep for paving with the Willard Company. They're going to do spot paving in the most needed areas. Roy feels as if this work will last for several years.

The truck is down (again). Roy has ordered trash bins for clean up. He has also moved our 'problem' container on Hibiscus -and now it is off the road bed. There is also a boat on Hibiscus- he's spoken with the owner and hopes to get that taken care of. He's also been working with owners to remove impediments in the road way, such as planters etc.

Hank asks about the cost of the appliance drive.. Roy replies with info- donations paid for food and water for the work crew...plus. There will be a disposal charge for some appliances, others were free.

Safety/Fire Department: Meeting time and training remains the same.. Still looking for members.

HUB: Construction has begun. The welder was here last Saturday and working with a small crew, was able to weld all the rafter tail brackets and the bolts to anchor the sole plate on both containers. This week, work continued with volunteers dismantling the entire pile of materials and stacking it in the red container- ready for painting and the construction of the cripple walls.

Fundraising and Events: 144 bags arrived, still have extras. They'd like to go down to 96. Kaukau for Keiki begins this next week. Sounds as if they have more interest than capacity...

Nominating Committee: Patty reports that we have three open positions open and four candidates. We will need 3-4 people to count and verify the valid voters. We will need a list of owner lot numbers to verify against. Patty will ask Maria to print that. Hank, Joe, Ben and Patty have volunteered to count votes. Results will be announced at the picnic. [Board elections will be held during the short meeting before the picnic]

Audit Committee:

Policy Committee:

Internet Committee:

FANW: No report.

CERT: Next meeting Saturday, June 30.

Old Business: Transfers fees: Patty has asked Maria to open a new account to manage the transfer fees- keeping the accounting separate and easier to manage.

Roy asks if we can further discuss the transfer fees- since it was deferred last month to this meeting..

Patty cites the Bylaws and their standing on the transfer fees going 100% to 'the Association' (FACA)- Roy thinks that the Bylaws do not state that- he disagrees with that statement.

Roy continues... IF Road fees could be maintained at the current rate for five years, MRMA thinks there should be a review at that point. (As to whether or not transfer fees should have a 90/10 or 50/50 split) [discussion] Roy has really good points about the issue... Someone asks about what do the membership fees pay for? What is the responsibility for FACA to cover in an annual budget? How much money does it require to sustain? Roy does not want to continue the (Covid caused) temporary transfer use of MRMA funds used in the past few years- assisting FACA to make ends meet, to continue on as S.O.P.

Roy continues with the discussion for several minutes... In addition to clarifying the various streams of income- where they go and used by which portion of the Association for what use – Roy suggests Aloha as the way we need to be as the Fern Acres Community, not acting in a punitive or negative way to challenges, but trying to be helpful and thoughtful in our approach with the community.

Joe would like to hear more about the history of what we have paid for road improvements, office expenses and costs historically in the past years.

Ben states that in the four years he's been here, the road fees have not increased. So, that's close to the five-year moratorium that Roy is proposing.. He suggests we may want to look at raising the rates on a five-year interval.

Hank finds fault in tying the hands of the road improvements by limiting the ability to raise fees necessary to cover the proposed budget should unforeseen rises in costs occur.

Rick asks, Why five years? Roy responds that it seems like a good window to see trends and be able to set a working amount for the road assessment.

Joe feels that this process is not allowed to be decided in this manner by the bylaws. This matter has to be approved by the Board.

Patti suggests also that we look again at the current hourly rate for the road crew. (\$14.00) Is it comparable to what other subdivisions are paying?

Joe moves that we defer this issue pending a report to the board in August. Hank seconds. Patty and Joe will work on a report that shows the information above for the Board in August.

Roy says that the 90% needs to go back to MRMA pending the Board's decision, since it has not been approved by the Board for a 100% transfer to FACA. Starting Monday, the transfer fess will go back to the 90/10 split. A heated declaration from Roy establishes that on his watch, doing business in Fern Acres is going to be Pono.

(Effective June 30?) Any transfers from Monday on will go back to 90/10.

Hank requests that the bank account to be opened and the funds held in 'escrow' pending the final outcome of the Board's decision.

We have a motion on the table made by Joe to defer this until August. Seconded by Rick. All in favor.

Roy brings up another issue to the Board about buying a dump truck, issues with having check signers, availability of money for purchasing a vehicle. Ben suggests a cashiers' check from the bank... Roy will look into buying a new truck.... Paying a monthly.

[Discussion]

New Business: Sunday July 14 for the Annual Picnic.

Member's Report:

Adjourn: 9:58am Ben moves to call the meeting to adjourn. Hank seconds. All in favor, Passed. 9:30am.