

## **KEALAKEKUA BAY ESTATES BOARD MEETING OF APRIL 29, 2006**

Meeting called to order by President Dick Kuehner at 0800 hours. Members present are President Kuehner, Treasurer Ken Kjer, Secretary Dan Engle and member Bill Cliff. Also present is Rick Down.

### **BUSINESS OF THE BOARD**

1. Motion by Dick Kuehner to have Rick Down fill the vacancy on the board created by resignation of Jay Hanson. Seconded by Dan Engle, passed unanimously. Welcome Rick.
2. Discussion of minutes of last meeting, motion made and seconded they be approved, passed unanimously.
3. Discussion and update on items on handout list distributed by Dick prior to meeting, as follows;
  - A. The water system for the bougainvilleas is up and mostly functioning but prone to breakdown. There are two water sources, one high in the system and one low. Bill Cliff will keep a check on the upper while Rick Down will watch the lower system. Dick will also talk with our contractor for the maintenance of the plants, Sotero Agoot, about replacing some plants as needed.
  - B. The break in the fence has been repaired, mostly by Dick with a little help from Dan Engle. Concrete sections were replaced with redwood and painted to match the concrete rails. Fence appears very similar and very professional.
  - C. Entrance gate is in good working condition with no complaints from residents.
  - D. Street lights have been replaced as needed. Pointed out that #12 is again out. Dan Engle will follow up.
  - E. There is some new construction trying to get under way. Lot 54 has submitted paperwork for construction to get underway and is under review. Lot 12 has submitted plans and is also under review.
4. Motion made to establish Kealakekua Bay Estates website made by Bill Cliff, second by Rick. Discussion; it is noted we will need to have a webmaster to maintain the site and keep it up to date. Mr. Judd, lot 5, has capability and Ken will discuss with him. Vote is taken and motion is carried.
5. Insurance for board members discussed and re-iterated we have a \$3,000,000 liability policy for board members.
6. The cost of a 2" thick asphalt overlay for the roadways will be obtained, this for the eventual re-paving of the streets and so the cost can be brought up at the annual meeting and the possible/probable need for a special assessment at that time.
7. The annual meeting will be held on June 24 at 0930 hours and will be at Bill Cliff's house.
8. Discussion regarding the off /on loading of heavy equipment on our streets. It is noted there are a number of gouges in the asphalt where ramps have been dropped and large construction debris containers have been dropped from trucks. Recommendation made to require some type of item, such as wooden planks, be placed under these metal ramps and containers to lessen the impact on the streets.

Meeting is adjourned at 1000 hours and board immediately went into executive session to discuss pending financial matters. There are dues owed and board will talk with attorney regarding who the treasurer should bill and the current status of the pending action.

MEETING IS ADJOURNED AT THIS TIME, 1010 hours.

RESPECTFULLY SUBMITTED  
DANNY G. ENGLE