

MAKAHA VALLEY PLANTATION
SPECIAL BOARD MEETING
MINUTES

DATE: June 17, 1987

PLACE: Makaha Valley Plantation Adult Pool Area

PRESENT: President Maybelle Yeomans, Vice
President Steve Kirk, Secretary Linda
Powers and Treasurer William Halfacre

EXCUSED: Director Charles Loomis

BY INVITATION: Dick Gourley (Hawaiiana Mgt.) and
Resident Manager Wally Savedra

PURPOSE OF MEETING:

This meeting was at the call of President Yeomans to discuss pending litigation of former tenant Rocco Lubrano, personnel matters and funding for insurance.

CALL TO ORDER:

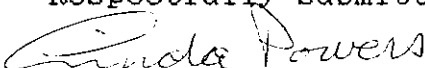
Having a quorum present President Yeomans called the meeting to order at the parking area opposite the adult pool at 11:00 A.M. Because of the nature of two of the matters to be discussed Treasurer Halfacre moved and Secretary Powers seconded immediately adjourning the meeting to executive session. The motion carried unanimously, and the Special Meeting was adjourned to Executive Session at 11:02 A.M. Charles Houtchens (47A) and Floyd Smith (34A) were asked to leave. The Special Meeting was reconvened at 12:53 P.M.

Personnel - It was the consensus of the Board that Resident Manager Savedra provide Hawaiiana with a credit application for the Waianae Shell or Union 76 station and that President Yeomans, Secretary Powers and owner Nell Kaopua meet with the staff to discuss office procedures.

Insurance - Vice President Kirk moved and Secretary Powers seconded approving Option 1 for financing our insurance whereby we will pay \$36,935.80 on June 30, 1987; \$27,709.10 on September 30, 1987; \$13,857.05 on December 30, 1987; and \$13,857.05 on March 30, 1988. After discussion where Property Manager Gourley pointed out that we have enough cash available to make the first payment and that this payment schedule keeps us from having to pay any finance charges, the motion passed unanimously.

ADJOURNMENT: Having no further business to review and hearing no objections, at 1:25 P.M. President Yeomans adjourned the meeting.

Respectfully submitted,



Linda Powers
Secretary
Board of Directors

MAKAHA VALLEY PLANTATION
REGULAR BOARD MEETING
AGENDA

DATE: June 17, 1987

PLACE: Pokai Bay Room, Sheraton Makaha Resort

PRESENT: President Maybelle Yeomans, Vice
President Steve Kirk, Secretary Linda
Powers, Treasurer Bill Halfacre,
Director Chuck Loomis, Asst. Secretary
Jim Johnson & Bonnie Halfacre, Asst.
Treasurer

EXCUSED:

BY INVITATION: Dick Gourley (Hawaiiana Mgt.), Resident
Manager Wally Savedra,

CALL TO ORDER:

MINUTES: Regular Meeting April 15, 1987

CORRESPONDENCE: A. Goren (147C) - April 17
B. Goren (147C) - June 8
C. United Resorts' member
D. Norman Ho - American Mutual
E. Deleconio (174C)
F. Roy Yempuku - Lessary v. Adder

OFFICER'S REPORTS: A. Secretary
B. Treasurer

COMMITTEE REPORTS: A. Grounds (Kirk)
B. Architectural (Loomis)
C. Lighting (Johnson)
D. Investigative & Advisory (Weber)
E. House Rules (Halfacre)

RESIDENT MANAGER'S REPORT:

MANAGING AGENT'S REPORT:

UNFINISHED BUSINESS: A. HCC
B. Long Range Maintenance Plan
C. Mail Boxes
D. Pool Fence Topper

NEW BUSINESS: A. Insurance
B. Newsletter
C. National Mortgage & Finance
D. Paint laundry rooms
E. Safety inspections
F. Bylaws (65%)
G. Delinquencies
H. Personnel matter

NEXT MEETING: 4:00 P.M., July 15, 1987 at the Sheraton
Makaha Resort

ADJOURNMENT:



MAKAHA VALLEY PLANTATION

84-786 ALA MAHIKU DRIVE WAIANAHE, HAWAII 96792

JUNE 17, 1987

TO: Board of Director's, Makaha Valley Plantation
FROM: Resident Manager, Wally Savedra
SUBJ: Resident Managers' Report

PLANTATION PAKALOLO

Due to a recent outbreak of illegal victory gardens on the property, an inspection of the grounds were made, and as of this time, all known future farmers of America have been advised of the possible consequences, and have responded by removing their crops from the property.

TREES

As discussed at the April Board Meeting, the removal of certain problem area trees has begun. So far, seven wili-wili trees have been removed, 2 from the 664 area, 2 from the 688 area and 3 from the 754 area. As soon as replacements are available some selective planting will be done.

EROSION

As the years take their toll on the property; rainfall, irrigation and the run-off from standing water on the roofs has started erosion trenches under a few of the units. Extension pipes on the roof drains have been installed, and some re-routing on the run-off is being tried and evaluated.

10 YEAR PLAN

On Monday, June 15th, Dick Gourley and I made a tour of the property to assess the priorities for a ten year plan. Items discussed included repainting of the buildings, resurfacing of parking areas & roadways, repairs to the tennis court, etc.

PAYMENT ON H.C.C. WATER BILLS

To date, Ed Yee has made two installment payments as promised. Total collected so far is \$1000.00.

ADULT POOL FENCE

The expanded metal extensions have been completed at the Adult Pool. So far it seems to have cut down on the high-diving horseplay.

Respectfully Submitted,

Wally Savedra, Resident Manager