

**Hawaiian Ranchos Road Maintenance Corporation**  
**Board of Directors Meeting Minutes**  
**92-1347 Kohala Blvd., Ocean View, HI 96737**  
**July 12, 2017**

**In Attendance:** Mats Fogelvik, Squeak Quier, Linda Somers, Mike Gerbo, Phillis May, Gabe Hechler, Brian Lampron. Excused, Tammie Ewers and Tom Kraft.

**Guests:** Jerry Halverson, Judith Bond, Mike and Janice Hazen, Dave Stokes, Camelia Brooks, Cynthia Henriques, Victoria Alford, Ray and Linda Raquinio, Joe and Winnie Fuqua.

**President,** Mats Fogelvik called meeting to order at 4:00 pm. Quorum determined.  
Discussion of on-going attack on HRRMC board by several owners. Regarding issue of HRRMC parking lot and May 30th road contract approval absent from written minutes. Contracts were approved by email vote. Email to be included with this month's minutes.

Accusations re: debit cards issued to employees not true. Clarified that only President and Vice President have debit cards to buy supplies. HRRMC has instituted prudent spending and check signing limits. Large checks require two signatures. All large expenditures are approved by board in advance. Financial report, spending and petty cash reviewed monthly by board.

Regarding audit. HRRMC not required to hire outside auditor. Due to the high cost of audits, HRRMC audits in the same manner as HOVE Road Maintenance. We have open books. Linda noted that Quick Books, which we use, is self-auditing.

**Minutes:** May10, 2017 minutes reviewed. Motion to accept as read Squeak, seconded Gabe. All in favor.

**Road Maintenance Report:** Mike Hazen has resigned and Mike Hardin needs another person to help with painting intersections, put up signage. Motion for hire, Squeak. Seconded by Mike. All in favor. Inspection report by Brian. Road committee inspected the chip sealing done on the last contract and deemed it satisfactory.

**Treasurer's Report:** Motion to accept report Gabe and seconded by Brian. All in favor.

**Other Issues:** New office manager hired and in training. Job was posted on Craig's List. The protocol to hire the office manager is attached.

Time for Newsletter. Ellen volunteered to do newsletter. Linda and Victoria volunteered to help.

Annual meeting date set for November 11, 2017.

Neighborhood Watch signs picked up.

Security System needs new DVR. Motion for a new DVR, Phillis; seconded Brian. All approved.

Meeting open to guests. Due to length, comments noted on separate page. Most comments favorable and in support of board. Complaints acknowledged and will be addressed if a road maintenance issue.

Motion to adjourn meeting, Adjournment.

Respectfully submitted by Phillis May on behalf of Linda Somers.

**Next Meeting: Wednesday September 20, 2017 @ 4:00 pm.**



include in minutes 7/12/17



Mats Fogelvik <[redacted]>

## Parking lot paving

Mats Fogelvik <[redacted]> Fri, May 26, 2017 at 1:26 PM

To: Brian Lampron <[redacted]>, Gabe Hechler <[redacted]>, Linda Somers <[redacted]>, Phillis May <[redacted]>, Sterling Quier <[redacted]>, Tammie Ewers <[redacted]>, Tom Kraft <[redacted]>, Trish <[redacted]>

Cc: Rancho's Road Maintenance Office <office@ranchos-roads.org>

Hi gang,

As we discussed at our last meeting, regarding paving our parking lot. I got a quote from Kahalana Contracting, see attached document.

The price is \$6,700 , but he will give us a \$2,000 discount if he can have the scrap metal in our lower yard. I think it is a win-win, we get our yard cleaned from stuff we have no use for and we get our parking lot paved for \$4,700

What do you think? Since we have no board meeting for a while, I suggest we can have a discussion and a vote here via email. We will add the results to the next meetings minutes.

Please "reply all" with a yes or no, and/or discussion,

Mats

--

[redacted]  
Mats Fogelvik  
PO Box 377475  
Ocean View, HI 96737  
[redacted]

Tom - yes  
Linda - yes  
Squeak - yes  
Tammie - yes  
Phillis - yes  
Brinn - yes - by phone

Parking lot.pdf  
209K

include in minutes 4/12/17



Mats Fogelvik [redacted]

### Next road contract

Mats Fogelvik [redacted] Tue, May 30, 2017 at 9:46 AM

To: Brian Lampron [redacted], Gabe Hechler [redacted]

Linda Somers [redacted], Phillis May [redacted]

Sterling Quier [redacted], Tammie Ewers [redacted]

Tom Kraft [redacted], Trish [redacted]

Cc: Rancho's Road Maintenance Office <office@ranchos-roads.org>

Hi gang,

The road committee has had a meeting and Tom has put together a draft contract agreement for proposed road work.

As we have discussed earlier, we think it is a good idea to use Kahalana Contracting's services while they are here, and fulfill our proposed budget for 2017.

What we propose is to chip seal 1.5 miles of road. We have identified some sections in need, there are 6 one-block sections as follows:

- Two blocks going east from P.K. on Lanikai.
- One block going north from Lanikai on P.K.
- Two blocks going east on Lauhala from P.K.
- One block going east on Bougainvillea from P.K.

The total for this contract would be \$120,658

Please see enclosed documents

If you are in agreement with this proposal, simply "reply all" with your vote. If you rather meet in person to discuss this, let me know and we can arrange a meeting.

Aloha, Mats

--

[redacted signature line]

Mats Fogelvik  
PO Box 377475  
Ocean View, HI 96737

[redacted]

2 attachments

Mike - abstained

Squeak - yes  
 Tom - yes  
 Tammie - yes  
 Linda - yes  
 Phillis - yes  
 Gabe - yes  
 Brown - yes - by phone

On Mon, Jun 26, 2017 at 3:53 PM, Tammie Nelson-Ewers

<[REDACTED]> wrote:

Hi All:

An ad for the office position ran on Craigslist from June 19 to June 25. Five applicants came from the ad and three showed interest before Maira gave her notice.

The following is a breakdown of the applicants:

- 1) local woman - rude on phone - no resume turned in
- 2) local woman - no Quickbooks experience - limited office experience - no answer to messages
- 3) local woman - 30 years financial and office experience - interviewed

Craigslist:

- 4) business wanting us to outsource
- 5) business wanting us to outsource
- 6) biologist - no office experience
- 7) psychologist - no office experience
- 8) local woman - experienced - called for interview (cancelled interview with no reason given)

I tried to set up three candidates to interview. Number 2, number 3 and number 8. Number 2 did not respond to calls trying to set up interview. Number 8 set up interview and called one hour before to cancel with no reason given.

Brian and I interviewed candidate number 3 (Ellen Quier). She lives in Ranchos and is familiar with ongoing issues. She has 30 years office and financial experience and will require minimal training. She would be able to start at any time. My recommendation is to offer the position to Ellen. Her start date would be after the July 12 board meeting.

I will be unable to attend the July 12 board meeting. I would like everyone to vote on this using reply all at their earliest convenience.

Thank you!

Tammie