

# Kalapana Seaview Estates Community Association 1997-98 Newsletter

## President's Letter

Aloha friends and distant members of KSECA. This past term of my Presidency has been a lesson in group dynamics and interpersonal relationships. I have tried to promote of unity within our community. The 1997 Board has worked very harmoniously together. We have had to give a lot of attention to issues carried over from 1996.

Living beside a volcano gives a different set of circumstances to work with. We meet the challenge of our location with creativity. We have a neighborhood of uniquely talented people. Most residents here share a willingness to help others, while also desiring to be free to express in their personal style. Our individual preferences can, unfortunately, bring up disputes. However, all of us are here because we love this land. We will always be working toward true harmony.

We continue to try to meet the demands of the county in order to build a pavilion. We have been very meager with spending this year in order to use our funds for this goal. We have finally come to a point of clarity with the county and can proceed once we complete paper work to consolidate adjoining park lots.

There has been a lot of work done on the general appearance of the subdivision. Many man-hours have gone into clearing the areas around the bougainvillea's and kukui trees that border the main road of Seaview. After cleaning, pruning, and fertilizing, the roadway is very pleasing. We look forward to 1998 and the promise of better relationships and more productivity. Best Wishes, Norma J. Ream



## 1998 Annual General Meeting

Join your fellow Seaview Members for the big social event of the year. This is the time to meet your neighbors, have some fun and share ideas.

Elections will be held for 3 Executive Board positions: **President, First Vice President, and Treasurer.** The Board is seeking nominations. Contact any Board member or the office (808) 965-8711.

**This years AGM will be held Monday, March 23, 1998, at the Ream's home.** Come for social time and pupu's at 6 PM. **Business meeting will begin at 7 PM sharp.**

**Proxy votes must be received in the office by Monday, March 16.**

Use the form enclosed with this newsletter.

# 1997 AGM Report

By Monica Devlin, Staff Secretary

Approximately 36 people attended our Annual General Meeting on March 17, where the year-end Financial Report was presented as well as committee reports by the Improvement and Playground Committees.

Michael Ream, Improvement Chair, gave reports on the Work Exchange Program and the park pavilion. The wooden fort slide and the new name of Ke'e Ke'e Keiki Park were mentioned by President Norma Ream.

A large disruptive Valentine's party brought attention to the need for clear, park use guidelines. The Board developed some basic regulations. **A motion was passed to have resident hosts of planned events in the parks to clear these events with the Board before the event.**

Interim Secretary Pat Rocco, presented a secretary's report, which led to discussion lasting over an hour. Pat claimed a mandate from property owners based on his own personal mass mailing and wanted to put his 5 proposals to a vote. Since only a handful of local residents who were present received his mailing, the 5 proposals could not be voted on at this AGM.

Our By Laws state that everything to be voted on at the AGM must be sent to all members within at least 30 days of the meeting. **A motion was made to accept this report, which was not passed.**

The First Vice President gave a brief report on the park activities: keiki playground, the popular and well-attended volleyball games. She also noted the feeling of community seems to be growing stronger in our subdivision. **The motion passed to accept this report.**

Election of officers then followed. After a brief statement by each candidate, **Mark Pistolese was elected Second Vice President.** Duane Cariaga agreed to run for Secretary and since there were no other nominations, **Duane Cariaga was named Secretary by acclamation.**

# Changes

By Athena Peanut, First Vice President

In May, to the delight of some residents and the dismay of others, ELECTRICITY came to Seaview. However, we are managing to accept the status quo gracefully.

GTE, the state telephone provider, is upgrading their lines which is the first real improvement in telephone service to our area. Everyone will now have private-line service.

This year about five new dwelling places are in the process of being developed. Presently there are approximately 75 dwellings. The majority are still in various stages of construction with approximately one dozen homes completed to the stage of final inspection by the county building dept. Of the 75 dwellings, approximately a dozen are unoccupied and another dozen are occupied only part time by their owners.

The social event of the year was last March's Annual General Meeting held at the home of our President, Norma Ream. It was an unforgettable evening for all those attending. At least a dozen neighbors expressed their regret over missing the meeting once they were informed about the delightful occasion they missed.

I am looking forward to this year's AGM and invite everyone, who is able, to attend.

## Mr. Rocco files suit against KSECA

Member Pat Rocco filed suit against our Association on June 26, 1997, seeking \$20,000. Our attorney filed for dismissal of complaint on the same day. After continuing all hearings on this matter several times, the parties agreed, on October 16, 1997 that, the complaint be dismissed by Plaintiff without prejudice. Our attorney sent a letter to Mr. Rocco suggesting that he submit proposed by-law changes, which our attorney would view for proper wording. Mr. Rocco would have the opportunity to make any needed changes. Mr. Rocco chose not to submit his desired changes, as requested, which would have brought his issues again to the entire general membership. The legal bill for this is \$1621.45.

# Volcano Report

By Lisa Bartoletti, Treasurer

Its a unique and powerful experience to live in such close proximity to the most active volcano on earth. Kilauea's output of 750,000 cubic yards of lava per day has flowed virtually uninterrupted for 15 years.

Several homes in KSE may view the warm orange glow that emanates from Pu'u O'o vent, approximately 15 miles west of KSE.

The viewing was spectacular during the time of the Hale-Bopp comet, which was also seen in the western sky near the glow.

The steam plume, which is created when the lava enters the ocean, becomes visible to KSE residents about 4 miles down the Red Road, at the turn to Hwy 11.

Our normally clear skies are sometimes polluted by the gases emitted from the volcano and the steam plume. The El Nino may be causing the vog (Volcanic fog) to settle more frequently here in this season, to the dismay of residents.

The effects of volcanic gases on the health of the citizens of Hawaii are presently being studied more thoroughly.



## What's that in the air? Bump, set, slam...it's a **VOLLEYBALL !**

By Duane Cariaga, Secretary

Volleyball in Seaview has been really happening. Tuesday, Thursday, and Sunday the Volleyball courts are filled with talented and team spirited players. Participants are from Seaview, Kehena Beach, Puna Palasades and upper Puna near Pahoia. It is the best volleyball court in the area. Our teams are open to new players of all skill levels. Games start at 4 o'clock and go until sun-down. We encourage team spirit and ask everyone to respect our park guidelines. We have a lot of fun. Come join us for an exciting game.

# 1997 KSECA YEAR END FINANCIAL REPORT

January 1, 1997 through December 31, 1997

<u>Category/Description</u>		<u>1996 comparison</u>
<i>ASSETS</i>		
Checking account	14,228.01	7,288.92
Savings account	5,000.00	
Building fund savings account	16,291.45	15,657.80
<i>INCOME</i>		
Checking and Savings Interest	843.67	
Donations	173.00	98.43
Maintenance Fees	27,179.90	25,537.75
<b>TOTAL INCOME</b>	<b>27,737.30</b>	<b>26,267.42</b>
<i>EXPENSES</i>		
Legal fees (lawsuit)	1633.45	
CPA 1996 - taxes	364.00	
Financial review	750.00	
Insurance - Liability	1,383.69	1,792.87
Land Taxes	75.00	
Maintenance Repairs & Supplies	1042.02	908.59
Office Expenses	1,040.53	1,153.96
Hospitality	176.90	65.00
Subdivision improvements	389.00	1,767.59
Utilities	699.48	634.56
Wages-Maintenance	5,977.20	
Wages-Office	5,157.00	5,228.65
Wages-Taxes	3,314.60	3,793.19
Workers' Comp	618.00	886.00
<b>TOTAL EXPENSES</b>	<b>22,289.66</b>	
<b>TOTAL DIFFERENCE 1997 INCOME/EXPENSE</b>	<b>+5,447.64</b>	