



Volcano Cymbidium Acres
Road Maintenance Corporation

VCARMC Quarterly Meeting

Friday, April 11, 2025 in Person and by Zoom

Draft Minutes respectfully submitted by Marlene Phillips, in collaboration with Michael Stacy

1. Call to Order at 5:12 pm by Gigi Lee.

Present: Gigi Lee (President), Michael Stacy (Vice President, Zoom Provider), Kris Scanlon (Treasurer), Marlene Phillips (Secretary); Michael McKenney, Bud Muth, Marc Bowser - (Board Members); Hart Phillips and Julie Williams (Association Members).

2. Approval of Minutes: The Board Meeting Minutes of January 9, 2025 were approved unanimously. Michael S. moved, Michael McK. seconded.

3. Treasurer's Report: by Kris S.

Checking Account: \$72,621.40
Bond Account: \$93,235.20

Of the 23 outstanding invoices, 9 owe multiple years, 3 currently have liens (One owner has 2 invoices), and 17 have not paid the 2025 assessments (3rd reminder went out last week). Michael S. moved, Marlene seconded, and the Board unanimously approved liens to be filed against 2 more owners for non-payment of assessments for four years. Kris is in the process of getting the Treasury CD renewed at 3.9% for a 6-month term, adding \$40,000 from the checking account. Most expenses for the year have been paid. Online payments are increasing, being posted straight into QuickBooks (3-3.5% fee).

4. Old Business:

a. Roadside Maintenance by Marc B.

The 'Avenger' herbicide applied in January did not work. Marc B. will apply the Board approved 'Life-line' herbicide (non-glyphosate) after the next mowing in June. Cris Kramer is doing a good job with mowing the pavement shoulders. Bud M. will spray raspberries in the R-O-W. Roadside scraping is best done before next road paving or chip-sealing. Marc B. is having ongoing negotiations with potential contractors for chip-seal work. Discussed the difficulty in getting contractors to service the subdivision. We may be able to share mobilization cost (from Oahu) for the synthetic blend slurry mix in two years. Material and labor costs keep getting higher. Trees and shrubs in rights-of-way and potential B and B parking will be addressed in the Rights-of-Way Policy to be voted on in July.

b. Replacement for Treasurer:

Kris S. will be unavailable until the end of May. Other board members need to follow up on finding a replacement. He will attend the July and October Meetings. A replacement is needed!

c. Hiring of Bookkeeper:

Kris S. found two candidates, Michelle, an experienced CPA, and David Goodman, who has not responded yet. Marc and Gigi will follow up with the prospects. The board has the final decision. With the automation of QuickBooks, we may not need a bookkeeper.

d. VOLUNTEERS NEEDED for Board of Directors:

Michael McK. called for office space and the need for new board members in 2019. Michael S. suggested sending out a blast email "VCARMC in Crisis" to all members before the July and October Meetings. The meeting agenda should be started by the 1st of June.



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e. VCARMC Website Update:

On the home page schedule section, pothole repairs scheduled for April has been delayed since no volunteers have come forward. Everything in the two secretary books has been added to the site. A 'Links' page has been added. Also, a password-protected page for Board business has been added to the website.

f. Proposed Rights-of Way Policy:

There was a question about sanctions or penalties imposed for violating the policy. The trick is enforcement. Suggested to review the draft and provide comments. A copy of the draft policy has been posted on the website for members to read and comment on. No one has given feedback so far. Board Members will vote on the policy at the July Meeting.

5. New Business

a. Late Fees and Interest:

Decisions about late fees and interest will be discussed at the July Board meeting. It is established by the Board, and does not require a vote by members.

b. VOLUNTEERS NEEDED for pothole patching:

Community members not on the board are needed to help with pothole patching! Bulk pothole mix, a money saver, is only available on weekdays. Bud will check if sold in smaller quantities. Weather is a factor! A "Pothole Party" was suggested. Signs could be put up! VOLUNTEERS, PLEASE RESPOND!

c. Pig Problem and Grant Update by Julie Williams (via Zoom)

Mike McK. shared information about the feral pig problem.

Julie W. talked with Michelle Galimba, and is working to secure a \$5,000 county grant (potentially \$7,000). She has contacted Jordan Linnell (operations supervisor with the USDA), who can provide pig control for \$7,000 a year. "No pigs will leave the traps alive." IF INTERESTED, PLEASE ATTEND A MEETING WITH HIM Tuesday at 2:30 pm at 19-4261 Ke Koa Nui. VCARMC will handle grant money with treasurer tracking.

d. Other Business:

Once the Rights-of-Way Policy is in place, it needs to be enforced with penalty fee for non-compliance. The trees encroachment issue will be addressed.

6. Adjournment was at 6:37 pm. Marlene moved, Michael McK. seconded. The next board meeting will be July 10th at 5 pm., location pending.