



Volcano Cymbidium Acres
Road Maintenance Corporation

Annual Meeting Minutes

October 18, 2025

- I. Call to Order, by Gigi Lee at 4:00
- II. Roll Call: Board and Association Members. A sign-in sheet was passed around.
 - Attendee Board Members: Michael Stacy (outgoing VP), Mike McKenney, Kris Scanlon (outgoing Treasurer), Gigi Lee (outgoing President), Marc Bowser.
 - On Zoom: Marlene Phillips (Secretary)
 - Attendee Association Members: Bud Norwood, Casey Kinney, H. John Moraes, Sharon Moraes, Jeffrey Stachowicz, Candy Hauan, Scott Hauan, Scott Hauan, Joe Garza, Katie Geiger, and Julie Williams
 - On Zoom: Hartley Phillips, Diann Nagami, Ray Lock and (Ray & Vince?).
 - The Zoom software wasn't working right so all attendees on Zoom could see the meeting video live feed, but the live audio wasn't being heard by the Zoom attendees; therefore, the Zoom recording of the meeting was incomplete, and Marlene the secretary couldn't record the meeting minutes via Zoom.
- III. Reading and Approval of 2024 July 10 meeting minutes.
 - Minutes were not read at meeting, but they were distributed to all in attendance for each to review.
 - Sharon Moraes moved to approve the minutes, and Joe Garza second approved, and the minutes were approved with majority of votes.
- IV. Old Business:
 - a. Treasurer's Report. by Kris Scanlon
 - \$12,359 in the Checking Account
 - \$12,982.64 in receivable (past due accounts)
 - There are liens on five (5) properties in which the Owners failed to pay the required assessments in accordance with Association Bylaws.
 - Outstanding Bills for the remainder of 2025
 - \$900 Bookkeeper
 - \$700 for roadside mowing and trimming (Kris Kramer)
 - USDA pig abatement, but the total amount that will be due is currently unknown.
 - Kris reminded the board that the new officers will need to go down to the bank and sign forms for getting access to banking business.
 - b. Roadside Maintenance and Weed Spraying.
 - Marc is going to try and spray the roadsides one more time this year, weather permitting.
 - Kris Kramer is still doing a good job with the roadside mowing and trimming, but Mike McKenney asked if our agreement with him includes hauling the trimmings away. Marc said that the VCARMC' current agreement does not require Kris to remove what he cuts, but we could probably ask him to do this if we are willing to pay him more that \$700 per quarter.
- V. New Business:
 - a. Road Repair.
 - Hawaii Emulsion has finished their contract work for the 2025 road improvements. The board is satisfied with the work that Hawaii Emulsion performed this year. Marc suggested that for the 2026 pothole repair work, VCARMC can possibly rent a flatbed truck and a walk behind plate tamper and do a more extensive job with patching some of the rough sections of roads that didn't get chip sealed this year.



Volcano Cymbidium Acres
Road Maintenance Corporation

b. Progress of Pig Control.

- Jeff reported that the USDA has trapped 22 wild pigs this year, but currently the traps are not set due to the Federal Gov. shutdown. Jeff would like to move the big trap to the Olomea and Kawailehua Rd., corner.

c. Proposed 2026 Road Maintenance Plan and Voting.

- Passed unanimously with 25 ballots. Joe Garza helped count the ballots with Michael Stacy.

d. Proposed 2026 Budget and Voting.

- Passed unanimously with 25 ballots. Joe Garza helped count the ballots with Michael Stacy.

e. Entreat for New Board Members.

- Gigi Lee is stepping down from President, and Marc Bowser volunteered to take the president position. Michael Stacy is stepping down as Vice President, and Jeffrey Stachowicz volunteered to take the Vice Presidents Position. Kris Scanlon is stepping down as Treasurer, and Casey Kinney is possibly willing to take this position after she learns more about what would be involved.
 - The meeting attendees voted unanimously to approve the following new board members and officer positions:
 - Marc Bowser as President
 - Jeffrey Stanchowicz as Vice President
 - Casey Kinney (possibly) as Treasurer
 - Bud Norwood as new Board Member
 - Hartley Phillips as new Board Member
 - Marlene Phillips will continue as the Secretary, Michael McKenney as board member, and Gigi Lee as a board member.

f. Other Business. No other business was presented.

VI. Adjournment. Meeting was adjourned at 4:31 with Joe that motioned to approve and Jeff 2nd approved, and then all unanimously supported the adjournment of the meeting.

Meetings for 2026: January 8, April 9, July 9, October 17.

Association members are welcome to attend Board Meetings via Zoom.