

CONDOMINIUM REVIEW COMMITTEE MEETING
REAL ESTATE COMMISSION
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AGENDA

Date: Wednesday, October 14, 2009

Time: Upon adjournment of the Laws and Rules Review Committee meeting scheduled to convene at 9:00 a.m.

Place: Queen Liliuokalani Conference Room
King Kalakaua Building
335 Merchant Street, First Floor
Honolulu, Hawaii

The Commission may move into Executive Session to consider and evaluate personal information relating to individuals applying for licensure in accordance with Section 92-5(a)(1), HRS, and to consult with the Commission's attorney on questions and issues pertaining to the Commission's powers, duties, privileges, immunities, and liabilities in accordance with Section 92-5(a)(4), HRS.

1. Call to Order, Public Notice, Quorum
2. Chair's Report
3. Senior Condominium Specialist's Report
 - a. Introductions, Announcements, Correspondence, and Additional Distribution
 - b. Minutes of Previous Meetings
4. Condominium Governance and Management
 - a. Mediation & Arbitration
 - b. AOUC Registrations
 - c. Ad Hoc Committee on Condominium Education and Research
 - d. Condominium Seminars and Symposium
 - e. Education Calendar
 - f. Start-up Kit for New AOUCs
 - g. Case Law Review -- *Community Association Management Insider* (September 2009)
 - 1) "Court Defers to Board's Judgment Regarding Common Area Maintenance"
 - 2) "Board of Directors Acted In Association's Best Interest"
 - h. Condominium Related Articles
 - 1) *CAI Hawaii* (August 2009)
 - a) "Adventures In Condominium Dispute Resolution"
 - b) "Employing the Proper Hiring Tools"
 - c) "Reevaluating Our Resident Manager Responsibilities"
 - 2) *Community Association Management Insider* (September 2009) -- "Understanding Federal Energy Tax Credits for Condo Associations"
 - i. CDR Pilot Program – CDR 0809-3 *"In the Matter of Pame Romano vs. Kuhio Village II AOA President Clarence Furuya, and Hawaiiana Management Agent Craig Richter"*
5. CPR Registration and Developer's Public Reports
 - a. Condominium Projects and Developer's Public Reports
 - 1) September 2009
 - 2) Project Statistics
 - 3) CPR Project
 - 4) Owner-Occupant
 - b. CPR Workshops and Meetings

- c. Consultants
 - d. Case Law – "*Save Diamond Head Waters, LLC. V. Hans Hedemann Surf, Inc.*" 119 Hawaii 452, 198 P.3d 715 (App. 2008)
 - e. §16-201-92, Hawaii Administrative Rules Report – Staff's Decision to Accept the request to add an additional unit to an existing project registered under Ch. 514B, HRS
6. Program of Work, FY10
- a. Condominium Laws and Education
 - b. Advice, Education, and Referral
 - c. Hawaii Condominium Bulletin
 - d. CMA Registrations
 - e. Rulemaking, Chapter 107
 - f. Meetings
 - g. Government and Legislative Participation & Report
 - h. Legislative Acts and Resolutions – SR 113 SD1 (SLH 2009) Electronic Filing Condominium Project Registration
 - i. Interactive Participation with Organizations
 - j. Neighbor Island Outreach
 - k. Consumer Education
 - l. Rulemaking, Chapter 53, Fees
 - m. Condominium Specialist Office for the Day
 - n. Condominium Speakership Program
 - o. Technology Program and Website
 - p. Records Management
 - q. Cooperative Education, Research, and Administrative Program
 - r. Division and Department Programs
 - s. Staff and Commissioners Development
 - t. Condominium Reference Library
7. Condominium Organizations Forum
- a. Community Associations Institute Hawaii Chapter
 - b. Hawaii Council of Association of Apartment Owners
 - c. Hawaii Independent Condominium and Cooperative Owners
 - d. Condominium Council of Maui
 - e. Hawaii Association of REALTORS®
 - f. Institute of Real Estate Management Hawaii Chapter / Oahu ARM Committee
 - g. Hawaii State Bar Association / Real Property & Financial Services
 - h. Land Use Research Foundation
 - i. Others
8. Open Forum
9. Budget and Finance Report
10. Next Meeting: Wednesday, November 4, 2009
Upon adjournment of the Laws and Rules Review Committee meeting scheduled to convene at 9:00 am
Queen Liliuokalani Conference Room
King Kalakaua Building
335 Merchant Street, First Floor
Honolulu, Hawaii
11. Adjournment

This meeting is funded in part by the Condominium Education Fund. Individuals who require special needs accommodations are invited to call Cynthia Yee, Senior Condominium Specialist, at 586-2643, at least 4 **working days** in advance of the meeting.