

**CONDOMINIUM REVIEW COMMITTEE MEETING**  
REAL ESTATE COMMISSION  
[www.hawaii.gov/hirec](http://www.hawaii.gov/hirec)

AGENDA

Date: Wednesday, November 12, 2003

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

Place: Kapuaiwa Room  
HRH Princess Victoria Kamamalu Building  
1010 Richards Street, Second Floor  
Honolulu, Hawaii

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. AOA Registrations - 2003-2005 Biennium
  - c. Education Advisory Group
  - d. Condominium Seminars and Symposium – evaluation
    - 1) "Money Pit or Pot of Gold" – CAI Hawaii Chapter
    - 2) "Aging in Place" – HCAAO, CAI Hawaii Chapter, Assisted Living Options
  - e. Education Calendar
  - f. Start-up Kit for New AOAs
  - g. Case Law Review
    - 1) *Community Association Law Reporter* (September 2003)
      - a) "Covenant Does Not Prevent Homeowners From Parking Boat in Driveway"
      - b) "Replacement of Windows and Doors Does Not Require Owner Approval"
      - c) "Refusal to Accommodate Disabled Son Violated Fair Housing Act"
      - d) "Developer Has Fiduciary Duty to Transfer Roads and Common Areas in Good Repair" (October 2003)
    - 2) *Community Association Management Insider* (October 2003)
      - a) "How to Make Exceptions to Rules, Restrictive Covenants Without Forfeiting Future Rights"
      - b) "Avoid Three Pitfalls When Getting an Assessment Stream Loan"
  - h) *Common Ground* (September/October 2003)
    - 1) "Legal Briefs Nevada"
    - 2) "Get Down To Brass Tacks (not to mention Green Dollars) With A Comprehensive Maintenance and Repair Plan"
    - 3) "Loud and Clear"

5. CPR Registration and Developer's Public Reports
  - a. Condominium Projects and Developer's Public Reports
    - 1) October 2003
    - 2) Project Statistics
    - 3) CPR Project
  - b. CPR Workshops and Meetings
  - c. Consultants
  - d. Case Law - *Community Association Law Reporter*
    - 1) "Outbuilding Did Not Violate Declaration" (October 2003)
    - 2) "Declaration's Restrictions on Accessory Buildings Upheld" (September 2003)
  
6. Program of Work, FY04
  - a. Recodification of Chapter 514A and Recodification Attorney Report
  - b. Advice, Education, and Referral
  - c. Hawaii Condominium Bulletin
  - d. CHO Registrations
  - e. Rulemaking, Chapter 107
  - f. Meetings
  - g. Government and Legislative Participation Report
  - h. Legislative Acts and Resolutions
  - i. Interactive Participation with Organizations
  - j. Neighbor Island Outreach – January 2004, Maui
  - k. Rulemaking, Chapter 53, Fees
  - l. Condominium Specialist Office for the Day
  - m. Condominium Speakership Program
  - n. New Technology Program and REC Webpage
  - o. Records Management
  - p. Cooperative Education, Research, and Administrative Program
  - q. Division and Department Programs
  - r. Staff and Commissioners Development
  - s. 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® / Institute of Real Estate Management Hawaii Chapter / Oahu ARM Committee
  - f. Hawaii State Bar Association / Real Property & Financial Services
  - g. Land Use Research Foundation
  - h. Others
  
8. Open Forum
  
9. Budget and Finance Report
  
10. Next Meeting: Thursday, December 11, 2003  
 Queen Liliuokalani Conference Room  
 King Kalakaua Building  
 335 Merchant Street, First Floor  
 Honolulu, HI 96813
  
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 586-2644, at least 4 **working days** in advance of the meeting.