

CONDOMINIUM REVIEW COMMITTEE
REAL ESTATE COMMISSION
Professional and Vocational Licensing Division
Department of Commerce and Consumer Affairs
State of Hawaii
www.hawaii.gov/hirec

MINUTES OF MEETING

The agenda for this meeting was filed with the Office of the Lieutenant Governor as required by Section 92-7(b), Hawaii Revised Statutes.

Date: April 10, 2013

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

Present: Bruce Faulkner, Vice Chair / Maui Commissioner
Stanley Kuriyama, Broker / Honolulu Commissioner
Frances Gendrano, Broker / Honolulu Commissioner
Walt Harvey, Broker / Honolulu Commissioner
Rowena Cobb, Broker / Kauai Commissioner
Aileen Wada, Broker / Honolulu Commissioner
Scott Arakaki, Public / Honolulu Commissioner

Miles Ino, Executive Officer
Cynthia Yee, Senior Condominium Specialist
Cheryl Leong, Condominium Specialist
Benedyne Stone, Condominium Specialist
Diane Choy Fujimura, Senior Real Estate Specialist
Amy Endo, Real Estate Specialist
David Grupen, Real Estate Specialist
Shari Wong, Deputy Attorney General
Tammy Norton, Recording Secretary

Others: Myoung Oh, Hawaii Association of REALTORS®
Aron Espinueva, Hawaii Association of REALTORS®
Marsha Shimizu, Hawaii Association of REALTORS®

Absent: Scott Sherley, Chair, Broker / Hilo Commissioner
Nikki Senter, Public / Honolulu Commissioner

Call to Order: Vice Chair Faulkner called the meeting to order at 9:08 a.m., at which time quorum was established.

Chair's Report: No report was presented.

The Vice Chair announced that 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/or 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.

Chair Sherley and Commissioner Senter were excused from the meeting. Prior notification of their non-attendance was received.

Condominium
 Specialist's
 Report:

Minutes

Upon a motion by Commissioner Kuriyama, seconded by Commissioner Cobb, it was voted on and unanimously carried to accept the minutes of the March 6, 2013 Condominium Review Committee meeting as circulated.

Condominium
 Governance and
 Management:

AOUO Registrations

Specialist Stone reported that as of March 31, 2013, 1,667 AOUOs have successfully registered.

It was further reported that the 2013-2015 AOUO online registration site is now live.

Condominium Seminars and Symposium—CAI Hawaii "Challenges of Aging Buildings", March 14, 2013 -- Evaluation

Chair Sherley and Specialist Yee monitored the seminar. Evaluations were distributed for informational purposes. Specialist Yee reported that the seminar was well attended, board members made up more than 50% of the audience along with property managers.

Condominium Related Articles

The following articles from the February 2013 issue of *CAI Hawaii* were distributed for informational purposes: "Security Guard Certification" and "Leasehold Reversion." Brief discussion followed on the article "Security Guard Certification."

Condominium
 Project
 Registration:

Condominium Project Registration - Public Reports Issued

A list of those condominium projects issued effective dates during the month of March 2013 were distributed for informational purposes.

PROJ #	PROJECT NAME	PROJECT ADDRESS	TMK #	UNIT	REPORT DATE
7346	1478 THURSTON AVENUE & 1504 MAGAZINE STREET	1478 THURSTON AVE & 1504 HONOLULU HI 96817	124015001	2	B REPT 3/4/2013
7337	47-228 HUI AEKO WAY	47-228 HUI AEKO WAY KANEOHE HI 96744	147060011	2	B REPT 3/6/2013
6449	BALI HAI VILLAS PHASE XI	4970 PEPELANI LP PRINCEVILLE HI 96722	454005036	26	B AMD 3 3/28/2013
6584	BALI HAI VILLAS PHASE XIII (BLDG 16)	4970 PEPELANI LP PRINCEVILLE HI 96722	454005036	14	B AMD 3 3/4/2013
6647	BALI HAI VILLAS PHASE XIV	4970 PEPELANI LP PRINCEVILLE HI 96722	454005036	12	B AMD 2 3/28/2013
6100	ESTENZO ESTATES	5701 MAKAMAKA ST KAPAA HI 96746	446009056	2	SUPPL 3/4/2013
6163	HONU KAI CONDOMINIUM (BLDG NE-A) KONEA ENCLAVE	LOT 4 KAA NAPALI HI	244014006	184	B AMD 7 3/6/2013
6164	HONU KAI CONDOMINIUM	LOT 4	244014006	61	B AMD 7 3/6/2013

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6165	(BLDG NE-B) KONEA ENCLAVE HONUJA KAI CONDOMINIUM	KAANAPALI HI LOT 4	244014006	68	B AMD 7	3/6/2013
6378	(BLDG NE-C) KONEA ENCLAVE HONUJA KAI CONDOMINIUM	KAANAPALI HI 130 KAI MALINA PKWY LAHAINA HI 96761	244014006	195	B AMD 5	3/6/2013
6379	(BLDG SE-A) HOKULANI ENCLAVE HONUJA KAI CONDOMINIUM	130 KAI MALINA PKWY LAHAINA HI 96761	244014006	76	B AMD 5	3/6/2013
6380	(BLDG SE-B) HOKULANI ENCLAVE HONUJA KAI CONDOMINIUM	130 KAI MALINA PKWY LAHAINA HI 96761	244014006	54	B AMD 5	3/6/2013
3759	(BLDG SE-C) HOKULANI ENCLAVE HULEIA HALE	2327 NIUMALU RD LIHUE HI 96766	432002004	2	SUPPL	3/21/2013
7155	KAMALU KB CONDOMINIUM	LOT 2 NONOU RISE ESTATES WAILUA HI 96746	442003051	3	B AMD	3/11/2013
7350	KAULANA HALE ESTATES	341 KAULANA RD KAPAA HI 96746	441011014	2	B REPT	3/27/2013
7320	LEGACY	217 NORTH JUDD ST HONOLULU HI 96813	117012009	7	B REPT	3/19/2013
7345	LOKELANI MAKAI	5961 & 5961A LOKELANI RD KAPAA HI 96746	444005039	2	B REPT	3/11/2013
7344	LOKELANI MAUKA	5973 & 5973A LOKELANI RD KAPAA HI 96746	444005128	2	B REPT	3/11/2013
7248	MAKAHA OCEANVIEW ESTATES (PHASE 2, INCREMENT 1)	84-575 KILI DR WAIANAE HI 96792	184002064	16	B AMD	3/13/2013
7347	MAKAHA OCEANVIEW ESTATES (PHASE 2, INCREMENT 2)	84-575 KILI DR WAIANAE HI 96792	184002064	60	B REPT	3/14/2013
7330	MARIPOSA RESIDENCES AT 3745	3745 MARIPOSA DR HONOLULU HI 96816	133024055	2	B REPT	3/21/2013
7336	OLD HOLUALOA POST OFFICE	76-5942 MAMALAHOA HWY HOLUALOA HI 96725	376008019	2	B REPT	3/13/2013
7342	R AND R CONDOMINIUM	330 & 334 NAPOKO PL KULA HI 96790	223040031	2	B REPT	3/4/2013
6199	VILLAS AT KEHALANI - PHASE I THE	KEHALANI PKWY WAILUKU HI 96793	235001074	41	B AMD 8	3/25/2013
6712	VILLAS AT KEHALANI - PHASE II THE	KEHALANI PKWY WAILUKU HI 96793	235001074	62	B AMD 6	3/25/2013
6305	WAIPIO BUSINESS CENTER	94-1388 MOANIANI ST WAIPAHU HI 96797	194128005	99	B AMD 8	3/11/2013
7181	WAIPIO BUSINESS CENTER	94-1388 MOANIANI ST WAIPAHU HI 96797	194128011	20	B AMD	3/11/2013
0	Preliminary Reports					
0	Contingent Final Reports					
0	Final Reports					
2	Supplementary Reports					
10	B Reports					
15	B Amendment Reports					
27	TOTAL REPORTS					

Program of Work: **Government and Legislative Participation & Report**

Specialist Yee reported on the bills that appear to impact the Commission's condominium program of work. Copies of Senate Bill No. 505, SD 2, HD 1 and House Bill No. 24, HD 2 were distributed for informational purposes.

Specialist Yee reported that the Commission has been subsidizing mediation since 1990. Several years ago the proponents came before the Commission to request for an increase in compensation to offer evaluative mediation, which the Commission approved and provided funding via its mediation contracts. To date, the Commission has not received any invoices for evaluative mediation services.

She further reported that Senate Bill No. 505, SD 2, HD1, provides a definition for professionally trained mediators and clarified the fee structure.

Specialist Stone noted that she is continuing to track those condominium related bills which will be going to conference committee, House Bill No. 21 and House Bill No. 25.

Records Management

Specialist Leong reported on the Public Cloud Hosting Services webinar she viewed. The webinar was provided by the State Procurement Office on March 13, 2013.

Condominium Organizations Forum: No comments, recommendations or concerns were received from the following: Community Associations Institute Hawaii Chapter, Alakahi Foundation, Hawaii Council of Association of Apartment Owners, Hawaii Independent Condominium and Cooperative Owners, Hawaii State Bar Association/Real Property & Financial Services Section, Land Use Research Foundation, Condominium Council of Maui, Hawaii Association of Realtors/Institute of Real Estate Management Hawaii Chapter/ Oahu Arm Committee, others.

CETF Budget & Finance Report: No report presented.

Next Meeting: May 8, 2013
Upon adjournment of the Laws and Rules Review Committee meeting scheduled to convene at 9:00 a.m.
Queen Liliuokalani Conference Room
King Kalakaua Building
335 Merchant Street, First Floor
Honolulu, Hawaii

Adjournment: With no further business to discuss, Vice Chair Faulkner adjourned the meeting at 9:23 a.m.

Respectfully submitted:

/s/ Cynthia M. L. Yee

Cynthia M. L. Yee
Senior Condominium Specialist

April 12, 2013

Date

Minutes approved as is.
 Minutes approved with changes; see minutes of _____