

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: May 10, 2017

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: Laurie A. Lee, Chair, Broker / Honolulu Commissioner
Bruce Faulkner, Vice Chair, Broker / Maui Commissioner
Rowena Cobb, Broker / Kauai Commissioner
Aileen Wada, Broker / Honolulu Commissioner
Scott Arakaki, Public / Honolulu Commissioner
Aleta Klein, Broker / Honolulu Commissioner
Sean Ginoza, Broker / Hilo Commissioner

Neil Fujitani, Supervising Executive Officer
Miles Ino, Executive Officer
Benedyne Stone, Condominium Specialist
Dathan Choy, Condominium Specialist
Diane Choy Fujimura, Senior Real Estate Specialist
Amy Endo, Real Estate Specialist
Shari Wong, Deputy Attorney General
Tammy Norton, Recording Secretary

Others: Robert Klein, Esq., McCorriston Miller Mukai MacKinnon, LLP

Absent: Michael Pang, Broker / Honolulu Commissioner
Nikki Senter, Public / Honolulu Commissioner

Call to Order: The Chair called the meeting to order at 9:33 a.m., at which time quorum was established.

The 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.

Commissioners Pang and Senter were excused from the meeting. Prior notification of their non-attendance was received.

Condominium
Specialist's

Minutes

Upon a motion by Commissioner Klein, seconded by Commissioner Faulkner, it was voted on and unanimously carried to accept the minutes of the April 12, 2017 Condominium Review Committee meeting as circulated.

Condominium
Governance and
Management:

Mediation and Arbitration

Requesting approval to enter into facilitative and evaluative mediation agreements

Current agreements with the facilitative and evaluative mediation providers will expire June 30, 2017. The Commission's approval is requested to enter into agreements with the mediation providers for the period beginning July 1, 2017 through June 30, 2019, for both facilitative and evaluative mediation.

Upon a motion by Commissioner Faulkner, seconded by Commissioner Cobb, it was voted on and unanimously carried to enter into agreements with Mediation Center of the Pacific, Inc., Dispute Prevention and Resolution, Inc., Lou Chang, Esq., and Crumpton Collaborative Solutions, LLC (Charles Crumpton, Esq.), to provide evaluative mediation services to condominium owners of registered condominium associations for the period July 1, 2017 through June 30, 2019, and to enter into agreements with Mediation Center of the Pacific, Inc., Mediation Services of Maui, Kaua'i Economic Opportunity, Inc., Ku'ikahi Mediation Center, and Big Island Mediation dba West Hawaii Mediation Center to provide facilitative mediation services to condominium owners of registered condominium associations for the period July 1, 2017 through June 30, 2019.

MCP Landlord/Tenant Mediation

Mediation Center of the Pacific, Inc. informational flyer relating to landlord/tenant mediation distributed for informational purposes.

Staff to reach out to DCCA's Office of Consumer Protection (OCP) and provide them with the copy of the flyer. OCP is responsible for providing the general public with information about the Hawaii Residential Landlord Tenant Code through its Landlord-Tenant Information Center.

AOUO Registrations

Specialist Stone reported that as of April 30, 2017, 1,702 AOUOs have successfully registered for the 2015-2017 biennial period. The 2017-2019 biennial registration went live April 3, 2017.

Case Law Review Program

The following were distributed for informational purposes: Revock v. Cowpet Bay West Condominium Association et al, United States Court of Appeals for the

Third Circuit (March 31, 2017); Mashiri v. Epsten Grinnell & Howell et al, United States Court of Appeals for the Ninth Circuit (January 13, 2017).

Condominium Related Articles

The article entitled "Climate Change Litigation in Hawaii" from the March 2017 issue of the *Hawaii Bar Journal* was distributed for informational purposes.

Condominium
 Project
 Registration:

Condominium Project Registration - Public Reports Issued

A list of those condominium projects issued effective dates during the month of April 2017 was distributed for informational purposes.

PROJ #	PROJECT NAME	PROJECT ADDRESS	TMK #	UNIT	REPT	DATE
7675	1001 QUEEN	1001 QUEEN HONOLULU HI 96814	123001001	471	B AMD 2	4/18/2017
7729	2678 & 2770 LANILOA ROAD	2768 & 2770 LANILOA RD HONOLULU HI 96813	122023133	2	B AMD	4/13/2017
7957	67-239 KAHAONE LOOP DUPLEX	67-239A & 67-239B KAHAONE LP WAIALUA HI 96791	167015049	2	B REPT	4/3/2017
7980	91-2116 & 91-2116A FORT WEAVER RD	91-2116 FOR WEAVER ROAD EWA BEACH HI 96706	191021026	2	B REPT	4/19/2017
7759	988 HALEKAUWILA	988 HALEKAUWILA ST HONOLULU HI 96814	121050001	425	B AMD 2	4/20/2017
5370	ALI'I RANCH ESTATE I CONDOMINIUM	LOT 9-B WAILUA HI	442022030	5	SUPPL	4/3/2017
7922	BLOCK 803 WAIMANU THE	803 WAIMANU ST HONOLULU HI 96813	121049050	153	B REPT	4/10/2017
7935	HALE NANEA CONDOMINIUM	75-216 HUALALAI RD KAILUA KONA HI 96740	375009067	92	SUPPL	4/28/2017
7808	KAMALANI	PIILANI HWY KIHEI HI 96753	238004030	170	B AMD	4/6/2017
7966	KAMAOLE GRAND THE	2455 SOUTH KIHEI ROAD KIHEI HI 96753	239020007	217	B REPT	4/17/2017
3411	LAGOON VIEW APARTMENTS	50A MAILE ST HILO HI 96720	322053009	30	SUPPL	4/18/2017
7665	MAKENA BEACH CLUB AND RESIDENCE	5400 MAKENA ALANUI RD WAILEA HI 96753	221005086	64	B AMD 3	4/13/2017
7989	MAUI BAY VILLAS	575 S. KIHEI ROAD KIHEI HI 96753	239001083	399	B REPT	4/28/2017
7881	MEADOWS AT ROYAL KUNIA THE	HOAEAE & WAIKELE EWA HI	194002064	13	B AMD	4/12/2017
7959	OHELOKAI OCEANVIEW ESTATES	51-11A AND 51-11B OHELOKAI KAAAWA HI 96730	151002066	2	B REPT	4/5/2017
7979	PAUWELA HOMES	HANA HIGHWAY HAIKU HI	227008205	33	B REPT	4/24/2017
7894	POHAKALA AT MEHANA	KAKALA ST & KAMAHAHA ST KAPOLEI HI 96707	191160051	127	B AMD 2	4/28/2017
6535	WAIKALUA BAYSIDE	45-079 W WAIKALUA RD KANEHOE HI 96744	145005029	20	B AMD 3	4/8/2017

0	Preliminary Reports
0	Contingent Final Reports
0	Final Reports
3	Supplementary Reports
7	B Reports
8	B Amendment Reports
18	TOTAL REPORTS

Program of Work: **Education and Referral**

Staff manned a booth at the 3rd Annual Financial Literacy Expo on Saturday, April 22, 2017 in Kapolei.

Consumer Education

Staff's written report and summary of evaluations of the Condorama held on April 8, 2017 at the State Capitol Auditorium was distributed for informational purposes. The video of the Condorama seminar provided by 'Olelo has been uploaded to the Commission's website, www.hawaii.gov/hirec.

The REB informational postcard has been mailed to all registered self-managed associations for distribution to their owners. Staff will be working on distribution of the remaining associations through their managing agents.

Condominium
Organizations Forum:

No comments, recommendations or concerns were received

CETF Budget &
Finance Report:

Upon a motion by Commissioner Klein, seconded by Commissioner Faulkner, it was voted on and unanimously carried to accept the Condominium Education Trust Fund Financial Report for the period ending December 31, 2016.

Next Meeting:

June 14, 2017
Upon adjournment of the Laws and Rules Review Committee meeting scheduled to convene at 9:30 a.m.
West Hawaii Association of REALTORS®
75-5995 Kuakini Hwy., #221
Kailua-Kona, HI 96740

Adjournment:

With no further business to discuss, the Chair adjourned the meeting at 9:46 a.m.

Respectfully submitted:

/s/ Benedyne Stone

Benedyne Stone
Condominium Specialist

May 17, 2017

Date

Minutes approved as is.
 Minutes approved with changes; see minutes of _____
BS:tn/