

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

AGENDA

Date: Wednesday, December 6, 2006

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: 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. AOA Registrations
  - c. Education Advisory Group
  - d. Condominium Seminars and Symposium
  - e. Education Calendar
  - f. Start-up Kit for New AOAs
  - g. Case Law Review – "Association Member Can't Sue for Defamation over Meeting Minutes" *Community Association Management Insider* (December 2006)
  - h. Condominium Related Articles
    - 1) "New Federal Law OKs Flag Display, Allows Reasonable Restrictions" *Community Association Management Insider* (November 2006)
    - 2) "Resolving Condominium Disputes: Mediation Works" *Hawaii Bar Journal* (November 2006)
  - i. CDR Pilot Program
  - j. Informal Non-Binding Interpretation Requests
5. CPR Registration and Developer's Public Reports
  - a. Condominium Projects and Developer's Public Reports
    - 1) November 2006
    - 2) Project Statistics
    - 3) CPR Project – Informal Non Binding Interpretation Request "Spatial Units/Airspace Condominium" 66-419 Paalaa Road, DeFreitas, Developer; Jeffrey S. Grad, Esq., attorney for developer; §§514B-3 definitions "condominium", "unit," 514B-32(a)(7), 514B-32(13), 514B-33(a)(3), 514B-5 and 514B-32(a)(13), 514B-51, 514B-54, HRS

- b. CPR Workshops and Meetings
  - c. Consultants
  - d. Case Law
  - e. "On developers' side, Maui mayor to veto affordable housing policy" *Honolulu Advertiser* (November 8, 2006)
6. Program of Work, FY06
- a. Condominium Recodification and Education – Proposed Chapter 514B, HRS, amendments
  - b. Advice, Education, and Referral
  - c. Hawaii Condominium Bulletin
  - d. CMA & 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 10, 2007 Realtors Association of Maui
  - k. Consumer Education
    - 1) Development, publication, printing, distribution of 3 proposed pamphlets/brochures
    - 2) Consumer Education
  - l. Rulemaking, Chapter 53, Fees
  - m. Condominium Specialist Office for the Day – January 10, 2007 Realtors Association of Maui
  - 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, January 10, 2007  
 Upon adjournment of the Education Review Committee meeting which follows the  
 Laws and Rules Review Committee meeting scheduled to convene at 9:30 am  
 Realtors Association Maui  
 441 Ala Makani Place  
 Kahului, Maui
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.