

**ACTIONS BY UNANIMOUS WRITTEN CONSENT
OF THE KUAU BAYVIEW BOARD OF DIRECTORS
February 7, 2022**

WHEREAS, it is deemed desirable and in the best interests of this Corporation that the following actions be taken by the Directors of this Corporation pursuant to this Unanimous Written Consent,

NOW, THEREFORE, BE IT RESOLVED that, pursuant to applicable law and Article IV, Section 2(d) of the Bylaws of the corporation, the undersigned, being all the Directors of this Corporation, hereby consent to, approve, and adopt the following **ACTIONS** to be ratified at the next meeting:

In accordance with the **KB Bylaws ARTICLE IX: ASSOCIATION RULES**

Section 1. Power of Board of Directors. Each member recognizes the right of the Board of Directors from time to time to establish and amend such uniform rules and regulations as the Board of Directors may deem necessary for the management and control of the Corporation, including rules governing: (a) the improvement, maintenance, and use of Common Areas, Designated Areas, and Improvements and Facilities; (b) easements on or through the Subdivision; (c) the collection of refuse; and (d) other matters of common interest to the members. Each member agrees to obey all such rules and regulations as the same now are or may from time to time be amended, and see that the same are faithfully observed by the family, invitees, guests, employees, tenants, and vendees of the member. The rules and regulations shall uniformly apply to and be binding upon all occupants of the Lots.

02-07-2022: As previous deterrents have been ineffectual in curbing the behavior of Gary Petersen (Lot 27), and in accordance with the advice of MPD, the Board moves to increase fines for violations pertaining to the HOA Common Property to \$1000 for each occurrence, and to update the KB Rules accordingly. The Petersens were advised of this change in writing via email on February 7, 2022.

19	Entering the Retention Basin without prior written permission from the Board and a signed liability waiver. Any desired alterations to the Retention Basin vegetation or anything else must be submitted in writing to the Board and appropriate action will be taken by the assigned caretakers.	HOA Insurance Policy	\$1000
20	Dumping green waste or trash (including animal feces) into the Retention Basin; damaging, tampering with, or removing any HOA property (eg. fences, gates, drainage channels, irrigation equipment, bins, pails, boxes, hoses, pipes, boards, rocks, tools, brooms, shovels, dollies, signs, walls, locks, chains, cameras, etc); damaging or cutting the vegetation therein without Board permission. Violators will be charged for all repair/replacement costs in addition to the \$1000 fines. Please just stay out and don't touch.	DCCR 3 (a)	\$1000

(Darlene Brothers / Tom Atkins) All in favor.

Approved by the Kuau Bayview at Paia Board of Directors

/s/ Darlene Brothers
Darlene Brothers, President

/s/ Tom Atkins
Tom Atkins, Secretary

/s/ Samantha Spurgeon
Samantha Spurgeon, Treasurer

Minutes submitted by:
/s/ Darlene Brothers
Darlene Brothers, President

Approved by:
/s/ Tom Atkins
Tom Atkins, Secretary

Date: Feb 7, 2022