

**Ainaloa Community Association  
Minutes of Regular Meeting  
June 5, 2023**

**CALL TO ORDER**

The meeting was called to order at 6:05 p.m. by President Randy Kilhoffer.

**ATTENDANCE**

Board members present: Michael Dodge, Ed Eisermann, Judy Haney, Joyce Harris, Randy Kilhoffer, and Michael Pipta. Members absent: Wendy Martin.

Association members present: Adam Broad, Donna Chinn, Gwendaline Day, Gerry Hanley, Becky Jones, Ruth Love, Maria S., Daniel Zwayer.

**STATEMENT FROM GUESTS**

A resident questioned what distance from the road is required between a property owner's fence and community roads. The requirement is to allow approximately ten feet from the fence line to the pavement.

Gwendaline Day announced a Fourth of July cookout/picnic for all Association members, to be held in Ainaloa's park. Food will be furnished at no charge. She requested that the grill be cleaned for the occasion.

**BE IT RESOLVED** that the Groundskeeper be instructed to clean the community grill in preparation for the July Fourth event. Motioned by Michael Dodge, seconded, and unanimously approved.

Becky Jones reminded those present that a Neighborhood Watch meeting is scheduled for Tuesday, June 13 at the Longhouse picnic tables, and that Officer Eddie Cardines will address current, pertinent issues at that meeting.

**APPROVAL OF MINUTES**

The minutes of the May 1 meeting will be presented at the next meeting of the Board.

**COMMITTEE REPORTS**

**Treasurer's Report** – Michael Pipta submitted May expenditures. The balance in the General Account is \$436,905.96, and the Payroll Account is \$19,280.61. The Community Fund Savings Account holds \$3,705.91.

All bank statements are kept on file at the Association Office.

**BE IT RESOLVED** that the Treasurer's report be approved as presented. Motioned by Michael Dodge, seconded, and unanimously approved.

**Obtaining a 501(c)(3) status** – Becky Jones informed the Board that this entity would need its own Articles of Incorporation under its own name. She presented a document outlining the pros and cons of forming a 501(c)(3). Essentially, the pros enumerate the financial benefits of having this tax-

exempt status, and the cons relate primarily to certain costs and increased operational time in administering it.

Legally, Ainaloa can have both a 501(c)(4) and a 501(c)(3) that coexist; however, their boards must differ in personnel, purpose, record-keeping systems and tax returns, and both must meet IRS regulations.

A special meeting to discuss how to move forward on this will be held on Monday, June 19 at 5:00 p.m. In the meantime, Michael Pipta will contact our Bookkeeper and our CPA to seek information that they may have.

**Update on Delinquent Dues Collection** – Ruth Love inquired whether interest rates on overdue balances are calculated on a simple or compound basis. The board will check with the office to learn.

### **OLD BUSINESS**

**Update on website development, merchant vendor link, and statement template** – It is believed that the website will be complete in roughly three weeks. Michael Pipta will ensure that the application for CardPointe services is completed and submitted. The office is working with the CPA's office and the bookkeeper to finalize the statement template.

**Bids on Tradewind Drive paving** – President Kilhoffer reported that, to date, three companies have indicated an interest in submitting bids to pave Tradewind Drive.

### **NEW BUSINESS**

**Increased property damage coverage on mailboxes and structure** – President Kilhoffer stated that property damage coverage insurance will need to be significantly increased to cover mailboxes and the mail house structure, once the Association takes ownership.

**Additional speed bumps on Uilani Drive** – Uilani Drive has only two speed bumps, each 150 feet from the ends of the street, with no speed bumps in between. Speeding drivers take advantage of the distance between them. An additional speed bump is requested for Uilani Drive.

Furthermore, Becky Jones reported that there is only a single speed bump on Macadamia Drive, allowing drivers to speed on the street as they transport stolen and/or plundered vehicles, which they dump on Ainaloa's upper road easements or on certain properties. She requested a second speed bump to be installed on Macadamia to mitigate the speed.

**BE IT RESOLVED** that two speed bumps be purchased and installed: one on Uilani Drive and the other on Macadamia Drive. Motioned by Ed Eisermann, seconded, and unanimously approved.

Judy Haney will determine the location of the speed bumps.

Over the next month Road Maintenance Assistant CJ DeSilva will map the location of every speed bump on Ainaloa paved roads.

**Addition of adult swings in the park** – Swings that will accommodate weight above what our current swings accommodate have been requested. Michael Dodge will learn where and how to procure additional swings for adult-weight or disabled persons.

**Paved walking trail around the park** – This item was brought to the agenda by Wendy Martin, who was absent from this meeting, therefore, it was tabled until Wendy can introduce it to the Board.

In a motion made by Randy Kilhoffer, seconded, and unanimously approved, the meeting moved to executive session at 7:37 p.m.

The executive session was adjourned at 8:04 p.m.

### **ADJOURNMENT**

In a motion by Michael Dodge, seconded, and unanimously approved, the general meeting was adjourned at 8:04 p.m.

Next regular meeting: Monday, July 3, 2023, at 6:00 p.m.

---

Joyce Harris, Secretary