**Ainaloa Community Association**

**Minutes of Regular Meeting**

**July 3, 2023**

**CALL TO ORDER**

The meeting was called to order at 6:04 p.m. by President Randy Kilhoffer.

**ATTENDANCE**

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

Association members present: Juanette Baysa, Ron Dugon, Katina Eisermann, Becky Jones, Ruth Love, Daniel Zwayer.

**STATEMENT FROM GUESTS**

Ron Dugan’s initial question related to the time schedule for the availability of mailboxes. President Kilhoffer explained that they have been purchased and are *en route*. There is an effort to bring together a committee to design a plan for deposit and/or payment that will enable the association to purchase additional boxes to accommodate more residents. There also needs to be a system for learning which mailbox holders no longer reside in Ainaloa, so that those boxes may be released to new residents.

Mr. Dugan also inquired about the increase in annual dues, which is larger than increases in former years. Board members explained that high inflation is a significant factor, particularly in the price of petroleum products. Gasoline and oil are needed for all road maintenance work, and the price of asphalt increased by $27.00 per ton last year. At 1,000 tons per road, it increased our cost by $27,000 to pave Hibiscus Drive. It was clarified that the $35.00 per year increase actually equates to $2.92 per month. Viewed in that context it may serve as evidence that the rise is not unreasonable.

Juanette Baysal also questioned the dues increase. The board explained that dues are not and have not been able to cover the basic expenses of the subdivision. Basic expenses include road and easement maintenance, new road construction, maintenance of buildings and grounds, including the playground and athletic fields, the caretaker’s house, and the operation of the office. The intent of the board is that we can get to the place where annual dues received will be sufficient to meet basic expenses and that any additional incoming monies as a result of transfer fees may be used to fund improvements to the playground, park, longhouse and the development of our other two parks.

Juanette inquired into the zoning status of Ainaloa parcels. These parcels are currently zoned as agricultural but taxed as residential. Becky Jones explained that Planning Director Zendo Kern has been approached regarding this discrepancy, but that to date, there has been no action taken to remedy it.

Becky Jones reminded those present that the Neighborhood Watch meeting is scheduled for Tuesday, July 11 at the Longhouse picnic tables. Also scheduled for Ainaloa residents are the Community Yard Sale on July 8, and a Back-to-School Ice Cream Social and Swap Meet on July 29.

Daniel Zwayer would like to see additional items put onto the ACA webpage, and was advised to provide his ideas to the Office Manager

**APPROVAL OF MINUTES**

Review of minutes of the meeting held on June 19, 2023.

**BE IT RESOLVED** that the minutes of the meeting held on June 19, 2023, be approved as presented. Motioned by Ed Eisermann, seconded, and unanimously approved.

**COMMITTEE REPORTS**

**Treasurer’s Report** – The June treasurer’s report will be given at the August 7, 2023 meeting.

**Obtaining a 501(c)(3) status** – President Kilhoffer would like to appoint a study group to consider this issue. He will contact either Michael Pipta or Michael Dodge and ask them to schedule a meeting to include themselves, along with Becky Jones and Ruth Love, who will form the committee.

**OLD BUSINESS**

**Update on speed bumps.** The addition of two speed bumps, one on Uilani Drive and one on Macadamia Drive, were approved by resolution at the June meeting. The question arose as to where to place the one on Macadamia, since speed bumps on every street are currently placed 150 feet from each end of each, and adding a third to this shorter street raises the question of placement. Randy suggested that Becky Jones initiate a petition verifying the interest of the residents of Macadamia in having an additional speed bump on their street, and their suggestions for its placement.

**Bids on Tradewind Drive paving** – President Kilhoffer reported that, to date, three companies have indicated an interest in submitting bids to pave Tradewind Drive. The board will study all bids and decide.

**NEW BUSINESS**

**Addition of adult swings in the park** – Wendy Martin, currently shepherding this project, will address the topic at the August 7 meeting.

**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.

**Letters from Association** Members - Joyce Harris read letters that were received from Ainaloa residents. Their concerns had already been addressed.

**Abandoned vehicles** – Becky Jones will send Joyce Harris some additional information on what can be done.

**Request for imu** – Ruth Love asked if Ainaloa could possibly have an imu placed in the common area for the use of residents. Randy explained that it has been considered previously, but that the fire hazard it presents has been deemed too great to proceed with the idea.

**EXECUTIVE SESSION**

In a motion made and seconded, the board moved to an executive session at 7:17 p.m. to discuss a personnel matter.

The executive session was adjourned at 7:35 p.m.

**ADJOURNMENT**

In a motion made by Judy Haney, seconded, and unanimously approved, the general meeting was adjourned at 7:46 p.m.

Next regular meeting: Monday, August 7, 2023, at 6:00 p.m.

Joyce Harris, Secretary