

Ainaloa Community Association
Board Meeting Minutes
January 5, 2026

Board Members Present: Ed Eisermann, President; Joao Campos, Vice President; Amanda Ortiz-Medeiros, Secretary; Michael Pipta, Treasurer; Becky Jones, Director; Jason DeKemper, Director.

Absent: Michael Dodge, Director.

Members and Guests present: List is available upon request.

CALL TO ORDER: 6:04 pm by President Ed Eisermann.

APPROVE MINUTES:

Jason DeKemper motioned to approve December 1, 2025 minutes; the motion was seconded and carried.

STANDING COMMITTEE REPORTS-

Treasurer's Report – Becky Jones motioned to approve the treasurer's report as is; the motion was seconded and carried.

Roads Committee – Uilani Drive road repairs start on January 15, 2026.

OLD BUSINESS:

Mailbox Update – The blueprints have been approved by the Planning Department. The Association is getting bids for the construction. The waitlist is back up to 178 people. All mailboxes have been distributed, and the Association has no more available boxes. New mailboxes have been ordered and are coming in any day now.

Third Party Ballot Counting – The response from the League of Women Voters was delayed for a while due to a lack of volunteers on their end but they can proceed with assisting the election. They have a flat rate of \$500 and working rate of \$25/hour. They have stated that the election process should not be higher than \$2000 for their services. An additional \$2000 was estimated for postage. A few members disagreed with the use of the third-party.

Discussion and questions included:

Q. Business Reply Mail? A. Business reply permits cannot be used on anything money related, example being annual dues.

Q. Email a notice for the ballots? A. We can do that. Even without the email, quorum shouldn't be an issue with the new quorum reflecting state law at 10%. Last year the

quorum was 25% and the annual meeting had to be rescheduled multiple times due to not hitting the required quorum.

Q. Who are the people counting for the third-party? A. Random volunteers.

The ballots will be inspected by the League of Women Voters for proxies the Thursday before the annual meeting to make sure the proxies are notified in a timely manner. A few members expressed their interest in the use of a third-party for the election.

Joao motioned to proceed with the League of Women Voters and print out the envelopes ourselves at the estimated cost of \$4000. The motion was seconded and carried with four directors voting for and two directors abstaining.

OPEN FORUM:

Questions:

Q: Road crew employee fired recently? A: We cannot discuss personnel issues.

Q: Are Zoom recordings of the meetings available? A: Yes.

Q: Meeting minutes corrections? A: If any members notice anything wrong with the minutes at the meeting, bring it up at the meeting so we can correct it.

Q: Has a decision been made about the easement; everything stays or everything goes? A: There is no decision about the easements yet. If there is a decision, it will be addressed at a regular monthly meeting.

Adjourned: The meeting was adjourned by Ed Eisermann at 6:50 PM.