

Aloha Estates Association General Membership Meeting Minutes

Saturday, April 5, 2008 10:00am - 12:00 pm

Mountain View Gym

Present: Sandy Schaffer, Marti Schaffer, Mario Walch (representing Lotus Buddhist Monastery), Ed Jones, Dennette Jones, Tony Broccone, Ria Keltz-Remenar, Leilani Kruger, Mahealani Kane, Kelvin Kane, Glen Barfield, Gay Barfield

The meeting was called to order at approximately 10:00 a.m. there were introductions of the AEA Board members and the other attendees.

The minutes from the 2007 general membership meeting were reviewed and approved.

Treasurer's Report

Leilani Kruger, AEA Board of Director's Treasurer, gave a report. Total dues received to date for 2008 is \$4880 (122 lots paid). Total dues received in 2007 were \$8,240 (206 lots paid). In 2008 we started new policy of assessing \$40 for consolidated lots.

Road Report

In 2008 AEA is scheduled to extend paving on the roads (first increment, Roads 1-6). The Board will solicit three bids. Loeffler Construction Inc. submitted the lowest bid in 2006.

In addition to paving expenses, the Board may consider appropriating money for more speed bumps, grading and adding gravel to the shoulders, and periodic mowing. Attendees had suggestions for problem areas that should be addressed such as a collapsing culvert on the third road. AEA Board members will get the professional opinion of the bidding contractors on how to address road problems. Kahikopele Road, the upside gravel entry road, remains designated as one of the County's "in limbo " roads. Gay Barfield has more information on this. There is a concern that trucks heavy with construction materials are creating excessive wear and tear on the roads. In the next newsletter we will request that owners inform their contractors to use Kahikopele Rd. to enter if their construction is closer to that end. The Lotus Buddhist Monastery was thanked for their conscientious maintenance of the paved entry road (Maunakea Rd).

Road Signage

Road sign installation is not yet complete. The volunteers need to take an inventory of pieces, order what is needed, make corrections to the spelling on some signs, and install the signs.

Junk Cars

Junk cars are currently being towed from the subdivision. Property owners can request the removal of abandoned vehicles that have been dumped on their property. Ken's Towing advertises that they will tow away at no charge. There is also a process through the County for removing junk vehicles.

Coqui Frogs

There was discussion on techniques for controlling coqui frogs. We still have over \$400 available from the County grant and it needs to be spent by the end of the month or returned. Attendees seem to have ample chemicals to use with the backpack sprayers and the county sprayers. There was no interest in purchasing more chemicals. We decided to purchase PVC pipe and fittings to make coqui traps. They are attached to trees or stakes above the ground and should be checked every 2 days.

AEA Dues collection/increases

AEA continues to have a significant number of lot owners who do not pay their assessments. This severely limits the money available to maintain our roads. We discussed strategies to improve the collection of assessments. Two strategies we will consider pursuing are sending a more official looking invoice at the annual billing, and for those who do **not** pay up inform that we will be putting a lien on the property. Ria Keltz-Remenar will assist Leilani in how to proceed with placing a lien. We will not consider raising the road fees at this time. If more owners pay their fees we may even be able to lower the fees.

Vegetable Farm

Gay Barfield provided information on Ginger Ridge Farms, a local vegetable farm that provides boxes of a variety of vegetables to subscribers on a weekly basis. Pick-up is on Sunday afternoon and minimum membership is \$100/month (\$25/week). The number to call is 968-7622.

Please note - The flyer from the farm did not indicate methods were "organic" or that the farm was certified as organic.

Internet Services

Aloha Estates residents currently have "dial-up" as the only option for Internet service. Many residents are interested in a faster connection. The Lotus Buddhist Monastery is using a wireless service called "Coconut -wireless". Mario states that it "doesn't work all the time" and works better in the morning than in the evening. It is definitely faster than dial-up. Glen Barfield did research on two other wireless providers, "AWS Services" and "Hawaiian Broadband". Of the two, Hawaiian Broadband was more highly recommended. Cost per AEA resident for this service would probably be about \$65 per month and \$400 per home to install. Other options would be getting Oceanic Cable ("Roadrunner" service) to come **into** the subdivision, or getting Hawaiian Telcom to upgrade their lines to include DSL service. Of these two options, Hawaiian Telcom may have a lower monthly charge. AEA members are willing to circulate a petition for high-speed Internet access to residents on each road. We can then submit the petitions to Oceanic and Hawaiian Telcom.

Phone Tree

AEA members at the meeting were interested in improving communications with neighbors in Aloha Estates, especially in the case of an emergency. It was suggested that when we go door-to-door with our wireless petition, we can ask if people are willing to share their phone number (s) and/or email address, with others in the neighborhood. We could then create a small directory with names and contact information for residents on each street.

Along those lines, there was a suggestion that we organize an AEA "block party" this summer. We could also request a CPR training session for our members.

Board of Directors

There was a request for volunteers for the AEA Board of Directors. It was established that - The President position is vacant. Sandy Schaffer is stepping down as President but is willing to continue as a Director if needed. Leilani Kruger is willing to continue as Treasurer. She is currently doing the "books" and the newsletter and would appreciate help. Denette Jones is willing to do the newsletter. Ed Jones is willing to come onto the Board at a later date. Tony Broccone is willing to continue on the Board and is willing to take over as President, with transition support from Sandy. Gay Barfield is willing to continue as an Alternate Director. Glen Barfield is willing to stay on as a Director. Kelvin Kane and Mahea Kane are willing to stay on the Board. It is expected that Rosalie Stewart and Bill Kruger (not present) will stay on the Board. Martha Schaffer, current Secretary, is willing to hand over responsibilities to Denette Jones. A meeting of the Board and the election of officers will take place at a later date.

Respectfully submitted,
Martha Schaffer