

ALOHA ESTATES ASSOCIATION NEWSLETTER

GENERAL MEMBERSHIP MEETING
SATURDAY, MARCH 26, 2011 10:00AM TO 2:00PM
KEA'AU COMMUNITY CENTER

'NOU KE KULEANA'

The Hawaiian term *kuleana* is used quite extensively and liberally in Hawaii because it refers to many things that involve people in families, communities, society and government in the Aloha state many of us call home. *Kuleana* means responsibility and we are asking that each and every Aloha Estates property owner to 'nou ke kuleana' or 'take care of your responsibility' towards your *aina* or land and your community.

At the beginning of every year as the deadline fast approaches for our team to put together the annual newsletter, including mailing labels, invoices, etc., we are challenged by the fact that a large amount of property owners fail to remit their mandatory annual dues by the due date or at all. About one third of the Unit I (roads 1 through 6) lot owners fail to respond. That's astounding since there are approximately 379 parcel lots, or 300 land owners as many people own multiple parcels or have consolidated their lots through the Hawaii County property tax department.

Furthermore and most importantly a big '*kuleana*' is notifying this association of any changes in ownership or mailing addresses. A large amount of time and effort goes into doing research on the internet for updating our records, a difficult task since we are all busy and have limited time to take care of such matters AND it is your own '*kuleana*' not ours, to give such notice.

In June 2009 there were 5 parcel lots in Unit I that went up for the Hawaii County foreclosure auction assigned through the property tax department. All five of the parcel owners were from Japan or that was their last known mailing addresses. Unfortunately for them, they lost their piece of aloha, their *aina*, their land. In these cases, they could recover any monies paid to the County in excess of their tax liability plus added costs within one year's time. Many people fail to do so however, since they appear clueless of their loss.

So good people of Aloha Estates, do us and yourselves the favor of responding to our newsletter invoices and send in your annual dues for our roads maintenance. Notify us of any changes affecting your lots and we'll all be a little happier in Hawaii nei. And remember, 'nou ke kuleana.'

Leilani Kruger, Treasurer

2010 Lottery Winners!!

Kelvin Ka'ne (5-years of due payments)

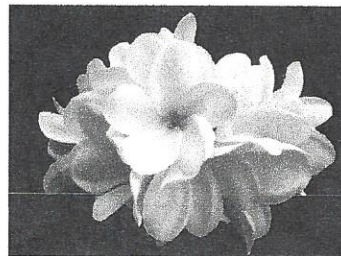
Joyce Cale (3-years of due payments)

Shannon Hart (2-years of due payments)

All members attending the annual meeting will be given a lottery ticket for a chance to win one of three big prizes.

—You must be present to win—

Winning tickets may only be applied to one property lot



New Website

The association website is scheduled to launch by our General Membership meeting on March 26th.

You will be able to view past newsletters, meeting minutes, and upcoming events. Go to:

www.alohaestates.org

GENERAL MEMBERSHIP MEETING

Our next General Membership Meeting will be held at the Kea'au Community Center on Saturday, March 26th at 10:00am.

We will discuss association business and follow-up with a ticket drawing and potluck (you must be present to win).

This your chance to voice any issues or concerns you may have, meet your neighbors, and *actively participate in YOUR association.*

Please bring potluck style prepared food and drink to share. If you rent a home in Aloha Estates, please be sure to invite your renters to the meeting as well.

RATE CHANGE

In order to keep up with the ever increasing cost of paving and maintenance the Aloha Estates Association will be implementing a rate increase to \$50 annually (the first such increase in ten years). This rate increase with take effect on the 2011 billing.

Remember, your dues are mandatory. If you would like to make payment arrangements, please contact us at info@alohaestates.org or by phone at (808) 968-6897.

2010 TREASURER'S REPORT

Bank of Hawaii Checking Account
Balance as of December 31, 2009 \$23,690.32

2010 Income:

2010 Association Dues Collected	\$13,772.00
Bank of Hawaii Interest Earned	\$9.72
2010 Income Total	<u>\$13,781.72</u>

2010 Expenses:

BREG Online Renewal	\$5.00
County Deposit-General Mtg.	\$200.00
General Membership Mtg. Supplies	\$13.28
Monitor Liability Managers, LLC	
Nonprofit Liability Insurance Premium	\$1,166.00
Newsletter/Office Supplies	\$131.27
Hawaii Printing	\$45.71
2010 Expense Total	<u>\$1,561.26</u>

Bank of Hawaii Checking Account
Balance as of December 31, 2010 \$35,910.78

Respectfully submitted by:
 Leilani Kruger, Treasurer

COUNTY FUNDS FOR PRIVATE ROADS?

For the past year, County Council Chairman Dominic Yagong has been seeking the ability to share with private subdivisions a portion of the \$3.3 million in fuel taxes Hawaii County collects annually. Chairman Yagong is encouraging his colleagues to adopt a resolution aimed at giving the thousands of residents living in private subdivisions "the benefit of their fuel tax contributions."

Enabling legislation specific to Hawaii Island has been introduced by state Representative Faye Hanohano, D-Puna. Hanohano's measure, identified as House Bill 1626, passed first reading in January.

People who own land in private subdivisions have to pay not only the county's fuel tax, but also yearly road maintenance fees. While lobbying for passage of Hanohano's bill, Yagong said he's also moving forward with effort to create the council's ad-hoc committee and guidelines for the proposed grant-in-aid program.

This issue directly affects the property owners of Aloha Estates; we encourage you to contact your council members and state representatives to voice your opinion on this important topic.

ALOHA ESTATES ASSOCIATION

PO Box 566
 Mountain View, Hawaii 96771
 info@alohaestates.org

2010/2011

OFFICERS & BOARD OF DIRECTORS

- *President*—Mahealani Kane
- *Vice President*—Bill Kruger
- *Secretary*—Denette Jones
- *Treasurer*—Leilani Kruger
- *Board of Directors:*
 Lynn Anderson
 Ed Jones
 Sandy Schaffer (alternate)
 John Pacheco (alternate)

Aloha Estates Association FAQs...

- We are a Charter of Incorporation (nonprofit), through the State of Hawaii, Department of Regulatory Agency; effective August 14, 1979.
- Article III. Objects and Purposes:
 - a. To generate interest in and concern for the orderly development of the Aloha Estates subdivision.
 - b. To provide a vehicle for communication between homeowners and property owners in the subdivision.
 - c. To negotiate and enter into contracts for road maintenance within the subdivision.
 - d. To hold, purchase and convey such property as the purposes of the corporation require.
 - e. To receive and administer funds for the advancement of the above objectives.
 - f. To do all other acts not prohibited by law or limited as hereinafter provided.
- Association/Road Maintenance annual dues rates:

1979 to 2000	\$30. A year per parcel lot
2001 to 2010	\$40. A year per parcel lot
2011	\$50. A year per parcel lot
- Transfer fees \$25. Per land sale transaction effective August 1, 2005.
- Late fees at 10% effective May 30, 2009.

**Please cut here and return lower portion with your payment
 Tax Map Keys are listed on each mailing label attached to your envelope**

2011 INVOICE

Attention: Aloha Estates Association, Unit 1 (Roads 1 through 6) parcel owners
 Please remit your payment by **May 30, 2011** to the address listed below. Mahalo

Enclosing \$50.00 x _____ parcel lot(s)	\$ _____
Delinquent Association dues	\$ _____
Transfer / Misc. Fees	\$ _____
Late Fees (10% per annum)	\$ _____
Total Enclosed	\$ _____

Remit payments to:

**Aloha Estates Association
 PO Box 566
 Mountain View, Hawaii 96771-0566**

~ PLEASE NOTIFY US IF YOUR MAILING ADDRESS CHANGES ~

