

Mariner's Valley Two Maintenance Association

P.O. Box 25964 Honolulu, HI 96825

March 4, 2025

Aloha Neighbor –

It is time for the Association's 2025 Annual General Membership Meeting. This letter contains everything you need to participate as an Association Member. As Association Members, the all-volunteer Board asks for just a few minutes of your time each year to conduct Association business on your behalf. Please read through this letter and attachments and kindly complete the enclosed ballot/proxy (hereafter "ballot"), and mail or email it back so it is received by March 25, 2025 (we suggest mailing/emailing it today!).

It is critical that the Board hear back from you to conduct the business of the Association. We greatly appreciate the increased participation over the last several years, but it has required multiple separate mailings and meetings to try to reach quorum those years. By participating either at the Virtual Meeting on March 27, or through the attached ballot by March 25, you will save the all-volunteer Board considerable effort and the Association extra expense. Mahalo!

This year's meeting is being held virtually via on-line Zoom (and by phone conference) on Thursday, March 27, 2025. The Meeting will start at 6:00pm and run no later than 7:30pm.

The Association Bylaws require an odd number of Board members between three and nine, and the current Board has the following five members:

- Lonnie Bonds – President
- Jennifer Andersen – Vice President
- Brian Johnson – Treasurer
- Bill Kern – Secretary
- Marion Baricuatro – Board Director

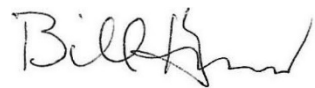
Current Treasurer Brian Johnson will be rolling-off the Board this coming term (with the Association's deep gratitude for his service!). Member Lonnie Bonds has expressed a willingness to serve on the Board of Directors for the next three-year term and is a candidate for election at the annual meeting. Lonnie's Candidate Statement is included in the section below, and he would continue our ability to function with quality as a Board. We strongly urge

you to support him with your vote. Note that we are still seeking one additional member to serve on the Board so it can be comprised of five members. ***Please*** let us know if you are interested in serving for a three-year term.

The ballot also contains our annual proposed budget for the coming fiscal year 2025-2026. You will find expanded notes on the budget in the section below, including our proposal to increase our annual Association dues by \$15.00 to \$135/year. This modest increase is to keep up with rising costs for insurance, maintenance, and water expenses in this year's proposed budget. We appreciate your continued support for this Proposed Annual Budget on your ballot.

Mahalo for your prompt attention to this notice and we hope to hear from you at the Meeting March 27 or by mail/email by March 25.

On behalf of the Board,

A handwritten signature in black ink, appearing to read "Bill Kern", with a stylized flourish at the end.

Bill Kern, Secretary

Key Meeting Facts

WHAT: Mariner's Valley Two Maintenance Association 2025 Annual General Membership Meeting

WHO: All Association Members are welcome. Members in good standing may vote at the meeting or in advance

WHEN: Thursday, March 27, 2025, 6:00pm until 7:30pm

WHERE: Virtual Meeting on Zoom (or by phone); if you would like to attend the Zoom meeting, please contact us via email at MarinersValleyAssociation@gmail.com and we will send you information on how to attend by Zoom or by phone

WHY: Approve the Fiscal Year 2025-2026 proposed budget and elect Board members

Candidate Statements

Lonnie Bonds:

"Though my work as a Realtor takes me island-wide, Kalama Valley is where I proudly call home. As a father of two, it's my hope to preserve the wonderful things that drew me here, and instill a sense of pride and responsibility to their community.

My career enables me to work with a variety of vendors, from collecting bids to evaluating performance and efficiency. My Operations background helps me to listen, evaluate the scope of a challenge, and find a fair, effective, budget-conscious resolution. I would be honored to represent my neighbors again and serve our neighborhood."

Proposed Budget for 2025-2026 Fiscal Year

Reasons for increasing the dues from last fiscal year

As homeowners, we have all experienced increases in water rates from the Board of Water Supply, and the Association is also seeing those costs rising each year. Likewise, our maintenance expenses for lawn mowing and tree trimming, as well as liability insurance have been rising in recent years. As a result, and in keeping with the auditor's guidelines for maintaining a one-year budget amount of cushion in the bank, we need to increase our dues this year by \$15 per year to \$135 per year (equivalent to \$11.25 per month). We will continue to strive to minimize expenses while maintaining the quality and safety of our common area landscaping.

Mariner's Valley Two Maintenance Association Budget							
	Approved FY 2023-24	Actual FY 2023-24	Approved FY 2024-25	Actual 7/1-12/31/24	Proposed FY 2025-26		See Comments below
Income						Income	
Association Dues	\$ 56,400.00	\$ 55,928.11	\$ 56,400.00	\$ 52,320.00	\$ 63,450.00	Association Dues	1
Legal Fees Recovered		\$ 3,451.04		\$ -		Legal Fees Recovered	2
Services (Real Estate Transfer Fees)	\$ 600.00	\$ 450.00	\$ 600.00	\$ 100.00	\$ 600.00	Services (Real Estate Transfer Fees)	
Interest	\$ 15.00	\$ 14.59	\$ 15.00	\$ 7.50	\$ 15.00	Interest	
Total Income	\$ 57,015.00	\$ 59,843.74	\$ 57,015.00	\$ 52,427.50	\$ 64,065.00	Total Income	
Expenses						Expenses	
Bad debt expense						Bad debt expense	
Bank Service Charges	\$ 15.00	\$ -	\$ 15.00		\$ 15.00	Bank Service Charges	
Insurance	\$ 900.00	\$ 1,349.46	\$ 1,000.00		\$ 1,400.00	Insurance	3
Licenses & Permits	\$ 100.00	\$ 3.50	\$ 50.00		\$ 50.00	Licenses & Permits	
Maintenance	\$ 25,000.00	\$ 29,440.52	\$ 25,500.00	\$ 10,664.99	\$ 29,800.00	Maintenance	4
Miscellaneous		\$ -				Miscellaneous	
Office Supplies	\$ 300.00	\$ 79.25	\$ 300.00	\$ 144.78	\$ 300.00	Office Supplies	
Postage & Delivery	\$ 1,200.00	\$ 1,934.53	\$ 1,250.00	\$ 29.20	\$ 1,250.00	Postage & Delivery	
Printing & Reproduction	\$ 1,400.00	\$ 1,391.47	\$ 1,600.00	\$ 121.10	\$ 1,600.00	Printing & Reproduction	
Professional Fees	\$ 10,000.00	\$ 12,887.11	\$ 10,000.00	\$ 6,573.78	\$ 11,000.00	Professional Fees	
Repairs	\$ 1,000.00	\$ 377.56	\$ 500.00	\$ 376.96	\$ 500.00	Repairs	
Utilities (water)	\$ 15,000.00	\$ 12,109.16	\$ 15,000.00	\$ 8,537.56	\$ 18,000.00	Utilities (water)	5
Web site hosting	\$ 350.00	\$ 578.11	\$ 350.00	\$ -	\$ 350.00	Web site hosting	
Total Expenses	\$ 55,265.00	\$ 60,150.67	\$ 55,565.00	\$ 26,448.37	\$ 64,265.00	Total Expenses	
Net profit/loss	\$ 1,750.00	\$ (306.93)	\$ 1,450.00		\$ (200.00)	Net profit/loss	
				Bank Balance as of 12/31/2024			
				\$ 74,950.37			
Comments:							
1. Dues being increased to \$135/yr due to increased costs (e.g. Insurance, Maintenance, Utilities/Water)							
2. Haven't been projecting legal fees recovered in the budget because it's so unpredictable, but on recent average, it could increase our income about \$3,000.							
3. Insurance costs have risen in last two years							
4. Ultimate Innovations increases 3% annually through 2025. Trees est. \$10,000.							
5. BWS rates continuing to increase (~9% in July 2025) for water use. Recent use on normal schedule averages ~\$1,525/mo.							

Please retain the pages above for your records and return the pages below. Mahalo!

Mariner's Valley Two Maintenance Association

2025 Voting Information and Ballot

In order to conduct business of the Association on behalf of its Members, it is crucial that every member in good standing (i.e., current on dues) votes each year. We had difficulty reaching quorum in past years. Our sincere thanks to those of you who vote consistently. To those who do not consistently vote, please take just a few minutes and complete this ballot. If you're not sure whether you will be attending the 2025 Annual General Membership Meeting via Zoom, please return your completed ballot, as you may later change your vote at the Meeting.

You are being asked to vote on just these two issues:

- A. **Proposed Fiscal Year 2025-2026 Budget.** This is a simple For (Yes) or Against (No) vote. The Association cannot effectively operate without an approved budget.
- B. **Election of Board of Directors.** Directors serve staggered 3-year terms. Two Board members' terms are expiring; one is running again and is on the enclosed ballot willing to serve. We ask you to vote For or Against the candidate whose statement is enclosed.

A very well qualified candidate for our volunteer Board has presented himself for another term this year. He is committed to the mission of the Association and its efficient management. The current Board is hard pressed to manage the Association and would welcome additional help and input. We urge you to vote for this candidate.

Here are your step-by-step voting instructions. *Remember, it is crucial that you vote promptly!*

STEP 1 – Please read both options below BUT only check only 1 of the 2 options!

☐ I am attending the 2025 Annual General Membership Meeting on March 27, 2025 and will vote via Zoom. **STOP! No further action necessary. Do not return your ballot.**

OR

☐ I am not attending or am unsure about attending the Meeting. My completed ballot or proxy is below. I understand that if I later attend the meeting in person, I may change my vote at that time. **Continue to Step 2.**

STEP 2 – I am voting by proxy. Please read all options below BUT only check 1 of the 4 proxy options below!

- A. ☐ I assign my proxy vote to the Board only for the purpose of achieving quorum. I understand my vote cannot be assigned to either For or Against the Budget or any Candidate(s). If the Budget or Candidates do not receive a majority of For votes, they will not be approved/elected. **If you checked this option, STOP! Proceed to Step 5.**

OR

- B. ☐ I assign my proxy vote to the Board. I understand my vote will be assigned to For on the Budget and either For or Against the Candidates. **If you checked this option, STOP! Proceed to Step 5.**

OR

- C. ____ I assign my proxy to the following Association Member in good standing to vote on my behalf: _____ (print very legibly). I understand that this individual will assign my vote to either For or Against the Budget and Candidates. I also understand if this individual is not in good standing, he/she will be unable to cast a vote on my behalf. **If you checked this option, STOP! Proceed to Step 5.**

OR

- D. ____ I will cast my votes myself as indicated on the completed ballot below in Step 3. **Proceed to Step 3. You're almost done!**

STEP 3 – I am voting by ballot, and my vote on the Budget is as follows. Only check 1 of the 2 options below!

____ I am **FOR** the Proposed Fiscal Year 2025-2026 Budget. **If you checked this option, STOP! Proceed to Step 4.**

OR

____ I am **AGAINST** the Proposed Fiscal Year 2025-2026 Budget. **Proceed to Step 4.**

STEP 4 – I am voting by ballot, and my vote on the Candidates is as follows. (Their statements appear above the ballot portion of this packet.)

	FOR		AGAINST
Lonnie Bonds	_____	OR	_____

Proceed to Step 5.

STEP 5 – I have voted by ballot (Signature needed)

- I have checked the second option in Step 1.
- I have checked only one of the four options in Step 2.
- I have checked only one of the two options in Step 3.
- I have checked For or Against for all candidates in Step 4.

Please sign and date below to validate your vote. We may not use invalidated votes.

Signature: _____ **Date:** _____

You are done after you put your ballot in the enclosed envelope and mail it back, or scan and email to MarinersValleyAssociation@gmail.com ... Mahalo!

Ballot from: _____
(printed name)

The Board must receive your completed ballot/proxy by 4:30pm on Tuesday, March 25, 2025.