



PACIFIC PALISADES
Community Association

Board of Directors Meeting
July 2nd, 2025
Pacific Palisades Community Center

Meeting Minutes

CALL TO ORDER: Keone Simon called meeting to order at 7:09pm

BOARD MEMBER - ROLL CALL

- President: Keone Simon – **Present**
- Vice President: Nadine Cunningham – **Present**
- Treasurer: Stan Uecke – **Present**
- Secretary: Morgan-Lee (Pomai) Castro – **Present**
- Director: Abigail (Abby) Nishida – **Present**
- Director: Cathy Sue (Pua) Pahukoa-Malia – **Present**
- Director: Palani Simon – **Present**
- Office Manager: Kalei Fernandes – **Present**

GUEST SPEAKER(S):

- Sam Nichols – Senior Community Affairs Consultant, Hawaiian Electric
 - Re: Fire Wise Preparedness

PRESIDENT'S REPORT

- None to report

APPROVAL OF PREVIOUS MEETING'S MINUTES

- June 4, 2025, Minutes
 - Motioned to approve June minutes subject to the addition of attendees names - Elisa & Gaius: Cathy Sue (Pua) Pahukoa-Malia
 - Seconded by: Stan Uecke

TREASURER'S REPORT (Reported by Stan)

Checking Account Balance:	\$	53,495.28
Capital Improvement Account Balance:	\$	11,621.22
Morgan Stanley Interest Checking	\$	53,781.83
Morgan Stanley Playground Balance	\$	750.00
Pay Pal Account Balance:	\$	24,884.35
Total	\$	144,532.68



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BUSINESS REPORTS

- **Center Repairs**
 - None to report
- **Unfinished Business**
 - Playground Set
 - Pua confirmed disbandment of committee and resignation as Chair of Committee
 - PPCA shared progress of Playground action items.
 - Planning: Playground committee completed their search for cost of playground
 - Finance: Treasurer completed the set up of Morgan Stanley account specifically designed to hold donations for the playground.
 - The goal was to maintain the integrity of the donations and to secure the funds until enough is collected for the start of the construction phase.
 - The goal was also to ensure that funds are earmarked for the playground and does not get integrated with the general operating fund of the association. Also, any unused playground funds will be used towards the maintenance of the playground until all funds are exhausted.
 - Solicitation Letters: Board is working on finalizing the solicitation letter to send out to the community.
 - Letter will be on behalf of PPCA and signed by current PPCA president.
 - The letter will include current PPCA Board Members along with Playground Commitment members.
 - The letter will include 'call to action' listing of the Morgan Stanley account that donors can send to.
 - PPCA's non-profit status: 501(c)7
 - PPCA is a membership based non-profit where revenues are coming from HOA dues therefore PPCA does not qualify nor has ever qualified to be 501(c)3 non-profit.
 - Therefore, donations to PPCA are not tax deductible.
 - Question: Could PPCA collaborate with 501(c)3 on Playground project.
 - Answer: PPCA will need to solicit advice from accounting team and potential Legal team to see if this is an option.
- **New Business**
 - None raised.

OPEN FORUM – Topics/Concerns of Members (3-minute time limit for members to share their thoughts with BOD). Please refer to the Meeting Sign-In Sheet for listing of attendees.

- Correction of previous meeting minutes
- Full day / Half Day party rental charge - members need to adhere to rental contract
- No selling of alcohol on premises – rental contract updated
- Respectful interactions at PPCA. All staff/members reminded of proper etiquette while conducting business at PPCA (during board meetings, community events, etc.)



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- Scheduling events at PPCA center - Any Association member can work with Office Manager, pending availability.
- Palisades Park clean up schedule: Last Sunday of each month from 3pm till sundown. Volunteers are encouraged to bring their own gloves, water, etc. If interested, please contact Gaius Dupio.
- PPCA Members with delinquent accounts. Annual dues are \$75/year & cost of Liens / Collection services \$1200. PPCA to look at adding late fees to dues.

ANNOUNCEMENTS

- Next month's board meeting is August 6, 2025, at 7:00pm.

ADJOURN MEETING

- Meeting adjourned at _____ 8:43pm _____

Submitted By Pomai Castro, Secretary sign: *Pomai Castro*
