

EXHIBIT 3

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April 21, 2021

**VIA: Certified, Return Receipt Requested and Regular U.S. Mail
and Email: dee.wunschel@yahoo.com**

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**Re: Offer of Mediation from Pualani Estates at
Kona Community Association: HRS §421J-13**

Dear Ms. Wunschel:

As you are aware this law firm represents Pualani Estates at Kona Community Association ("Association"). This letter supplements our letter to you dated April 8, 2021.

Pursuant to the provisions of § 421J-13 of the Hawaii Revised Statutes, please be advised that the Association's Board of Directors has authorized this firm to make the following offer, but not demand, to mediate the current disputes between you and the Association. The disputed issues include the following:

1. Your unauthorized acquisition and conversion of the private and confidential email addresses of the members of the Association;
2. Your continuing unauthorized use of the private and confidential email addresses of the members of the Association; and
3. Your dispute concerning the validity of the outcome of the March 24, 2021 Association vote for the Association Board of Directors.

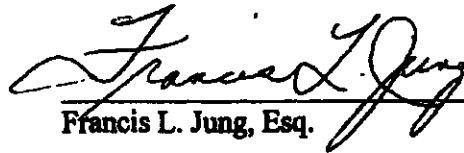
If you are willing to engage in mediation on these issues, please advise us within ten days following your receipt of this letter. In the event that we do not receive your response to this offer of mediation within ten days, we will assume that you have rejected this offer and proceed accordingly.

Dee Ann Wunschel, Esq.
April 21, 2021
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Thank you for your consideration.

Sincerely,

JUNG & VASSAR, P.C.
A Law Corporation



Francis L. Jung, Esq.

cc: Client