

# Mauna Luan

## Newsletter

November 2018  
Edition



### EMPLOYEE CHRISTMAS GIFTS—



--- for the people who keep your home clean, safe and beautiful. Although the Board of Directors annually sponsors a catered employee party and food gift certificates from Safeway; if it is your custom to give a Christmas gratuity, it also helps us to provide our employees with a better holiday season and they really appreciate your extra kindness. Most of our employees here are long-time, dedicated employees who are seldom seen but are here 365 days a year. Some of our more highly visible employees receive a lot of small gifts from residents but it takes 30 full-time people to keep the Mauna Luan going in the condition it is. All monies received from donations will be divided evenly among our employees and you will be acknowledged to them. Checks made out to “Mauna Luan Xmas Fund”, or cash, will be gratefully accepted at the Management Office; or non-resident owners can send a separate check to the Management Office.

We do appreciate the fact that everyone’s financial condition is different, but any help you can give to your hard working employees in making their Christmas this year a little more enjoyable will be greatly appreciated by all of them!



Lobby. Sign-in starts at 6:15 p.m., and the meeting will begin promptly at 7:00 p.m. All owners are invited to attend if you have the time.

### NOVEMBER HOLIDAY REMINDERS

The Management Office will be closed on **Monday, November 12<sup>th</sup>** in observance of the **Veteran’s Day holiday**; and, **Thursday, November 22<sup>nd</sup>** in observance of the **Thanksgiving Day holiday**. Please contact Security at 395-7422 if you require any assistance. Mahalo!



### REPAINTING OF BUILDINGS

Eko Painting is just about finished the hallway floors in the West Building with an estimated date of November 9<sup>th</sup> if everything goes according to schedule. As before, we ask that everyone continue to be careful of wet paint and any closure notices. They are still working on the skywalks next to the loading zone so please watch for notices of work in these area as well. Thank you all again for all of your patience and cooperation during this work.



### FORTY-THIRD ANNUAL OWNERS’ MEETING

A reminder to all Mauna Luan owners that the 43<sup>rd</sup> Annual Owners’ meeting is scheduled to be held on **Wednesday, November 7, 2018** at 7:00 p.m. in the Mauna Luan West

### ITEMS PERMITTED IN HALLWAYS

During our floor walks we often find a large number of miscellaneous items placed outside the apartment doors at some apartments as decoration. Many of these items are not permitted under our house rules. As a reminder, the only items permitted in the hallways are a

doormat and plants. That means that you may not put small statues, pieces of coral, watering cans, bags of potting soil, etc. All of these types of items must be taken back inside the apartment. Also, any doormats must be of a size no wider than the doorway and if made of carpet, have bound edges. You may have a maximum of 4 plants in front of any unit with the exception of the "J" units which may have 6. Finally, empty plant pots are not the same as plants. Anyone who has an empty pot(s) needs to either have them planted or they need to be removed from the hallway. We are passing this information along since future floor walks that find unauthorized items in the hallways will have notices issued. Please help out by checking any items in front of your apartment and taking corrective action, if necessary. Mahalo for your help.

## ***KAYAK STORAGE RACKS***

Just a reminder to all of our residents that our kayak storage areas are not open to anyone who wants to place items there. These racks are assigned to specific individuals for their exclusive use only. We have notices during recent inspections that there are a number of kayaks and/or other types of boards on racks but the item is not registered with the Management Office. We need anyone who has not registered with the office to remove your items immediately and not return them unless properly registered. We will shortly begin removing unregistered items from these racks and disposing of them if no one comes forward to claim them. We do have a waiting list in the office so please stop by to be added if you kayaks or boards that you wish to store there. There is a charge of \$75.00 per year for use of this facility. We will appreciate everyone's cooperation in this matter to help ensure that no one loses a board. Mahalo.



## ***SMOKING LOCATION ALONG FRONT OF PROPERTY***

As everyone should know by now, the Mauna Luan became a totally smoke-free property earlier this year, to include apartment units. Once this smoking ban went into effect some residents began congregating at the small HECO vault area just around the corner from our property entryway. Unfortunately, after asking everyone to keep this area clean, we continued to find large numbers of cigarette butts, beer bottles and other paper packaging littering this area. Because of this the Board of Directors has decided that this area will no longer be permitted as a place for smokers to congregate. Our security will shortly begin to issue warnings to anyone found smoking in this area so residents who do wish to continue to smoke will need to find another location.

## ***SECURITY/SAFETY NOTES***

We wanted to pass on some reminders regarding some security/safety issues we have been having.

- 1. Bicycle Storage.** We have received reports of items being stolen from bicycles in our bicycle storage area. If you observe someone who appears to be working on a bicycle, please notify our security so they can be sure they are actually working on their own bicycle and not taking something from another.
- 2. Wet Bathing Suits in Elevators.** Fairly regularly we receive reports of large puddles of water in some of our elevators. Most of the time this is due to residents using the swimming pools and then coming directly into the building to go back to their apartments. Please remember to dry yourself off before going into the elevators or at least wrap a towel around you. The water that drips onto the elevator floors creates a slip hazard and also can damage the flooring once the water seeps under the flooring. Your help will be appreciated.
- 3. Noise from Televisions.** As most residents are aware, due to the open design of the Mauna Luan, noise has a tendency to travel and disturb other residents. Late at night or early in the morning the volume from televisions can cause a great deal of problems for other residents. Please try to remember that if you are watching television very late or early in the morning, please keep the volume lowered so as not to disturb other residents.
- 4. Lights Around the Property.** If you are walking around the property and see lights on in some of the common areas please do not turn them off. If you feel that the particular area should not be lit at that time it is requested that you contact security and let them turn the lights off, if needed. Many of the areas, especially in the Rec Building, have lights on for safety purposes and should not be turned off.
- 5. Trash Chutes.** Please remember when disposing of your trash to close the trash chute door completely to help contain odors and insects. Although these doors do have automatic closers, they sometimes hang up due to debris and/or people sitting heavy items on them when open. Your help will be appreciated. Mahalo.

As always, we solicit your comments, suggestions and even complaints to help keep the Mauna Luan one of the finest places to live in Hawaii.

Did you know that we have a web site?  
Please visit us at: [www.maunaluan.com](http://www.maunaluan.com) to  
find more information about the Mauna Luan.  
Mahalo!

