



## **NEW PEST CONTROL CONTRACTS**



Just a note that we have the new pest control contracts available in the Management Office for calendar year 2023/2024. The vendor is still Kilauea Pest Control. Their rates increased slightly to \$50.00 per treatment or \$200.00 for the entire year. This is for quarterly treatments inside of the apartments. Please stop by or give us a call and we can have one delivered to your apartment or emailed to you. You can also download a copy from our web site. Also, we will need everyone on the contracted service to sign a new Entry Authorization Form if you want them to use our set of keys for entry to your apartment. If there are any questions regarding this service or what you need to do please contact us at 395-7544.

## **REMINDER ON USE OF ELEVATORS FOR MOVING LARGE ITEMS**

A reminder that the only days and hours that any items of furniture, appliances, construction materials, uncovered surfboards or other large items can be moved in the elevators are **Monday through Saturday, between 8:00 a.m. and 5:00 p.m.** There is no padding in the elevators after those hours. If any of these items, or other large items, are moved without padding there is a fine system in place for violations to help protect our elevators from damage. As a reminder, the house rules state: "Any person found moving furniture, appliances, building materials, uncovered surfboards or other large items *in an unpadding elevator* shall be assessed a fine of \$50.00 for the first occurrence, and \$50.00 times the number of occurrences for

subsequent violations." What this means is that, to prevent a total disregard for the rules, the fine is a progressive one. **If you are not sure, please ask before moving any large items.** With everyone receiving a set of house rules whenever they move in, and reminders posted on the 1<sup>st</sup>, 3<sup>rd</sup> and 5<sup>th</sup> floor landings, after the fine is assessed is not a good time to appeal it because you did not know you would be fined a certain amount. The security cameras installed in each elevator also make it fairly hard to dispute the fact that an unauthorized move has taken place. We urge all residents to please take a minute to review the rules and become familiar with them to avoid a situation such as this. Mahalo!

### **👉 PARKING GARAGE 👈**

**PLEASE REMEMBER TO USE HEADLIGHTS AND OBSERVE SPEED LIMITS & ALL STOP SIGNS AT ALL TIMES WHILE IN THE PARKING STRUCTURE AND OTHER AREAS OF THE PREMISES! THIS IS ESPECIALLY IMPORTANT AT THE BOTTOM OF THE GARAGE RAMP! PLEASE NOTE: WHEN COMING UP THE RAMP YOU SHOULD YIELD AT EACH LEVEL TO VEHICLES COMING DOWN SO THEY DO NOT STOP AND BLOCK YOUR ABILITY TO MAKE THE TURN. MAHALO.**



## **SMOKING PROHIBITION**



A reminder that in mid-2018 an amendment to the Bylaws was enacted by the owners that prohibits smoking anywhere on the Mauna Luan property, including inside of apartment units. Although many residents who do smoke have been abiding by the new rules and smoking off property, we do still have a number of residents who continue to smoke in their apartment and other unauthorized areas. We would like to ask that those residents who are still smoking begin abiding by the no smoking rules so everyone can enjoy a smoke free environment. Also, this restriction does apply to marijuana, including medical marijuana, as well as any of the electronic cigarettes or other vaping devices. Please help out by not conducting any of these activities on the premises. Your cooperation will be greatly appreciated. Mahalo.

## **NEAR DROWNING IN EAST POOL**

As a reminder to our residents who have small children, it is extremely important that you keep a watchful eye on them at all times when using the swimming pools. We had a near-drowning incident in our East Pool on March 19<sup>th</sup> when a young child got into trouble in fairly shallow water and went under the water. Fortunately, she was wearing flotation cuffs on her arms which allowed her to come back up and be on the surface, and then other residents were there immediately to perform CPR until EMS arrive. Although she seems to be doing fine now, we were very lucky in the circumstances of this incident. Remember, it only takes a split second of not watching your child to cause a tragedy. Please be especially watchful when your children are using the pools. Mahalo!

## **TRASH CHUTE FIRE**

Just a note regarding a recent fire in the trash chute of a large, high-rise condominium in Waikiki. Please remember to not place any type of smoldering items in your trash that then goes into the trash chute. With all of the paper and other items that go down the chute it would be easy for a fire to start. We do have sprinklers inside of the trash chute to help with something like this but the easiest thing would be to not have a fire in the first place. We would appreciate everyone's help to prevent something like this from happening. Thank you.

## **DISPOSAL OF TRASH IN PARKING GARAGE**

We've been noticing more and more recently that some residents are leaving large boxes and/or other large items piled up the parking garage next to or on top of the trash bins. If you need to clean out a bunch of trash from your vehicle that is fine but please remember that all of these other, larger items must be

collected and then hauled down to the larger trash bins in the mall areas. When you are finished with these items, if you simply walked them down to the trash disposal area it would save us a lot of time having to pick up after everyone. Your help with this matter will be greatly appreciated. Mahalo.



## **GOING ON VACATION?**



Just a note that if you are going on vacation we recommend that you notify the Management Office so we are aware of your status in the event there is an emergency or other situation that may require entry to your apartment. You may also want to leave a point of contact with us. One additional thing we usually recommend is that you turn off all of your water shut-off valves to prevent flooding. For whatever reason, it seems that as soon as someone leaves the apartment one of the water supply lines will rupture and flood the unit. With the shut-off valves closed you can help prevent this. Thank you for your help with this.

**PARKING STALLS:** Centering your car and keeping concrete clean....

Parking in your parking stall sometimes takes a bit of finesse to maneuver. As a courtesy to your neighbors, please center your vehicle between the 2 lines. Also, if your vehicle has an oil or other fluid leak, please have it attended to as soon as possible. Many times this fluid will seep through the concrete and end up dripping onto a vehicle on the next level below. After the leak is repaired, please have your parking stall cleaned to remove any current or wet fluids. Mahalo.

## **QUIET ZONES**

Just a reminder to everyone that when you are walking in the hallways and/or waiting for elevators you are close enough to virtually be in someone else's unit. For that reason we ask that everyone be considerate of your neighbors by keeping noise, loud talking and other activity at a low level so as not to disturb other residents. Due to the make-up of our buildings the noise does echo and reverberate around the halls and into surrounding apartments, so everyone's help and understanding will be appreciated!

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

