

Mauna Luan

Newsletter

August 2016
Edition



QUARTERLY PEST CONTROL

Diversified Exterminators will be here on **Tuesday, August 30, 2016** for their quarterly pest control treatment in the units that have contracts with them. The cost for this service is \$60.00 per year/per unit or \$15.00 per treatment if you have it done on the regularly scheduled days. It will cost \$55.00 per treatment on any other day. If you are on this service please be sure that we have an Authorized Entry form signed and in our possession if you will not be home when the technician arrives. If you are not on this service but would like to be, we do have contract forms available in the Management Office or on our website (maunaluan.com). **PLEASE NOTE: all requests for service must be made with Diversified not later than Wednesday, August 24, 2016, otherwise they will be unable to accommodate you.** If you have any questions you may contact us at 395-7544 or contact Diversified Exterminators at (808) 841-5855.

CANDIDATES FOR MAUNA LUAN BOARD OF DIRECTORS



Just a reminder to all of our owners that the Board of Directors is currently soliciting resumes from any Mauna Luan owner who is interested in serving on the Board of Directors. A Search

Committee has been appointed to solicit and review resumes, and conduct interviews of candidates who wish to serve on the Board. This committee will then make a recommendation to the full Board as to how they will vote any votes given to them for the election of directors at the Forty-First Annual Owners' Meeting to be held on Wednesday, November 2, 2016. We would like to encourage all owners to consider running for election and help

with making the decisions that affect all owners. It is not terribly time-consuming and is a really good opportunity for owners who would like to learn more about how the Mauna Luan operates. Any owner who is interested should submit a resume, not to exceed one page, to the Management Office **not later than Wednesday, August 6, 2016**. You will then be contacted by a member of the committee. If anyone has any questions about this process or the commitment for a Board member, please feel free to contact the Management Office at 395-7544 for clarification.

HURRICANE SEASON REMINDER

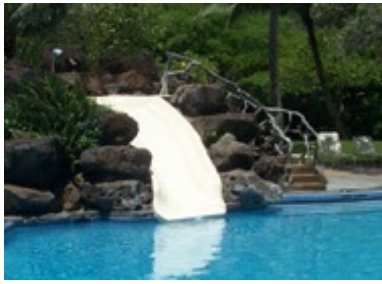
Although we only sustained some very heavy rainfall a few weeks ago when the first tropical storm of our season passed by, we wanted to send out a reminder to all of our residents that we are in the middle of hurricane season. It might be a good time to review the information that was contained in the June 2016 special hurricane edition newsletter regarding preparations for a hurricane. As we noted in that issue you should begin your preparations far enough in advance so that you do not get caught up in the rush at local stores and/or be unable to find items that you really need. If you do not have a copy of that newsletter and would like another, you may contact the Management Office or it is also available on our web site.



SWIMMING POOL AREAS

As everyone knows, our swimming pool areas rival most resorts as far as the amenities that are offered to our residents and their guests. During our summer months, because we have a higher

number of people using the facilities, we need to ask everyone to try to help out with noise that is generated from our swimming recreation areas. We do want all of our residents to use and enjoy our recreation areas, but we also need to consider our other residents



who are trying to enjoy their homes. The design of the Mauna Luan with the recreation facilities directly in front of the living units makes it very difficult to balance the enjoyment of people in the pool areas with those in their apartments. Also, many times sound in the pool does not sound as loud as it may really be because of the water sounds in the pools that mask it. Please remember that there are limits to noise generated in the pool areas so we need to ask everyone to be aware of this and try to keep that noise within reason as much as possible. The occasional loud scream or talking is okay but continual or repeated loud screaming or squealing needs to be held in check for the benefit of everyone. If you observe someone from your group making sustained loud noise we would appreciate your stepping in to handle the situation so everyone can enjoy their day. Mahalo!

UNAUTHORIZED ITEMS IN TRASH CHUTES

We are constantly amazed at some of the items that residents try to put down the trash chutes instead of walking them down to the ground floor bins. A little over a week ago, our East trash compactor was shut down on a Sunday due to someone throwing a metal shower tree down the chute. Once the blade on the compactor bent the bottom portion of this tree into the discharge portion of the compactor with the remaining portion upright in the chute, we were jammed until Monday with trash backing up. Please, the only items that should be thrown down the trash chutes are trash that is in a normal sized kitchen trash bag. And, everything needs to be in a bag when it goes down. Any loose glass or other larger items that are thrown down the chute can cause damage to the equipment or injure someone as happened to one of our maintenance people who was working next to the compactor when someone threw a large quantity of glass bottles down the chute loose instead of bagged. If you have anything other than normal trash that is bagged, please bring it down to the ground floor bins to dispose of.

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, and other activity when passing other apartments, 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. Mahalo!

WEST POOL WORK

Over the past few months we have been going through some major changes in our West Pool equipment room that has caused a lot of inconvenience for our residents. Although there are still a couple of adjustments that need to be made by a heat pump contractor, right now the pool and jacuzzis are all back in service. There will still be some work going on in the pool house so be careful if you walk over near the doorway where we have some cones set out. Otherwise, if you notice anything out of kilter with the pool or jacuzzis, especially the temperatures, please notify security or the office so we can take care of it. Thanks to everyone for their patience and cooperation during this work.

REPLACEMENT OF EAST BUILDING WATER PUMPS

A little advance notice to our East Building residents who live between the 6th floor and 20th floor, that we are expecting the arrival of new water pumps within the next few weeks and then a contractor will be scheduling installation. This work will require the water to be off for an entire day so please watch for notices that will be delivered to your apartment announcing the work and the specific day and times. Mahalo.

PHOTOVOLTAIC SYSTEM

As has been the case throughout the process of trying to get a photovoltaic electricity generation system installed at the Mauna Luan, there was another delay in the final process to have the initial funds released so our contractor can actually begin the construction on this system. As soon as we have the final start date information we will notify everyone.

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.maunauluan.com to find information about the Mauna Luan. Mahalo!

