

Mauna Luan

Newsletter

February 2013
Edition



RE-CODING OF SECURITY KEYS

We will begin re-coding of all security keys on Monday, February 4, 2013 continuing through Saturday, February 23, 2013. The security keys are the flat metal disks that allow entrance into the buildings through the main entrance doors, parking structure doors, and also allow access to the Recreation Building facilities. This annual project does require you to bring EACH key to the Management Office to have a new code placed on it. Below is the schedule for the re-coding:

East Building - - - - - Feb 4 - 9
West Building - - - - - Feb 11 - 16
All Others - - - - - Feb 19 - 23



On Monday, February 25, 2013 we will change all of the locks to accept only the new code and no longer the old one. If your keys have not been re-coded by that time they will no longer work in the doors. Please take a few minutes and stop by to have your keys done before this date. As a reminder, the Management Office is open on Wednesdays until 8:00 p.m. and on Saturdays from 9:00 a.m. until 12:00 noon for your convenience. If for some reason you just cannot make it to the office at the above times please give us a call and we will see if we can work out some way to accommodate you.



CLOSING OF EAST POOL

Beginning Monday morning, February 4, 2013 and continuing through approximately Friday afternoon, February 8, 2013, the East Pool will be closed for repainting of the border that runs around the pool. There will be a lot of debris from the old paint that needs to be scraped off and the new paint will need to remain dry throughout the process to be sure it

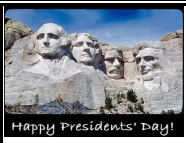
adheres properly so the pool will need to be closed for use during this period. Please watch for notices announcing the re-opening of the pool just in case we can open it sooner. Mahalo.

QUARTERLY PEST CONTROL

Diversified Exterminators will be here on Tuesday, February 26, 2013 for their quarterly pest control treatment in the units that have contracts with them. The cost for this service is still \$10.00 per treatment/\$40.00 per year regardless of the size of your apartment. We now have the new 2013 contract forms available in the Management Office. Also, if you do not intend on being home when they do their treatment please ensure that we do have a signed entry authorization slip in the office so we can allow entry. PLEASE NOTE, IF YOU HAVE NOT ALREADY CONTRACTED FOR THE SERVICE: Due to scheduling difficulties Diversified has informed us that they must receive your requests for service no later than Wednesday, February 20, 2013, or they will not be able to schedule you for the treatment. If you have any questions please contact us at 395-7544 or you may contact Diversified Exterminators at (808) 841-5855.

INTERRUPTION IN CABLE SERVICE

There will be brief outages in our service from Oceanic Cablevision throughout the day on Tuesday, February 19th and Wednesday, February 20th, while they attach our cable service to new fiber optic nodes for our property. This work is being done to remove the Mauna Luan from the general service line that services everyone else. This will also put the Mauna Luan on a dedicated fiber optic service which should optimize the services we currently receive through Oceanic. **Please plan your days accordingly, especially if you use Road Runner for work.**



HOLIDAY NOTICE





The Management Office will be closed on Monday, February 18, 2013 in observance of the President's Day holiday. Please contact Security at **395-7422 if you need assistance. Have a safe and fun holiday!**

INSTALLATION OF PHOTOVOLTAIC SYSTEM

The Board of Directors has finalized a contract with Bonterra Solar to install a photovoltaic system on top of the parking garage that will generate electricity for the common areas around the property. Right now it the contractor is anticipating the start of construction around the middle of March 2013. This work will affect parking stalls across the top deck of our parking garage and will require us to move resident vehicles during work that affects their parking stalls. Once we have all of the details worked out we will send notices to all residents who will be affected by this project. Also, we will need a number of additional parking stalls to allow displaced residents to temporarily park while their stalls are closed for work. We will probably close our guest parking during the work to allow some residents to park there, but we may need more stalls than we have available. **If any resident has an extra parking stall that you would not mind someone else using during this work, please contact the Management Office so we can begin compiling a list of additional stalls.** The duration of work is expected to last approximately three months or so. It would be greatly appreciated if anyone can help out.

NOTE: Don't forget that special someone on Valentine's Day, Thursday, February 14, 2013!!!!

POOL/JACUZZI USE REMINDERS

We wanted to pass on a few reminders regarding the use of some of our recreational facilities due to some recent incidents:

1. Flotation devices may only be worn in the pools or jacuzzies **if they attach** to the body. No flotation rings or rafts.
2. All guests must be accompanied by a host resident when using any of our recreational facilities.

3. No food or beverages are permitted **within 6 feet** of the pools or jacuzzies. No glass items are permitted outside of the Recreation Building or barbecue areas.
4. There is no ball playing permitted in any of the recreation areas, including the pools and jacuzzies.

HOUSE RULE REMINDER

The swimming recreation areas are open for use between the hours of 8:00 a.m. until 10:00 p.m., daily. Any use outside of those hours is not authorized and typically causes a disruption to residents who live directly in front of the pools. Please help out by adhering to these rules. Mahalo!

PENGUINS WATER EXERCISE CLASS

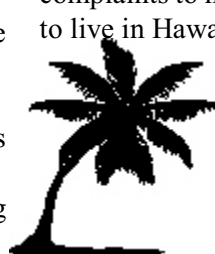
The Penguins water exercise group is always looking for residents who wish to improve their physical fitness in a friendly atmosphere. Benefits of water exercises include limberness and stamina as well as feeling good about oneself. The Penguins currently meet on Monday, Wednesday and Friday from 8:30 a.m. to 9:30 a.m. in the heated West Pool. There is no fee involved and it is also a nice way to meet some of your fellow neighbors and get some exercise to boot! Come on down to the West Pool some morning and try it out.



USE OF RECREATION BUILDING FACILITIES

We have a couple of requests for residents when using the newly renovated Recreation Building facilities. First, when using the kitchen area, if you drip grease or other liquids onto the new stone floor, please wipe up with a damp rag as soon as possible to prevent any stains from setting up. One other item pertains to the workout equipment. If you are working out with weights and notice someone waiting to use the same machine, allow them to jump in between your sets and alternate so everyone has an opportunity to work out. The same would apply for the treadmill and elliptical. If someone is waiting, please shorten your workout so others have the same opportunity. We do not have the room or finances to provide multiple pieces of all equipment for everything so everyone's consideration 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.



Aloha,

Randall R. Weikert

Randall R. Weikert
General Manager

