

January 2016



Board Shorts

Happy New Year from Your Board of Directors: Mahalo for your support and Aloha over the last year!

Reminder for our Koko Isle AOA Annual Meeting:

The Annual Koko Isle Homeowners Meeting is scheduled for March 28th, 2016 at 6:00 pm at the Koko Isle Club House. The agenda will include financial updates and state of the association. Three Board positions will expire this year. Please consider running for the Board of Directors if you are interested in contributing to the positive development of our Koko Isle community. The Board meets monthly on the 2nd Monday of each month for about 2-3 hours to conduct community affairs. Please submit your resume to the Resident Manager's office for consideration.

Social Committee Notice: The Feb 14th, 2016 Koko Isle Fun Run/Walk has been postponed to a later date TBA. The next scheduled community event is the Easter Egg Hunt on Sunday March 27th, 2016 in the central park. The Social Activities Committee will be seeking donations of plastic eggs and small items with which to fill them prior to the event.

Fencing Project: The Fence Project started on time on Jan 4th, 2016! Construction is planned to be completed by June 30th, 2016. The project is progressing ahead of schedule and as outlined in the Fencing Town Hall Meeting Flyer distributed last month. The teamwork and cooperation between the three contractors and residents have been fantastic! Thank you to all residents where we have begun work for your cooperation and patience. Delays so far are few, mostly units not removing any construction or personal items connected to the fence panels. So as a reminder, in preparation for your project, please keep clearing the area around your grape stake fencing, removing any obstacles that could delay the work. We will be notifying residents who have plants or construction that need to be corrected or removed prior to installation. Thank you to all who have already removed trees, planters, unauthorized electrical and plumbing lines connected to the old fencing!

The Resident Manager will continue conducting site inspections with each resident prior to construction over the next few months just prior to your scheduled construction date. During this site inspection, residents will have the opportunity to request quotes from Best Vinyl or our construction contractors for privacy area projects you would like done such as replacing current trash enclosures or dividers or adding enclosures. Please remember, you still need to submit a Project Request Form for any new construction.

Over the next few months, there will be many contractors on the island addressing Koko Isle projects. If you have a question or concern, please DO NOT communicate with the contractors directly. Please contact the Resident Manager for questions or concerns.

For your information and use, the Contractors working on Koko Isle Projects are listed below and will be around Koko Isle for the next 6 months. Their contact numbers are provided only for your private independent work requests.

- a. Fencing: Best Vinyl Fencing, Med Batoon, 808-386-9945.
- b. Fencing: Re-Use Hawaii, Quinn Vittum, 808-537-2228.
- c. Electrician: Fox Electric, Martin Schmieder, 808-778-5743
- d. Carpentry Work: JR Dream Builder, General Contractor, 808-721-2053
- e. Tree Trimming: Island Quality Landscaping, Tom Emelio, 808-384-8555.
- f. Landscape Maintenance: Landscape Hawaii, Inc., 808- 836-5332
- g. Rainbow Roof Maintenance Co. Inc, 808-842-0488.

Neighborhood Rules & Safety Awareness: In December, 17 Green Parking Violation Notices were issued and 1 vehicle was towed for continued parking violations. Please remind guests of our Koko Isle parking rules and obtain appropriate guest passes as needed. Passes are available at the RM's Office. Cars parked in Reserved Parking Stalls will be towed immediately.

Below is a list of last month's most commonly violated House Rules:

No over night parking without a parking pass.
No Tandem Parking

No Parking in Reserved Parking Stalls.
No food drinks, or toys allowed in the swimming pool.

Pets: Dogs: Please remember to always have your dog on a leash when outside of your unit and Thank You to all of you who have been cleaning up after your dogs. Please stay diligent in remembering to pick up the poop.

Cats: We continue to receive complaints about cats loose and doing their "business" around other units. As a reminder cats are not to be let out of your privacy area to roam free on the property.

Pool Use Rules: As a reminder, the swimming pool is off limits during closed hours and is not available to use with Club House Reservations. Your guests cannot use the pool when you reserve the Club House for an event.

Maintenance Updates:

Coconut Tree Trimming: It's that time of year when we need to trim our coconut trees. The contractor is scheduled to be here Feb 1-5, 2016. Please be aware that trucks and other equipment will be parked on the road so please drive with caution. Island Quality, our contractor will also cut your trees, you can call them directly at 384-8555 to schedule an evaluation and quote.

Privacy Area Tree Trimming: Thank you to all who have worked hard to trim or remove their trees to be compliant! There are now 40 (down from 48) units with trees and plants touching the building and roofs. We will continue to follow up with each unit currently not in compliance. If you missed the opportunity to have Island Quality cut your trees, you can still call them directly at 384-8555 to schedule an evaluation and quote. See the House Rules Reminder: Page 29, TREES, PLANTS AND OTHER VEGETATION for more detailed guidance.

Reserve Roofing Project: Rainbow Roof will be replacing our last 8 gravel surfaced roofs from Feb. 1st–5th, 2016. Units 411, 601, 611, 620, 816, 817, and 818 will be re-roofed. Please close your windows to protect your unit from dust and debris.

Pest Control: Hoxie Termite & Pest Control, our pest control servicer just finished its quarterly service. Please let us know if you continue to observe pests around your buildings. As you recall, they offer our residents a special fee to service your private residential areas for \$89.01.

Up Coming Events:

Bulk Pick Up: Wednesday, Jan. 27th, 2016.

Office Closed: President's Day, Feb. 16th, 2016.

Next Board Meeting: Monday, Feb. 8th, 2016 at 6:00 pm at the Club House.

