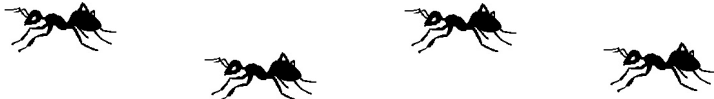




March 2023
Edition



QUARTERLY PEST CONTROL

Kilauea Pest Control will be here on **Tuesday, March 28, 2023** for their quarterly pest control treatment in the units that have contracts with them. The cost for this service is \$180.00 per year/per unit or \$45.00 per treatment if you have it done on the regularly scheduled days. It will cost \$75.00 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 Kilauea not later than Friday, March 24, 2023, otherwise they may be unable to accommodate you.** If you have any questions you may contact us at 395-7544 or contact Kilauea Pest Control at (808) 236-2847.

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 the above items are moved without padding there is a fine system in place for violations, to help protect our elevators. **If you are not sure, please ask before moving any large items.** With everyone receiving a set of house rules whenever they move in,

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. Also, a reminder to all of our surfers at the Mauna Luan that if you are bringing your surfboard into or out of the buildings before or after a session with the waves, it must have a surfboard cover on it if it is to be transported in **any unpadded elevator**. If you transport your board in a padded elevator you do not have

to go to the trouble of covering it. This rule was put into effect to help reduce damage to our new elevators so we are asking for everyone's help in adhering to this rule. If there are any questions please contact the Management Office for clarification.



SMOKING PROHIBITION



Just a reminder that the House Rules and Bylaws **prohibit 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.

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! MAHALO.

TRASH CHUTES AND THEIR USE

We wanted to pass on a reminder regarding dangerous items being put into the trash chutes such as individual glass bottles and appliances, such as microwave/toaster ovens, and pieces of furniture. Please take care never to place inappropriate items in the trash chutes as this can seriously injure our staff. Boxes and oversize items are also inappropriate and clog the trash chutes. Please place appropriate items in a kitchen size trash bag before depositing into the trash chutes. Heavier items can be disposed of by transporting in the elevator and placed into the trash bin on the ground level. Glass bottles and similar items must be bagged with regular trash before disposal. Please review the house rules or contact the Management Office if you are uncertain or have questions about the appropriate way to dispose of an item. Thank you for your cooperation in resolving this concern.

MAIL ON LEDGES BY MAILBOXES



Over time, we have been finding a great deal of mail on the ledges by the mailboxes in each lobby. Due to the number of people who live at the Mauna Luan and the turnover rate, it is hard to keep up with all of the names and addresses. There may be mail

that is addressed to a previous resident in your unit that is placed in your box. If you can, please just draw a line through the name if it is addressed to your apartment and drop it in the outgoing box instead of leaving it on the ledge under the mailboxes. It will help reduce clutter and aid our carrier in determining who our current residents are. Mahalo.



WINDOW WASHING

On **Wednesday, March 29, 2023**, Appearance Inc. will be here to begin the quarterly cleaning of the exterior apartment windows here at the Mauna Luan. We will post notices on the 1st, 3rd and 5th elevator landings in each building the week prior to this cleaning as a reminder to everyone. As before, on the day of your cleaning all plants will need to be removed from exterior planter boxes, and if you have screens blocking access to any of your windows, they will need to be removed also, *if you wish these windows to be cleaned.* Here is the tentative window washing schedule:

- | | | |
|----------------------|---|----------------------------|
| Wed, 3/29/23 | - | West A,B,C,D,E apts |
| Thur, 3/30/23 | - | West F,G,H,J,L apts |
| Fri, 3/31/23 | - | West K apts |
| “ ” | | East A,B,C,D apts |
| Mon, 4/3/23 | - | East E,F,G,H,L apts |
| Tue, 4/4/23 | - | East J,K apts |

If the weather does not cooperate, this schedule is subject to change. We will keep you updated with daily notices on the elevator landings. If you have any questions please contact the Management Office at 395-7544.

BICYCLE STORAGE AREA



As we go through our annual registration process for bicycles currently in our bicycle storage area adjacent to the West Guest Parking, It was noted that we have a number of bicycles in that area that have not been registered with the office and/or are in unserviceable condition. We have also found a number of bicycles that do not currently display a Mauna Luan decal. As a reminder, all bicycles stored in the Bicycle Storage Area must display a valid decal or it is subject to being removed and disposed of. These unregistered bicycles will be taken from this area and disposed of if not registered. If you haven't been to the area recently but had a bicycle there, we suggest that you check your bicycle to ensure that it still has a decal. Also, if your bicycle is so badly corroded that it could not be ridden please let us know and we will dispose of it for you. Thank you for your attention to this matter.

APARTMENT MAINTENANCE

Just a reminder that the upkeep of the hallway louvered windows, security screen doors and screens is the responsibility of the apartment owner/resident. A quick wipe down of these glass louvers each month will help enhance the aesthetic appearance of the buildings and you will be pleasantly surprised at the added ventilation through your apartment if those screens are cleaned!

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 to find more information about the Mauna Luan. Mahalo!

