

NEWSLETTER

Current HPP Projects

ELEVATOR UPDATE

As has been mentioned in the past, using the maximum speed for our new elevators has been problematic due to noise that affected some of our higher floor residents. Sound barriers have been put in place but there are still some noise issues. In an effort to satisfy all: three elevators are now running at the maximum speed (700fpm) during our peak usage hours of 7am-7pm, Monday through Friday. Elevator number three, which is located closer to the units with noise issues, will remain at 500fpm. There has also been a problem with response times of the elevators. Thyssen has adjusted the destination dispatch settings which will shorten wait times. Thank you for all your patience during the renovation and fine tuning of our new elevators. A final payment has been made to Thyssen with a reduction of an additional \$10,000. It is also worth mentioning, the elevators are saving approximately \$10,000 per month on our electric bills. If you have any comments or concerns please jot down a note with your name and condo number and leave it at the administration office or come to our monthly board meeting.

DRAIN PROJECT

The lateral drain project is still ongoing. Thank you to the owners who have helped facilitate the project by allowing entry into the pipes through their condos. Please remember that grease and cooked rice are the main culprits behind the build-up of the sludge. Take care when disposing of these items -- do not throw down the drain.

EXTERIOR BUILDING PAINTING

The exterior painting of the building has begun. By purchasing our own paint and supervising the overall job in-house, our management was able to save our association a considerable amount of money.

BERETANIA FENCE PROJECT

We have obtained all city permits and will be proceeding with the installation of a fence along the border of our property facing Beretania Street. This will enhance our security and add value to our condominium.



JACUZZI RENOVATION PROJECT

Thank you for your patience while our jacuzzi was being re-grouted and general maintenance performed. Honolulu Park Place has the largest condo jacuzzi on Oahu -- it's one of our signature amenities.

A LETTER FROM YOUR BOARD

Dear residents and owners of Honolulu Park Place, Recently our manager, Drew Camenson, after almost 17 years of service, requested a six month leave of absence to take care of pressing family issues. The board has granted his request. We are excited to announce that Garry Belen has been selected by the board to be our general manager and he has accepted. As many of you know, Garry has been with HPP for 18 years and has worked closely with Drew Camenson. This change is effective September 1, 2013. Temporarily, Drew Camenson will extend his stay in Hawaii to serve as our on-call night manager until Willie Giovannetti is able to move into our association unit 412. Please join us in thanking Drew Camenson for his service and wishing him well. Congratulations to Garry Belen on his promotion.

Your Honolulu Park Place Board



GET TO KNOW OUR STAFF

**GARRY BELEN**

our new general manager, has been with us for eighteen years. Most recently, he was our operations manager. He learned his trade from his Dad who taught him at a young age all things mechanical. He is currently with the National Guard and when in service, is one of the top tech inspectors for Black Hawk helicopters. He is also a certified Army instructor. He served in Iraq from '07-'08 then Kuwait from 2011-2012. Garry has 6 daughters ranging in age from 18-35! He finds his fun and freedom riding his 2009 Harley Davidson Softail Deluxe with his wife.

**Kyle Salvador**

has recently been hired in our maintenance department. In the past, he has been lead engineer at The Halekulani Hotel in Waikiki and had also worked at Diamond Head Plumbing. In his spare time, he coaches PAC5 Varsity Football. He is a single parent of a 5 year old son.

ACCIDENTS CAN BE AVOIDED

Recently, Willie Giovannetti, our maintenance supervisor, was walking into our club area and slipped on water from someone who had left the pool area without drying off first. Willie dislocated his knee and tore his quadricep muscle. This could have been avoided by taking a few extra minutes to dry off.

WE APPRECIATE YOUR EYES

Light bulb out, finger prints on glass, garbage on floor? Thank you for letting security know if you see any problems in our common areas. They will be logged into our discrepancy book and handled as soon as possible.

CONDO RENOVATION

Are you thinking of renovating your condo or maybe just doing a little fixing up? Before you start, please check with the administrative office as there are several required procedures that must be finalized before a contractor, electrician, floor installer, or plumber shows up in the lobby. For instance, all new flooring other than carpeting must be approved prior to installation. There are certain sound barriers which must be in place. All plumbers, electricians, and floor installers must be licensed and insured (they will need to verify this with security before entering a unit). Our office staff can help you coordinate all of these matters, including setting up deliveries with our security staff, which hopefully will make things run smoother for you. Most importantly, the office will give you any forms needed. This first all important step will save you unnecessary complications and aggravation.

PARKING GARAGE S P E E D

In an effort to control speeders in our parking garage, security is now monitoring residents and issuing citations. As a reminder, please drive 5MPH and use headlights when in our parking structure. We have had unfortunate incidents which luckily have not been disastrous but none the less problematic.

BICYCLES

We are still over-capacity in our bike storage cage. Please make sure your bike is re-registered with our administration office by October 1, as management will be clearing out all unregistered bikes. Unregistered bikes will be stored for 60 days. After 60 days all unclaimed bikes will be donated to a worthy cause.

NEW SIGNS POSTED

If you haven't noticed, there are new signs posted in our common areas to remind residents there is no smoking allowed. Some of you may have been smoking around the pool but the "no smoking ban" is now being strictly enforced.

**OUR HPP CAFE
THE CLUB**

Chef Kamal has a new cafe manager, Heidi. She has introduced an exciting, fresh, menu which features daily plate specials along with creative salads, homemade pizzas, calzones, and sandwiches. The cafe now has espresso, cappuccinos, lattes, and smoothies. Please stop by and say hello to Heidi.

Follow on Instagram
@ HPP Cafe

Cafe Hours:
Tuesday - Saturday
11am-2pm
5pm-9pm

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