
NEWSLETTER

HPP CURRENT PROJECTS

BUILDING PAINTING

The building painting is moving forward with the biggest hinderance being weather. As each stack or area of the building is to be painted you will receive a note from the office asking you to move personal items away from the wall (a few feet) so the painters are able to access the walls. If you have any problems once the painting has been completed, please let the office know. There have been a couple of instances where lanai tile has come loose, in which case our staff will replace the tile free of charge. Your cooperation in this matter is greatly appreciated.

BOOSTER PUMPS

All six booster pumps will be replaced with new energy-efficient units. The booster pumps circulate water throughout the building. This will be the first time in twenty-three years they are being upgraded. The new units turn off when not in use, adding to energy savings.

WOMEN'S LOCKER ROOM

Plans are underway to renovate the women's locker room. The goal is to create a light, airy and functional space. The recommendations of the committee are posted outside the women's locker room. Project will not start until early 2014.

KOI DECK IMPROVEMENTS

The water sprinkler system was recently overhauled by the in-house staff along with the landscape lights. A new grill was installed at Hale #4. The turf is being replaced on all four golf cages and should be completed by the end of the month.

DRAIN CLEANING

Project continues on the o6 series stack (mid October) followed by the o2 stack beginning in November. The last part of the project will be the washer drains on the o1 stack. Thank you for your patience during this project.

ROOF REPAIRS

MRC recently resealed the roof.

OUR 2014 BUDGET

Some residents have asked how the budget process works. The development of the budget for 2014 started in late July. Our managers, Drew Camenson and Garry Belen along with Bruce Howe, our Hawaiiana representative, discussed our operational needs and upcoming project costs for 2014. A budget was created. Some board members including our treasurer and president met at Hawaiiana for a line by line discussion and review of the proposed budget. Once completed, it was then sent to all board members for review and comments. Notices were then posted announcing the proposed budget was available for review in the administration office. At the regularly scheduled board meeting on 9/25/13, the board **unanimously voted for a 3% increase of maintenance fees.** We are pleased to report, due to cost saving measures and investments of the finance committee, our association has the proper amount of reserves and a realistic operational budget. The 3% increase will insure we keep our healthy financial state while allowing us to make the **necessary repairs to our 23 year old building.** There were nine years (around 1998-2006) when there were no raises in maintenance fees causing us to be underfunded. Small annual increases help to avoid this problem. We hope this helps shed light on the process involved and the reason for the 3% increase in the maintenance fees. As always, questions are welcomed.

GET TO KNOW OUR STAFF



SANDY POPE

Welcome back Sandy! Sandy Pope has returned as a member of our administrative staff. She worked as our

Administrative Assistant from 1998 – 2006, and then accepted an administrative position at another hi-rise condominium. After six years, Sandy has returned and will be charged with raising the level of customer service for our residents, as well as working with her new co-worker Brandi on the finer points of condominium office administration. We are happy to have Sandy back working with us. If you have a chance, please stop by the office and say hello.



RENATO AQUINO

has been with us for four years helping to keep our common areas clean and pleasant looking. He worked with Sears for thirty-three years retiring when he was fifty-seven to care for his sister who has since passed away. He is married with two adult children. When not working, Renato enjoys walking, jogging and being with his family.



JESUSA (Susie) CABIE

was hired in March of this year having just moved to Hawaii in February. You may have seen her keeping our lobby area clean. She retired as a government employee in the Philippines after 30 years. She enjoys reading and cooking.

RULE REMINDERS

Occasionally, we all need to be reminded about some of the rules in our community. It can make more sense if we see them on paper rather than just verbally being told by our security guards or manager. For instance: it's perfectly logical that residents should

not be using guest parking, but in fact, a few owners have been using the guest parking rather than their own stalls in the resident parking garage because they didn't want to drive up to the higher floor stalls. Renting parking stalls to anyone who does not live in our building, is also not allowed. Thank you for your cooperation.

HPP ADMINISTRATION OFFICE EXPANDED OFFICE HOURS

Effective **Monday October 7th** the office will be open during the lunch hour from noon to one pm. This will be a trial basis through **November 15, 2013**.

HELPING OUR AGING DRAINS

One of the absolute best ways to prevent slow or clogged drains is to be careful about what you put into them. Clever, eh? Cooking grease, coffee grounds, hair, cooked rice and soap scum are five of a drain's biggest enemies. Do whatever you can to avoid introducing any of these items into your drain. Don't use your sink disposal as a garbage bin. Consider purchasing **The WHOA! Fat Kitchen Oil Disposal Box** <http://www.whoafat.com/Home.html>, Excellent idea!

REINSTATEMENT OF CHARGE

The \$50 charge for water shut-offs will be reinstated as of **1/1/2014**. The charge had been temporarily suspended while owners participated in the tub/valve upgrade.

OUR HPP CAFE

We want to remind our residents of our wonderful cafe. Heidi has created a fun, peaceful area where residents can share a coffee, salad, pizza or whatever. The whatever has been a "First Friday Art Showing" or an "Open Mike Night". Her goal is to get us to enjoy our private oasis for whatever you can dream up. Hours: Monday-Saturday 11am-2pm 5pm-9pm. Phone for your take out orders: **626-5032** Hope to see you there.

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Newly installed peaceful garden outside of the massage room

OFFICE:

5 4 6 - 1 2 1 2

SECURITY:

5 4 6 - 1 2 1 3

FAX:

5 4 5 - 2 5 4 7