



February 2023

KokoIsle
ASSOCIATION OF APARTMENT OWNERS (AOAO)

Board Shorts

Reminder for our Koko Isle AOAO Annual Meeting: The Annual Koko Isle Homeowners Meeting is scheduled for Tuesday March 28th, 2023, at 5:00pm for registration and 6:00pm meeting call to order at the Koko Isle Club House. The agenda includes financial updates and the state of the association.

Three Board positions will expire, and one vacant position is open. We are looking for community leaders to fill these positions. Please consider joining the Board of Directors if you are interested in contributing to the positive development of our community.

The Board works hard and meets regularly to conduct community affairs through Board and Committee Meetings. Please submit your resume to the Resident Manager's office or mail it to our Managing Agent: Sherwin Gasmen, Hawaiiana Management Company, Pacific Park Plaza, Suite 700, 711 Kapiolani Blvd, Honolulu, Hawaii 96813.

COMMUNITY ADVISORY:

Security Alert 1: In January, a vehicle was broken into, and another vehicle was stolen on Koko Isle. Vehicle Tracker was able to locate the stolen vehicle & an arrest was made.

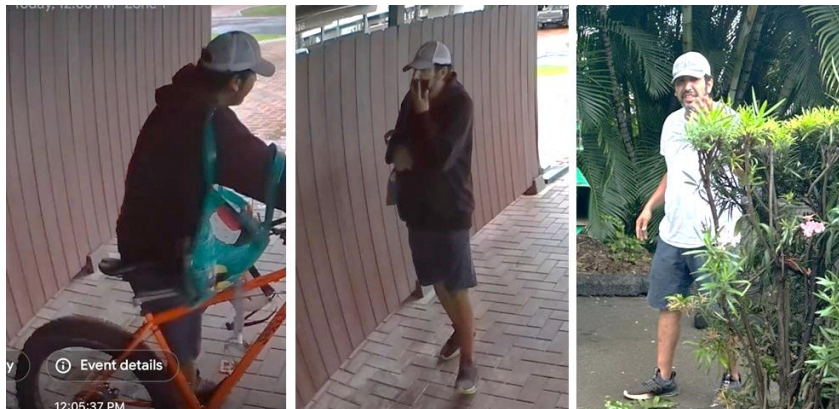
Description: Incident Reports reflect that the car doors were unlocked - NOT LOCKED. Police reports were filed. NO Signs of forced entry or damage to vehicles. It appears that the ongoing opportunity of unlocked cars on Koko Isle attracts these thieves and invites them to return.



Our Neighborhood Security Watch Program Advisors Officer John Mau & Officer Ed Ho, provided an update reporting that there is a spike in UEMVs in District 7 (Hawaii Kai).

- *Please lock your vehicles.
- *Leave your carport light on overnight.

Security Alert 2: If you see this person on Koko Isle you are welcome to call 911 to report a Suspicious Person Alert.



This person stole a bicycle from a Koko Isle resident's carport on Monday Feb.20, 2023 around noon and fortunately the bicycle was recovered. This person walked onto Koko Isle, entered a resident's carport, unhooked the bicycle from the bike hook and rode the bicycle off the island. Police were contacted.



This person is known by police to frequent the Hawaii Kai area. If you see anyone suspicious DIAL 911 & report it to the Police.

Be A Good Friend and Neighbor Report ALL suspicious activity to Police.

COMMUNITY UPDATE:

Carport Inspections - Week of March 20th, 2023: Below are a few tips to help with Carport Clutter:

- How long has it been stored and since I last used it?
- Do I like it or really need it?
- Does it work properly? - Is it broken?
- Do I have more of this kind of thing? How many do I need?
- If I keep this, what will I get rid of to make room for it?
- Can I locate this somewhere else if I need it?
- Is my carport reflective of our Koko Isle Community and respectful of my neighbors?
- Is my carport in compliance with the Koko Isle House Rules

To view Koko Isle House Rules, go to Websites: Frontsteps or www.kokoisle.net.

CARPORTS AND WALKWAYS/PLANTERS

(Limited Common Element) - House Rules – Page 7, 8 & 9

The limited common area shall be kept clean, free from debris, vehicle fluids and present a clean, neat, uncluttered, and attractive appearance.

FRONTSTEPS

Join Koko Isle Community Website FrontSteps: Koko Isle encourages every resident to register with the new Community Website FrontSteps through Hawaiiiana. This service-oriented website gives owners the ability to view account balances, make payments, and receive notices and bulletins from the AOA on Community issues. Owners can also view important Koko Isle Association Documents such as the Declarations, Bylaws, Amendments, and Board Meeting Minutes.

There is also a FREE App to use on your phone or pad! We have 70 Units signed up so far!!! To register, simply fill out an online enrollment request form at ownerenrollment.hmcmtg.com. Once submitted, you will receive an invitation by email to complete the enrollment process. Just follow the link and instructions provided in your email invitation.

For additional assistance regarding the owner registration process, please visit www.hmcwebsupport.com. If you did not receive an email from kokoisle@kokoisleaoao.com to register for Frontsteps, check your spam or junk folder. Or email the Koko Isle Office at kokoisle@kokoisleaoao.com. We will be glad to help and surely hope that this service will provide you with an easy and convenient way to access the information you need!

HOLIDAY SEASON COMMUNITY REMINDERS:

Holiday Season Decorations: Holiday Season Decorations are allowed to be displayed from Friday, December 2nd, 2022, to Tuesday, January 10th, 2023. Please remove all holiday decorations accordingly.

Club House Update: The Club House is open for reservations.

Painting Project Update: Reminder, our Paint Project is 95% complete with only one building remaining.

If you would like to get paint for touch up paint projects, the Resident Manager's Office have 1-gallon cans to loan for your touch up use. Please return the paint when your touch up project is complete. The Koko Isle Office is not passing out free paint for residents to keep.

If you want more than 1-gallon for larger projects, here are the colors available from the Sherwin Williams Store at 2733 South King Street, Honolulu, Hi 96826, phone: 808-947-8449.

The Koko Isle colors are:

SW7647 - Crushed Ice

SW7048 - Urbane Bronze

SW7650 - Ellie Gray

SW7757 - High Reflective White

Deck and Balcony Railing: Thank you to the many residents who have replaced their old non-compliant railing to the new standard!

See the resident manager for specifications for the approved balcony / deck railing design. **Ropes are no longer allowed on Koko Isle railings as they do not conform to current Building Codes and therefore should be replaced.** The Resident Manager and Building & Grounds Committee will inspect all railings and advise residents of those not in compliance. Also, inspect all trees and vegetation in your privacy areas that need trimming away from or removal from the building for painting.



Example of approved railing design.

Pet Notes / Reminder:

House Rules: Pets Page 23

2. Pets shall not be allowed out of a unit or on the common elements unless in the custody of the owner or responsible handler and kept on a leash or inside a carrier which provides continuous control of the pet at all times. In some cases, at the discretion of the resident manager, a pet may be required to be restrained with a muzzle and leash.

Please Pick-Up your pet's POOP!!! We have reports of dog poop constantly left around the 600 block of our community. Violation fines will be enforced for violators.

Dogs Barking: We are receiving complaints of dogs barking continuously from court yards when left unattended or when owners are not home. As a reminder, it's against the law for a dog to bark constantly for 10 minutes, or unprovoked for 30 minutes on and off, to the disturbance of others.

The Humane Society recommends that a good relationship with neighbors helps to prevent and resolve barking issues. If you or your dog are new to Koko Isle, introduce neighbors to your dog and always invite neighbors to let you know if they have any concerns about your pet. A good rapport sets the stage to working out issues should they arise –especially since it's not uncommon for dogs to bark when their owners are not home.

Reminder: Unauthorized Bulk Item Dumping caught on Camera!

NO Dumping your personal or bulk items in the Koko Isle dumpsters located in the Club House parking area.

It is a violation of the Koko Isle House Rules to place refuse or any bulk items into the Association dumpsters. The current City & County and House Rules direct you to use Opala.org to schedule bulk item pickup.

Honolulu Disposal Services report that Honolulu Disposal trucks photograph the bulk items in the dumpsters and Koko Isle is charged extra for unauthorized bulk items.

Please note that once Koko Isle is billed the extra bulk item charges, those charges are passed to the resident responsible for the violations along with a \$250 fine.



Approved Koko Isle Board Meeting Minutes:

Koko Isle Board Minutes are now available on the Koko Isle Website "Frontsteps" under the Internal Folder and as always is available to review in the Resident Manager's Office.

Up Coming Events:

Koko Isle Board Meeting: Wednesday March 22nd, 2023, 6:00pm

Koko Isle Annual Meeting: Tuesday March 28th, 2023, 5:00pm