

Hu'elani

October - December 2023 Newsletter

Changes on the Board

The Board received the following email from Gerald Denis on September 27, 2023:

I am writing to formally submit my resignation from my position as President of the Hu"elani Board of Directors, effective September 25, 2023. After serving in this role for eight rewarding years, I have decided to step down due to increasing personal issues.

I want to express my sincere gratitude for the support and cooperation I have received from all of you during my tenure. It has been an honor to work with such a dedicated group of homeowners.

Thank you for the privilege of serving as President, and I look forward to continuing my involvement in our association in different capacities.

Mark Megna summed up the many responses from the Board "Jerry, Thank you for your leadership and hard work as the BOD President! You have made a major impact on the community throughout your entire time on the board. Thanks for all your support!

Mahalo,
Mark

Mark Megna is the President until the Annual Meeting election. He will remain on the Board, but will step down as President after the election. The Vice President will be vacant until November 2nd.



**NOTICE OF INTENT
TO DISTRIBUTE PROXIES
FOR THE ANNUAL MEETING
ASSOCIATION OF APARTMENT OWNERS
OF HU'ELANI BY GENTRY**

The 2023 Annual Meeting of the Association of Apartment Owners of Hu'elani by Gentry is currently scheduled to be held on **November 2, 2023, Onsite – Outdoor Pavilion and/or Recreation Center (Weather Permitting) at 7:00 p.m. (Registration at 6:30 p.m.)**

All Association members will receive a mailing approximately 30 days prior to the date of the Annual Meeting which will contain: (a) The official Notice and Agenda for the Meeting, and (b) a Proxy.

THE PURPOSE OF THIS NOTICE is to advise all owners that the Board of Directors will use Association funds to distribute and solicit proxies. An owner requesting use of Association funds to solicit proxies for any issue that may be addressed at the annual meeting, including election of Directors, may submit a statement that outlines the owner's qualifications to serve as a Director, or that describes the issue for which the individual will be seeking proxies. The statement shall be limited to one side of an 8-½ inch by 11 inch sheet of white paper with black text. Such requests and statements must be received at the office of the managing agent, Hawaiiana Management Company, Ltd., Pacific Park Plaza, Suite 700, 711 Kapiolani Boulevard, Honolulu, Hawaii 96813, Attn: Craig Richter, no later than 4:30 p.m., September 30, 2023. Nominations for candidates may also be made from the floor at the Annual Meeting.

HAWAIIANA MANAGEMENT COMPANY, LTD.
MANAGING AGENT FOR THE
ASSOCIATION OF APARTMENT OWNERS
OF HU'ELANI BY GENTRY

Date of Notice: September 20, 2023

Annual Meeting Notice

The Huelani AOAO Annual Meeting is scheduled for November 2nd. Homeowners got a notice that looks like the picture from Hawaiiana Management. Please read it carefully.

Board of Directors Ballot and Proxy Information

The proxy information contains the method to have your name included on the Board of Directors ballots. You have seven days from the time you receive the mailing to send it back to Hawaiiana. Hawaiiana then includes your name and information with other names on the ballot. Homeowners can nominate themselves or others for the Board from the floor during the Annual Meeting. Renters cannot be on the Board or vote.

There are instructions about proxy voting. Everyone should mail their proxy form back to Hawaiian within days of receipt of the mailing. Mail it back whether you intend to attend or not. If we don't have enough proxies, we don't have a quorum to hold the Annual Meeting. Hawaiiana sends another mailing requesting your proxy for a quorum. This continues until we get enough proxies for a quorum. The additional notifications becomes expensive.

Halloween 2023 in Hu'elani

Hu'elani celebrates Halloween on Tuesday, October 31st. Trick or Treater hours

are between 6 - 8:30. If you want to participate please turn on you porch light.

Termite Inspection

On Thursday October 12, 2023 Terminix will be on site starting at 8AM until 5PM to perform the annual termite inspection on all homes. Access to your backyard is required, if you will not be home please make sure your gates are unlocked and pets are secured. The termite barrier should also be clear, please remove any/all items you have within 2 feet of the home to ensure your home passes inspection. If you have any questions feel free to contact our Site Manager, Kellie, in the office.

Halloween and Holiday Decoration Contest

Join the Halloween and Holiday House & Lawn Decoration Contest! With the holidays right around the corner, we know many of our residents get in the festive season by decorating their homes. This year residents will receive a ballot for each home to vote for your 1st and 2nd choice of best decorated house for Halloween. Ballots must be returned to the Site Manager by 12PM on October 31st via email or in person, so we can tally the ballots and put out the signs for our 1st and 2nd Place winners.

Residents will receive another set of ballots for the best decorated Holiday house in December. This is a great way to get into the holiday spirit! All ballots must be received by the Site Manager by 1200 December 22nd via email or in person. You will receive a ballot for each home to vote for your 1st and 2nd choice of best decorated house for Holiday Decoration contest. We look forward to seeing everyone's creative ideas! Prizes will be awarded for 1st and 2nd place for both Halloween and Christmas. The first-place prize is a \$50 gift card, and Second place is \$25.

The criteria to use for judging:

- Adherence to the Design Guidelines for Holiday Decorations
- Use of lights
- Most original
- Overall Theme
- Spookiest - Halloween only.

Please keep in mind, if you start too early you will be disqualified from judging. Homes cannot be decorated earlier than October 11th for Halloween and December 5th for Holiday decorations. Good luck!

Holiday Decoration Guidelines:

According to our Design Guidelines document page 2:

Item 7-HOLIDAY DECORATIONS: Temporary house decorations for special occasions such as holidays need not be submitted for approval provided that they are not installed sooner than 21 days prior to the event and are removed within 15 days after the event. Putting up your decorations too soon will disqualify your home from the contest. Here are last year's winners.

Last Year's Decoration Contest Winners



Halloween Decorating

First Place



Holiday Decorating

First Place

Hu'elani Social Committee

Chair, Mark Megna brings the Hu'elani ohana together with events that are fun and family friendly. In August the residents were treated to a Filipino buffet and get together. It gave everyone a chance to meet new residents and get reacquainted with people we haven't seen for a while.

The December Holiday party is still in the planning stages, but we have confirmed the party date for Saturday, December 16th from 4PM-7PM. Additional details to follow.

Lanai Hidalgo has generously offered free hula lessons every Sunday starting October 1st for our keiki to perform at our annual Holiday party. Last year the party was well attended, and everyone had a great time.

Thank you to Mark, his family and residents that help make it possible. These events add to the spirit of Aloha and neighborhood community in Hu'elani.

The Problem of Feeding Stray Cats

This seemingly kind act can quickly become a problem for the neighborhood and you. According to Hawaii law if you feed the cat(s) you own them. If the cats are fed in Hu'elani's common area you do not have permission to feed the cats. Most well-meaning cat lovers tend to feed the cats but have no intention to keep them under control. Starting around 5 months old, female cats normally have 2 or 3 litters annually. In 7 years, a female stray cat and her offspring may produce around 420,000 cats. Read on to see other problems you can create for yourself and your neighbors. See the October - December 2021 Newsletter on *Hu'elani's website* for more information.



Insider Information

Projects in Hu'elani

The Board of Directors continues to prioritize budgeted items and develop plans to upgrade common areas as needed.

Completed Projects in 2023:

1. Apartment rented.
2. Three water leaks repaired.
3. Replaced the spa probe.
4. Remove two fallen trees.
5. Remove 2 Coconut trees in the pool area.
6. Phase 2 spray wash 20 Homes.
7. Remove 1 Silver Button tree and 1 Kou tree.
8. Street lights repaired.
9. Back-flow preventer replacement.
10. Pool deck coating repair.
11. Repair leak in the spa.

Projects or pending 2023

1. House Rules review.

2. Kiosk replacement.
3. Repair rock wall.
4. Fire Hydrant reinspection.
5. Upstairs A/C repair.
6. Landscape lighting around the pool ongoing.
7. Front Gate

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