



COMMUNITY UPDATE:

Halloween on Koko Isle: Mahalo to everyone that practiced a COVID-19 Safe Halloween event, dressed up and handed out Halloween treats to all the enthusiastic and scary Trick-or-Treaters! An especially big Mahalo to residents Kim & Wendy for organizing the Halloween parade.



HOLIDAY SEASON COMMUNITY REMINDERS:

- 1. Holiday Decorations:** The carport and adjacent walkway/planter & privacy area exteriors may be used for Christmas and/or New Year decorations between the dates of December 2nd, 2020 and January 10th, 2021. No decoration may cause any damage, be attached to any other common element structure, or be attached to any common element planting.
- 2. NO Fireworks on Koko Isle - Including Our Bridge Entrance:**
House Rules: USE OF PREMISES – Page 31, par.14. The use of any type of fireworks, including sparklers, is prohibited. An immediate fine may be imposed for each instance of using fireworks and the Association may seek the eviction of the persons responsible if they are tenants. Please observe our holiday rules so that all residents may have a happy, safe, and peaceful Holiday Season.
- 3. Annual Christmas Boat Parade Cancelled:** Due to the COVID-19 pandemic, the annual Festival of Lights Christmas Boat Parade is canceled for 2020. The HKMCA suggests, while there will be no organized event, HKMCA members are welcome to decorate their boats in the spirit of the season and traverse our waters at their leisure, provided HKMCA's Rules and Regulations are followed and also so long as your activities comply with the City & County of Honolulu's max capacity limits noted in its COVID reopening strategy. *HKMCA wishes all its members and the community a safe and happy holiday season!*

Common House Rule violations:

As the Holiday Season approaches, we would like to remind everyone of our Koko Isle House Rules pertaining to "Quiet Enjoyment". These rules apply to all noise, grilling, and construction noise on Koko Isle that help us all enjoy a peaceful quiet neighborhood.

1. HOUSE RULES – PAGE 25 - QUIET ENJOYMENT

- a) Nuisances of every kind and/or nature are prohibited.*
- b) No person shall permit or cause any sound or noise, of any kind, at any time, to exist or to continue which unreasonably interferes with the rights, comfort, or convenience of any other person.*
- c) In particular, the hours of 10:00 p.m. through 8:00 a.m. nightly shall be quiet hours; except that quiet hours shall begin on midnight on Friday, Saturday and the night preceding a holiday. **Noise associated with the maintenance, repair or remodeling of units, vehicles or boats is restricted to the hours of 8:00 a.m. through 5:00 p.m., Monday through Saturday.***
- d) No person shall permit or cause any smell or odor, of any kind, at any time, to exist or to continue which unreasonably interferes with the rights, comfort, or convenience of any other person.*
- e) No person shall engage in any conduct which poses an unreasonable risk of harm to any person or to any property, or which may unreasonably disturb any person's reasonable expectation of peace or quiet enjoyment of Koko Isle.*

3. Other common House Rules guests are not aware of:

- a) The swimming pool and boat yard are closed to all guests or non-residents of Koko Isle.**
- b) No Skateboarding, skating, wave boarding or use of other such devices on any portion of the common elements are allowed.**
- c) No over-night parking without a parking pass and please remind your guests to not park in "Reserved" parking stalls. Passes available at the Resident Manager's office.
- d) Koko Isle is a residential community and short-term vacation rentals are prohibited.**

Pet Reminders:

5. Please Pick-Up your pet's waste!!!

- 6. Dogs:** We often receive complaints of dogs barking continuously from court yards when left unattended or when owners are not home. As a reminder, it is 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 is not uncommon for dogs to bark when their owners are not home.

PROJECTS IN PROCESS:

Paver Project: Futura Stone of Hawaii LLC will continue paver work on Monday Oct. 19th, 2020 and plans to be completed by Mar. 26th, 2021. Delays are a result of the COVID-19 challenges. Work activity begins daily Monday through Friday at 8:30 am and ends by 5:00 pm. There will be no work on Federal Holidays, however, there may be limited work during selected Saturdays.

UP COMING PROJECTS:

Painting Project: We plan to paint the exterior of all Koko Isle buildings beginning the Spring of 2021. Please plan to repair all owner responsible projects before then. Specifically, review all deck and balcony railing and waterside deck aprons. See the resident manager for specifications for the approved balcony / deck railing design. Ropes are no longer allowed on Koko Isle railings as it does 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.

Waterside Inspections: In order to maintain the professional appearance of our community, we perform regular property inspections. We recently completed carport inspections that resulted in many complimentary reviews. Over the next two months, the Resident Manager and the Building & Grounds Committee will conduct waterside unit inspections. This will help residents prepare for painting our buildings in the spring.

Approved Koko Isle Board Meeting Minutes: Available in Resident Manager's Office.

Up Coming Events:

Thanksgiving Holiday: November 26th, 2020 - Koko Isle Office will be Closed Nov. 26th & 27th

Building & Grounds Committee Meeting: Wednesday, December 2nd, 2020

Trash Bin Cleaning: December 2nd by Island Bin Cleaners - call Mafi at 808-977-0017

Koko Isle Board Meeting: December 15th, 2020 – (Online Zoom Meeting)

Christmas Day: December 25th, 2020 Koko Isle Office will be Closed

New Years Day: January 1st, 2021 Koko Isle Office will be Closed



Distributed 11/25/2020