

Hu'elani

January - March 2024 Newsletter

New Hu'elani Board Elected at Annual Meeting

The Annual Meeting of the Association of Apartment Owners of Hu'elani by Gentry was held November 2, 2023, at the club house. President Mark Magna called the meeting to order at 7 p.m. There were enough homeowners attending and proxies returned by other homeowners to ensure a quorum. The previous meeting minutes were accepted and approved.

Candidates for the open positions on the board were asked to speak about their qualifications. A vote was taken. Board members were elected to serve on the board according to votes received. Helen Landicho, Basil Wellington, Robert Tremmel were elected for 3 years. Luella Windisch was elected for 2 years. The board members met to appoint officers for the Board. Mark Megna stepped down as President and assumed his previous role as Vice President. Helen Landicho was asked to be President and she accepted. The current Board officers, Treasurer Alan Yamashiro and Secretary Jerry Hidalgo agreed to continue their current positions.



A message from Helen Landicho, President

Aloha Hu'elani Neighbors!

Thank you for entrusting me to represent your interests at the Hu'elani Board of Directors and to my fellow Board Members who elected me to serve as the President of the Board.

As we embark on 2024. I would be wholly remiss in not acknowledging the past

leadership of the Board of Directors and every homeowner who is presently serving or served in the past as a director or committee member or volunteer at large. It is their service to our community which contributed to the foundation of our homeowner's association. My personal intent is to continue fostering a positive and collaborative atmosphere within our Hu'elani Homeowner's Association while encouraging ongoing homeowner participation.

Acknowledging that our community, like every individual, is facing exponentially increasing costs for goods and services is a fundamental mindset. We will continue to work through the challenges of addressing recurring costs and one-time capital expenditures for improvements by following strategic planning and careful financial management.

I look forward in representing my neighbors at the board level to maintain our Hu'elani association and shepherd it forward as we navigate the future, all while preserving that serenity that first attracted me to the community years ago.

Kind regards,
Helen Landicho

Holidays in Hu'elani

Mark Megna, chairperson of the Social Committee kicked off the Holiday season with Halloween on October 31st. The community celebrated with decorations, costumes and Trick or Treating for children and adults. The Season concludes on January 1st.

The Decoration contests are eagerly anticipated. First Place wins a \$50 gift card, Second Place is awarded \$25. This year the Social Committee stepped back and had the Hu'elani community vote for their favorite decorated houses. The Halloween decoration First Place winner was 91-786 Launahele. The Second Place winner was 91-784 Launahele. The Holiday decorated homes were First Place 91-735 Launahele St. and Second Place 91-234 Lukini Pl. Congratulations to our winners. Thank you to everyone who participated.

Mark and his merry band of elves then planned and organized the annual Holiday Party on December 16th. The party was held at the clubhouse on the pool deck. This is a time of year for us to meet our neighbors and get reacquainted with families we haven't seen for a while. Even though we live in the same neighborhood it is activities like this that cause us to become a caring community.



It was a large gathering of over 80 people at the clubhouse pool deck. The day started off with volunteers setting up the tables and decorations. At 4PM Ohana Drive Inn delivered dinner. Dinner was local favorites served buffet style. Several residents brought homemade desserts just to make sure we were stuffed with holiday cheer.



Hu'elani Hula Hālau: Dancers, Maya Green, Madison Megna, Brooklyn Megna, Kumu Hula Lani Hidalgo, Singers/ukuleles Jerry Hidalgo and Helen Landicho, Dancers, Gunnar Stewart, Charlie Areal, Victoria Stewart



Mahalo to Kumu Hula Lani Hidalgo for working with the Hu'elani keiki since October to learn a hula for the event. The children showed off their newfound skills at a Keiki Hula Performance at the Holiday party. Parents and neighbors were impressed by their mastery in such a brief time. Mahalo for this special gift to the community.



Santa, Sharon and Jerry Denis middle right, The Pacheco Family bottom left,, Megna Ohana bottom right,

Basil Wellington is a friend of Santa's. He invited Santa to attend our party. Santa arrived amid much excitement. He listened to the keikis' wishes for Christmas and read "The Night Before Christmas." The Grinch made a late appearance which worked out well. He chased the kids, and they chased him. It was wonderful chaos.

Mahalo to Mark, his family, Lani Hidalgo, Jerry Hidalgo, Basil, Kellie and all the volunteers that help make it a remarkable and fun season.

Your Responsibilities in Hu'elani

The New Year is a time to get back on track after the holidays. Hu'elani's House Rules state that all Homeowners submit a yearly updated registration. See the applicable rule below **Article V**. Registration. If you are not aware of this requirement read and become familiar with the rules.

The common area during the holiday season is decorated by residents within the terms and conditions of the House Rules and the Design Guidelines. While it may seem anything goes that is wrong. See Hu'elani Rules **Article VII** and Design Guidelines **Article 2** below. The Guidelines give clear instructions concerning what is allowed or not allowed, how to request an exception, and even what types of trees and shrubs work well in the Ewa Beach environment. It is strongly recommended to read the House Rules and Design Guidelines to avoid misunderstandings between your neighbors and/or the AOA.

The Registration form, House Rules, Design Guidelines and other regulatory forms and documents are available on our website **Hu'elani AOA**. Our Site Manager Kellie can answer questions or concerns you may have.

Article V. Registration

1. Homeowners. All homeowners must maintain a current registration with the Managing Agent. As required by Hawaii Condominium Law this registration must be renewed annually. It will be the Homeowners responsibility to ensure that a registration update is submitted annually and within 30 days of a change of the mailing address of the Homeowner. This registration shall include the following information:

Article VIII. Common Elements The intent of this section of the rules is to remind residents the areas in front of their homes are groomed and maintained by the Association, following a prescribed landscape design. The roadways belong to the community and are not available for playing any type of game or sports. Residents must be considerate of their neighbor's privacy when involved in any outdoor activity. Residents are reminded of the close proximity of two Ewa by Gentry parks and bike paths immediately outside of the community which are available for use by the public.

1 Items such as, but not limited to, trash receptacles, garden hoses, hose reels/hangers, lumber, furniture, crates, boxes, surfboards, bicycles, skateboards, toys, mops, brooms, lawn mowers, empty flowerpots, or buckets shall not be stored on any part of the Common Areas.

Huelani Design Guidelines detail what is or is not allowed in Huelani AOAO. The guidelines for holiday decorations is contained in Design Guidelines.

Article 2 WHAT DOES NOT REQUIRE APPROVAL

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.



Insider Information

Projects in Hu'elani

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

Projects or pending 2024

1. Phase 3 homes power washing
2. House Rules updated

Completed Projects in 2023:

1. Replaced Backflow Preventer
2. Spa Repairs
3. Pool Coating repaired
4. Clubhouse unit refurbished and rented
5. Clubhouse water drinking fountain replaced
6. Clubhouse Back Stairs and Handrail repaired
7. Clubhouse Solar Panel repaired
8. Trees trimmed and removed (resulting from the high winds)
9. Irrigation leaks repaired
10. Repaired fresh water leaks
11. Fire hydrants tested
12. Street lights fixed and maintenance completed
13. Phase 2 homes power washing completed

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