



**Association of Apartment Owners
Maui Vista**

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December 12, 2018

Aloha Maui Vista Homeowner,

The following items are discussed in this message to Maui Vista Homeowners.

Brief report on the Homeowners meeting
Information on new Maintenance Fees
Drain pipe repair completion
Tennis court committee
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Brief report on the Homeowners Meeting

The annual Homeowners meeting was held on 3 November 2018 and had a 63% quorum. Detailed minutes of this meeting are on the Maui Vista AOAO web site, and owners are urged to review this document. Owners are also urged to participate more in Maui Vista activities and can contact any Board member or our general manager, Victoria Reyes.

Information on new Maintenance Fees (Provided by our accountant, Gary Hipp)

New rates for Maintenance Fees will go into effect on Jan 1, 2019 and are shown in the table below. The new rates represented a 3.8% increase. For those of you that schedule your payments through your bank, you will probably have to delete the current payment and set up a new one with the correct amount. Please remember to put your Unit Number as your account number and/or put it in the Memo field. If the amount of your January payment is incorrect, it will be considered a partial payment and a late fee of \$50 may be issued.

Please consider signing up for ACH auto-withdrawal, and I will handle the update for you.

Payments will automatically be deducted from your account on the 5th of each month. Please let me know if you are interested, and I will email you an authorization form.

For those of you who are already on ACH, you don't have to do anything. I will update your auto-withdrawal to the correct amount.

It's been a great 2018 and a pleasure working with you. Please feel free to contact me at any time.

Email: accounting@aoaomauivista.org or land line at 808-573-2088.

Mahalo and Seasons Greetings!

Gary

Maintenance Fees			
Unit	Unit %	2018	2019
AA1	0.00332	497	516
B1	0.00322	482	501
C1	0.00346	518	538
C2	0.00337	505	524
DD1	0.00463	694	720
EE1	0.00451	676	701
F	0.0048	719	747
G	0.0032	479	498
HH1	0.003387	507	526
J	0.00332	497	516
KK1	0.004689	702	729
L	0.00462	692	719

Drain pipe repair completion

The repair on the drain pipes for buildings two and three were completed in the summer of 2018.

The good news is that there have been no leaks from any of the repaired pipes including those in building one.

Tennis court committee

Renee Richardson has kindly agreed to chair a committee concerning a policy for the tennis courts.

At the present time an interim policy is in effect as we try different methods to ensure that the courts are used by only Maui Vista owners and guests.

Security cameras

Two security cameras will be installed in January. One will be at the walkway from the street to building one and the other will be monitoring the driveway. We are discussing additional cameras for the parking lot area in the future.

Parking lot lighting status

With the removal of angled lights in the parking lot, to comply with Maui County regulations, it has been noted that additional illumination is needed for some sections of the parking lot. Several ideas have been suggested, all of which are expensive. Any additional lights will be added before the planned re-paving of the parking lot; this may require a special assessment.

Landscaping

The oleander hedge along the south walkway is being refurbished with many new plants. Other minor projects are being done around the campus.

New HO-6 Insurance requirements

Owners are required to submit proof of unit insurance each year. A copy of the first page of their policy listing the coverage is necessary. The items and amounts that must be included are dwelling (\$10,000), personal property (\$25,000), and loss assessment (\$10,000). Please review your policy to make certain these items are included when your policy is renewed.

Installation of Skyshades on lanais.

Several owners are installing skyshades on their lanais and favorable reports have been received from these owners. These are not required by owners; however, only one type of skyshade is permitted.

New Policies

There are several policies that are new or have been revised. These are on the AOA O web site and owners are requested to review them. Of particular importance is the use of the Maui Vista on-line reservation system for transient accommodations and a revised parking policy.

AOAO web site

The AOA O web site has been updated. Please check it regularly to keep current on the events, activities and issues at Maui Vista.

AOAO Maui Vista's Website: www.aoaomauivista.org
Password: vista2191

Contact Points

To contact the Maui Vista AOA O Office:

E-mail address: aoaomv@gmail.com
Telephone: (808) 879-5373
Fax: (808) 874-7097

Board officers and meetings:

The present board members are:

Peggy Ann Shea, President

Michael Barksdale, Vice President

Don Smart, Secretary

Chet Hodgson, Treasurer

Jim Erickson, Member at Large

Regular board meeting dates are posted on the web when dates are finalized.

The 2019 meetings are tentatively scheduled for:

Thursday 7 March 2019

Thursday, 25 April 2019.

Summer meeting: TBD

Next Homeowners Meeting: Saturday, 2 November 2019

Kahili Golf Course, Nahele Room

Aloha and hau'oli makahiki hou

The Maui Vista Board by

Peggy Ann Shea, President

E-mail: president@aoaomauivista.org