



The Ridge Line

February 2021

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HAWAII LOA RIDGE, 669 PUUIKENA DRIVE, HONOLULU, HI 96821



HLR Annual Meeting – The Annual Meeting of the Hawaii Loa Ridge Owner's Association will be held on Tuesday, March 23, 2021 at 7pm. Depending on Social Distancing Rules it may be held by ZOOM. Further directions will be on the website; www.hiloa.org one week prior to the Annual Meeting. The primary function of this meeting is administrative and a decision to roll over any unused Assessment from last year to the year ahead.

Due to COVID restrictions on gathering, the "Owner's Forum that usually follows the Annual Meeting will be held at a later date and time.

Gated Community – Since 1982, Hawaii Loa Ridge Owner's Association (HLROA) was marketed and operated as an exclusive upscale community with secure access and a Security checkpoint at the entrance. Around the year 2000, the current gate system was installed. Then and Now, the Association Rules require owners to register guests. The Security Committee in 2020 recommended and the Board of Directors agree that "ALL" visitors and guests not on the current pass system be called in. This is important as unexpected visitors could be turned away at the gate if the owners can't be reached. HLROA issued passes are highly recommended for the most frequent visitors to your homes. Contractors, Professional Household Staff, Pool Cleaners, Landscaper's, etc. should register at the HLR Management Office after being approved by the owners. All residents should either put the most frequent, trusted visitors on the pass system or announce to Security that someone is coming up to your residence each visit.

An upgrade to the Security Center's access system is currently being discussed by the Board of Directors. An "Access Policy will be sent to all owners in 2021 to clarify the need to register all your guests.



View Channels – View Channels are specific areas where vegetation and improvements are not supposed to rise above 6 feet over the lots natural grade. They were provided to allow neighboring owners properties view. It may be that there is a tree in your view but it may not be in a view channel. In that case it's best to work with your neighbor to create a long-term understanding. Most likely they could cut some vegetation and still ensure their privacy. HLR Management has no authority to protect a view if it is impaired outside of a view channel but we do have a neighbor to neighbor policy to help in these situations.



Pets - Sixty-seven percent of U.S. households, or about 85 million families, own a pet, according to the 2019-2020 National Pet Owners Survey conducted by the American Pet Products Association (APPA). It's extremely important to observe the C&C and HLR Association Rules leash laws. The other 33% of folks who don't own pets may not enjoy being jumped on or licked by another's pet.



Allowing your pet to roam freely can upset other residents, especially when they find droppings on their property. Please exercise caution when walking your dogs and keep the cats inside. Cat's do not observe boundary's and it's safest to keep them protected within your own environment.

Below are friendly reminders -

1. Security cannot accept packages for owners and tenants.
2. Residents should call first responders (911) in case of emergency before calling Security.
3. All drivers at HLR need a valid Driver's License to enter. (No Exceptions)
4. Properties under construction need to provide bathroom facilities for their workers.
5. Owners and Tenants must follow the HLR Rules for their own protection.
6. Landscapers should never blow leaves onto neighboring property.
7. There should be no solicitation or canvassing of any kind on the Ridge.
8. Inspect your drains to make sure they are free to accept heavy rainfall and runoff.
9. Remind contractors that work is prohibited on Sundays and observed holidays.
10. Only owners and residents and tenants of over 1 year qualify for HLR decals and transponders for their vehicles.

2020—2021 Board Of Directors Names / Positions

Jan Reischel	Board President	Tom Gallagher	Vice President
Lynn Germain	Secretary	Derek Norris	Treasurer
Mark Heatherly	Director	Bryan Tepper	ex-officio

Association Management

Bill Koechlin	General Manager
Mike Wells	Operations Manager—Security
Walter Chung	Operations Manager—Administration
Luella Sufrin	Executive Assistant—Office Manager

Management Office:	373-5173
Management Fax:	373-7241
Security Center:	373-5303
Security Fax:	373-5304

E-mail: management@hiloa.org Website: www.hiloa.org

Fiscal Management

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Upcoming HLR Observed Holidays

Monday, May 31, Memorial Day
 Thursday, June 11, Kamehameha Day