



November 2020

Aloha Kanaloa Homeowners,

The Board is reaching out to let you know of some adjustments we are making to address some long-standing concerns. We have had many individuals rent a Kanaloa unit and then bring in fifteen to twenty-five "guests" overwhelming and putting undue stress on the unit and the amenities at Kanaloa. This is not an isolated incident. It has occurred for years.

The pandemic has focused the board on addressing the current guest policy. The current situation puts the residents, staff, and other guests in jeopardy by allowing large numbers of non-renting individuals to occupy units and Kanaloa amenities in violation of CDC and Hawaii Government pandemic protocols. Further the current policy has led to significant damage to some of the rental units.

One of the house rules for the AOA (#20) requires all individuals who rent their units, or management companies provide a notice of reservation to the Kanaloa front desk at least 48 hours before the guest arrival. This allows Security to have a daily manifest of who is on the property daily. By addressing individuals by name, Security removes the shield of anonymity and the individual who can then be removed from the property if they are not on the rental manifest.

Additionally, for the duration of the pandemic the board will restrict non-owners who occupy any Kanaloa unit from having any outside guests join them on the property. Renters who rent from individual owners or management companies must check in at the front desk to receive their gate card and fill out and sign the AOA House Rules acknowledgement form, including the requirement of not allowing any outside guests.

These policies will be effective **December 15th, 2020**, which should provide proper notification, so please begin the process of notifying any guests you have already rented to and notify your rental agent if you use one. We hope you will understand the reasons for these measures, which are being instituted for the health and safety of all. To maintain consistency and policy protocol, three documents will be sent in the next few days for your information, use, and compliance: 1) Notice of Reservation form (to report all reservations) & Acknowledgement of House Rules, 2) (new) Guest Registration and Security Policy and, 3) Board-adopted revised House Rules.

Your Board of Directors wishes you a warm Aloha and look forward to seeing us all together again, mask-free and able to mingle freely together in the spirit of Ohana that we have come to love at our Hawaiian home.

Mahalo,

Bill Lamberton

Your Kanaloa Board of Directors