



Makani Kai Marina

45-995 Waialele Road • Unit 81 • Kane'ohe • Hawai'i • 96744-3034

RESIDENT MANAGERS REPORT

21 July 2018 - 20 September 2018

Buildings

1. Picnic area masonry skim coated and repainted.
2. LED lights installed on both picnic areas.
See picture.
3. Continuing on the repainting of the pagoda lights throughout property.
4. Flush valves on both the urinal and toilet in mens restroom have been replaced. Mounts for urinal were replaced as well.
5. Baseboard on exterior of unit 32 replaced and weatherproofed.
6. Railing on unit 15 repaired.
7. Pickets on unit 45 repaired.
8. Installed blocking on small portion of roof on unit 10 and repaired drywall damaged by bird intrusion.
9. Cleared rain gutters on units 1, 3, 20, 21, 34, 35 and 42.
10. Solidified courtyard gate/fence for unit 24.
11. Repaired leaking pipe in parking garage coming from above on concrete landing.
12. Re-caulked trapezoid window on unit 1.
13. Painted part of bulb on light fixtures neighbor is claiming shines directly into her entire house.



Grounds

HTM returned to complete the tree removals. They returned on Friday September 14, 2018 to repair the wall they damaged while removing the trees.
See picture. Sprinkler repairs are continuing in-house as needed.

Marina

1. Continuing with “B” dock repairs.
2. Emergency repair to electrical on “C” dock on July 25, 2018.
3. Cleat relocated on slip 144.
4. Slip 162 pedestal repaired.

Administration

1. Envision has been on-site to install surveillance camera’s throughout the property.
2. Wiring for lights on exterior of clubhouse were fixed with the exception of one. Electrician believes roofers may have penetrated wiring running along roof on accident.
3. Roofing was completed on August 29, 2018. *See picture.*
4. Prepped for Hurricane Lane on August 23, 2018.
5. Cleaned up after storm on August 27, 2018.
6. I spoke with a rep for Hawaiian Telcom and he told me that he would send somebody out to replace the rotted metal covers housing their utilities.
7. Letter sent to unit 75 regarding derelict boat.
8. 3 Fold Craftsmen was on site to look at work needed on unit 3.
9. Paradise Rain Gutters was on site on September 13, 2018 to submit a proposal for units 10 and 58. *See proposal.*
10. Adonai’s Rain Gutter System was on site to submit a proposal on September 19, 2018. *Proposal upcoming.*
11. Association purchased a new washer and dryer for the RM unit.

