

Napili Ridge



Resident Manager

- Office (808)669-6911
- Day Phone (808)344-5893
- Security (808)870-5945
- E-Mail manager.napiliridge@hawaiiantel.net
- Website napiliridge.com
- Hours 6 a.m.—4 p.m. Monday through Friday excluding Holidays
- Call Security after hours for emergencies and parking issues.

Aloha,

Napili Ridge has been welcoming many new homeowners and tenants. We strive to be a welcoming and caring community. Along with this growth there are sometimes growing pains. In our community there are now many Vacation rentals, with this there are many new people daily on property and sometimes they are not aware of the rules and regulations here at Napili Ridge. Noise and parking are the two major issues that seem to affect the most people.

If there are issues please call the security number, (808-870-5945). The staff here can handle these as they come up. There is a system in place for continuing problem units and we will be stringently enforcing these rules so that the least amount of disruption occurs.

There are discussions with management and the board about different projects to be completed in the next couple of months. We will do our best to communicate with affected owners to cut down on any inconveniences. Feel free to call management for any questions you may have.

Aloha

Hours of operation,

Our hours of operation are Monday through Friday from 7 a.m. to 4 p.m. We will be closed on holidays and weekends. Please call security after hours for any emergencies or parking or noise issues.

No texts after hours.

ACT 204

During the 2015 legislative session, ACT 204 was passed which became effective January of 2016. ACT204 requires that operators of transient accommodations designate an on-island local contact and to display that contacts name, phone number and email address inside the unit, and provide that information on all websites, forms or any form of advertising or paperwork, and to the guest upon check-in. ACT 204 also requires that a units TAT license number be displayed both inside the unit itself and in all online advertisements, either directly in the advertisement or by link.

The penalty for failure display the TAT license number are fines the State imposes. \$500.00 per day for the first violation, \$1000.00 per day for the second violation and \$5000.00 per day for the third and subsequent violations. The penalty for failing to display the TAT license number in online advertisements may be imposed on both the operator and website advertising the unit.

Please note the Napili Ridge staff are not the on-island contact for any unit. Napili Ridge is not to be involved in any transient accommodation. Any calls from guests should they not be able to reach the on-island agent other than an emergency situation will be submitted to the state. This is also separate from ACT 326 which requires Napili Ridge to report the use of all units, this includes if a unit has an “unpaying” guest. Some units that the owners are absent from, and have these guest should also be aware of this.

We encourage all owners to comply with all aspects of both these as Napili Ridge is required to submit reports to the state. If there are any questions please feel free to call the office.

HURRICANE SEASON

Just a reminder. Hurricane season is in effect until November 30th. Please take time to prepare now. Include food water and any medications you may need to have. During a storm and for up to two weeks after supplies may be in short supply or non-existent. Please take note of numbers and websites below for further information.

POLICE EMERGENCY
NON-EMERGENCY POLICE
MAUI CIVIL DEFENSE

911
808-244-6400
808-270-7285

NATIONAL WEATHER SERVICE WEBSITE
WWW.WEATHER.GOV/OS/HURRICANE
HAWAI CIVIL DEFENSE
WWW.SCD.HAWAII.GOV/CIVILDEFENSE

TERMITE TENTING

As you know from our mailings, we are going to be tenting all of Napili Ridge the first week of October. Please note we will be sending out more information about bagging items and preparation handouts closer to the time of tenting. The following is a schedule for the tenting. October 2nd A,B,J building; 3rd K,C,D ;4th E,F,G and office;5th H,I and laundry. Remember no access to the units from 7 am till 5 pm the following day.

Upcoming Holidays

The holidays will be coming along soon. There has been some interest in having community functions to get to know your neighbors. During the holidays maybe pumpkin drawing, potlucks and ornament decorating. The staff would be more than happy to facilitate this if there is enough interest. Please let your ideas known, this is a community of neighbors.



NEW OWNERS

This past year has seen a lot of new owners to Napili Ridge. We want to welcome you to your new home. We strive to make this a community that all can enjoy. Just a few reminders;

Remodeling projects need to be approved by the Board of Directors. Please see the Manager in the office for the paperwork.

Renters need to register in the office when they move in.

Quiet hours are between 10:00pm and 8:00 am, please be courteous.

Recycling

Just a quick Thank You To all for their continued efforts to make Napili Ridge the best in West Maui for recycling. Keep up the good work.



Letter From The Association President

Aloha Owners!

I hope your summer is going well. As a live in owner here, I'm waiting for the trades to re-appear. It has been hot and muggy. I want to thank you for all the support for our board. We have a fine collection of qualified individuals serving to help this board make decisions for our property.

Thanks to Chris, our resident manager, and Daniel, our assistant. They have been handling the day to day issues. They are very professional and we are lucky to have them as our resident managers.

Plumbing work in front of B building will commence soon. We are sorry in advance for the noise and interruption, but this is a "must do" situation. Chris will keep residents informed of the schedule regarding temporary water shutoffs and other day to day situations.

Our gardeners, Tammy and Terry Nutt are continuing to do a great job and with the tenting in October we will be moving shrubbery back from the basis of buildings to give access for the necessary tarps that are needed to rid our buildings of termites. Maui has an infestation of termites. Several condominium projects are tenting this year including where I work as a vacation rental manager.

Please don't hesitate to contact our office at MCH with questions. Chris and our MCH management will keep you updated on what is needed to prepare your condos for this.

Our new contact there is Dawn, and we welcome her and wish her all the best in her new position. We are sorry to see Lisa move on to other endeavors. She was a great addition to MCH and we wish her good luck!

My e-mail is alohaablu@maui.net in case you wish to discuss any issues with me personally.

"Blue" Robinson, President AOA, Napili Ridge