

HOLOMUA NEWSLETTER

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www.holomuacondo.com

SEE SOMETHING, SAY SOMETHING

Our site manager, Junior Magusara, and head maintenance, JP, spend countless hours viewing the monitors to identify people who are trespassing or violating our house rules. This prevents them from completing all aspects of their job. We have several cameras pointing towards areas of entry but they are limited. We have had a fire extinguisher stolen, the case to the fire alarm broken, and trash strewn around...all up front. There have been many incidents where homeless people have congregated near the back transformer to do illegal activities or to use that area as their personal toilet. It would help facilitate their work load if residents who see something would report it to them. For example, when entering or exiting our property, if you see anyone going into the grassy area between Holomua and 7-Eleven who doesn't seem to belong there, please report it. If you see any suspicious behavior in the garage or the building, call them so they can act on it immediately. Another habit that we should all be practicing is not allowing anyone to follow us into the building if they do not have a fob. Tailgating has permitted people into Holomua who don't belong here. Junior can be reached at **(808)650-1215**.

Another major concern is the number of residents who have been victims of car theft. Several cars have been broken into and valuables taken. Please be vigilant; if you see something questionable at night, contact our security, Norman, from Pono Security at **(877)419-7666**.

HOLOMUA means to progress, to move forward, to improve. This will only happen if we all become proactive in making our home a safe and wonderful place to live.



Headlights - Brakes - Courtesy

With newly replaced speed bumps and working parking arms, residents are now able to navigate smoothly in the garage. To enhance everyone's safety, limiting your speed to 5mph and using headlights will increase your visibility to other drivers and pedestrians. Vehicles waiting for or dropping off passenger should NOT stop by the front entrance, but rather proceed further into the Loading Zone area. Stopping in front of the building prevents other vehicles from exiting the garage.

HOLOMUA Security

Pono Security was recently contracted to provide protection services for the residents of Holomua. Having the guard's primary station out in the open instead of situated in the office creates a visible presence for anyone passing by. Residents can easily get assistance when needed. We have already noticed a decrease of homeless and trespassers coming on to property and less people loitering in the back. Please be sure you update Pono's Security phone number in your CONTACTS on your phone in case of emergency.



MEET JUNIOR

Since mid-December, Holomua residents have been greeted by the welcoming smile of site manager Junior Magusara. An employee of Integrated Facilities Services, he provides oversight to the property management needs of our building. His prior experiences prepared him to take on the diverse demands at Holomua. His greatest joy working here is interacting with the residents. With his reputation of being a computer nerd, he is making headway organizing the unwieldy files on the hard drive and creating a logical system. The downfall of his job – addressing the constant trespassers and homeless individuals who come on property.

Junior's work day starts with a 20-mile drive from Ewa Beach to town. Not so bad when Work-from-Home was in force and students learned remotely. Nowadays, his typical drive to work could take anywhere between 30-60 minutes in heavy traffic. Add in the reverse drive home and he tracks over 40 miles + up to 2 hours behind the wheel each day!

Yet Junior is upbeat and remains positive. With girlfriend Keiana and their lovable pet Chihuahua Mochi, spending time with family is TOP priority. Simple foods keeps him happy. Ask him what Keina packs in his lunch box every day and it usually includes one of his favorites: Spam, Vienna sausage or chicken with rice. Junior is a master chef, as long as it entails using the microwave. He can spend extraordinary amount of his leisure time online daydreaming on Google Earth; checking out places on his bucket list, revisiting the areas where he was born (Philippines), or feeling the excitement of having close up views of the majestic Seven Wonders of the World. Junior has found the secret of touring the world for mere pennies.

His Wednesday hours recently changed to accommodate residents getting home late from work. It's now noon to 6:00pm. Please stop by any time during his shift. Junior is always willing to assist!

For the last two years, the Holomua Board of Directors has been operating with 6 members. We have three vacancies that should be filled so that we can get diverse opinions from nine members before making decisions that impact all residents in our building. Our major responsibility as a board member is to preserve, protect and maintain Holomua. We are given the responsibility of making sound decisions that impact our residents. Our guide is the Declaration, the Bylaws of the Association and the Project Rules. We meet every other month in the activity room during normal times, and have been conducting meetings through Zoom during the last two years. The responsibilities of a board member are not taxing; quite frequently we make decisions through emails.

So what does it take to be a director? First and foremost is a person who cares about maintaining our community. We're looking for someone who is diligent, honest, fair, and loyal to the best interests of the Association.

The six members who occupy positions on your board are a diverse group: there are four retirees (one was in Human Resources, another was an electrical engineer, and there was also a commercial realtor and a high school teacher). Two members are still working: one involved in commercial real estate and the other as an insurance account executive. We are a congenial group who rarely disagree. When we do disagree, we discuss the issue in a respectful manner and resolve it. So what do we have in common? Pride in Holomua and the desire to serve our community and make it the best place to live.

It is our desire to attract younger owners to the board. The interests and desires that you have may not be the same as those that presently serve. We are in our 50s-70s and will not be around forever. Please consider this an open invitation to be a director. There's a sense of fulfillment and accomplishment when projects are completed and you know you had something to do with it! If not, please attend our meetings...this might sway you to join us!

