

# Summary of Rules and Common Courtesy for Hokulani Residents

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## Registration Forms

- . All unit owners and residents must immediately submit a complete registration form to the resident manager upon taking possession of a unit *and* when any change occurs in their registration information

## Pets Welcome

- . A reasonable number of indoor household pets are permitted
- . Dogs and all other pets must be restrained on a leash and attended at all times while outdoors
- . Pet waste must be cleaned up and disposed immediately, every time

## Parking and Vehicles

- . Residents may only park in their assigned space, not visitor parking or another resident's space
- . Visitor parking spaces are for temporary guest parking only
- . Parking is not permitted in Visitor spaces between 1:00AM – 5:00AM
- . Oversized vehicles and those that do not properly fit into a parking space must park off-site at all times
- . Vehicles must be in operating condition and may not undergo any maintenance, repair, improvement or significant inspection activity in the community. All vehicles must be properly licensed
- . Parking stalls must be maintained in a clean condition and any fluid spills cleaned up immediately
- . Moving trucks and delivery vehicles that do not fit into a visitor parking space may temporarily park in the driveway in a manner that allows normal traffic flow, but only as long as they are actively being loaded or unloaded. Vehicle drivers must remain in eye-sight of their vehicle at all times and move it immediately when necessary or when asked
- . Sorting, boxing and moving activities, and other housekeeping activities must be conducted indoors as possible and never block a driveway, walkway or parking space

## Bicycles

- . Bicycles, skateboards, scooters and other wheeled-equipment must be walked at all times, not ridden
- . Use of the bicycle rack is by reservation and assignment only by the resident manager
- . Resident and guest bicycles (etc.) must be taken indoors when idle and not parked on common areas

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### Community Environment

- . Television, music, talking, etc must be controlled and not disturb other residents any time of the day
- . Remodel, construction and maintenance noise is allowed only from 8:00AM to 4:30PM, Monday-Saturday
- . Reasonable activity in recreation areas and common areas is permitted between 8:00AM and 10:00PM
- . Quiet hours are from 10:00PM – 8:00AM, 7 days per week
- . Smoking and odors must be controlled so not to disturb other residents
- . Garbage and waste must remain indoors until it is disposed in a dumpster or taken off-site
- . Items allowed in dumpsters are household trash only, boxes must be cut into small flat sections
- . Feeding wildlife is not permitted. It leads to serious health and community problems
- . Fires and open flames are not allowed in any entry area, lanai or common area (except in Hokulani BBQs)
- . Commercial shopping carts are not permitted in the community at any time
- . No storage of personal items, construction materials, equipment or etc is permitted in any common area
- . Solicitors and other uninvited persons are not permitted in the community
- . Immediately report to Police any suspicious person or illegal activity. Immediately notify the resident manager of any threat of property damage to the community

### Home Improvement and Appearance

- . Alteration and improvement of the interior or exterior of your unit is not permitted without Board approval, unless specifically permitted in the Hokulani Design Review Manual
- . Items placed on the lanai must remain entirely below the height of the railing, except for natural plants
- . No item may be placed *on* lanai railing, including natural plants
- . Items may not be hung, draped over, or protrude from any window, lanai, entryway or railing
- . Window coverings must be off-white color only with no printed pattern
- . Signs, notices or posters may not be placed or viewed from the exterior of a unit
- . Decoration is permitted in entries and lanais during holidays. Other exterior decoration is prohibited
- . Each residence entryway must be kept clean and free of objects and storage at all times
- . A proper door mat and a reasonable number of shoes or slippers are permitted in the entry

### Maintenance & Repair

- . Owners and residents must frequently inspect and maintain all plumbing fixtures, water lines, hoses and seals and maintain proper caulking in all sink, tub and shower components, etc
- . Owners / residents must maintain their window components free from corrosion and properly lubricated
- . Owners / residents must properly care for all window screens / screen doors and replace if damaged
- . Owners / residents must investigate and immediately report any water stain or leak to resident manager
- . Exterior maintenance or safety issues must be reported immediately to the resident manager

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