



IT'S HURRICANE SEASON

It's hurricane season June through November. Make sure you have an emergency kit readily available at home and a few extra gallons of water to last you for a couple of days.

Water Tip of the Day!



This trick is an oldie but goodie, especially if you have an older toilet that's not low-flow. Fill a large plastic gallon container with sand and water and place it inside the toilet tank. This will save you three liters of water every time you flush.

However, be warned: don't do this if you already have a low flow toilet. Without the right amount of force, toilet contents will block drains going out to the sewer.



Let's welcome our newest crew member to the Windward Passage. Security Officer Jack Borzych.

Jack currently lives on the leeward side with his wife Hiroko. Jack brings extensive background in safety and security management as well as experience as a General Manager for a hotel in Palm Springs, California. On his off days he enjoys golfing, travel and his Shiba-inu dog Hana. His experience in the hospitality industry, having effective communication skills and cheerful outlook will be a great asset to all our residents and our staff. Welcome Aboard Jack!

****Friendly Reminder-06 Stack****

***For only the "06" stack Units:
206,306,406,506,606,706,806,906,1006,
1106,1206,1306,1406,1506,1606,1706,
and 1806). Mandatory High Risk Unit
Component Inspections along with Drain
Cleaning will be done on June 21st, 2022,
starting at 8 a.m. to 5 p.m.***

Property Updates: Spectrum will soon be giving us a schedule to upgrade their equipment for every unit to provide fast and reliable phone, internet, and cable TV services. Access to all units is mandatory to ensure that quality service is restored to you, and your neighboring units. Please keep in mind that if you miss your scheduled day, your service may not work properly until your unit is completed. The upgrade is free of charge. If you choose to deny access, future installations to your unit may incur a \$350.00 charge. This fee is to change the cables coming from above, and below your unit, and to replace the equipment inside your unit. Not having your unit done will cause poor performance and issues for others in the building. Please make arrangements for someone to be home. Spectrum said they will give us a month's notice. As we get closer to their date, more information will follow. The basic scope is to open up existing wall plate outlets in each unit, change cable coming from unit above, and below and install the new service for each unit.

HOUSE RULES- REFRESHER GUIDE

Definition of a House Guest: A guest who is staying in a Windward Passage apartment for a limited period of time at the invitation of an owner or tenant/resident living at Windward Passage, who is not a resident and who does not pay rent or provide any compensation to the owner or tenant/resident. All house guests must be registered with the Resident Manager except children under age twelve. See House Rule 6.1 for further details.

Apartment Leasing: No owner or agent shall rent or lease any apartment in the project for a period less than one hundred eighty (180) days. HR 7.0

Vehicle Rules: No vehicle or trailer will be allowed in allocated parking stalls without current license plates, registration, and safety stickers, and shall be registered with the Resident Manager upon moving in. HR 14.1

Open House: Plans to hold an open house must be arranged with the Resident Manager 24 hours in advance, or no later than Friday prior to the weekend of the open house.

Pets: No pet shall be allowed to become a nuisance or create any unreasonable disturbance. Examples of nuisance-type of behavior: Pets that relieve themselves on walls, floors, or grounds of common elements with the exception of the Dog Run. HR 4.6.7d. Residents are responsible for visiting pets, which are subject to the same restrictions as resident pets.

Registration: The Owner or Lease/Rental Agent of any unit shall notify the Resident Manager of the names of all new residents and must complete, sign, and submit all forms required by the Association of the Apartment Owners for record keeping purposes at least 48 hours prior to occupancy of the unit and prior to issuance of entry fobs.

Important Meeting Dates

Building Committee Meeting, June 9th, 2022, 6 p.m. Social Room

Board Meeting, June 23rd, 2022,

5:30 p.m. - Shareholder's Forum, 6 p.m. meeting starts.

The spalling project for the exterior part of the building has finally been completed! Concrete spalling repairs are usually done every 3-5 years. This project took over 1 year to complete.

Thank you for all your patience and cooperation. Jeanmarie Olmos/RM