

Ōlelo Launa

www.rkca.org
Summer 2006

UPDATE ON 3D INVESTMENTS

BY LANCE WIDNER

While it has been a relatively quiet couple of months with regard to our direct contact with 3D (the "proposed golf course" land owners), our State Senators and Representatives have been busy.

After many months of phone calls and meetings with these Officials, both live and written testimony before the Senate Hearing Committee, and strong support from a few of the Reps, Senators, and City Council members who serve our area, we have officially passed Senate Concurrent Resolution 1411

While the State feels this is ultimately a City and County issue, this resolution acts as a strong recommendation from the State to take our desire to maintain preservation status seriously. Because the issue has now fallen into the City and County's hands, I enclose a copy of my most recent correspondence to Mayor Hanneman below:

My name is Lance Widner, and I am the current Government Affairs Chair for the Royal Kunia Community Association, I hope my email finds you well.

The reason for my email is to

follow up with a letter sent to your office back on June 15 from Representative Jon Karamatsu regarding the preservation of a one hundred and seventy-two acre parcel of land in the middle of Royal Kunia. Senate Concurrent Resolution 141 was adopted by the 2006 State Legislature pertaining to this matter, and it has now been placed in your hands for consideration, and more importantly, for action.

It was brought to our attention several months ago that a developer from Beverly Hills, CA purchased this preservation land at a substantial discount with the notion of rezoning and developing houses on it. Unfortunately for the developers, they have been met almost unanimously with a resounding "NO" from the entire community.

This land has been deemed preservation land per the Oahu Sustainable Communities Plan in an effort to maintain green space and quality of life for our area, and has quite frankly played a large role in creating a desire to live in Royal Kunia. Moreover, perimeter lot owners paid thousands of dollars in

additional premiums for the option to live on "proposed golf course" land. While the developers insist that today's inflated construction costs make golf course development financially unfeasible, I would maintain that no open space on Oahu would remain using this form of logic.

In light of my email, I am wondering if it would be possible to have my committee meet with you at your office sometime in the next few weeks to discuss this issue so that you may fully understand the dynamics of our concerns and objectives. At the very most, we would hope to get support from your Office to construct something that maintains preservation status: municipal golf course, city park, etc. At the very least we ask for your support to disallow any form of rezoning should these developers (or any subsequent land owners for that matter) apply for such a permit.

Thank you in advance for your consideration of my letter Mr. Mayor, and I anxiously await your response as time permits.

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HEAD'S UP KUNIA!

- The RKCA board meeting start time is now 7:00 pm. Call 688-9001 to confirm place and time of meeting.
- HPD no longer handles animal complaints. Call the Humane Society at 946-2187 for noise or abuse complaints.
- Royal Kunia is patrolled by off duty HPD, however, if a resident sees or hears any suspicious activity—call 911! Don't assume the off duty HPD officer is there or that someone else will call. Be Proactive!

BARKING DOGS

Recently, a homeowner in Royal Kunia successfully took a neighbor to court over nuisance barking. In an effort to educate other residents and pet owners, the following was reprinted with permission from The Hawaii Humane Society.

A dog owner is in violation of the City & County of Honolulu's animal nuisance law when their dog barks intermittently for 30 minutes or constantly for 10 minutes to the disturbance of others.

The Humane Society initially responds with a letter advising that a complaint has been made and includes educational materials on why dogs bark and measures that the owner can take to alleviate the barking. Additional complaints can result with an investigator visiting the complainant and the dog owner to resolve the problem. Fines can escalate up to \$1,000.

While each case varies, successful resolution of these complaints require that the complainant complete a statement form and be willing to appear in court as they serve as the witness to the violation.

While barking is a natural form of canine communication, excessive barking

can be due to prolonged confinement, loneliness or boredom. Dogs that aren't exercised enough often bark to release tension.

Citronella collars can be purchased or rented from the Humane Society. Citronella anti-bark collars work by dispensing a spritz of citronella scent when the dog barks. Dogs dislike the smell and it interrupts barking. The collars can be purchased at the Humane Society.

When available, a citronella collar can be loaned for two weeks. Call 946-2187, ext. 228, to rent a collar.

Shock collars are not recommended because they cause pain and can create other behavior problems.

Remember, there are three steps to alleviating this problem if speaking to your neighbor does not work:

Step 1: Call the humane society with the address where the dog lives. The humane society will send a letter to the owner stating a complaint was received and asking them to fix the problem.

Step 2: After a two week period if the problem persists the complainant calls the humane society back and an officer will visit the owner to observe the

problem and encourage the owner to fix it.

Step 3: If after another couple of weeks the problem still persists the complainant needs to call the humane society again. This time a citation will be issued but the complainant needs to be willing to go to court if the owner decides to contest the citation.

Call the Humane Society at 946-2187, ext. 1 for nuisance complaints regarding barking.

Visit the Hawaii Humane Society's website for further information at <http://www.hawaiianhumane.org>

In conjunction with barking dogs, remember the state of Hawaii has a leash law.

According to this ordinance dog owners are to keep their pets on a leash not longer than eight feet while in public areas and their dogs are not allowed on private property without the owner's consent. Dogs not on a leash, even if owned, or on private property without the owner's consent are considered strays and owners are subject to fines starting at \$50 and rising to \$1000 with jail time.

STREET TREES AND MAILBOXES

A friendly reminder to homeowners with street trees planted adjacent to your lots. Please remember the trees are either the property of Kunia Residential Partners (for streets that are in the process of being dedicated) or the City & County of Honolulu (for streets that have been dedicated). Maintenance of the street tree is a joint effort. Kunia Residential Partners/City & County of Honolulu is responsible for the trimming/pruning; adjacent home-

owner is tasked to water and sweep the debris caused by the tree. Street trees planted on Community Association Property (CAP) are maintained by your Association's landscape contractors.

Based on routine inspections in the community, there are certain streets that have accumulated debris from nearby trees. The accumulation is an indication that the adjacent Lot Owner is either not aware of his/her responsi-

bility, has been too busy to get to it, or thinks the work is part of the Association's contract with the landscape contractor.

If debris from a street tree planted adjacent to your lot continues to accumulate, and little or no effort is being done to maintain the area, your Association will have no alternative but place a work order for the landscape

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contractor to clean the area. Charges incurred will be assessed to your unit account. For homeowners not certain of who is responsible for the maintenance of a nearby tree, please call your Association's office at 688-9001.

Lockable Mailbox

For your added safety and conven-

ience, your Design Committee has approved the installation of a lockable mailbox without having to submit a Design Application. The specific lockable mailbox that is approved for use in ROYAL KUNIA is identified in Home Depot's web site.

Brand: MAILSAFE

Model: RSKB0000

Color: Black

For any questions, please call your Association's office at 688-9001.

WEST OAHU CAMPUS UPDATE

BY REPRESENTATIVE MARK MOSES

When first elected nearly 10 years ago I pledged to you I would fight for four infrastructure improvements for Kapolei. We needed a Middle and a High School, a Library and a four year college. The new University of Hawaii West Oahu Campus is the last of those projects remaining to be completed. We have made good progress on this project. We have the land; we have the commitment of the Governor and the University Board of Regents. The Regents have just selected a contractor for the development.

The site selection itself was a major hurdle. Campbell Estate has generously donated land for the campus, and even gave the University three possible sites to select from. Some short-sighted people lobbied the University to accept a 27 acre site in downtown Kapolei near the State Office Building, but I opposed it. It would have been a ten story building in downtown with terrible parking and traffic problems.

The next site was 60 acres between the middle school and Ewa Villages. Although providing for a flat campus, it would be too small for the full four-year college that we envisioned. We held out instead for a much larger site, the 500 acre site in East Kapolei that was eventually chosen.

We did this because we had a vision of what this university should become, a full four-year baccalaureate degree university at least the size of Manoa. We dreamed of a campus that would be home to some of the

University's major colleges and capable of meeting the higher education needs of one of the largest communities in the State of Hawaii.

We also knew that such an institution would need good freeway access, ample space for parking, and that it should be located in a place that would not contribute to the already overcrowded streets of downtown Kapolei.

Construction of basic infrastructure for the new campus has begun with building of the North-South Road and its new H-1 interchange. The new road will not only meet the transportation needs of the University, Kapolei and Leeward Oahu; it will also provide a corridor for water, power, communications and sewer lines.

The highway will be constructed with utility rights-of-way adjacent and parallel to the roadway. This is an important improvement over most existing roads because it won't have to be torn up whenever repairs are needed. The Board of Water Supply expects to advertise for bids for installation of water lines in October, with construction to be completed by the end of next year. Sewer and Power lines will also be completed within the next two years; with the Department of Hawaiian Home Lands providing much of the funding (they will be developing adjacent lands).

The University and Developer, Hunt Development Corp. are in final stages of negotiating business terms for the development. This has been complicated by rising interest and construction costs in Hawaii, and by the need for State fund-

ing for off-site infrastructure. The Developer is expected to bear primary responsibility for on-site infrastructure for both the private and University portions of the development, but off-site infrastructure is expected to cost an additional \$53 Million.

Funding the University portion of the development became a stumbling block this year. The House placed \$208 Million spending authority in the budget for campus development, subsequently reduced to \$16 Million bond funds in the Senate and then eliminated in conference committee.

Apparently there was a problem of internal political maneuvering within the Senate. If so, it is a shameful sacrifice of the public good for personal ego. We were elected to serve the people of this state and that should be our only goal. In a year when there was a huge budget surplus, for the Legislature to ignore such an important and fundamental need is hard to understand.

I haven't given up. A new UH West Oahu Campus remains a goal of mine. I will be back next year to get the funding to make the new campus a reality.

KUNIA ROAD FENCE PAINTED

BY MIKE FREEMAN

The day was hot and dusty, but could not dampen the spirits of the Boy Scouts of Troop 32. They had come to do a good deed, and did indeed succeed. All of us in Royal Kunia can thank Andrew Russell and his 26 scouts. They transformed our community fence along Kunia Road from a vulgar and ugly graffiti mess to new looking in the course of the day.

Much more went into the project than a day's work painting. Many hours of planning and preparation were involved. It all started out with young Mr. Russell in search of a worthy Eagle Scout project. He wanted to make a difference while striving to achieve scouting's highest rank. The eyesore of Royal Kunia's fence to all who travel Kunia Road north had been an embarrassment for months.

Andrew Russell surveyed the fence and found it needed more than just paint to cover the graffiti. Three sections of the fence needed to be replaced. Several irrigation heads were damaged. Weeds were growing up to the fence in many places.

Andrew noted that half the fence was covered in a vine. The vine looked good, and had the added effect of preventing or hiding graffiti. Through research with local plant nurseries, Andrew identified the type of vine and learned how to take cuttings to produce new plants. After much trial and error, Andrew had new vines to plant along the fence that would someday cover the entire perimeter.

RKCA made available the paint and applicators that were donated by Pittsburg Paint Stores –thru the cooperation of Mr. Joe Casarez. The weeds were cleared, the sprinklers were repaired, HPD was arranged for traffic safety and the volunteers selected. On the day of the project, everything was ready. Our enthusiastic scouts painted the entire exposed fence area, planted the new vines and cleaned up in four furious hours of action. The improvement in appearance was noticeable, the vines will eventually cover the entire fence,

and Andrew Russell went on to receive his promotion to Eagle Scout.

Mahalo to Andrew and Boy Scout Troop 32. You are good neighbors, and we are proud of your accomplishments!

JOB OPENING!

Position Opening in Royal Kunia Community Association Office

Part-time Covenant Manager:

Duties include, but not limited to:

Enforcement of existing rules, regulations, policies and procedures governing Royal Kunia Community Association

This position is an introduction to the field of Community Association Management

Visit www.RKCA.org for Position Description and application deadline, or call 688-9001.

THIS JUST IN!

CHECK YOUR MAILBOX!

Proposed Amendment to your Amended and Restated Declaration of Protective Covenants ("DPC")

In ten days each homeowner will receive important information (Summary of Amendment, Written Consent Form with complete text of the proposed amendment, and a pre-addressed stamped return envelope) about the proposed change of the percentage required to amend your primary governing document. When received, please review the information and return the ballot with your vote as soon as possible.

FOR ASSOCIATION CONCERNS

Certified Management: 836-0911

Jon McKenna, Community Association Manager: 836-0911
For 24/7 Emergency: 533-3116;
FAX 839-9430

Albi Mateo, General Manager:
688-9001—7:30 am to 4:00 pm
Monday—Friday or
RKCAhawaii@aol.com

For Kulana Knolls, please call
Ralph at 688-0552

For Expressions I, Site 4A, please
call Peter Wargo at 623-2899

Abandoned Vehicles:	532-7700 x250	
Animal Complaints:	Humane Society @ 946-2187	
Board of Water Supply:	748-5030	Building Dept (Permits): 523-4505
Bus Schedules/Routes:	848-5555	Crime Stoppers: 531-3771
Domestic Violence Hotline:	531-3771	Dept. of Health: 586-4400
Hawaiian Electric Co:	548-7961	Poison Control Center: 1-800-222-1222
Police (Pearl City Station):	455-9055	
Satellite City Hall Waipahu:	671-5368	
Castle&Cooke Homeowners Warrantor Center:	626-3630	
Senator Brian Kanno:	586-6830 Fax:586-6679 (Fax)	senkanno@capitol.hawaii.gov
Senator Clarence Nishihara:	586-6970 Fax: 586-6879	sennishihara@capitol.hawaii.gov
Councilmember Nestor Garcia (9th district):	547-7009; 523-4220 (Fax)	ngarcia@honolulu.gov (Connie Herolaga is assigned to take care of issues for the Waipahu area. Her phone number is 523-4444).
Rep Mark Moses (40th district-above Anonui St):	586-8500; Fax: 586-8504;	repmoses@capitol.hawaii.gov
Rep Jon Karamatsu (41st district-below Anonui St):	586-8490	

A big MAHALO to all those who call in broken sprinkler heads, leaking water valves, burned out lights, and everything else that you report. Your efforts go a long way to make our community safer, brighter, cleaner and a great place to live.

Olelo Launa is YOUR newsletter. If you would like to submit an article, photo, or publicize an event you think the community would be interested in, please contact Albi Mateo at 688-9001 or email at RKCAHawaii@aol.com to make arrangements to submit your material. Or you may mail your article in care of Jon McKenna, Attn: Royal Kunia Community Association, 3179 Koapaka Street, Honolulu, HI 96819. Content of materials should be of general interest and be informative about events or developments affecting Royal Kunia Community Association. Articles may be edited for reasons such as length, grammar and propriety. Editing will not alter the meaning or intent of any contribution without prior consent from the submitter. The newsletter is published four times a year.

Note: Views expressed in articles are not necessarily those of RKCA. its employees or volunteers

Editors: Raynelle Ash, Dylan Monaghan & Dianne Santiago

