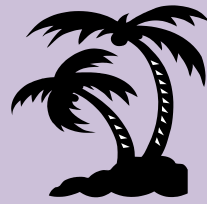




# ALOHA



**Hawaiian  
Village  
Condominium**  
Ocean City, MD

August 2010

## Summer Newsletter

### END OF SUMMER BEACH PARTY

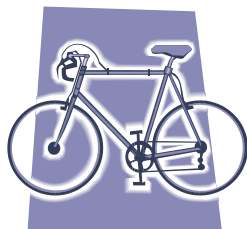
Saturday, September 25, 2010



Hawaiian Village will celebrate the end of summer with a Beach Party Happy Hour on Saturday, September 25<sup>th</sup> at 6pm. Weather permitting, the event will be held on the beach at 142<sup>nd</sup> Street. Bring your beach chairs. Relax on the beach, listen to music and meet your neighbors!

### BIKE ROOM

This storage area is for owners' use only. Bikes without proper and current stickers or bikes left in the aisles will be removed to our community racks. Locks will be removed or cut on bicycles that do not belong in the room. Rules are posted on the wall in the bike room. Please advise your renters and rental agencies that all tenants must follow the rules of the Association.



### MAINTENANCE REMINDERS

- Summer thunderstorms and possible hurricanes are often accompanied by very strong winds.

Please bring in your deck furniture whenever you are leaving your unit for more than 24 hours.



- Owners should arrange to have their HVAC condensation lines blown out every year. Clogged lines result in water damage, not only to your unit, but other owners' units and common areas as well. Repairs and other costs associated with clean-up will be billed back to the source of the water.
- Other important maintenance issues can be found on our web site:

[www.hawaiianv.com](http://www.hawaiianv.com).

### ANNUAL MEETING

Saturday, November 6, 2010

The Annual Meeting of the Council of Unit Owners will be held on **Saturday, November 6, 2010** at 10am in the Royal Hawaiian conference room.

There are two Board seats that expire this year. If you are interested in joining the Board or becoming a building representative, contact Richard Dannenberg at 410-356-6483 or by email at [radsearch@aol.com](mailto:radsearch@aol.com).

## WINDOW & DOOR LEAKS

During the past year there have been an increasing number of water leaks and damage caused by the failure of window seals and/or failing storm or balcony doors. Many of the leaks to date have been on the southern side of the Royal Hawaiian building.

The repair or replacement of windows and/or doors is the responsibility of the unit owner. The Board recommends that all owners that have not replaced the master bedroom window to be proactive and replace this window.

If your storm door and frame is rusted, this should also be replaced. Masterjack and Go-Glass have been the two companies that have made most of the replacements. Their phone numbers can be found on our web site.

Owners of units in all three buildings should consider replacing doors and windows as appropriate. This will help protect your investment for years to come.



The Board of Directors wishes you an enjoyable summer season. We look forward to seeing you at the Beach Party on September 25<sup>th</sup>.

## UPCOMING EVENTS IN OC

### August - September 2010

☼ Sundaes in the Park	July 25-August 29
☼ White Marlin Open	August 2-6
☼ Dub Custom Car Show	August 7-8
☼ OC Antique Show	August 13-15
☼ Worcester County Fair	August 13-15
☼ OC Cruzers Car Show	August 22
☼ Labor Day Weekend Art & Craft Festival	
☼ Delmarva Bike Week	September 16-19
☼ Sunfest	September 23-26

Check out the OC Visitor's web site [www.ococean.com](http://www.ococean.com) for more information and for other events and activities.

## CONTACT INFORMATION

### Property Manager

Ocean Point Ltd.

Stephan M. Kenny, President

Phone: 410.213.7144

Fax: 410.213.2644

Email: [oceanpoint@msn.com](mailto:oceanpoint@msn.com)

### Board of Directors

Richard Dannenberg, President

Wade Hall, Vice President/Treasurer

Jim Wilson, Vice President

Nadia Akhmed, Vice President

David McClure, Secretary

*Board contact information is on the Hawaiian Village web site [www.hawaiianv.com](http://www.hawaiianv.com) (on the Owners page).*

*To obtain information about the Hawaiian Village network in Ocean City, check out [www.ocwifi.net](http://www.ocwifi.net). To report problems or inquire about technical matters, call 1-888-90C-WIFI.*

*To suggest additions to the Hawaiian Village web site, send an email to [jve19106@yahoo.com](mailto:jve19106@yahoo.com).*