

All information provided is public information
(Online application created on May 4, 2023)

1. Project Registration Information

Project Registration Number:
2401

Name of Condominium Project:
HO'OMALU AT WAIKELE

Project Street Address:
94-970 LUMIAUUAU ST

Total # Units:
54

Expiration of bond on file with Commission:
03/16/2022

NOTE: If no information is printed in the "Expiration of bond on file with Commission" field, the AOOU has previously applied for a fidelity bond exemption (all fidelity bond exemptions expire at the conclusion of the biennial registration period). Question #5 of this application allows the AOOU to select a fidelity bond exemption.

Association Information

2. Officers & direct contact

2a. AOOU Officers: (public information)

President:
NISHIMURA, PAUL

V. President:
RIVAS, ALBERTO

Secretary:
LEE, MICHELLE

Treasurer:
MORIWAKI, SUE

2b. Designated Officer From Section 2a for Direct Contact:

Title:
PRESIDENT

Last Name:
NISHIMURA

First Name:
PAUL

Officer's Mailing Address(public):
94-970 LUMIAUUAU ST F101
WAIPAHAU, HI96797

Day Phone:

Title:
MANAGEMENT EXECUTIVE

Last Name:
AKANA

First Name:
KIMBERLY

Mailing Address(public):
711 KAPIOLANI BLVD., SUITE 700
HONOLULU, HI 96813

Public Email:
KIM@HMCMTG.COM

3b. Individual responsible for implementing access policy for service of process.

Name Primary:
PAUL NISHIMURA

Title:
PRESIDENT

Telephone:
808-676-8974

Name Alternate:
ALBERTO RIVAS

Title:
VICE PRESIDENT

Telephone:
808-364-9038

Pursuant to HRS § 514B-106.5, please identify the individual designated to provide reasonable access to persons authorized to serve civil process, in compliance with Hawaii Revised Statutes Chapter 634.

4. AOUO Management Status

Managed by Condominium Managing Agent

Management Company:
HAWAIIANA MGMT CO LTD

Officer's Mailing Address(public):
711 KAPIOLANI BLVD STE 700
HONOLULU, HI 96813

Day Phone:
808-593-9100

Public Email:

5. Bond Information

Fidelity Bond Exemption: An AOUO that is unable to obtain a fidelity bond may seek approval for a bond exemption from the Commission (HRS §514B-103(a)(1)). Select which type of exemption the AOUO is requesting. The AOUO may submit only ONE type of bond exemption if the AOUO meets all the conditions and terms stated on the application. An additional \$50 nonrefundable bond exemption application fee will be added to the total amount due. If the bond exemption is denied, then the AOUO must submit evidence of current fidelity bonding no later than the May 31, 2023

Percentage of residential use units in the project which are owner-occupied
55.56%

7. Annual operating budget:

Did the AOOU board of directors adopt an annual operating budget?
Yes

8. Reserves:

(see [Instructions \(instructions.html\)](#))

8. Is the AOOU funding a minimum of fifty percent of the estimated replacement reserves OR funding one hundred percent of the estimated replacement reserves when using a cash flow plan?
Yes

If yes, what is the percent funded?
100.0%

Other information

9. AOOU Educational Materials

Does your AOOU maintain and make available for owner-review during reasonable hours a reference binder containing the Board of Directors Guides, Real Estate Commission brochures, HRS Chapter 514B, HAR Chapter 107, copies of the declaration, bylaws, house rules, and any amendments?
Yes

If yes, where are the materials kept?
HAWAIIANA MANAGEMENT COMPANY

10. Mediation/Arbitration

Has the AOOU utilized mediation or arbitration to resolve condominium disputes within the past two years?
No

CERTIFICATION OF CONDOMINIUM ASSOCIATION OFFICER, DEVELOPER, 100% SOLE OWNER or MANAGING AGENT WITH DELEGATION OF DUTY TO REGISTER

For the Period of July 1, 2023 - June 30, 2025

1. I have read and understand the Instructions.
2. I certify that this application is complete as required, and is accompanied by the required documents and fees.
3. I certify that I am authorized to sign this certification on behalf of this condominium association, that the information provided is true and correct, and that there are no material omissions. *(It is unlawful for any AOOU, its officers, board, or agents to file with the Commission any information that is false or contains a material misstatement of fact (HRS §514A-134 and 514B-99.3). Any violation is a misdemeanor.)*
4. I certify that any changes to the required information provided in questions one (1) through five (5) of the registration application information, as required by HRS §514B-103(a)(1), shall be reported to the Real Estate Commission, in writing, within 10 days of the date of change. I further certify that the condominium association shall continue to update all other information during the biennial registration period as required by statute and provide updated information as requested by the Real Estate Commission. Also, written notification shall be provided to the Real Estate Commission at least 30 days prior to cancellation, termination, or a material change to the information provided in the evidence of fidelity bond coverage.

Name of Association Officer, Developer, 100% Sole Owner, or
Managing Agent with Delegation of Duty to Register Completing this Application:

PAUL NISHIMURA

- **President**

Name of Condominium Project: **HO'OMALU AT WAIKELE**

Reg.....593.....\$64.00

CETF.....906.....\$7.00 x 54 = \$378.00

CEM.....CEM.....\$3.00 x 54 = \$162.00

CRF.....583.....\$100.00

Total Amount Due for Registration = \$704.00

Payment Method: ECHECK

Received On: May 4, 2023

Contact Email: ROXANNEM@HMCMGT.COM

Condominium Association Biennial Registration

Real Estate Branch, Association Registration, DCCA

335 Merchant Street, Room 333 • Honolulu, HI 96813

Phone: 808-586-2643 • Email: hirec@dcca.hawaii.gov (mailto:hirec@dcca.hawaii.gov)

[Accessibility \(https://portal.ehawaii.gov/page/accessibility/\)](https://portal.ehawaii.gov/page/accessibility/) | [Privacy \(https://portal.ehawaii.gov/page/privacy-policy/\)](https://portal.ehawaii.gov/page/privacy-policy/) |

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