



Meeting Notes Board of Directors

Date/Time: May 17, 2022, 7:00 pm

Location: Via Zoom

Board: Scott Rees, Tom Parr, Peter Katsur, David Ward, Tani Kron, Drew Loeffler, Christina Jaquith, Ellen Ruby-Markie. Absent: Kevin Weeks

Homeowner: Josh and Mist D Gussack

Meeting Notes compiled and distributed by Dannielle Mellor, CMCA (Association Manager)

Called to Order: 7:04 pm

Delinquencies

- There are currently 9 delinquent accounts for 2022 dues
- 6 accounts have a previous history of delinquency.
- 3 accounts have been paid, but the \$50 late fee remains.

Spring Clean Up

- The contractor states that clean-up went well. He would like to send a reminder to Homeowners next year to tie bags securely and ensure that they make bags more lightweight. Heavy bags were an issue, however, there was a rainstorm prior to the cleaning up which may have contributed to the weight.
- During the clean-up, there was an incident with a broken hydraulic line on a truck that caused an oil slick on one of the main roads.

Investments

- Manager relays information about investments for Associations:
 - Associations must consider any state laws that address an Association's ability to invest reserve funds.
 - Ideally, a portion of the reserves should remain liquid. The remaining monies can be invested in a longer-term fund.
 - The industry standard and many state laws require monies to be invested in an FDIC-insured fund:
 - Savings or Money Market Account
 - Certificate of Deposit (CD)
 - Treasury Bills, Notes, or Bonds.
- Board asks the manager to look into what Alaska state laws for funding are.

Lot 24 Maintenance

- Vacant Lot 24 becomes overgrown each year and needs to be trimmed back.
- This should be done twice a year during the summer season.
- Board asks Manager to get a bid from Four Seasons to have the work performed.

Design Review Request

- Homeowners inquire about submitting design review requests and requirements based on projects that are planned.
- Committee discusses guidelines as they relate to the Homeowner's requests.

Action Items:

- Dannielle Mellor, CMCA – will investigate Alaska State Law for guidelines on investing Association Funds.
- Dannielle Mellor, CMCA – will receive a bid from Four Seasons for landscaping on Lot 24.