

Valli Vue Estates
Association Board of Directors
Meeting Minutes DRAFT
May 5th, 2020

The following directors were present: Tom Parr, Dave Ward, Andre Neptune, Justin Selvik, and Scott Rees.

The following homeowners were present: Luke Kiskaddon.

The following management representation was present: Kaitlyn Jackson, and Dean Jackson.

A quorum being present, the meeting was called to order at 7:38pm.

Homeowners comments:

- **Service XC**
 - The Hillside Association was not interested in building and maintaining a trail at this time.
 - The management company only concern with the high schoolers back there is the liability.
 - Can this be waived? This would have to be done by every parent.
 - Would the high school's policy come into play? Luke will check with the high school to see if it would cover an event such as...
 - The management team could reach out to have a waiver drafted.
 - Then the board will donate for the cross-country warm-ups.
 - Trying to raise \$10,000, over 100 kids on the cross-country team.
 - Few other things can be done; planting seedlings(mid-June), dismantling main sign, vacant lot HOA (west tree), ditches have had gravel put into them.

Agenda:

The agenda was distributed and reviewed.

Financial Report:

The financials were distributed and reviewed.

- AR Report- A few are showing they paid the dues but did not pay the late fee. How late did they actually pay?
- Minimum \$500 to send to collections.
- Chugach Electric- wellhouse under operating (\$2,200) what are the two other charges for \$600 for?

Dave motioned to approve the financials, Tom 2nd.

Minutes:

The minutes were distributed and reviewed. Dave motioned to approve, Andre 2nd.

Association Business:

- **Entrance Light**
 - They are currently getting three Chugach Electric charges, these are believed to be for the front light, the well house, streetlight per light.
 - Need to cancel the service for the front light as the State of Alaska is requesting it be removed.
- **O'Malley Road**
 - Scott will reach out to see if the O'Malley road project is still in the works.
- **Website Updates**
 - Update the board membership page.
 - Send Suzanne the updates once a month.
 - Put the date for the spring cleanup.
- **Water Report**
 - Estimate from Taku Engineering \$4,300 for the feasibility study.
 - Reach out for a one-hour feasibility.
 - Coffman Engineering- Justin will reach out for bid.
 - Motion that they reach out to NUS and Coffman and see if they can do a one-hour drive by. Get a go or no go.
 - This will determine if they want to paint the inside of the tank (another \$70,000). If its not going to last that much longer, then do not need to spend the money on the inside. But if they can prolong the life then painting the inside would be beneficial.
- **Spring Clean Up**
 - Received three bids.
 - Gage Tree Services (\$17,400), Lawn & Landscapes (\$15,000), and Far North Property Services (\$16,500).
 - L&L would keep that price fore three years with a contract.
 - Equipment they would be bringing a chipper,
 - If they sign the contract and are no happy with the service, there is a way to cancel the contract.
 - They are able to put a time restriction on the job.
 - L&L is the cheaper option and did a great job removing trees.
 - Andre motioned to approve L&L with the stipulation that they start and finish within one week. Dave 2nd. No oppositions.
 - Put things out over the weekend and have them pick up during the week.
 - Start May 18th.
 - Then they can start the street sweeping.
- **Tree Removal**
 - Total budget was \$44,000, the bill come in approximately \$37,800.
 - Can we sweep the water tower road? Talk to NUS.
- **ACC Requests**
 - Crooked Tree Addresses- both very obviously dead.
 - Reach out to both homeowners.

- Double tree- Dead, clearly need to go.

Next Meeting

- First Tuesday of June being: 6/02/2020 at 7:30 pm.

Being no further business to come before the board at this time, the meeting was adjourned at the hour of 8:41 pm. Andre motioned to adjourn, Scott 2nd. All in Favor.