

## **President's Message**

*Yannick Hodgkin – President ABOA*

Hello neighbors! The weather is warm, the snow is almost gone...it looks like spring is here! It's nice to see everyone out and about. We are lucky to have such a friendly and active neighborhood. Thank you to all the homeowners of Bayshore West for your continued support and cooperation to work together to make our neighborhood look great and remain a very desirable location to live.

I would like to remind everybody about the Bayshore West Facebook page. We are making an effort to keep the page updated with information, and you can find us on Facebook by "liking" Bayshore West Alaska. In addition, we also have the ABOA website for information or if you would like to contact the Board members. That website is [www.aboa.org](http://www.aboa.org).

Have a safe and wonderful summer.

Yannick Hodgkin

## **Spring Cleanup Dumpsters**

Springtime brings with it a lot of home maintenance and lawn care. To assist homeowners with neighborhood cleanup, dumpsters will be placed on Whale Bay and Hogan Bay from May 2 - 20. The dumpsters will be emptied on Mondays, Wednesdays and Fridays. Please do not pile bags and items in front of or around the dumpsters, as the company will not empty the dumpsters if they cannot get to them. These dumpsters do fill up fast so please limit their use for yard waste only.

## **Safety**

This is a very important issue. There have been several close encounters with cars almost hitting children and pets playing in the streets of our neighborhood. Please drive slowly and, of course, no texting while driving! Parents, please supervise your children when they are playing outside. The ABOA invested in several little green men "slow" signs to warn drivers, but we all need to be responsible. Also, any children at play warning signs cannot be placed in the middle of the street. They need to be positioned on the side

of the street. Dog owners, please keep your dogs leashed when out and about. Let's all use common sense safety precautions and keep our neighborhood safe for everyone.

## **Dogs**

A sure sign of spring is seeing people out walking their dogs. As a reminder please pick up after your dog. Dog waste pick-up bags will be available at the entrance to KFDQ Park across from Bayshore Elementary School. Children walk down the pathways and streets to school and play in the grass. Walkers, runners and bikers all use the multi-use pathways. Let's ensure everyone has a healthy and safe area to enjoy the great outdoors.

## **Recreational Vehicles, Trailers, ATVs and Boats**

As we all head out to the enjoy the best Alaska has to offer, we just want to provide a reminder of the CC&R (Covenants, Conditions and Restrictions) as the Alaska toys come out. The CC&R state that, "Common areas and/or streets located on the properties shall not be used for overnight parking for any vehicle other than private family automobiles. No boat, boat trailer, house trailer, camper, motor-home, truck, other similar vehicle, similar object, or any part thereof, shall be stored or permitted to remain on any lot, the common area or any part of properties unless the same is placed in a fully enclosed garage or in an area designed and authorized for such usage by the Association." **However**, the Board has, since the early 1990s, granted some leniency to recreation vehicle owners by what is known as the '72-Hour Policy". *Essentially, this allows NO MORE than 72 hours, for loading, unloading, and cleaning of a recreational vehicle. It must be removed from the Associations' boundaries for a minimum for 48 hours to reset the clock for the next use period. The intent of this policy is to have the recreational vehicle out of the neighborhood more than it is in. If the intent becomes abused, the policy may be abolished. (January 2001).*

Further information can be found under "governing documents" on the [www.aboa.org](http://www.aboa.org) website.

## **Architectural Notes**

As you choose your summer projects please remember to submit your request to the Architectural Control Committee for any projects that will change the look of your home and/or property BEFORE ANY WORK OR CONTRACTS ARE BEGUN. This can include painting your house a different color, adding/removing a fence, major landscaping changes, adding a retaining wall, tree removal, adding a structure/shed, and replacing your roof. New composite shingles are allowed in the entire neighborhood. If you plan to re-roof your home please provide a sample of the roofing material or the website of the manufacturer, style and color to the Architectural Control Committee for approval. Shale and metal roofs are not acceptable. Request for approval for any architectural project can be submitted through the [www.aboa.org](http://www.aboa.org) website.

## **The Top 5:**

As you are aware, we have a property management company that performs weekly drive-throughs to make sure the association's rules are being followed. These are the top five violations most commonly found:

- *Garbage cans* - they must be out of street view unless it is 24 hours before or after garbage pick-up day.
- *Christmas/winter lights* - now that spring is here these exterior lights must be removed so they are not visible from the street.
- *Clutter* - items such as gas cans, lawnmowers, lawn bags, and other various items must be stored out of sight from the street.
- *Recreational vehicles* - remember the 72-hour limit for motor, trailers, boats, ATVs, etc. to be in the neighborhood.
- *Maintenance* - houses, fences, porches, etc. should be kept in good repair with fixing or replacing, and repainting or re-staining if necessary. Lawns should be kept mowed and yards should be kept in good condition.

Let's all do our best to follow these rules so we can avoid violation warnings and/or fines.

## **ABOA Accountant's Message**

Our property management company now provides an online payment option for all annual dues, fines or late fees. To pay online go to [www.paylease.com](http://www.paylease.com) and create an account. Setup is very simple and you will be able to pay online using your Visa, Discover or MasterCard. You will also have the option

to make an ACH payment from your bank account. There is a small transaction fee that is paid directly to the processing company. If you have any questions or experience any difficulty while setting up your account please contact the Management office for assistance at 278-3615.

Your bank or credit union may have a “Bill Pay” option as another possibility to pay your annual dues. Most banks and credit unions do not charge for this service and it saves you time and money by directing them to pay your dues or a resale certificate.

If you are considering selling your home within the ABOA neighborhood, please remember a resale certificate is required. To obtain a resale certificate contact David Riley at Reliance Tax Accounting, Inc. {907-561-0998 or david@reliancetaxaccounting.com} as soon as a buyer has been identified for the sale of your home. The normal production time of a resale certificate is 5 business days and must be provided to the buyer at least 5 days prior to closing the sale.

## **Officers, Board & Committee Members**

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### **Property Manager**

Deanne Tuckerman

## **Welcoming Committee Chair**

Yannick Hodgkin and Ginger Scoggin

ABOA web page: <http://www.aboa.org>

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