

ABOA DIGEST

The Alaskan Bay Owners Association Newsletter – Winter Edition

December 2009

Board & Officer Vacancy

The ABOA board of directors has a vacancy due to Dr. Michael Hanifen's resignation. He also served as president. As provided for in our bylaws, Guy Mapstone, vice president, is currently serving as president. If you are interested in serving on the board of directors, please contact a board member by going to our web site, which is www.aboa.org and click on the "Contact" section, and send a message.

The next board meeting is scheduled for January 18, 2010 at 7:00 PM at the Mapstone residence.

Board and Officers

President – vacant
Vice President – Guy Mapstone
Secretary – Randy Bañez
Treasurer – Lisa Rogers
Director – Jeanne Phillips
Director – Dave Keller

Architectural Control Committee

Jeanne Phillips – Chairman
Randy Bañez
Paula Hanifen
Christ Breest

Property Manager

Deanne Tuckerman of
Ben Marsh & Associates, Inc.

Dogs

Please pick up after your dog. Children walk down pathways and streets to school. Pedestrians, runners and bikers use the multi-use pathways. Let's ensure everyone has a healthy and safe area in which to walk, bike and enjoy the great outdoors. Complaints about barking dogs should be reported to animal control 343-8119.

Annual Meeting & Elections

Pursuant to our bylaws, the annual meeting of the Association will be held on the second Wednesday of February, which is February 10, 2010. The notice of the annual meeting will be mailed to the members in early January. It's not too early to be thinking about serving as a committee chairman or member, an officer, or on the board of directors. The time commitment is typically two to six hours a month, depending on the time of year and the position. We have vacant positions.

Webmaster

Chris Robertson

Annual Picnic/Block Party

Vacant

Grounds and Maintenance Committee

Deanne Tuckerman – Chairman

Vehicle Control Committee

Deanne Tuckerman – Chairman

Accountant

David Riley – Reliance Tax Accounting

CCR's and House Rules

The “Covenants, Conditions and Restrictions” as well as the “House Rules” are the governing documents for our Association. Access them at <http://www.aboa.org>. Here's some of the rules that give rise to the most questions.

Recreational Vehicles, Trailers and Boats

The common area and/or streets located on the properties shall not be used for the overnight parking of 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 or the common area or any part of the 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 recreational vehicle owners by what is known as the “72 Hour Policy”. ***Essentially, this allows NO MORE than 72 hours, altogether per use period, for loading, unloading, and cleaning the recreational vehicle. It must be removed from the Association's boundaries for a minimum of 48 hours to reset the clock to 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).

Holiday Décor and Lighting



Many of us in the neighborhood enjoy decorating the house, trees, and yard with holiday decorations. The city of Anchorage encourages this with the City of Lights Program. Decorations liven and lighten up the neighborhood during the darkest winter

months. This is a reminder that those decorations are thoroughly enjoyed by all, but at the end of the appropriate season, they must be removed and stored away for the next year. The ABOA has adopted the end of the City of Lights program as the official deadline for removing Christmas decorations. The program runs until approximately the end of March, or, more formally, when the last musher crosses the finish line of the Iditarod.

Signs

No sign of any kind shall be displayed to the public on any lot or living unit except one (1) sign of not more than five (5) square feet advertising the property for sale or rent, or signs by a building company to advertise the property during the construction and sales period. No other sign, such as political or advertising signs, will be permitted.

Color(s) of Exterior

No owner of any lot or living unit shall change or alter the exterior color(s) of any structure situated within or forming part of such lot or living unit unless written application is submitted to and approved by written endorsement thereon by the Architectural Control Committee.

Exterior Changes

In addition to exterior color changes, no other exterior change of any kind, including but not limited to additions or alterations to any structure, hedge, wall or approved fence shall be commenced, erected or maintained upon any lot or living unit until the plans and specifications stating the nature, kind, shape, height, materials, and location of the same shall have been submitted to and approved, as to conformity and harmony of external design and location with existing improvement, by endorsement thereon, by the Architectural Control Committee.