

## President's Message

Happy Winter, Everyone! I want to take this opportunity to thank 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.

A new addition in our neighborhood are the **little** free libraries that were donated by the Rotary Club. They are located on Bettles Bay, near the entrance of Tract I and on Bayshore Drive at the entrance of KFDQ Park across from the Bayshore Elementary. Feel free to utilize the free library borrow a book or donate.

The ABOA annual meeting will be held on February ~~11~~ **10**, 2016 at **XXXXXX**. It's a good time to come and meet your neighbors, and voice any questions or concerns you may have. Also, new Board members are elected during the annual meeting. If you're interested in serving on the Board, please be sure to join us. More information will be coming in January regarding this meeting.

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 winter.

*Randy Banez – President ABOA*

## Safety

As winter approaches, so do the icy roads and darker days. Please be sure to drive slowly in the neighborhood to avoid any accidents. And, please, no texting while driving! Also, while parking along the side of the street is permitted, there are several blind curves in our neighborhood. Parking along these curves during winter can lead to dings and dents as moving cars navigate the slippery streets, high snow banks and sometimes deep snow. Parents, please supervise your children when they are playing outside. Kids love to play in snow banks and slide down the hills, but with slippery streets, cars need time to stop for them. Dog owners, please keep your dogs leashed when out and about. If we all work together we can keep our neighborhood safe for everyone.

## Dogs

Just a reminder to please pick up after your dog. The less doggie waste surprises we have to face next spring, the better. Dog waste pick-up bags are 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 snow. Let's ensure everyone has a healthy and safe area to enjoy our winter wonderland.

## Recreational Vehicles, Trailers, ATVs and Boats

As we all head out to enjoy the best Alaska has to offer during the winter, we just want to provide a reminder of the CC&R (Covenants, Conditions and Restrictions) as the Alaska winter toys (snow machines, trailers, etc.) 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.

## Ice Rinks

A reminder that Ice Rinks in back yards are not permitted within the neighborhood. Public use ice rinks **are** located at Bayshore Elementary and Mears Junior High School

## Architectural Notes

Thanks to all who did so much great work on your properties this summer. It was a busy year for many and the neighborhood is the better for your attention to quality of your homes and ABOA. Please remember to request for approval for any architectural projects before work is started. You can contact me through the [www.aboa.org](http://www.aboa.org) website.

*Mike Bridges – ACC Chair*

## Annual Dues

Invoices for the ABOA annual dues were sent out at the end of September and were due by October 31, ~~2014~~ 2015. The good news is that due to a healthy budget this year the dues ~~were able to be decreased to~~ **will remain the same as last year**, \$300. Please note that the annual dues amount is dependent on the yearly budget and is subject to change annually. ~~This year a new feature was implemented allowing H~~homeowners **have** the option to pay their dues with a credit card via [www.bmna.biz](http://www.bmna.biz). As with all payments by credit card there is an associated fee. However, the payment process notifies you of the fee throughout the online transaction. **If you would like to pay online you will need to contact the Management office for your online payment account number.** As always, the other option of payment is by check made payable to ~~Alaska~~ **Alaskan** Bay Owners Association or ABOA. Your bank or credit union may have a "Bill Pay" option as a possibility as well. Most banks and credit unions do not charge for this service and it saves you time and money by directing them to pay your bills.

## Emergency Contact Information

As a homeowner it is important to keep your emergency contact information up to date with the property management company **we work with so that you** can be notified of any emergencies noticed on your property (burst pipes, roof damage, etc.) if you are at work or out of town. **At your convenience please go to [www.bmna.biz](http://www.bmna.biz), click "Forms" and download the "Homeowner Information Form". This form should be filled out and returned to Ben Marsh & Associates by mail or emailed to [manager@bmna.biz](mailto:manager@bmna.biz).**

## ABOA Accountant's Message

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 at [david@reliancetaxaccounting.com](mailto:david@reliancetaxaccounting.com)}. The normal production time of a resale certificate is 5 business days and must be provided to the buyer in advance of recording the title transfer.

~~Your bank or credit union may have a "Bill Pay" option as a possibility. Most banks and credit unions do not charge for this service and it saves you time and money by directing them to pay your bills.~~

Please contact me for a resale certificate as soon as a buyer has been identified, for the sale of your home. I will also be happy to assist you with information for your "Bill Pay" provider.

Thank you and have a wonderful winter.

David Riley

## Officers, Board & Committee Members

### President

Randy Banez

### Treasurer

Mike Bridges

### Board Member & Architectural

#### Control Committee Chair

Mike Bridges

#### Vehicle Control Committee Chair

Deanne Tuckerman

### Welcoming Committee

Kay Waitman and Kristen Taylor

### Vice President

Mark Smith

### Secretary

Kay Waitman

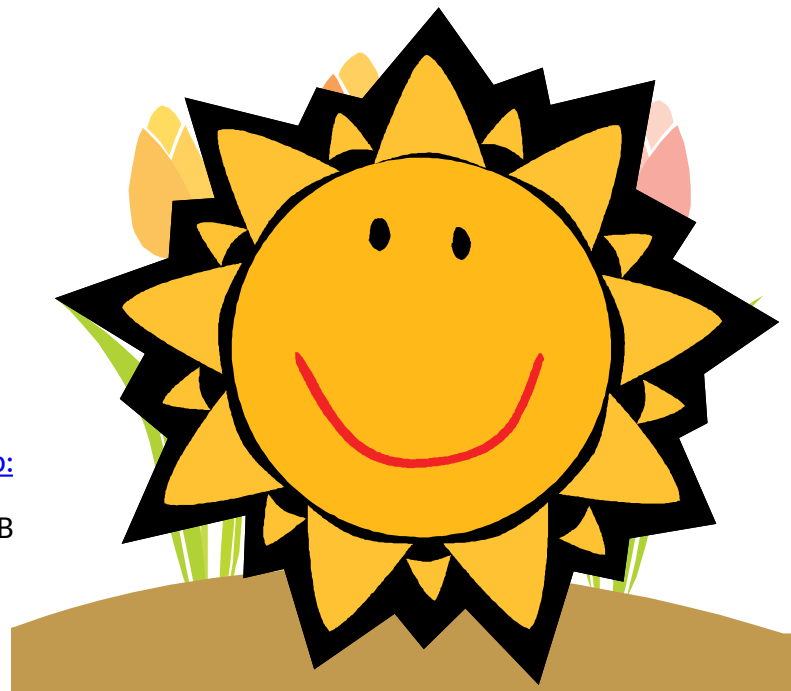
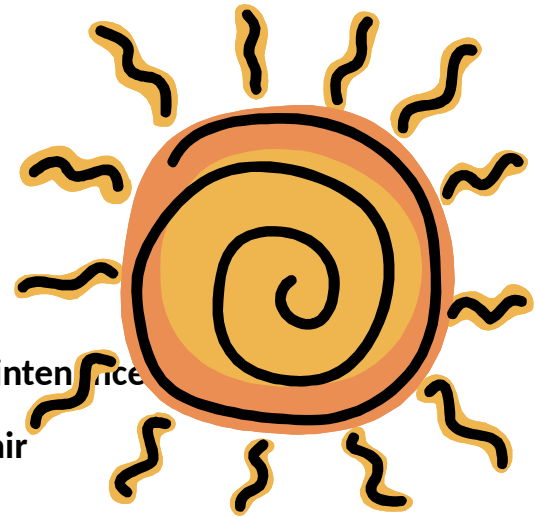
### Grounds & Maintenance

#### Committee Chair

Lisa Rogers

### Property Manager

Deanne Tuckerman and Candice Haywood



ABOA web page: [http:](http://)

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