HOA BOD Unapproved minutes 1-13-22

The Eagles Nest regular January BOD meeting was called to order at 5:35 pm AST on January 13th, 2022

Board members present: Chris Lancaster, Daphne Hofschulte, Paul Siska, Cara Ekmon, and Devon Parshall

The agenda was approved without objection.

Board minutes from BOD 12-10-21 approved without objection.

**Board rolls established (5-0 vote) for 2022 as follows:**

Chris Lancaster – treasurer

Daphne Hofschulte - president

Paul Siska - secretary

Cara Ekmon – at large

Devon Parshall – VP

Updates on legal issues

* Unit 2665 D has fallen significantly behind in dues (1,025.00). The board will reach out with a friendly reminder with a 30-day deadline before further action.

Violations

* None

Discussion

* 2690 A had an emergency flooding incident. Initial clean up is nearly complete and we will be looking into any necessary repairs and replacement materials. Costs accumulated so far are about $3,400.00. Motion passes 3-0 to reconcile those invoices and reimburse Chris for his $1,000 payment.
* Insurance renewal accepted as is minus the equipment and theft coverages.
* We are still working out the details for Alaska USA mortgage questionnaire challenges. There are two questions the board has no way of knowing and 2 more that can be estimated only. Board to check with legal counsel if there are any legal ramifications if the numbers were not exact.
* A notice is being drafted by the board to clarify responsibilities and requirements associated with replacing, repairing and/or maintaining limited common elements.

Adjournment 6:30pm AST – without objection