



# Eaglewood Homeowners Association

[www.eaglewoodassn.com](http://www.eaglewoodassn.com)

October 2023

11940 Business Blvd, Eagle River, AK 99777

907-694-6942 • [Eaglewoodassn.com](http://Eaglewoodassn.com) • [eaglewoodoffice@gmail.com](mailto:eaglewoodoffice@gmail.com) • [eaglewoodops@gmail.com](mailto:eaglewoodops@gmail.com)

## Have a Question or Concern?

Eaglewood Office Manager, Kaye, and Operations Manager, Seth, are available to answer your questions or address your concerns. A phone call or email to Kaye at the office or an email to Seth is the most efficient way to resolve issues, as they do not monitor Facebook.

## Next Open Board Meeting:

Monday, Nov. 13<sup>th</sup>,  
6:pm, at Joy Lutheran  
Church, 10111 E.  
Eagle River Loop Rd.

## From the President's Desk...

Autumn is my favorite time of the year. Always has been going back to when I was a kid in Michigan. The vibrant colors of the maple trees, fresh cider and deep-fried donuts, and walking country lanes listening to the rustling of leaves under my feet.

It's also been a time of reflection for me and now is no different as I look back on the accomplishments of our HOA during this past year when I began my tenure as board president. So let's look back:

- We've strived to improve and expand our communication to you, the homeowners.
- We've hired a new Ops Manager and have strengthened our collaborative work to maintain and improve our neighborhood.
- Streetlights and other electrical problems have been aggressively managed and several permanent fixes completed. With our aging infrastructure, additional issues have surfaced in a couple of problem lighting strings and these are being addressed.
- The purchase of the Ventrac has allowed for a greater efficiency and lower cost of maintaining our common areas and we are hopeful for improved and expanded snow removal on sidewalks and trails beyond our contracted work.
- A board of directors that works well together and freely shares opinions and is capable of reaching a consensus in a timely manner.

And what is in store for next year?

- Anticipate a couple of new speed bumps in areas of concern.
- A couple capital projects addressing some crumbling roads and additional walkways.

So, as the white stuff has slowly started its slow creep down the slopes, I'm looking forward to continued smooth operations as we navigate the winter weather to come.

Thank you  
Steven Cook  
Eaglewood HOA President



## 2023 Fun Factoids

- ✓ 1432 hours worked by spring cleanup and summer work crews
- ✓ 1375 pounds of fall fertilizer spread on common areas
- ✓ 132 applications for outdoor changes approved
- ✓ 100 hours of grass mowing with the Ventrac completed



### Did You Know?

Snow plow trucks do a much better job of clearing the streets if they are able to maintain their momentum, throwing the snow clear of the street. Having to slow down to navigate around obstacles such as cars parked on the street or trash cans left on the curb results in inefficient snow clearing.

Also, ice lanterns make a nice display on our long winter nights, but please do not place them close to the street as they can damage snow clearing equipment.

### Tree Removal on Private Areas:

Please Remember: A tree removal application needs to be submitted to the Design Committee for approval before any trees are removed from the private areas. If immediate action is needed in an emergency situation, please contact the Eaglewood Office.

### Moss Growing on Roofs:

This year's abundant rainfall has resulted in moss now growing on many homes and sheds in Eaglewood. Check your roof and make plans now to add moss removal to your spring maintenance list.

### PC&R's / Design Committee Rules Reminders

- All holiday lighting/decorations on any private area (excluding the Christmas holiday) may not be displayed until 4 weeks prior to the holiday and must be removed within 2 weeks after said holiday.
- All lights and decorations for the Christmas/Holiday season on any private area are permissible October 1 through April 1.
- All holiday lights and decorations will be neatly maintained and in working order at all times.
- Decorations must not create a nuisance within the community.
- Decorations may not be placed upon any common area within the Eaglewood Community.
- Large installations such as lighted trees requiring professional installation may remain year-round if they are neatly maintained and in operable order. Inoperable installations must be removed.



## Animals of Eaglewood

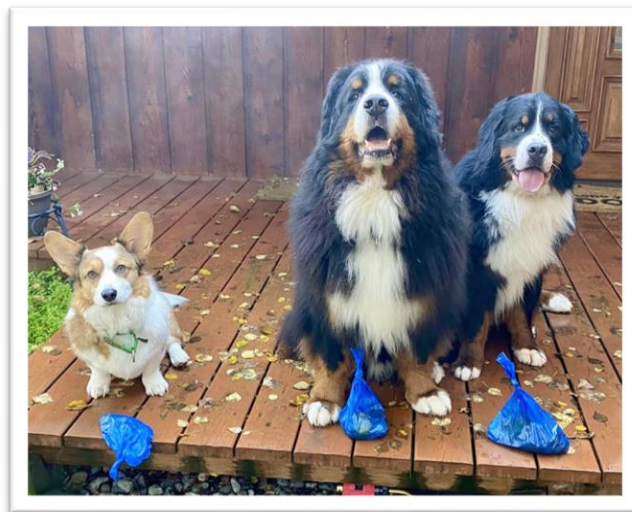


Maddox isn't sure what type of bunny Fudge is, or his age, but he is loved regardless! Fudge loves being outside in the summer and free-ranging inside the house during the winter months. His favorite foods are chips, lettuce and cucumbers and his favorite pastime is hanging out with his family.

Have a friend you would like featured? Send a text to 907-242-0087 or call Kaye in the Eaglewood Office to have the message passed along.



Meet Brooke, the 5 year old beloved German Shorthaired Pointer who lets the Ressa family live with her! Brooke loves pointing out the birds and squirrels of the neighborhood to her family....she might not have formal training, but you can't take the Pointer out of the bird dog! Brooke was the only female in a litter of 6 and like most GSP's, is very social; you can frequently find all 75 pounds of her running and hanging out with her friends on Nulato Circle.



Sunny, Finn and Thor thanking their mom, Jennifer, for being a responsible pet parent and helping to keep the Eaglewood trail system beautiful.



## Ready for winter? Homeowner Checklist

### Inside:

- If you plan to use your fireplace this winter schedule a chimney and fireplace cleaning and inspection. Try to schedule before the snow falls so it is easier to access the roof.
- Schedule a furnace inspection. Most companies will also inspect your garage heater, hot water heater, and any other HVAC and gas heating systems in your garage. This may save you from a pricey emergency service call.
- Consider cleaning the exhaust vent for your dryer. The exterior area near your dryer vent should be kept clear of debris and yes, that includes snow. If you are having difficulty getting clothes to dry this winter, it may be that your dryer vent is clogged or frozen over.
- Invest in indoor air quality. Experts recommend changing the furnace filter every 30 days. Be sure to frequently clean any humidifiers that you use in the house.
- Check for drafts. You can check for drafts around doors and windows by watching for the draft to blow the flame from a lighter (just don't get too close!). Professional energy audits can also help you increase your home's energy efficiency.
- Colder weather drives mice and voles into homes and garages. If you begin to suspect a problem, set out traps and look for entry points. Small holes can be sealed with steel wool. Peppermint oil is also a natural mice deterrent.

### Outside:

- If your home has gutters get them cleaned out as soon as most of the leaves are down. Clogged gutters trap water which can cause damage to the gutter, your roof, and your home.
- Check over your snowblower if you own one. This is also a good time to winterize the mower.
- Stock up on ice melt or traction sand when it appears in stores.
- Winterize your outdoor faucets by shutting them off, disconnecting hoses, draining the line, and insulating. Home improvement stores sell insulating faucet caps for outdoor faucets.
- Clean and store your summer decorations and furniture. HOA rules allow Christmas/Holiday lights to go up on October 1 and remain up until April 1. For more information on storage covers, sheds, signs, and seasonal decorations check the Design Committee Rules.
- HOA rules allow driveway and road markers to go up beginning October 1. Information on approved marker types and placement is in the HOA Design Committee Rules. Rules are available on the Eaglewood HOA website.
- Check for burned out bulbs in outdoor lighting fixtures and replace batteries in any outdoor devices like security cameras or motion activated lights.
- Design Committee rules regarding the parking of RV's, toy haulers, trailers, etc. can be found on the HOA website, [www.eaglewoodassn.com](http://www.eaglewoodassn.com), under the Documents tab, Design Committee Rules.