

# CHA Board Meeting Minutes

December 16, 2025 @ Slip 1 (*James Mabry & Jenny Keyani*)

## Board Members Present:

President: Alec Nielsen

Secretary: Michelle Stoll

Treasurer: Laura Iwanaga

Harbormaster: Ulf Hansen

Director: Jeannie Bangs

Director: John Pavlik

## Absent:

Director: Michelle Pipitone

## Homeowners Present:

James Mabry, Jenny Keyani, Gabby Nielsen, Silvia Pavlik, Don Larson, Pat & Sally Hearle, Erik Rosekrans, Marina Counter, Chris Fountain

Meeting called to order at 6:35 pm.

The minutes for November were approved.

## OLD BUSINESS:

*Suttle Road property:* Don Larson has spent the last few years working on selling this extended property owned by CHA. He was finally able to secure a sale. Alec made a motion to sell the Suttle Rd property to Waypoints Property, LLC for the amount of \$60,000. The majority of Board members approved the motion.

## HARBORMASTER REPORT:

Ulf obtained a quote of \$4000 (Honl Tree Care) for the trimming of the cottonwood trees in the SE corner beyond the parking lot. The trees closest to the fence facing Marine Drive pose a threat in the event of a wind or ice storm. The quote includes \$2000 for pruning and \$2000 for traffic control. Jeannie suggested obtaining an additional quote from Genaro of Bravo Land Care, the landscaping company for the moorage. She offered to inquire with Genaro. Alec made a motion to approve the expense of \$4000 or less for the trimming of the cottonwood trees, pending an additional quote. The majority of Board members approved the motion.

Committee reports were not brought forward.

Meeting adjourned at 6:39 pm

*Submitted by CHA Secretary, Michelle Stoll*

*[Minutes/reports are available to view on the CHA website: [www.classharbor.com](http://www.classharbor.com) Resident login: happybird]*

## **Annual Meeting Minutes of the Board of Directors**

**December 16, 2025** @ Slip 1 (*James Mabry & Jenny Keyan*)

The meeting was called to order at 6:39 pm

Gabby, representing the Nomination Committee, reported that 22 homes participated in the election of the **2026 Board of Directors**. The results were presented as follows:

**President:** Don Larson

**Secretary:** Michelle Stoll

**Treasurer:** Laura Iwanaga

**Harbormaster:** Ulf Hansen

**Director through 2026:** Michelle Pipitone

**Director through 2027:** John Pavlik

**Director through 2028:** Alec Nielsen

Meeting adjourned at 6:41 pm.

*Submitted by CHA Secretary, Michelle Stoll*

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