

**Forbes LOA Meeting Minutes**  
**Monday, November 1, 2010**

Meeting called to order @ 9:15: all Directors present; forum established.

**Land Owners Forum:** none.

**ECC approvals:** none.

**Park Superintendent Report:** Chuck Willison

In the process of changing the combination on all gates (electronic and cabled); should be complete within a couple of days. Back slope mowing is nearly complete. Circle M is doing a great job in spite of running in to large trees that had not been cut for more than just a few years, boulders, etc. This really slows his progress, but he will stick to the contract price anyway. Mike has spent over a month doing the back slopes; previous contractor took just a couple of weeks, but did not do the quality of job that's being done this time. We got behind on grading this spring because of all the rain, but everything has been graded except the central section which should be started within a week or ten (10) days (around the 10<sup>th</sup> of November). Vertical cutback will be started in December after all the leaves are off the trees; 30 miles have been budgeted to this fiscal year. Chuck will be working on smaller culverts that are clogged with debris now that the ticks, chiggers and snakes have taken refuge for the year! Tekeki has 'washboards' and will be hit again this round of grading. Chuck and Mike are working on the problem with Gardiner gate; plan to replace bearings with a heavier duty type so the gate doesn't 'hang up'; if this doesn't work, gate will be cut in half and rebuilt and the other half re-used at a different location. Future gates will be built with one side stationary that can be removed relatively easily if a large piece of equipment needs to enter.

All contractors have reported problems with vehicles driving too fast and trying to pass large equipment in an unsafe manner. Office will post warning on website asking that vehicles stop, put on flashers and wait until the equipment operator acknowledges them so the equipment can be moved over to allow room to pass safely.

**Security Report:** Ray Knox

Deer season is from November 13<sup>th</sup> through November 23<sup>rd</sup>. Deputies will be on duty 24 hours a day. Bow hunters have been and will continue to be a problem and are extremely difficult to catch. Ray asked that any property owners who notice vehicles without stickers contact the office as soon as possible. MDC officers plan on being in our area as often as possible. Ray also reported that the tundra shepherd has been sighted again running with a large pack of coyotes; 11 to 16 at a time. The shepherd looks like a very large, black dog/wolf (160lbs). Ray has also had reports of coyotes with severe mange as well. Report all sightings to the office so Ray can follow-up.

**Treasurer's Report:** will work with the office to review required reports for future meetings. \$92,000 collected during October; total receivables are \$160,000; \$128,000 is due from October of 2010 so we've collected about 70% of what we billed; \$16,000 is from October 1, 2009 and \$8,000 from October of 08 and \$8,000 older. We have over 20 accounts that are ready to be sent to our attorney as soon as possible. These are from the 08 and older accounts unless satisfactory payment arrangements have been made.

**Director at Large; Don Lake**

Don asked what everyone's general impression of the land owners attitude was at the Annual Meeting. We were expecting about 118 people, but 80 actually attended representing 40 owners. Comments were that everyone seemed to really enjoy themselves and were very happy with the meeting itself and things in general at the LOA. LOA has purchased a grill and plans on not having the annual meeting catered next year, but grilling out and having a potluck instead.

**Old Business**

**Cameras for gates to stop vandalism, etc:** experimenting with equipment at this time. Mulholland and Yablon will be locked during hunting season. LOA needs to stress that people try to get license numbers of vehicles on our roads without stickers.

**New Business**

Jacob Gant is available to locate property pins for our owners without going through Forbes.

**Gates budgeted for 2011 (\$7,000).** Kip and Aitken are the next most logical locations. Office will contact affected Owners as soon as possible to make sure that they are in favor of a security gate. Discussed the amount of traffic on

Bombard and the possibility of a piped electronic gate there if costs can be decreased enough to allow for a 3<sup>rd</sup>. It will take four (4) gates to restrict access to the central section. Aitken and Kip will require moving mailboxes and providing a turn-a-round for the mailman as well as providing power to the gates and security light/s. Board asked Mike to come up with a design that's not as elaborate as Gardiner gate and submit a bid for board approval.

**Signs at lakes:** office will design and get prices for board approval at next meeting. No sign at Turtle Pond or just a small sign. Will include new logo and the name of the lake. Office will print and laminate pictures of fish to be posted in boxes along with creel limits which may be changed in the near future. We want to be able to change creel limits posted easily and re-design fishing report so it's not as complicated. Office need to stress how important it is to fill out fishing reports so we know how often the lakes are being fished.

**Grass and Hay Removal on east side:** Dewayne Holmes is not interested in hay on east side. LOA will leave the current arrangement in place with Mr. Johnson. Some years there is no hay/grass to be cut and Mr. Johnson mows at his own cost.

**Shop as a Community Center:** Chuck will work on obtaining costs to build a garage; minimum of 24' x 30 or 24' x 40'. We have 480' running south of existing building which we could use without losing parking; need water, electric, partial heat but probably not a septic system. We will start by checking kit prices for area lumber stores. Office will find out if we would have any limitations with our existing septic system for large groups. Deer Creek Fire Department may have insulation available.

**Sheriff's vehicle:** Contract allows the LOA to buy the current vehicle for ½ of bluebook value. Truck is in excellent condition and has been well maintained. Office will research current value and Ray will find out if he will be getting a new vehicle in the coming months and let Cindy know. Office will also check out cost of snow blade for that vehicle.

**Land Owners Forum:** none.

Motion to adjourn by Jack; seconded by Don; all in favor. Adjourned at 11:30.

Minutes submitted by Glenn Moberly; transcribed by Cindy Dolan.

Approved by: Beth Gant