

**CROOKED RIVER RANCH CLUB & MAINTENANCE ASSOCIATION  
BOARD OF DIRECTORS**

Monday, May 15, 2017, 6:00 P.M.

**I. CALL TO ORDER: Pledge of Allegiance and Roll Call**

**Association Board Members:**

Name		Name		Name	
David Palmer (Pres.)	X	John Smallwood (V.Pres)	X	Jim Dille (Treas)	X
Carol Orr	O	Paula Bartolomei (Sec.)	X	Bim Gander	X
Sue Flory	X	David Keyston	X	Marcus Beebe	X

**II. CONSENT ITEMS**

- a. Agenda of Regular Meeting ~ May 15, 2017  
Addition: New Business: AFE #218
- b. Minutes of Regular Session ~ April 17, 2017
- c. Minutes of Work Session ~ May 1, 2017

A motion to approve the above consent items with additions was made by Treasurer Dille. It was seconded by Vice President Smallwood. It was a unanimous decision to approve.

**III. PUBLIC INPUT:** Several residents of Horny Hollow were present and had concerns about the condition of their road and who was responsible for maintaining it. They report that the road is cracking and the edges are crumbling. They were particularly concerned about large trucks using the road. It is basically a single lane road with a lot of use due to the hiking trails at the end of the road. Ranch Manager LaPora stated that Horny Hollow is not a part of the Ranch inventory and it is doubtful that the County would allow it to be added. SRD member John Williams confirmed Manager LaPora's statement and noted that the residents of Horny Hollow are responsible for the upkeep because the road was not built to spec and is not in the Ranch inventory. Vice President Smallwood suggested that the residents create a Citizen Action Committee and put together a plan of what they would like to see accomplished. This could then be submitted to Jefferson County for consideration. Vice President Smallwood asked them to be at the Work Session on June 5, 2017 and the Board will listen to their plan and help facilitate their issues to present to Jefferson County. Resident Marie Carter stated that she will get the 70+ homeowners together and come up with a formal plan and will present it at the Work Session.

**IV. COMMITTEE & STAFF REPORTS –**

No comments

**V. RANCH MANAGER'S REPORT –**

**a. Steel Stampede Recap:** Ranch Manager LaPora reported that the Stampede was just as successful as it has been in past years. The food and drink vendors' row worked out well. Wild Ride, the drink vendor was very pleased with their sales, and noted that they would like to participate again next year and would consider creating a new beer to be named after the Steel Stampede. They would donate a portion of every sale to the Stampede. All invoices have not yet been received yet, but it is estimated that after all bills and donations have come in, there will be approximately an \$11,000.00 profit. A new committee will be formed to help decide where the funds would be best used. Ranch Manager LaPora also wanted to give a shout out to all the volunteers that helped make the Steel Stampede so successful.

**b. Collections Update:** Ranch Manager LaPora reported that the number of outstanding accounts continues to be reduced. Attorney and foreclosure accounts remain about the same. The July 1 HOA dues bills will be mailed out by June 1, 2017.

**c. Digital Scanning Update:** Ranch Manager LaPora reported that it is now 40% complete. Rikki has been assisting others in the office while continuing to scan.

**d. Emergency Information Card/Magnet Update:** Ranch Manager LaPora has created the template of the insert for the magnet pouch. She has asked the Board to review the template to see if any changes should be made. There is only room for one resident name and personal information, so it will be noted that additional cards will be available at the office or homeowners may include additional information on regular paper. The magnet pouches will be stuffed by volunteers on May 23. Anyone wanting to help is encouraged to come to the Admin Office at 9:00 am.

## **VI. OLD BUSINESS**

**a. CERT Team Update:** President Palmer recently had a conversation with Jefferson County Emergency Manager Mark Carman who informed him that the tri-county was awarded \$33,700.00 rather than the \$100,000.00 it had requested. Mr. Carman stated that "Train-the-Trainer" training will begin after the Solar Eclipse in August. Due to the shortfall, President Palmer believes Crooked River Ranch will have to initiate a CERT Team independently. He would like to start sooner so a program is in place prior to the eclipse. He is checking on the requirements for training an independent CERT Team. More to come once resources can be determined.

**b. Eclipse Update:** President Palmer reported that he recently attended an emergency response meeting centered on the eclipse. Jefferson County Sheriff Department will have two Deputies on the Ranch working 12 hour shifts from Friday before through Monday of the eclipse. The Fire Department will be fully staffed and will be pulling in extra staff. A CRR Emergency Command Center phone line has been installed at the Fire Department. President Palmer is encouraging all residents to be sure that their cars are filled with gas the Monday and Tuesday before the eclipse and that they have all the food and medications they will need for a week. It is expected that with the numbers of visitors expected in Central Oregon, already predicated at 240,000 in addition to full time residents, that there may be a run on gas and food. The RV dump will be closed to residents starting the Tuesday before the eclipse, so residents are encouraged to have their visitors have access to their restrooms or plan on dumping on a later date. There are a couple of web sites that will provide updates on everything related to the eclipse: Madras Eclipse <http://madraseclipse.com/> and Central Oregon Emergency Information Network. <http://coemergencyinfo.blogspot.com/>

**c. Enhanced Sheriff Patrols Update:** Treasurer Dille announced that a measure to create an Enhanced Sheriff Patrol District for Crooked River Ranch will be placed on the ballot in November. There will be two hearings for public input. Monday, June 5 and Wednesday, June 28 will be the dates. Place and time is still to be determined.

**d. Neighbor Helping Neighbor Accounting Recap:** Coordinator Karen Atwood provided a recap of donations and expenditures since its inception in January 2016. In three billing periods, a total of \$5,129.00 has been received in donations and \$4,039.47 has been applied to applicants' dues. The current balance is \$1,089.53. A new article will be in the June Telegraph encouraging donations. Ms. Atwood reported that it has been successful with a few applicants now able to pay more of their own HOA dues.

### **c. AR Log:**

#1: Comments: change to 40%

#2: Comments: update at Work Session 6.5.17

#4: Comments: Review at October Regular Meeting

#5: Comments: Realtor will be at 6.5.17 Work Session to provide Market Analysis

## **VII. NEW BUSINESS**

**a. AFE #218 ~ Purchase of Road Department Stalker Pole Mounted Speed Displays:** Treasurer Dille presented AFE #218 in the Amount of \$11,409.00 to purchase three speed displays which were provided for in the FY 2017-2018 CRP Budget. The speed displays will track information, such as the number of cars, speed of cars, the date and time. It will not track personal information such as license plate numbers. The speed display signs will be initially mounted at the entrance of the Ranch, on Shad by the Fire Department, and on Peninsula just past the curves. The speed display signs will be portable and can be moved to different locations. A motion to approve AFE #218 in the

amount of \$11,409.00 for the purchase of three Stalker Pole Speed Display signs was made by Treasurer Dille. It was seconded by Director Flory. It was a unanimous decision to approve.

#### **VIII. SECOND READINGS**

None

#### **IX. FIRST READINGS**

None

#### **X. PREVIEW OF WORK SESSION:**

- a. Tract "C" Market Analysis ~ Gail Day, Realtor
- b. Fire Abatement Plan Update ~ Steve Swigart, General Maintenance Supervisor
- c. Alternate Exit Update ~ Director Gander
- d. Hwy 97/Lower Bridge Citizen Action Committee Update ~ Vice President Smallwood
- e. CRR Command Center Update ~ Ranch Manager LaPora
- f. Neighbor Helping Neighbor Request ~ Karen Atwood
- g. Steel Stampede Funds Committee

#### **XI. ANNOUNCEMENTS & WRAP-UP:**

#### **XII. VOTE TO ADJOURN TO EXECUTIVE SESSION FOR PERSONNEL AND LEGAL ISSUES**

The General meeting was adjourned at 7.25 pm.