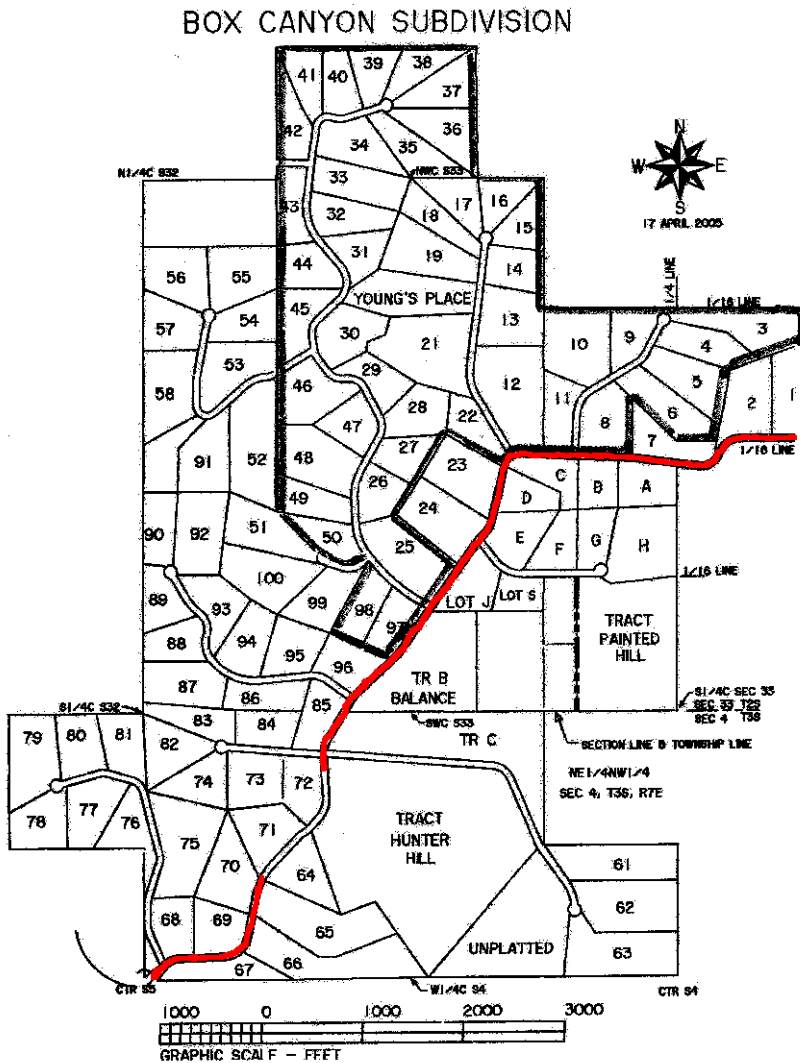


# CHAIRMAN'S REPORT – ROD THOMPSON – 4-26-2009

## Dust Control–

Mag water was applied to Box Canyon road last summer to aid in dust control. It was done a little later than expected since it rained so much last year. The results were noticeable once it was done. We plan to apply the mag water again later this summer.

In an attempt to save a little on this, the entire length of Box Canyon was not done. Our cost of the mag and the grading was \$3432.00 as we did cost sharing with the county and they picked up the rest of the cost. As shown on the map, a stretch from just past Timber Ridge to just before the next house on Box Canyon and another stretch from just beyond the last house on Box Canyon to Ghost Canyon Road were omitted since no one lived along that part of the road. This saved almost ½ mile (about 2640 feet) .



## **Snow removal – Mowing – Weed Control**

As a part of the POA's responsibility as outlined in the Covenants, the POA handled snow removal for all the roads this year.

Without this expense, the Road Districts have a chance to save their funds for what might be expensive maintenance projects or emergency repairs.

Logan Miller, Can Miller's son, is doing snow removal for the POA.

Yes, he had to learn not to push all the gravel off the roads; but, seems to have responded well to instruction of raising the blade.

The first time he removed the snow, he worked 6 hours in an effort to completely clear the cul-de-sacs. This was very time consuming as he worked to move the snow from where the road becomes so wide. Logan was instructed to make two passes into the cul-de-sac.: one in, one out. Consider it that your driveway gets a little longer with the snow. This cut time and expense.

The cost for the snow removal during the 2008 year was \$1425. For the first of this year we have had a lot of snow and have spent about \$600 for 2009.

**Mowing** was done once on each road by Marv Bishop at a cost of \$314.60.

**Weed Control** was done on all ditches along all roads by Warne Chemical at a cost of \$674.40.

## **Road grading –**

Whenever moisture is available, I have been working the roads to remove the ruts and washboarding. I am using a "Road Groom" similar to what the county uses and I found a good deal on it. It is my personal equipment.

Since May of last year when the equipment became available, all the roads have been graded 4 times. I try to only grade the roads when there is enough moisture. I also stop and pick up the bigger rocks that the grading pulls up. A couple of roads need additional gravel before they can be graded again.

Currently I am doing this without any expense to the POA. If the POA was paying someone to grade the road the cost would be for \$60.00 /hr to \$200 /mile. Estimating 10 hours at \$60.00 per hour would have cost the POA about \$2400 or about \$4000 at \$200 per mile.

## **Fire Suppression Program –**

A little background, last summer I noticed workers in the subdivision behind us. Having a friend there, we were able to learn that the workers were from the SD Dept of Ag doing clearing. Although we wondered about the program, we were not given information to help us follow up.

Until one afternoon when we saw a Dept of Ag truck parked at the end of Haugan Trail. I walked down to the truck and waited for someone to return. Turns out it was a field representative out surveying the area for cutting. From him I got our first details about the program and who to contact. I did and things went from there.

The fire suppression program being conducted by the SD Dept of Ag is a free service to land owners through which the State will provide workers to reduce fuels on your property in an effort to reduce the catastrophic damage of a fire. The program is still going on. We're told that they will soon be in Box Canyon.

Some 24 owners have signed up and submitted proper forms. Mr. Andy Tate of the SD Agriculture Department, informs us that owners may sign up now, and even after the work begins on the Box Canyon project. There are a few forms available at this meeting. There are also a few booklets on the "Firewise" Program. More details are available from our site.

## **Legal action –**

You may or may not know that a number of property owners in Box Canyon have taken legal action to change their covenants. This action was taken with the intention of having their property removed from the Box Canyon Development, Property Owners Association.

Legal action has been begun in response to this original action.

We regret these actions have brought us to this point. We may sit on the board; and initiated this counter action, but, we are all concerned about our neighbors.

There has always been a question of standing in this community. This action will bring a judgment that will either say that the POA has standing and the right to enforce the covenants or it does not.

It was meeting with our attorney that resulted in a letter that requested each property owner to rescind their actions. Further fees have been to cover handling of the records requested in response to this letter. To save money, we personally took the time to compile and copy the requested information.

The case is moving forward ever so slowly. We hope to have it settled by later this summer: one way or the other. There is still time for those taking the initial actions to rescind them.