

Approved 08/15/18

**GLACIER VIEW MEADOWS  
ROAD AND RECREATION ASSOCIATION  
WATER & SEWER ASSOCIATION  
JOINT MEETING MINUTES  
July 18, 2018**

**ATTENDANCE:**

Water and Sewer (W&S)

Jim Petrie – President  
CJ Tripoli – Vice-President  
Dan Barbour – Treasurer  
Gordon Nuttall – Secretary  
Lynn Johnson – Director (absent)

Road and Recreation (R&R)

Don Herman – President  
David Birks – Vice-President  
Linda Petrie – Treasurer  
Jim Casadevall – Secretary  
Jenny Rogers – Director (absent)

**STAFF:**

Larry Maybon – Manager  
Mary Keller – Community Relations/Office Assistant

**INTRODUCTION - CALL TO ORDER:**

Jim Petrie, President, Road & Recreation Board, called the meeting to order at 3:02 p.m. All are present except Lynn Johnson and Jenny Rogers who were excused, and a quorum was established.

**AMEND AGENDA:** Under New Business Add item d. Appointment of Nominating Committee Chair

**REVIEW MEETING MINUTES DATED:** March 21, 2018

Don Herman, Road & Recreation Association moved to approve the March 21, 2018 minutes as written. Dan Barbour, Water & Sewer Association 2<sup>nd</sup>. Unanimous-motion passed.

**TREASURER'S REPORT:**

A. **Water & Sewer Association** – Dan Barbour, Treasurer, reported for the Association. The Water & Sewer Association completed the 9th month or 75% of the fiscal year. Consolidated totals: Income 111%, Administrative Expense 96%, Operating Expense 64%, Payroll 69%, Total Expenses 70%. Total transfers to capital \$42,000.

Question: How does total income exceed the budget? Dan stated that there are variables such as tap in fees, community system, and transfer fees.

B. **Road & Recreation Association** - Linda Petrie, Treasurer, reported for the Association. The Road & Recreation Association completed the 12<sup>th</sup> month or 100% if the fiscal year. Total Budgeted Income is 109.6%. Total Expenditures are 92.62%. Total remaining funds (carry forward) budgeted \$32,293. Capital Reserves currently available \$76,603. Trash Budgeted Income 103.1% and trash Expense at 93.8%. Total remaining funds (carry forward) budgeted \$12,843.

Question: How much is remaining in Carry Forward? \$99,951

**MANAGER's REPORT:** Presented by GVM Manager, Larry Maybon

**Water & Sewer Association**

1. All water and wastewater plants are running in compliance.
2. The deep bury is underway finally off Green Mountain and Temple construction is expecting a time frame over 3-4 weeks to complete.
3. The manager completed the DOT Hazardous training course, one of the requirements needed to meet the license procedures for the new 12<sup>th</sup> filing radium removal system. Still planning to meet with the state this month.
4. We completed a water tap for a new resident in the 4<sup>th</sup> filing with no issues, the waste tap is under review.

**Road & Recreation Association**

1. A temporary cell signal booster kit was installed at the MMP, it seems to be working good to this point. Will monitor for short term and decide on the future permanent unit to be in place.
2. The grader is currently being repaired from the recent electrical fire and received approval from the insurance company, a repair total of roughly \$8,000, our deductible is set at \$1,000. An estimated timeframe of next week. The crew have been out with the tractor with our modified blade to help on the switchbacks.
3. We were able to do some maintenance items on the following: The dump truck required some minor welding on the back-frame area. New tires were mounted on the 2000 Dodge Ram, a backup camera was installed on the 2008 Ford pickup and the loader had a radio installed.
4. All three dams were inspected last week by the State. Crellin and Riddle deficiencies have been taken care of and Batterson will be completed this week too.
5. A judgement was filed with the court about the issue of the trailer fines the resident has received and the court came back with a motion in GVM favor. We will continue to work with the resident on this issue.

**COMMITTEE REPORTS:**

- A. Architectural Review Committee (ARC): Kevin Snell, Committee Chair spoke for the committee: The Committee meets the 2<sup>nd</sup> Wednesday of most months. They received 6 applications: 1 Gazebo, 1 deck, 2 sheds, 1 fence, 1 variance to the established building envelope. 5 applications were approved as submitted. The variance was denied because GVM does not have the authority to grant a variance to a Larimer County requirement. However, the committee voted to support the request due to steep terrain on the lot that makes building on the designated envelope virtually impossible.

It was noted that GVM traffic seems to have increased. The ARC chair researched all ARC applications received over the last several years. Except for the 12<sup>th</sup> filing, the average of new homes built are four per year. It appears transfer of ownership is a contributing factor to the increased traffic i.e., part time home owners and retirees have transferred ownership to full time residents and several of those residents are commuters.

B. Ecology Committee: Dan Barbour, Committee Chair and Linda Petrie, spoke for the committee. Nature Trails: Most of the trails except for ½ of the Asbury trail have been groomed. Maroon Bells 2 has not been cleared and there is discussion of not working this trail. When the weather cools down, the committee plans to take in chain saws and cut up some of the fallen trees. Weeds: Professional weed spraying (milestone) of roadsides were completed. Using back sprayers, committee volunteers sprayed 6 acres of trails. The Chair stated that in the future, residents will be notified by social media and signs stating herbicide spray locations and date. Recognitions: The committee plans to recognize a resident with a certificate of appreciation for working hard including the hiring of contractors to clear their property of noxious weeds. Demonstration Garden: Planted new native plants and bushes using water from the rain barrels to get them started. The garden was weeded, and the plants and bushes were trimmed. Speaker series: Good turnout for the presentation on Marmots. Next month the topic will be on Mountain lions.

C. Road Improvement Committee: Pete Davis, Committee Chair spoke for the committee. The Road Advisory Committee is comprised of several members with combined road maintenance or construction experience of over 100 years, and, just as importantly, residents with no experience that can represent other residents in what they feel are acceptable conditions for our roads. First, the committee decided to break up its research and suggestions into three categories to allow information to be given to the Board in stages, with hopes that our suggestions will be implemented in a timely manner. The three categories we decided on are: Communication; Traffic; and Road Maintenance methods, priorities and scheduling. This first report & recommendations are on Communication, so that the Board and GVM management will be immediately ready to inform the residents on the implementation of recommendations in the other two areas when the Committee completes its work.

It was stated that it does take moisture to grade roads. There was concern that taking water from the pond might not be in step with the rules and regulations. However, the State of Colorado said it is ok if the Association monitor's how much water is pulled and does not exceed the total amount of water allowed by the augmentation plan.

#### **PUBLIC INPUT:**

A member stated an opinion concerning a letter that was sent to a resident. The member apologized for earlier statements made and thanked the Manager and the Board for the job they are doing.

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A member asked what the complaint process is. I.E., once a complaint has been filed when do members hear back from the board. It was stated that if the Manager takes the report he will act on it. If a member is not happy with the action taken, then the member may file a complaint with the Board. The manager stated that in this case the manager received the complaint and is in the process of addressing the issue.

A member stated that Glacier View has no authority over properties who are adjacent to our community. However, if someone finds issues with a property that is adjacent to GVM and knows the property is in violation of Larimer County Code i.e., trailer over 6 months, they may make a formal complaint on line with Larimer County.

Rocky Mountain Relay will be coming through August the 3<sup>rd</sup>. One of the stops will be at Gate 8

A member stated that GVM has a sign code and would like the Board to revisit the policy. The member requested that this be an agenda item. The member also stated that there are several sheds in GVM and it appears that people are sleeping in some of them. It was noted that people living in sheds is a Larimer County Code violation. If a formal complaint is filed with the county, the county will help enforce the rules. The member requested that this be an Agenda item. The member also stated that there is a resident that would like to take the small trees out of the road right of way and use them for his personal business. The member requested that this be an Agenda item.

A member voiced concern about the height of the cheat grass (3') as well as other noxious weeds on the open space near Mount Harvard and another spot west of Mount Massive. The member asked, "what the plan is for mitigating the fire danger caused by the cheat grass". The Ecology committee and manager will visit the sites.

#### Community Reports:

Glacier Gals: Ginny Blanz spoke for the group. The group is getting ramped up for the Annual picnic being held July 28<sup>th</sup> and the GVM community workday being held, August 11. Glacier Gals will provide a continental breakfast and sloppy joes for lunch.

N40 Alliance – Gordon Nuttall spoke for N40 Alliance: A mass mailing will go out this week. Neighborhood captains will be going door to door collecting data that will be used in case of an emergency. This information will be entered in a Data Base that will be maintained by Larimer county. Evacuation maps are in the process of being printed and will be posted at the mailboxes and the office. There will be smaller version of the maps that will be handed out along with an emergency go bag. One of the HUBS, Red Feather Lakes Library, received a grant for \$100,000, the grant will be used for solar panels making it possible for the Library to stand alone during a power outage.

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**NEW BUSINESS:** New Board Member Orientation:

- A. All Board members were given Goldberg Rules of Orders, Executive Session Rules, Meeting Attendance requirements, Board Member Code of Conduct requirements. Board members were asked to sign the Board Code of Conduct agreement. There was discussion concerning meeting procedures and public input discussions.
- B. GVMFD Generator Agreement Clarification: GVM manager, Larry Maybon, stated that the Emergency Generator located behind the GVM shop is owned by the Glacier View Fire District. Background - Per the August 19, 2015 minutes, A.J. Shilling stated The Glacier View Fire District has a generator that would provide electricity to the Fire House and the GVM shop during a power outage. Per the September 15, 2015 minutes, Gene Bade, thanked the Association for allowing the Fire District to put the generator on GVM property. Per agreement made on February 15, 2018, The Glacier View Meadows Association, Boards, agreed to contribute \$65.00 each and the Fire District agreed to contribute \$130.00 for a combined total of \$260.00 annually. These funds are to be used for a yearly oil change and two batteries to be replaced on a five-year schedule.
- C. Joint Rules Committee: Don Herman proposed combining the Road & Recreation and Water & Sewer Association Rules committee to a Joint Committee. David Birks, Road & Recreation Association, moved to combine the Rules committee. The committee will have 5 members, 1 ex-officio from each board (with voting rights) and 3 members from the community. Gordon Nuttall, Water & Sewer Association, 2<sup>nd</sup>. Unanimous-motion passed. Don Herman and Gordon Nuttall volunteered to be the Board ex-officious on the Rules committee.
- D. Nominating Committee Appointment: David Birks, Road & Recreation Association, moved to establish the Nominating committee earlier this year and to appoint Adrain “Buzz” Sweeny as the Nominating Committee Chair for the 2019-2020 board elections. CJ Tripoli 2<sup>nd</sup>. Unanimous-motion passed.

**ADJOURN:** Jim Petrie moved to adjourn at 4:55 pm. Dan Barbour 2<sup>nd</sup>. Unanimous-motion passed.