

TRLA BOARD OF DIRECTORS MEETING AGENDA

TCC RANCH HOUSE – 10 A.M.

September 25, 2021

Pledge of Allegiance

Call to Order: 10:00 am

Request Additions or Deletions to Agenda

Introductions: Board members present: Mary Ann Armijo, Judi Murphy, Julie Farrell, Charley Haverstick, Steve Stevens, Sharon Axtell Absent on LOA: Don Ouellette. Landowners present: Nancy Wills, Barbara Stevens, Killarney & Joe Martinez, Frank Beissel, Trish Anderson Linda Pederson, Danny Montoya, Valerie Burt, Robert Laurence, Shirl Henderson, Cecil Lane Judy & Charley Haverstick, Steve Wills, Ron Schali, Lori & Mike Hanson, Gabriel Armijo, David Waters, John Hardison Tom Abbott.

Approval of Minutes from August 21, 2021: Charley made a motion to accept the August 21, 2021 minutes, Steve seconded, approved.

Treasurer's Report (Steve S.)

Charley made a motion to approve, Judi seconded, approved.

Treasurer's Report Sept Mtg 2021		
Wells Fargo – Deposit		124,320.23
Wells Fargo – Checking		43,241.79
Wells Fargo –Reward Fund		1,525.07
Wells Fargo – Savings Account		
Contingency		
Fire Mid/Well Fund		20,000.00
Emergency Road Fund		44,914.34
Total		311,024.15
Outstanding Dues		
Prior Years		286.38
Last Year		2,437.70
This year		48,004.77
<i>Total Outstanding Dues</i>		66,326.35
6020 Audit		2,912.63
6190.01 Gravel		68,912.94
6190.02. Road Maint/Repairs		1,337.19
6260. Taxes – Income		2,405.00

Committee Reports:

- 1) Commons Report (Charley): Charley replaced the ranch house door locks; Mike Begay began prep work for the cement floor in the equipment building; the baseboard on the outer walls of the porch were cut to size by Steve Wills and after they are painted, will be installed and the porch will be complete. Question: volunteer in the book room asked if the porch door can be left unlock/open? Charley said it was ok to be open now.
- 2) Communications Report (Julie): Julie ordered the Board meeting sign that Killarney Martinez volunteered to put up and take down so landowners are aware of the meeting; Julie checked into laws or ordinances re: flying drones. She said that we need to be respectful, but it is a federal offense to shoot one down. On the noise ordinance, there is a dusky to dawn ordinance – 7325.25 – for late construction. Julie posted the July minutes and changed the meeting date on web site to today, and sent today's agenda to Wayne.
- 3) Fire Department Report (Julie): McKinley County and Cibola County rescinded their burn ban. TRLA can still have the burn ban on the ranch but Fire Department cannot write citations. Depending on this winter's weather, the burn ban signs may be put back up in June 2022. Mary Ann suggested leaving the signs up until November as October is usually a dry month. The Fire Department, TRLA, McKinley County and Cibola county will not be issuing burn permits. No Campfires. Julie made a motion to extend TRLA Fire Ban until November, approved.. If you smell smoke, call 911.
The Fire Department would like to thank Timberlake for their support for the drive through on 9/11/21. Mr. Hardison shared that a couple of minutes after the FD trucks left the station, an eagle flew across the lake.
Julie shared that a white truck with a camper shell ran a car off the road and the car rolled. The driver was ok and the car was rolled upright and the driver left. If you see this vehicle, please let the FD know. This was the second time that the truck pushed someone off the road.

a) Fire Mitigation Sub-Committee (Ron Schali):

4) FOREST RESTORATION & WILDFIRE MITIGATION SUB-COMMITTEE REPORT August 21,2021

Commons mitigation project update: We received one bid to thin the 10 acres of commons along Yucca using the state grant. Hop Canyon Forestry submitted a bid of \$1425 per acre for a total of \$14250 of which TRLA will be reimbursed for \$9100 through the grant. The final cost to TRLA will be \$5150. The board voted to accept the bid. The contractor should be able to get started this October. Julie made a motion to approve the money for the commons clean up, Charley seconded, approved.

5) Liens and Foreclosures Report (Judi): None to report at this time.

6) Roads Report (Judi):

TRLA Roads Committee Report September 25, 2021

1. Work Completed

- a. Upper end Cottonwood Loop culvert work and bar ditch cleaned
- b. Pinetree east bar ditch between Black Bear and Elk cleaned

- c. Hilltop & Sunflower northwest corner bar ditch cleaned, and culvert repaired
 - d. Black Bear from Timberlake up and over the hill prepare for rock
 - e. Ash Road dragged
 - f. Oak Drive gravel skimmed
 - g. Buttonwood dragged and bar ditch cleaned
 - h. Lower Sagebrush dragged and bar ditch cleaned
2. Field of Streams (Cloh-Chin-Toh) – Met with landowners in area for input. Reviewed affected area. Next steps are to obtain detailed map that clearly identifies TRLA Commons land in that area and contact Cibola Engineer to identify natural drainage and potential solution for flooding.
 3. Contacted landowner on Halcon who reported the bar ditch in front of their property is clear of trimmings from fire mitigation on their property.
 4. Addressed landowners concerns on Hilltop Court.
 - 7) Architectural/Maintenance Report (Mary Ann): She thanked Steve Wills for his work on this committee and he approved one foundation and two sheds. The water usage is 13,289 gallons in about a month.

Old Business:

- 1) Bathhouse Repairs (Action Item): – Contact was again attempted with the contractor with no response. Matter will be discussed further in Executive session
- 2) Landowner property usage / Hip Camp: A letter from the landowner was sent to the Board providing assurances that he will not be renting his property through the Hip Camp website or any other such site.
- 3) Drone Usage on Ranch –discussed during Communications Report
- 4) Noise Ordinance Questions- discussed during Communications Report

New Business:

- 1) Discussion to form CC&R Committee: Mary Ann suggested that we really need to look at the CC&R's and have a committee of three people plus a board member to go out and look at the violations. Mary Ann has three violations so far and received one this morning. Julie volunteered to be on this committee.
- 2) Linda Pedersen shared how complaints should be handled. CC&R enforcement committee has to go out and determine if the complaint is true. This process is meant to be tough to keep the ranch pristine. People living in sheds and leaving trailers on the land for over the time limit is not acceptable. Judy Haverstick feels that we should welcome people watching out for your place, and members of the association telling on each other and we should welcome that. . Nancy Wills shared that there is a CC&R committee but is inactive at this time, but it's still a committee. Killarney would like to be considered for this committee.
- 3) Discussion of 5-year Community Plan: Mary Ann suggested that we should get ideas on how we spend our money and develop a 5 year Community plan. This is for all landowners, get ideas together and email them to the board members and bring them into the meetings. This would be a transparency of what they want to do with the money. . It was suggested that ideas be gathered and feedback provided during the February or March, 2022 meeting.

Ron Schali suggested the use of an online survey. Such a survey will be discussed with Wayne to determine suitability for the Website.

4)

LANDOWNER INPUT

No input.

Adjourn

Charley made a motion to adjourn, Steve S seconded, approved. Adjourned at 11:00 am.