

Mt. Shasta Forest Property Owners Association, Inc.
424 Main Street, Suite C P.O. Box 216
McCloud, CA 96057-0216

**Minutes of
Board of Directors Meeting**
April 4, 2009 – 2:00 p.m.

Call to Order: The meeting was called to order by President Jerry Perkins at 2:00 p.m. Board members present were Jim Echnoz, Rick Stevenson and Ralph Dalessio. Peter Ritt was absent. Other persons present were Nick Mitchell, Clarice Nutt, Bruce Lambert; Dan Selby; Terry Hitchcock, Shane McClellan, Joan Dillon and Penny Stevenson.

Agenda: Motion by Jim Echnoz to approve agenda; seconded by Ralph Dalessio; 4 ayes; 1 absent.

Public Comment: None given.

Secretary's Report: Motion by Rick Stevenson to approve the minutes as written; Ralph Dalessio seconded; 4 ayes; 1 absent.

Financial Report: the financial report shows a balance of \$84,684.96 in operating account; \$204,448.58 in reserve accounts; \$11,943.27 in accounts receivable; and expenses of \$28,604.47.

*Motion by Ralph Dalessio to approve the financial report as given; Jim Echnoz seconded; 4 ayes; 1 absent.

Correspondence: A letter from Garris Environmental Services, Corporation advised us that at the present time there would not be an increase of their prices of materials for dust control.

Committee Reports:

Road Committee: Jerry Perkins reported that Hitchcock Construction has been cleaning up some of the roads from the winter snowplowing and advised the board that several areas on the entrance road needs repair. Terry Hitchcock advised the board that the entrance road should be chip & sealed to bind the surface and preserve the road for up to 10 years. Discussion followed.

*Motion by Jim Echnoz to allow up to \$20,000 for a single layer of chip & seal on the 1.5 mile of the entrance road; seconded by Ralph Dalessio; 4 ayes; 1 absent.

Discussion was held regarding the use of Mag Chloride vs. the paraffin application. No decision. Patching of the entrance road can be done with either cold or hot patch before the chip seal.

Bruce Lambert reported that they are awaiting the snow to melt before completing the survey of roads and areas requiring repair for the spring maintenance. The Cul de Sacs on Upper Summit Way; Rocky Ridge Way and Crestview way in Unit 2 will have trees removed and maintenance completed; culverts on Lower Widow Springs near the 2 A 14 Common Area need to be extended and reshaped; plus other maintenance. Discussion was held by the board members. John Desmond will be contacted for advice regarding the pond.

*Motion by Jim Echnoz to contract Hitchcock Construction to complete the spring maintenance for this year; complete the work on the pond; and extend the culvert and widen the intersection at the entrance of 2 A 14; seconded by Ralph Dalessio; 4 ayes; 1 absent.

DRC: No applications have been received for improvements on member properties. However, members need to be advised of improper placement of culverts may result in damage to their culvert during the winter snowplowing.

Fire Safe Council: Clarice reported that no meetings had been held throughout the winter. The first meeting for 2009 will be held April 9 at the McCloud Fire Hall. The council has 7 days of credit for work as needed by the fire council per Dan Selby.

Caretaker: A report of several stop signs and street signs have been damaged and are cannot be repaired. Terry Hitchcock reiterated that many of the signs need to be placed further back allowing for the snowplowing.

*Resolved: more stop signs will be ordered and installed; new street signs will be painted and installed.

* Motion by Jim Echnoz to increase the caretaker hours to 20 hours per week starting next week; Rick Stevenson seconded; 4 ayes; 1 absent.

Website: No report.

Old Business:

1. Nick Mitchell advised the board that a copy of the newsletter will be ready for approval by the board before the 15th of April.
2. Neighborhood Watch program was discussed. Jim Echnoz advised the members that it would be extremely difficult to initiate the program due to the number of full-time residents. The Private Patrol signs on vehicles of resident members will help and advised that members should become acquainted with their neighbors and offer a helping hand in community protection.
3. A garage to house a Fire Tender was discussed. Jerry reported that we are working with Darin Quigley, Battalion Chief for Siskiyou County and Fire Chief for the Weed Cal Fire Station; to get the information for building a garage for the fire tender. The location for placement of the building could be on Common Area 2 A 14 or Lot 1 F 08, the Siskiyou County lot. Discussion followed.

*Resolved: Write a letter to the Siskiyou County Board of Supervisors requesting a Quit Deed to the Unit 1 F 08 lot. Dan Selby volunteered to take the letter to the County Supervisors.

New Business:

1. Annual Meeting Planning: Joan Dillon was appointed to be the Inspector of Elections.

Shane McClellan spoke requesting the downed cedar trees as well as some pine and fir from the THP. Terry Hitchcock spoke saying that the market is opening up for the Pine and Fir trees and he has a buyer for at least 7 loads of pine and fir. Further discussion was held.

*Motion by Jim Echnoz to ship all wood that is saleable at the present market; seconded by Ralph Dalessio; 4 ayes; 1 absent. The board agreed to the purchase of cedar trees by Shane McClellan and the sale of the pine and fir trees to be sold by Terry Hitchcock at a price dependant upon the market price – unknown at this time.

Terry Hitchcock and Shane McClellan left the meeting at approximately 3:40 p.m.

2. Quorum required for Member Annual Meeting: Nick Mitchell advised the board that according to present Bylaws, 25% of the members is required for a legal meeting. This could be changed by amending the bylaws.

3. Ballots vs. Proxy: The validity of using proxies or ballots was discussed. Nick Mitchell advised the board that an amendment could be placed on the ballot to eliminate the need for the 25% requirement for the election of officers or to hold a meeting. A proxy may be obtained by a member no longer than 2 weeks before the meeting and all votes on the proxy would have to be transferred to ballots. At the present time according to the existing Bylaws, a majority vote of the members is required to amend the Bylaws. Nick advised the board to hold the meeting allowing members to run for the board if desired and then send out the ballots.

*Motion by Jim Echnoz to send out both proxies and ballots for the Annual Membership Meeting this year and request an amendment of the Bylaws to follow the Davis-Stirling Act as required by State Law; seconded by Rick Stevenson; 3 ayes; 1 abstained; 1 absent.

4. The Davis-Stirling Act requires that a date be set for a *Hearing* for members that are delinquent in paying their dues and therefore lose Voting Rights. Those members will receive a 30 day notice of the Hearing.

*Motion by Jim Echnoz to set the date for the Hearing on June 13, 2009 immediately following the regular board; seconded by Ralph Dalessio; 4 ayes; 1 absent.

5. Approval of Pre-liens to be issued to members who are delinquent in paying their dues starting at \$182 and up.

*Motion by Jim Echnoz to approve the issue of pre-liens to those specified members; Rick Stevenson seconded; 4 ayes; 1 absent.

6. Trash Dumpster: Jerry Perkins stated that the problem of collecting and disposal of trash from the road sides is becoming a bit of a problem. Members and construction workers are inclined to throw soda cans, bottles and other trash while driving on the roads throughout the Forest. The subject was discussed with no conclusions at this time.

6. Fire Company & Association Issues: Nick Mitchell fulfilled his judiciary obligations by informing the board that the Federal and State requirements for a full-scale fire department owned and managed by the Forest is extremely high. It is economically not feasible to create our own fire department. No further discussion.

7. A letter from CPA Lynn Teuscher was read regarding internal controls of monies.

*Resolved: the Bank Statements will be sent to Treasurer Rick Stevenson and presented to the rest of the board members.

Date was set for the next Regular Board Meeting for May 2, 2009 at 10:00 a.m.

No further business, the meeting adjourned at 4:35 p.m.

Respectively,

Jim Echnoz, secretary
Transcribed by C.L. Nutt