

# Hardware Park Mountain Estates Minutes

These are minutes of the Board Meeting of HPME held:

At the home of:  
Mike and Jayne Gailey  
3333 S 1000 W  
Syracuse, Utah

Thursday, November 9, 2017  
7:00 PM

Notice of this meeting had been sent to all board members ten days prior to the meeting. Present at the meeting were the following:

Farrel Lewis [President]	Kevin Higley, [Board]	Bruce Peterson [Board]
Nate Arriotti [Board]	Paul Burbank [Board]	Rick Patterson [Board]
Richard Lamb [Board]		Gary Nuffer [Treasurer]
		Mike Gailey [Secretary]
Absent:	Rubylyn Vernon [Board]	

**7:00 PM Call to order** – Farrel welcomed the group and called the session to order stating that a quorum was present. Mike informed the board that he had been notified by Rubylyn that she would be absent.

**Communication** – Farrel asked each member of the Board if he had received a copy of the minutes of the meeting held September 14, 2017. All members agreed that they had received those minutes. Farrel asked if there were any concerns. Kevin Higley placed a motion before the board to accept those minutes as recorded. Richard Lamb placed a second. The minutes were approved unanimously. Mike was asked to report on a discussion that he had had with Chris Dedricksen, an outlying property owner east of HPME. Mike reported that he had given the Dedricksen's two keys to all locks at the property and that they had purchased one key. This to foster a better relationship with them. Earlier this year David Dedricksen had agreed to pay \$120,00 per year to assist in gate and road maintenance. The had backed away from the verbal agreement. After a recent discussion with Chris Dedricksen last week, Mike reported that he had required of her to discuss the issue with her husband and then report back what she thought was a fair compromise. Mike will continue to work this issue with them.

There was a discussion between board members on the Work Credit signup sheets. The question was whether these sheets should be blanked each year and members required to reapply. The decision was made to blank these sheets each year and require members to reapply. This motion was made by Kevin and seconded by Nate. The vote was unanimous. Mike was instructed to clear the Work Credit sheets on December 1st of each year.

**Finances** – Gary reported on the finances of the Association. He provided each board member with a copy of the current financial statement. He reported that the membership was about 80% current on this past year's fees. Richard placed a motion before the group to accept the current financial statement delivered by Gary. Paul placed a second. The vote was unanimous.

# Hardware Park Mountain Estates Minutes

Hardware Park Mountain Estates Financial Statement for fiscal Year 04/01/2017 thru 03/31/2018				
	Combined Total	Membership Fees	Road Maintenance Fees	Rainy Day Fund
<b>Beginning Balance 04/01/2017</b>	\$31,486	\$1,786	\$16,103	\$13,597
Annual Assessments	\$6,065	\$565	\$4,695	\$805
Special Assessment Roads				
Keys	\$50	\$50		
Maps	10	10		
Work Credits				
Interest & Penalties				
<b>Sub-total 2016-2017</b>	<b>\$6,125</b>	<b>\$625</b>	<b>\$4,695</b>	<b>\$805</b>
<b>Funds Available</b>	<b>\$37,611</b>	<b>\$2,411</b>	<b>\$20,798</b>	<b>\$14,402</b>
<b>Funds Disbursed:</b>				
Board Meetings (03/22/2017)	\$ 26	\$ 26		
Annual Picnic (08/06/2016)	\$ 511	\$ 511		
Spring Clean-up				
Roads:				
Grading				
Roads (gravel, shell & etc)				
Equipment				
Shell Pit Blasting				
Repairs				
Fuel				
Work Credit (Roads)				
Misc.				
<b>Total Roads</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>
<b>Security:</b>				
Deer Hunt				
Gates & Fences				
Keys				
<b>Total Security</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>
<b>Springs:</b>				
Testing				
Bucks Springs				
East Springs				
South Springs				
West Springs				
<b>Total Springs</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>
<b>Taxes:</b>				
State Franchise Fee				
Corp. Registration	\$ 13	\$ 13		
<b>Total Taxes</b>	<b>\$ 13</b>	<b>\$ 13</b>		
Bank Charges				
Newsletter				
Postage	\$ 61	\$ 61		
Printing (Maps)				
Flowers				
Supplies	\$ 85	\$ 85		
D & O Insurance	\$ 1,296	\$ 1,296		
Website	\$-			
Filing Fees	\$-			
<b>Total Disbursements</b>	<b>\$ 1,992</b>	<b>\$ 1,992</b>	<b>\$ -</b>	<b>\$ -</b>
<b>Ending Balance as of October 31, 2017</b>	<b>\$35,619</b>	<b>\$419</b>	<b>\$20,798</b>	<b>\$14,402</b>

# Hardware Park Mountain Estates

## Minutes

**Security and Fire** – Richard reported that the barbwire fence line had been repaired at the first gate off Ant Flat. Farrel asked Richard to have his committee look into the construction of a T-bar and cable fence along that portion of the access to the property, similar to what has been constructed at the upper Middle Gate road. There was a report given that the fence has again been breached on the south end of the property. Jersey barriers will be placed next spring. Nate was assigned to look into obtaining pins for the barriers. Farrel asked Richard to make contact with Hal Jones [Work Credit gate maintainer] and make sure the gates are open for the winter and the locks retrieved once snow falls.

**Emergency Preparedness** – Paul reported on progress made with helicopter landing sites. The Board reviewed the emergency this summer where there was a life-flight helicopter landing. Paul requested of the rest of the board the expenditure of about \$55 to produce new wallet helicopter landing site directions. This was approved by common consent. The Board instructed Paul to mark the landing sites with 6" pipe. He was also instructed to ask permission of the member property owners where these sites would be marked. Paul indicated that he would like some time in the March general meeting to present emergency material to the members. This was granted.

**Activities** – Bruce indicated that his committee was preparing for the March meeting. Mike was instructed to seek out a date of that meeting with Syracuse City. In January, the content of that meeting will be laid out.

**Development Committee** – Kevin reported the Roger Howell had been very responsive to the request made by the Association as he prepares to build a cabin on his property. The roadway access had been worked out and Roger has been very fair. He reported that he knew nothing concerning progress regarding the issue between Blake Harrop and Shad Christensen and the roadway.

**Roads and Maintenance** – With the absence of Ruby, Farrel made the following recommendations:

1. We need a plan for next spring's efforts in road maintenance.
2. Middle Gate road will need some attention next year.
3. The Board was unified in spraying next year for weed control offered under a grant received by Cache County.

**Hunting** – Rick made the observation that the permitting process appears to be working. He mentioned that the gates were chronically left open the weekends of the general deer hunt. He reported on the commitment level of each of those who had participated in the Work Credit assignment. Most had performed well. There were exceptions.

Richard Lamb left for home at 9:05 PM.

**Water and Health** – Gary mentioned to Nate that he had not received any billing information for water testing this year. Nate wondered if Stevan was paying this out-of-pocket. He would look into the matter. Nate gave Mike copies of the water testing reports for June 20, 2017. Mike will archive those reports on his computer under the file HPME>GoverningDocs>Water>WaterTests. The Board discussed the need for a new survey to see the amount of water storage being stored by member landowners. No action was taken.

**Miscellaneous** – The board discussed briefly a tax increase being proposed by Cache County on all properties.

# Hardware Park Mountain Estates Minutes

Kevin made a motion at 9:30 PM to adjourn. The motion was seconded by Paul. All agreed by common consent.

Next Board Meeting: Thursday, January 11, 2018