

DCLI Board Meeting

Saturday, March 30, 2019 @ 4:00 PM at Tys' House

Members Present: Ron Chandik, Les Isaksen, Mac Marshall, Dave McGuire, Jeff Schulken, Tys Sniffen, and Ginny Stone; Members Absent: None; Visitor(s): None

A. Pre-meeting Discussions:

1. Tys gave FY2018/19 Liens from County received in the P.O. Box to Ron.
2. Jeff has Directors & Officers Liability insurance invoice and will pay it.
3. Tys: Swernofsky is refinancing and needs to clear his Liens. On his 2016 Lien Tys transposed name and APN with Heath/Armanini. Liens were approximately the same amount. Tys Released Heath/Armanini Lien which had Swernofsky's APN. **8:15**

B. Treasurer's Report:

1. As of March 30, 2019 Liberty Bank Balance is \$43,873.58, including SBA loan residual.
2. SBA Loan: \$251,000.00 (Loan) - 237,500.00 (Paid to WG&E) = \$13,500.00 remaining balance.
3. Outstanding expenses not yet paid = \$0.00
4. Emergency Fund Reserve: \$5,000.
5. Funds currently available to work with = \$38,873.56, which is the \$43,873.58 Account Balance less the \$5K Emergency Fund Reserve.
6. SBA Loan payment due July 3 for \$12,400 (+/-) is assumed to be paid from new FY2019/20 Road Maintenance Fees received.
7. We need to review coding for FY2019/20 Road Maintenance Fee billing calculation.
 - a. Argyle was renting to Eric Fries, but is no longer renting to Eric, but is renting to several other people. We need replacement contact numbers for Argyle for billing. Dave will contact Argyle.
 - b. Beetz: Non-Res is O.K.
 - c. Carson: Ginny says this property is "dormant" with no occupants and should be Non-Res.
 - d. Dgheim: Per Miller she is renting to growers so coding will stay as is with Extraordinary Use Fee.
 - e. Dutton (Abner parcel): Tys says we received an escrow payment on land sale. No mailing address. Leave as Resident.
 - f. Fitch: Changed to Non-Res due to death and uncertainty with estate disposition. **25:35**
 - g. Foraker: Although he died, someone in his estate is still renting to pot growers on his land. Keep as Resident. Dave to try to get mailing address.
 - h. Freeman/Kay: Keep as Residents but remove Extraordinary Use Fee for FY2019/20.
 - i. Johnson: Per Jeff chg to Non-Res
 - j. Kramer: Mo parcel sale; Make him Resident for now.
 - k. Lafever: Resident and one additional household.
 - l. Leo/Murry: Nick Murry is a Resident.
 - m. Loftis: Per Jeff needs to change to NR. Loftis moved to LA.
 - n. Merritt: Returned mail. Assume he continues as Non-Res.
 - o. Moscoe: Dispute with partner. Can't live on land. Code as Non-Res.
 - p. Sparks: Keep as Resident.
 - q. Speck: Take off additional household.

- r. Tobin: Change DCLI miles to zero. He is an 845.
- s. Van Slooten: No address
- t. Van Derostyne: Address change to Bear Creek Rd.
- u. Vasquez: Should be Resident.
- v. Walters: Should be Non-Res per Jeff.
- w. Wang/Botts: Per Dave no one is living there. Should be Non-Res.
- x. Warren: O.K. as is: Resident **41:16**

C. Secretary's Report

- 1. Meeting Minutes for the January 19, 2019 DCLI Board Meeting were emailed to all Board members and are available for distribution now.
- 2. We received a February 5 message on the DCLI gmail account from First American Title requesting information on an unidentified parcel (no APN given) by an unnamed landowner. I have not idea what to do with this notice. Tys will call Title Company.
- 3. Master List update is in process with Jeff's changes.
- 4. Tys: Has given Ron copies of the new Liens from Santa Cruz County for FY2018/19 for Ron to include in the Master List Lien file. **44:36**

D. Road Manager's Report

- 1. After the SBA paving project was completed, he started noticing serious degradation in the road work.
- 2. Several of us met with WG&E and walked over the work that they had done and pointed out the problem issues including sections where it appeared that the base had not been prepared sufficiently and deep enough to sustain the paving.
- 3. WG&E has agreed to repair deteriorating road section and new pot holes. They will cut out some sections and re-do them, with the exception of one spot (about a 10 sq. foot area) on Greg Haagenson's land where water is coming up under the roadway apparently from an underground source.
- 4. We haven't had enough dry weather for repairs to be made, but they will start when the weather improves. WG&E will also Fog Seal the entire paved section of the road, including the older pavement. The Fog Seal is intended to keep the pavement from losing its oil and turning back into crushed rock.
- 5. When WG&E comes back to do the repairs, Dave will take a day off work and work closely with WG&E to ensure that the work is done as needed.
- 6. Tys: Joey Lafever and his father are aware of industry standard practices that WG&E didn't appear to follow. One possible step would be to get knowledgeable engineers to evaluate the quality of the paving process done by WG&E and try to hold them accountable for it. Maybe we need a guy to come out and do some testing on the road and to present WG&E with the results. Dave wants to know who will do the testing and to have them do it within two weeks before WG&E begins the repair work. Dave: There is no written warranty and we either need to let WG&E do the repairs as they see fit or confront them with evidence that may require them to completely redo the job. There was much diverse discussion of the appropriate course of action for DCLI to take to ensure that the necessary roads repairs are done effectively. Tys asked for support to try to find someone to evaluate the quality of the road paving and to have Joey help to find someone. Tys said he would also look to see if some one was available and Jeff also had some possible sources.
- 7. Dave says we have not done any of the non-WG&E budgeted road projects for FY2018/19 and that he would like to complete a rocking project at the top of Hartman and repair the fencing on the first bridge at Bear Creek.

8. Dave talked to a county employee checking on Chris Daly's property. The County guy said the second bridge was out of compliance and needed to be certified. Tom Bird also told Dave it probably is time to certify the DCLI bridges. Marvin Chapman is qualified to certify our bridges and has done it before. He charged about \$6K to do our five bridges. Dave talked to him and Marvin agreed to come to Deer Creek from McKinleyville and to do the certification for \$4k.

9. Tys asked Dave to give him a couple of days to see if he could find a cheaper local person.

10. Dave expressed his frustration with dealing with difficult road projects and Board criticism and stated his preference for finishing the current road projects and then allowing someone else to fill the Road Manager function. Dave also expressed his frustration with Joey and his Dad continuously calling Dave with complaints and unreasonable demands on WG&E. He is also not interested in continuing on the DCLI Board because he feels that the continuing level of stress is detrimental to his health.

11. There was much additional discussion of work needed on Ramble and people available to fix the first bridge fencing before certification. **1:10:16**

E. President's Report:

1. Next Board meeting Saturday April 27. (Sec Note: Meeting cancelled due to a long, involved second meeting with WG&E on the Deer Creek Roadway including several Board Members on Friday April 26.)

2. DCLI FY2019/20 Spring General Meeting: May 11, 2019, 11:00 AM. Tys will make reservations.

3. There was an intense discussion led by Ginny to NOT blame WG&E road repairs on Dave's oversight. Everyone agreed that Dave did the best job that any of us could have done under the circumstances as unpaid volunteers with family and personal responsibilities.

4. Tys: There is rumor of logging on Little Buck. Dave: Brenton Graves and Greg Haagenson intend to log. Tys: They are responsible for any damage done to our new, crumbling roadway. Dave: We need pictures of the road before and after the logging. Ginny: After the WG&E repairs, we need to take pictures of the entire road, not only for logging damage but to document the repairs. Ginny volunteered AJ to do a drone video of the DCLI roads.

5. Tys: When he created 2016 Liens Tys transposed the names and APNs of two Liens involving Heath/Armanini and Dave Swernofsky. This was discovered when Swernofsky decided to refinance and needed to settle his liens. Tys Released two liens, one with Swernofsky's name and APN on it, and another with Swernofsky's **APN** but Heath/Armanini's **name** on it.

6. Tys: He opened a Google Documents account named DCLI1965@gmail.com where he is now storing all DCLI documents. Anyone wanting access codes contact Tys.

7. Tys: Two properties are involved in Lien settlements due to refinancing: Swernofsky (about \$3,900) and Freeman/Kay (\$12,786). Tys agreed to NOT charge Swernofsky the 20% FY2018/19 Lien Fees about to be added to FY2019/20 Road Maintenance Fees billing. Dave doesn't like special deals for people who are not paying consistently like other responsible Landowners. Tys: We have not "officially" calculated the 20% fees yet (although his Total Balance has been due since June, 2018 and by March, 2019 DCLI had not yet calculated his Lien Fees). After much discussion, the Board voted unanimously to not impose the additional 20% Lien Fee on Swernofsky, if his current Balance Due is paid by the Title Company within 30 days.

8. Tys: Freeman/Kay are also refinancing/selling: Jeff: We have already agreed to take off one year's Extraordinary Use Fee from their Balance Due. Tys: We are charging them the entire current Balance Due, which includes the removal of one year's EUF.

9. Mac: An older mobile home is being towed down Deer Creek Road. Per Dave, Derik Solis owns the trailer and should be removing it from DCLI.

10. Tys: General Meeting and Election: President, Treasurer, Secretary, Dir 1 (Ginny) and Dir 3 (Mac) are up for election. All current Board Members agreed to accept nominations for another term.

F. Tys formally closed the meeting.

1:44:20

Submitted

June 7, 2019

Ron Chandik, DCLI Secretary