

DUQUETTE PINES HOMEOWNER'S ASSOCIATION  
BOARD MEETING

Boise Basin Library, Idaho City  
April 2<sup>nd</sup>, 2018

Open Meeting: The meeting started at 6:02 pm.

Attendance: Lisa B., Steve, Kurt, Dee, Kris, Lisa K, David. Guests: Sandy Newman, Ryan Nelson, Lynn Murdoch and Dawn Doepke.

Meeting Structure: Lisa B. stated that the discussions at the meeting are to follow the agenda and that questions could be asked questions after each topic.

Approve minutes March meeting: Steve motioned to approve the March minutes. Kurt seconded, all ayes.

Financials-Lisa Kindelberger: Financial statements were reviewed, checks were signed and the Board reviewed the list of delinquent accounts for fees. Lisa K. will contact the property owners for payment. May meeting we will approve to lien properties. Kurt motioned to approve the financial statements and signing of checks. Steve seconded, all ayes.

Maintenance Report-David Burt: David stated he checked the wells regularly, shoveled snow, worked on the exit gate motor as the gate was getting stuck. David stated that he had to go with a lighter weight arm as the ones that were used previously were too heavy for the motor to handle. David ran the generator, closed the dump valves and talked to Secor Construction about capping off Reichert's water line on their vacant property. He shoveled around several culverts, put the chain back up on Triple Ridge emergency exit and bought more gate arms.

Old Business:

- Prusha-Parlor property – The Board discussed the letter and documents from her lawyer. The Board agreed that the HOA would supply water to the tank and it is the responsibility of the property owner to get the water to their property.
- Maintenance shed – There was discussion of bids for groundwork, electrical, building and finishing. Tools for usage within the subdivision will also be purchased, ie: chainsaw, drill, etc. so the Property Manager and Board don't have to use their own tools. The shed will also be for storage of documents, chemicals, etc. Kris motioned to approve the purchase and construction of the shed. This cost will be included in the new budget and the maximum to be spent is \$20,000. Steve seconded, all ayes. Kurt motioned to accept Secor Construction's bid for the shed interior. Kris seconded, all ayes. Steve motioned to go with High Ground Electric for the electrical portion of the construction. Kurt seconded, all ayes. The Board is waiting for a bid for the groundwork.
- Idaho Power will be replacing old transformers and lines, sometime in the future, in Duquette Pines. Dust abatement was discussed because Idaho Power may have to dig up some road areas. The Board will find out the dates that Idaho Power will be doing this so the dust abatement can be scheduled for application after they are done.
- Newsletter – Articles will be submitted by the Board for the May mailing.
- Culvert/roadwork-additions – There are seven areas in the subdivision needing attention. They are Reinhart/Hummingbird, Blue Jay Way, corner at 35 Bull Pine, Meadow Drive/Bailey, end of Willis Way and the well road. The estimated cost is \$1600.00. Steve motioned to approve the grading and gravel to be done in these areas. Kris seconded, all ayes.

- Water line cap – Lisa B. stated that it would cost approximately \$250.00 for Secor Construction to permanently cap off Reichert’s water line on their vacant property. Steve motioned to approve the capping of the line and for Secor Construction to do the work. Kurt seconded, all ayes.
- Website update – Kurt stated that, possibly, the new website will be up and running by the next meeting. He will train other Board members on usage of the new site.

New Business:

- Doepke property – The property owner was in attendance and requested to park their travel trailer on their lot from April 15<sup>th</sup> through November 15<sup>th</sup>, while they are doing the ground work for their cabin. Steve motioned to approve the travel trailer being on the property for the requested timeframe. Kris seconded, all ayes.
- Budget meeting – The Board agreed to discuss the budget on May 1<sup>st</sup> after regular meeting.
- Annual meeting agenda/schedule – The Board agreed on holding the annual meeting on June 1<sup>st</sup> at 6:00 pm at the Boise Basin Senior Center. The Board agreed to pay \$50 for the use of the center.
- Upper well bunker – The Board discussed and agreed to lock the upper well bunker. Keys will be provided to authorized users of the components inside the bunker.
- Speed limit/signs – There was discussion on how speeding (of all types of motorized vehicles) throughout the subdivision has increased. Kris motioned to lower the speed limit, throughout the subdivision, to 15 mph. Steve seconded, all ayes. Steve motioned to purchase six new speed limit signs. Kris seconded, all ayes.
- Payment drop box – The Board received one request for a drop box. The Board discussed that, after the new shed is built, it could possibly be placed there. The Board will discuss again after the shed is completed.

Adjourn: The meeting was adjourned at 7:05 pm. The next meeting will be Tuesday, May 1<sup>st</sup> at 6:00 pm.