

Missouri River & Eagle Canyon Landowners Corporation
BOARD MEETING AGENDA
8/12/2020

I. Call Meeting to Order

18:04 (06:04)

II. Members Present:

Mark Pieloch, Beka Panitzke, Richard Kollars, Dennis Greany and Guest Kathy

III. Existence of a Quorum

(3 Board Members)? Yes

IV. Approval of Minutes from Previous Meeting

Motion to approve last meeting minutes;

1A) Who made the motion; Richard

1B) Who second the Motion; Mark

1C) Who voted for the Motion; Rebecca, Richard, Mark, and Dennis

1D) Who voted against the Motion; None

1E) Motion Passed or Failed? Passed

V. Current Business

a) Roads

1) Status of current road work with Mike Wirth.

2) Long term road repair & maintenance plan. Discussion of road plan.

3) Summary of Discussion points: Dennis talked to Mike Wirth and was told repairs will be finished before the annual meeting and grading will be done once the weather permits. Water trucks will be used in the repair areas to help with compacting the repairs that will be done on Arrow drive, Beaver slide, Rocky road, Spring drive and Eagle Canyon road. Grading should start hopefully by the end of September when moisture is more available to help with the dust. LOA will pay 50% of the cost for the use of the water truck that Mike Wirth will be using while doing the repairs. The extra cost might be up to \$2,500. If Mike Wirth can't get it done, then a new contractor will be called to finish the roads as well as used for future work. The road plan needs to be updated to state which repairs are needed as well as which roads are not gradable due to rocks, but have those added to future repairs once the main roads have been finished. Road committee should be meeting 2-3 times a year to assess any damages that may occur over the seasons. Start putting prices of what projects are costing such as what the bridge will cost to repair and such.

The LOC has been neglected for too many years and no funds have been put back into the community so all repairs are going to be costly.

4) Motion to approve the extra cost of water truck not exceeding \$2,500

4a) Who made the motion: Mark

4b) Who seconded the motion: Richard

4c) Voted for motion: Rebecca, Dennis, Mark, Richard,

4d) Voted against motion: 0

4e) Motion Passed or Failed? Passed

b) Status of weed abatement.

1) Richard Kollars briefs the board.

2) Summary of Discussion points: Jim's schooling is done and is now obtaining insurance and then will order the chemicals needed once he assesses which weeds are present in the community but with the upset landowners, Jim won't be using a drone. LOA will pay for the Insurance as well as the chemicals. Jim is supplying the equipment and volunteering his time. Since the LOC has been talking about adopting the waiver of yearly dues for those landowners who volunteer their time with snow plowing, it should also apply to Jim for his time on spraying the weeds.

3) Motion to approve the cost of insurance, chemicals and waiving Jim's annual dues

3a) Who made the motion: Mark

3b) Who seconded the motion: Richard

3c) Voted for motion: Rebecca, Dennis, Mark, Richard,

3d) Voted against motion: 0

3e) Motion Passed or Failed? Passed

c) Financial Review.

1) Dennis briefs the board on current status.

2) Summary of Discussion points: Accountant has done a wonderful job getting all financials up and running and should be completely ready to go before the Annual meeting. LOA now has insurance for the 2020-2021 year. The Lanes have not kept their records updated and there's no way of knowing who has and who hasn't paid their yearly dues so, a decision should be Made on forgiving all unpaid dues before January 1, 2020 and start fresh, or trying to continue to figure out who has and who hasn't paid past dues. The cost would be much more trying to figure out the Lanes records then it would be to just forgive all past delinquent dues prior to January 1, 2020. Forgiving delinquent due's gives the LOA the means of moving forward in collecting present and future Due's..

3) Motion to approve to forgive all unpaid dues prior to January 1, 2020.

3a) Who made the motion: Richard

- 3b) Who seconded the motion: Mark
- 3c) Voted for motion: Rebecca, Dennis, Mark, Richard,
- 3d) Voted against motion: 0
- 3e) Motion Passed or Failed? Passed

d) Upset Landowners.

Discussion of "Secret Meeting".

Summary of Discussion points: There are a couple upset landowners posting signs on privately owned lots without landowners permission and those said signs should be removed and only placed on their own lots. This "secret meeting" won't amount to much mainly because they are trying to change the contracts they signed when buying their land within the LOA. The Board will address any issue(s) these landowners might have at the annual meeting.

VI. Issue for Future Discussion.

Don- No

Dennis- Issues for the annual meeting

Mark- No

Beka- No

Richard- How we are going to be doing the voting at the annual meeting this year so we know who is who and who is actually voting.

Adjourn the meeting 19:18 (07:18pm)