

DUQUETTE PINES HOMEOWNER'S ASSOCIATION
BOARD MEETING
Boise Basin Library, Idaho City
May 1st, 2017

Open Meeting: Lisa B. opened the meeting at 7:02 pm.

Amendment to agenda: The Board will review the Burget fence and a lot line adjustment for Crancers.

Meeting Structure: Lisa B. stated that any subjects other than what is on the agenda will not be discussed. Everyone is invited to ask questions on the subjects on the agenda, after each item is discussed by the Board.

Attendance: Lisa B, Donna, Kurt, David, Lisa K., Melissa and Dee.
Property owners: Rich Pfeiffer, Sal Manzo, Jon Long, Steve Newman, JR & Kris Wallworth, Dawn Doepke and Scott Taylor, Suzanne Wingo, Randy Bates and Janette Crancer.

Approve Minutes April 3rd & 7th: Melissa motioned to approve the April 3rd and April 7th minutes. Lisa seconded, all ayes.

Financials: Lisa K. stated that she will be filing two new liens for unpaid maintenance fees on M. Wadley and Caroline Bowles.

Checks were presented for signatures. Kurt motioned to approve all the checks submitted. Donna seconded, all ayes.

Budget/Annual Meeting Agenda-schedule special meeting: The meeting to review and set the next year's budget will be on Tuesday, May 9th at 7:00 pm, 6 Elderberry Circle in Duquette Pines.

Maintenance Report: David stated that he ran the generator, built entrance gate arms, took down snow poles, repaired signs and posts from the winter damage, inspected culverts, is working on getting rid of ants in one of the big logs at the gate entrance, pumped out the bunker at the well area and found that it is connected to the wells. David will have a plumber check the connections and see what we can or should do with the bunker. David stated that the fence posts in the meadow are deteriorating and would like to know what the Board wants to do about them. The Board decided to clean up what is already down and then as they fall, they will be taken away. David talked about installing speed bumps around the subdivision. He stated that they will be installed after final grading the end of May, except on part of Meadow Drive, one will be put in soon.

Review Project Bids discuss/decide: Triple Ridge – bids from Secor Construction and Tom Nelson were reviewed. There was discussion concerning paying 50% up front on the Secor Construction bid. Dee motioned to approve the bid without the 50% down. Donna seconded, all ayes.

Underground electrical – outside of the well house. The bids were from Mr. Electric and High Ground Electric. This will be tabled so we can get more information.

Frog pond corner – The bids were from Secor Construction, Tom Nelson and Gardner Construction. Kurt motioned to accept Tom Nelson bid with the condition that we get the approval from the Army Corps of Engineers. The approval has to do with the frog pond possibly being a wetland. Donna seconded, all ayes.

Old Business:

Fine Policy-online voting/ballot – This policy is for CCR violators and will need 75% of votes in each subdivision for it to pass. Kurt checked out online voting and presented information about each company contacted. It was decided to stay with the paper ballot. The ballots will be color coded according to the divisions. Kurt motioned to prepare for paper ballots, contingent upon getting the “go ahead” from our attorney (who is reviewing the document). Melissa seconded, all ayes.

Newsletter assignments/deadline – May 8th is when all information needs to be sent over to Lisa K. so she can put the newsletter together for mailing. The following subjects will be in the newsletter: David – water conservation, Melissa - elections, Dee – summer get-together and fine policy, Kurt – civic duty and responsibility and volunteer day (June), Donna – food or wildflowers and Lisa B. - assessment policy.

New Business:

Suzanne Wingo - Fence plans – She did not present her plans as they are not ready yet.

Dawn Doepke and Scott Taylor - Summer plans at 13 Hummingbird Way. They are requesting to have a travel trailer on the building site while working on the property. October 1st is when they plan on taking the trailer off the lot. Melissa motioned to approve the travel trailer being on the property with a removal date of October 1st. Kurt seconded, all ayes.

JR Wallworth - Outbuilding plans/lot line adjustment – JR stated they are vacating the line between the two properties they own. Donna motioned to allow him to vacate the lot line legally. Melissa seconded, all ayes. Outbuilding plans were presented and it will have the same shell as the home. Melissa motioned to approve the outbuilding. Donna seconded, all ayes.

Burget fence plans – This request is for a fence to be installed on the back side of his property. Melissa motioned to approve the fence. Kurt seconded, motion passed. Donna abstained from the vote.

Janette Crancer – wants to build a carport but needs to have a lot line adjustment, with her neighbor, for it to fit where she wants to place it on her property. Melissa motioned to move forward to get the lot line adjustment. Kurt seconded, all ayes.

Adjourn: The meeting was adjourned at 8:24 pm.

Respectfully submitted by Dee Woodstrom, DPHOA Secretary