



FORREST GROVES ESTATES

Homeowner's Hotline

Published by the Forrest Groves Estates Homeowner's Association
2nd Quarter (April, May June) 2023

MARK YOUR CALENDAR...

Board Mtgs Third Thursdays, 7p.m. Zoom

April 20 May 18 June 15

Deadline to return Ballots April 17

Spring Work Days weekend of May 20-21

Meet-N-Greet Sun June 4, 2 pm – Treasure Island

Annual Meeting Sat July 15, 1 pm Treasure Island

2022-2023 FGE Board Members

President: Stan Dunlap

1st VP – Water and Sewer: Dave Kasper

2nd VP – Roads, Trash, and Recycling: Jen Redfern

Treasurer: Beth Gordon

Secretary: *Tracy Davis*

fgehoa@gmail.com

FG BOARD UPDATES

- Board meetings are scheduled for the 3rd Thursday of the month from 7-8 pm. **April 20 via Zoom**. Agenda will be posted on the FGEHA website and emailed to all a week before the meeting.
- To contact the Board, please email fgehoa@gmail.com Messages will be forwarded to the appropriate Board member(s) for response.
- The **Reserve Study** developed by Robbie Pepper from Facilities Advisors, along with a list of Association assets, costs, life expectancy and estimated future replacement costs, are on the FGEHA website. It will help us plan for future replacements of infrastructure by accumulating smaller amounts each year, hopefully avoiding the necessity of having to impose a Special Assessment. The Board is looking at ways to fund that Reserve.
- Update on the FGEHA **Amended and Restated Covenants**-- the Board and a group of volunteers have been working on all year was presented to the Board at the March meeting. There is agreement on about 90% of the most recent version approved. We hope to have the final version voted on by the Board at the April meeting. Then it will be emailed to all owners. A ballot for each voting Member to sign and submit and a self-addressed stamped envelope, will be mailed. Please return by April 30th. It has been a challenge for the Board and members who have been working on this for the past eight months, but our hope is that this will guide the Association for the next ten to twenty years. We sincerely look forward to your affirmative vote.
- **Board "Office Hours"** will be available via Zoom to answer any questions you have about the Covenants. Saturday April 22nd at 10 am MDT and Thursday evening, April 27th. Zoom link will be emailed with the Covenants.
- Updating **Policies** and **Rules** based on the updated covenants will begin after Covenants are approved by a majority of the fifty-one Members owning lots in the Association. Sorry, but when Bill Groves subdivided the area, for some unknown reason, he identified five lots as eligible to receive and pay for services (water, sewer, etc.), but without a vote on Association business. FGEHA Bylaws identify these owners as Associate Members.
- **Budget development** for next year has started. Suggestions for things/services you see as a need?
- **Spring clean-up** Once all of this snow melts, we will most likely have some cleanup to do!! Our neighborhood cleanup weekend will be **May 20-21**. We will have the big chipper and the dumpster on the "tennis court". As in the past, we can start placing the branches on the east side. Please try to keep them fairly tidy for those who live next door. **Volunteers needed**. One owner has volunteered to collect branches from your property on the 19th if you can't get them there. If anyone can anyone help him, fgehoa@gmail.com Please DO NOT leave branches on the "tennis court" after May 21. Trim them down and put them in the regular dumpsters. Your reporting of hours spent both on your own property as well as the neighborhood will be especially important for us to stay in WAP and the blessings of assistance for fire mitigation. Thanks! See you the weekend of May 20-21!

JOB ANNOUNCEMENTS

- The here will be two positions available on the FGEHA Board when the new fiscal year begins after the Annual Meeting in July. Interested parties should plan to attend Zoom meetings April 20 and May 18. Please contact fgehoa@gmail.com or a neighbor Board member with your questions and interest.
- We are grateful that Dave Kasper (1st VP), Jennifer Redfern (2nd VP) and Beth Gordon (Treasurer) will return to complete the second year of their two-year terms. Their volunteer service is **very much appreciated**.
- Unfortunately, continued health issues have forced Jill Corr to resign as Board Secretary. We thank her for her willingness to serve and wish her better health. Fortunately, Tracy Davis, who has been on the Board in past, expressed willingness to fill in for the balance of this fiscal year through the Annual Meeting on July 8th. Thank you, Tracy.

SHORT TERM RENTAL OWNERS and RENTAL AGENTS ...

...have returned the Verification letters that they agreed to submit when they applied for a license. A summary of Short-Term Rental activity for 2022 is in the March Board Minutes and will be on the website when approved.

MUD SEASON is here in Forrest Groves Estates -- a few reminders

- **COMMUNITY ROADS:** Our 167" of snow/slush so far this season is well above our 30 year average of 120" and way up from our past 2 seasons of under 100". Snow tends to cover everything. Every attempt will be made to make our roads safe and passable, but your help is needed. Please do not push snow from your driveway onto the road. It really complicates the snowblowing by our volunteer drivers.
 - **POWER OUTAGES:** Power outages can occur during the winter months and can last a while. Check out this page from LPEA <https://lpea.coop/how-be-outage-ready>
 - Our sewer system runs on power, so if power goes out, please **limit toilet flushing** or it will cause our lift stations to back up.
 - Be sure to have some **extra water** on hand for consumption and toilets.
- **FIREPLACE ASHES:** Fireplace ashes need to be stored in a metal container and **NOT** placed on a wooden surface for at least a week before being placed in the dumpster. NO dumpster fires, please.
- **Fragile Sewers:** Please remember to be gentle with our aging sewer system. Only human waste and a little toilet paper. **NO** feminine products, diapers, pads, Q-tips, wipes, "**flushables**", etc. down toilets. **NO** grease down sinks.
- **SPEED LIMIT: 10 m.p.h. - Rental Owners and Short Term Rental owners are responsible for informing renters & their rental agents of this requirement and posting that information in the home**

TRASH

- Please do not leave trash outside of the dumpsters. Pick-ups are Monday morning and Thursday afternoon.
- Close the dumpster doors tightly and latch. Bears are waking up and rumored to be hungry.

RECYCLING

Thanks for your help keeping recyclable materials out of the landfill.

- **Allowable:** plastic bottles, newspaper, magazines, old mail, and flattened cardboard boxes.
- **Prohibited:** glass, trash, Styrofoam and plastic bags. If you collect your recyclables in a plastic bag, please empty the bag and toss the plastic bag in the trash.
- **Pick-up:** Waste Management now picks up every other week on Wednesday, weather permitting.

KUDOS CORNER

Thank you to those who have generously given of their time to support our community.

- Tim Wheeler for organizing & training our homeowner volunteer drivers: Olin Kane, Ryan Brooks, Michael Rossback, & Bob Ewing. With the amount of snow this year, they have had many extra volunteer hours and their service is very much appreciated.
- To the volunteers who have helped with the work on the Covenants – Dave Kasper, Jen Redfern, Beth Gordon, Tracy Davis, Mary Dunlap, Bryce & Evelyn Hunt, Maile & Olin Kane, Kent Kaiser, Steve & Dan Leisle, Dave Rahn, Tim Wheeler.
- To YOU for your ongoing neighborly generosity and concern.

Have a great Springtime!