

Caretakers Corner

August 2019

Greetings Owners! Summer is almost gone and as you may have seen FIRE DANGER is upon us...If you attended the July board meeting you heard me inform the owners that the WUI (Wildland Urban Interface) rating was completed on the park and we finished out with a high and extreme risk factor here in the park. We only have one area that open wood fuel fire is allowed and that is in the new fire pit behind the pool house. I would recommend this time of year if you are going to have a fire to keep a charged hose line at hand to mitigate the risk of fire spread. If there is ever a fire please call 911 immediately as you may or may not be able to extinguish the fire and the results most likely will be catastrophic for the park as a whole. It is finally starting to heat up and we work hard to keep the grass green, since we pay a much higher price for city water you might have noticed the timers on the city supplied hydrants that we hook up to, we ask you to do the same. On the same topic if your hydrant is leaking from the top please find a way to notify myself or the board as we have acquired repair parts and may be able to repair it at no cost to you and it could save all owners money 😊

With a new board comes new Ideas and soon a new budget with the new year to execute some of those Ideas, I urge you to send your ideas to the board for consideration. One of those Ideas is a new door lock for the clubhouse with true fire exits to secure the building better. The new front door lock may be card/key fob and or cell phone activated, each have their own associated costs and benefits. Please express to the board your thoughts on this if you have not already.....

If you ever contemplated selling your investment you have an excellent opportunity now as many units have sold before they have even hit the MLS!

Many of you know we are scheduled to have work on HWY 55 between Smiths Ferry and the valley opening leading to Cascade, this will require what may be very extended delays, please refer to Idaho 511 and I will try to keep updates from travelers on FB.

We are attempting to get owners to send messages to the board through this website, please do not air dirt or rumors about the park on Face Book as it is available for future investors to get a feel for the park, I would believe that we all want to express the great experiences we have here to future owners and others who currently live here. There is also an opportunity to positively impact the board meetings and get answers to your questions if you wish to share with others.

The security system will be completed soon. I would suggest you stop by and say 'Hi' to Bert and Sue and get an eyeful of what they have done with our seasonal help lot behind the pool house!!! We are filling holes in the grass and doing our best to keep up on the landscape plus we are hopeful to soon be dragging the ponds of excess vegetation although this year it has been suppressed by the late snow and thaw providing cooler water temperatures. Yes the grass carp were installed last year and we know we have lost a few to the grateful Osprey who gracefully show us how skilled they are at fishing, the hatchery stated that this would happen. We are looking into adding more Grass Carp to the population.

Many of you have seen the new bridge with the addition of the lighting donated and installed by Dave Miller, if you have not I would advise going for a stroll before it gets to dark and making it a memory. Jeff McFadden is the new caretaker liaison for the board for the remainder of his term and I look forward to working with the new board to continue the forward movement of improvements.

Thank you to the many owners that stop Rick, Bert, Sue and myself to tell us thank you and how pleased they are with our work and efforts , the comments include how we are big contributors to the LTRVP experience and that goes a long way. I want to say a special thanks to all that contribute their time and energy to help us to complete out mission of continued improvements.

I look forward to seeing you!

Bill