

MINUTES

15th ANNUAL

FAIRVIEW LAKE PROPERTY OWNERS ASSOCIATION

OCTOBER 28, 2010 - 7:00 p. m.

FAIRVIEW CITY HALL

President Gary Stonewall called the meeting at 7:03 p. m. A quorum was present.

BOARD INTRODUCTION:

President: Gary Stonewall
Vice President: Mike Johnson
Secretary: Randy Hutchinson
Treasurer: Jim Dick

Minutes:

Minutes of the 2009 Annual Meeting were handed out to all in attendance, they are also available on the FLPOA website. The 2009 minutes were approved.

TREASURER REPORT: Jim Dick

A summary and explanation of all current funds and balances were provided. This information is also available on the FLPOA website.

The board recommends that the fees for 2011 remain at \$50.00, down from \$75,00 three years ago. Motion from the floor to approve the budget, it was seconded. The motion went to vote and was approved.

ELECTIONS: Gary Stonewall

Two board positions are being vacated this year. Gary Stonewall and Randy Hutchinson have both completed their terms of office.

Dennis Caudell and Brenda Luna were elected to the board for a two-year term.

PRESENTATIONS:

CITY OF FAIRVIEW: John Gessner

- (1) Algae concerns regarding the lake- will discuss during Jim Graybill presentation.
- (2) 223rd Underpass/ Train Trestle will be the next improvement.
Bike lanes and sidewalks will be added in 2011.
- (3) USS Ranger aircraft carrier update.
- (4) The city is currently updating the wetlands and environmental regulations.
- (5) Park upgrades at Salish Ponds will be underway soon. Also there is an off-leash dog park site is currently under investigation.

- (6) The city is looking into creating a skateboard park near 223rd and Bridge Street. The city owns land where the, " old Jail " site is. The City plans on meeting with near by neighbors before proceeding.
- (7) The golf course proposed at Blue Lake Park has been cancelled do to costs. A Disc/ Frisbee Golf Park is currently being planned instead.
- (8) Fairview will have a new director of works for parks in two weeks, watch for the announcement.
- (9) Fairview Tree lighting will be held on December 4, 2010.
- (10) The boat ramp, which has been proposed by FLPOA to the city, is currently delayed as the city talks with the city attorney regarding legal considerations. The process will be delayed until this matter is resolved.

MULTNOMAH COUNTY DRAINAGE DISTRICT: Dave Hendricks

- (1) Actively working on the Metro 40 MILE TRAIL, hope to have it complete by the end of 2010.
- (2) The Storm water System focus for 2011 is to upgrade the existing levies. The Columbia River channel along Marine Drive will be dredged and the material deposited along the south shoreline. This will create a new land area that will be planted with native vegetation for wildlife. This will be a huge project and will add to the beauty of the area, as well as deepen the channel for recreational boat use.

COMMITTEE REPORTS:

Lake Management: Jim Graybill

History of how we go to the weed problem of today. In the fall of 2009 we removed a small weed patch in the NW corner of the lake. That was the end of the weeds and no more were reported.

2010 February, March, April we received lots of sun and very little wind. This made the lake extremely clear.

In May the lake is raised and the water remains clear except for an algae bloom.

In June the first report of weeds was received, 150 + plants, everywhere.

June 26-27 weed removal began by a small volunteer effort, the task proved daunting.

July 3 another small volunteer work party focused weed pulling along the North shore near the park. The plants were extremely thick.

July many concerns regarding the on going algae bloom in the lake are received.

July 23 after many requests the city posts it's first alert to avoid human and pet contact with the lake water. Blue Green Algae is confirmed.

Which brings us to today, weeds are everywhere in the lake. Some homeowners have physically removed the weeds from their dock areas, only to have them grow right back.

There are FOUR proposals to deal with the lake weed problem:

*Do nothing: It might get better after a hard winter, freezing temperature and windy/ cloudy conditions.

*Biological: Add grass carp, a vegetation eating fish. This is not a very likely solution because of Oregon Department of Fish and Wildlife regulations forbidding this.

*Physical: Raking weeds, rent/ lease a harvester much like the one Blue Lake tried, drain the lake, and place weighted plastic sheets around individual docks so you can swim. None of these suggestions will get rid of the weeds.

*Chemical: Treating the entire 105 acres of lake might get rid of weeds and algae but costs are a serious consideration, between \$40,000-45,000 dollars. If everyone contributes \$300 per house, if we get what we normally collect for dues, \$500 per house. This treatment would be done three times during the year by an authorized firm. In order to do this we'd need to apply for a permit not yet available from the state. The state is planning on having the permit process ready to go in January of 2011. The estimated wait time for approval is 60 days from once the application is received. Again, there is no guarantee that this will totally eliminate the weed problem. However, it would get us way ahead of the game for dealing with any further outbreaks.

Jim's recommendation:

Do nothing, see what the winter brings and watch what happens in March/April.

Hold another general meeting to make a decision on the course of action in June.

Apply for a state permit as early as possible to be able to begin immediately if that is the direction we choose to go.

Discussion:

Lengthy discussion on when, or if, to apply for a permit. The consensus was to hold another meeting in January to decide. The feeling was that we'd have more concrete information regarding the chemical application process and potential success ratios on similar lakes by January.

Homeowners expressed concern regarding who would make the final decision on which recommendation to follow. President Gary Stonewall assured everyone that FLPOA members in an open meeting would determine the decision.

Pony Express: Mike Johnson

The pony express represents a volunteer group of homeowners. This group delivers important messages and handouts to all members of FLPOA throughout the year. Mike thanked each volunteer by name and represents the board in saying thanks you for a job well done!

Dispute Resolution: Mike Muro

President Gary Stonewall read a letter prepared by Mike to the audience. It reminded all of us that the service exists and further information will be available on the FLPOA website. The system works well, please consider it for all future neighbor concerns.

By-Laws: Jim Dick

No changes at this time.

Social Committee: Sandra McCoy

Barbara Stonewall presented in Sandra's absence. Barbara highlighted the annual events and has pledged to get a flyer out to all members highlighting the year's activities and dates.

Activities include:

Mid-Lake Socials

Fourth of July Boat Parade

Boat/Floating Craft Poker Night

Lighted Boat/Floating Craft Parade

If you are interested in a FLPOA Burgee (Blue/Yellow flag with a Carp on it) contact Barbara Stonewall.

2011 Lake Calendar: Chris Harmon

Chris is our website guru and maintains the FLPOA website. He is always interested in getting feedback regarding the site so please do so.

Website use is way up since the Lake Photo Contest; winners will have their picture featured in one month of the calendar year and get a free calendar. Winning pictures of this years contest can be seen on the FLPOA web site.

Calendars may be ordered by signing up on the list being circulated at the meeting or by contacting Chris Harmon on the webpage.

Non-Agenda Items:

The FLPOA board announced that homeowners that are not current on their dues will not be allowed to collect prizes for contests or utilize the FLPOA website to disseminate information or requests. A list of all paid members is available on the FLPOA webpage. If you are not listed as a paid member and believe you are, please contact Jim Dick, Treasurer.

Membership dues will be mailed out in November, another reminder will be mailed in January to all who did not respond to the first mailing.

Finally, Gary Stonewall thanked everyone for their support of his leadership over the past four years. Gary will be missed, but he's really only a boat ride away if we need him. Thanks again Gary!!

Submitted by:
Randy Hutchinson Secretary
October 28, 2010