

Board Members	Office	Areas of Responsibility	Neighborhood	ATTENDANCE
Barry Clarkson	President	Communications, Legal, Water	Upper Slide	PRESENT
Kurt Jacobsen	V.President	Headquarters, Cabin Renovations	Crawford East	PRESENT
Joe Bosze	Treasurer	Cabins (upper), Equipment Maintenance,	Crawford West	PRESENT BY PHONE
Kathy Pierce	Secretary	Cabins (lower), Reservations,	Johnnie Brown	PRESENT
John Harris		Fire Protection, Public Safety, Security, Roads	Meadow Canyon, Pipeline	PRESENT
Brad Hunt		Agriculture, Social Media Relations, Web Dev., Cabin Renovations	Lower Ranch	PRESENT
Larry Clarkson		Equipment Operations, Fishing Ponds, Wildlife	Lower Slide	PRESENT

DSROA Board of Directors Meeting

Saturday, November 16, 2019 – Office of Clarkson and Associates, LLC

An executive session was held prior to this meeting

1. Welcome/Prayer/Roll Call

- 1.1. The Board and Members were welcomed by Association President, Barry Clarkson. A prayer was offered in the executive session.
- 1.2. Roll call was conducted:
 - The following Board Members were present in person: Barry Clarkson, Kathy Pierce, Brad Hunt, Larry Clarkson, Kurt Jacobsen, John Harris.
 - Others present in person: Scott Koller (Lot 15), Tammy Hunt (Lot 149), Brent Fullmer (Lot 117), Jeff & Tina Collins (Lot 121), Roland Bean (Lot 137, 138, 141), Phil Hunt (Ranch Caretaker) and Mariah Wheeler (Office Administrator).
 - Others present by phone conference: Board Member- Joe Bosze, Vance Green (Lot 155 & 156), Mike McNichols (Lot 270), Don Ray (Lot 63), Brian Castle (Lot 130).
 - Board Member(s) not present: None

2. Presentation and Approval of Minutes – Kathy Pierce, Board Secretary.

- 2.1. The Board Meeting Minutes from the October 2019 meeting were prepared and presented to the Board by email prior to the meeting. Kathy Pierce noted a correction that item 7 & 8 needed to state that she had already prepared a budget and presented it to the Board. The correction was noted. There were no other changes brought forward. A motion was made by Larry Clarkson to accept the meeting minutes with the noted correction. Kathy Pierce seconded the motion. The motion passed by unanimous vote. Kathy Pierce, Secretary, signed the approved meeting minutes.
- 2.2. **Protective Covenants** – Barry Clarkson made a note that the Protective Covenants that were approved at the annual meeting are being signed and will be recorded. Once the document is recorded, a copy will be provided to Vance Green for posting on the website. There may be a slight delay in the process due to the legal descriptions for the lots subject to the Protective Covenants has changed since the original recording and the recording requirements are different requiring that a legal description of each piece of property related to the ranch, must be attached to the requested recording.

3. Treasurer Report – Brad Hunt, Board Treasurer.

- 3.1. Brad Hunt announced that the Treasurer position was changed in the Executive Session to Joe Bosze. Brad Hunt passed the Treasurer Report to Mariah Wheeler to report. The Treasurer and Office Reports were combined, as below.

4. Office Report – Mariah Wheeler, Office Administrator.

- 4.1. **P&L/Budget Report** - Mariah Wheeler noted the P&L attached to the agenda indicates there is \$8,600.00 left of budget money. The projected expenses through the end of the year that have been noted in the office, total an additional \$26,000 to be spent, leaving an estimated difference of \$350.00. There are some categories in the

green with budget money remaining. Mariah Wheeler encouraged the Board to spend frugally and suggested that categories needing additional money to complete projects can borrow from other categories.

- 4.2. **Budget Request Forms** – Mariah Wheeler had prepared copies of Budget Request Forms for the Board to utilize in preparing for the upcoming budget meeting. These copies included detailed information on what their expense category included and where applicable, some basic financial information. A filled out sample copy was also provided for each Board Member to refer to as they prepared their request. Mariah Wheeler encouraged the Board to let her know if they had questions and that she was willing to assist them with any past budget information or any other helpful information when preparing the request. Those were passed out to the Board. Barry Clarkson reminded the board that the next meeting the budget will be decided in the next meeting and asked them to come prepared. The general budget items to be requested were given to Barry Clarkson for distribution as he wished.
- 4.3. **New Members Welcome** – Mariah Wheeler provided a note of the following new members: Dean Rowher Lot 178, Mitchel & Michelle Allen Lot 162, Tom Mead Lot 96, and Jerome & Christina Logan Lot 51.
- 4.4. **Q&A regarding the Financial/Office Report** – Kathy Pierce questioned regarding the propane use per cabin. Mariah Wheeler answered that propane use is tracked per cabin, only by the number of gallons delivered. A propane delivery invoice had not been received at that time. Mariah Wheeler noted that in years past, the propane was delivered twice annually, however, this year the ranch has not had a fill up on all of the cabin tanks at this time. Kurt Jacobsen inquired if each cabin has it's own propane tank. Mariah Wheeler verified they do, but do not have individual meters. Barry Clarkson noted propane can last a year or two depending on cabin use. Kathy Pierce inquired on the cost of adding a meter to the tanks. Brent Fullmer noted that 2-3 years ago, meters were found and one is on the ranch, but hasn't been used. He noted that good meters would be very spendy. John Harris noted that Garkane had just delivered. Kathy Pierce requested that Mariah Wheeler contact her with the individual cost of propane, from this delivery, as soon as the bill is received. There were no other questions posed. Barry Clarkson added an inquiry that all past due accounts had been collected. Mariah Wheeler noted that the long standing past due accounts are all paid in full and thanked Clarkson and Associates for their assistance. There are still a few remaining accounts that are past due as of this year. There were no other items discussed.

5. **Ranch Caretakers Report** – Phil Hunt

- 5.1. **Theft Items** - Phil Hunt noted that the tool shed seems to have items being taken, such as oil. He also noticed items in the garbage can that he did not place there. Phil Hunt proposed that a log sheet be placed in the tool shed so that individuals can note what they've taken out. Phil Hunt also noticed that an individual had attempted to take fuel again. Prior, Phil had changed the combination to the lock and just this morning he noted that the lock had been tried to be opened with the old code. Phil took a photograph of the tire track and requested that a game cam be put up. Brad Hunt motioned that Phil Hunt contact the Sheriff and let them know about what is happening up there. Kathy Pierce added that he also let them know that someone has been up at Brad Pierce place and took the SD card out of the game cam and noted that it is not in just one place. Brad Hunt asked the members to pay attention and talk to people they don't recognize. Kurt Jacobsen inquired if Chris Church had been working at the ranch and Larry Clarkson verified he has been, but has been travelling in and out with Larry Clarkson. Phil Hunt noted that use of items in the tool room is plausible and shared a case in point with the road work done. Phil Hunt suggested a log book helps him keep better track. Kathy Pierce agreed that a log book needed to be provided. Barry Clarkson approved Phil Hunt to provide a log book.
- 5.2. **Fuel** – Phil Hunt informed the Board that we needed fuel and that the tanks were very low. Barry Clarkson noted that he thought an approval to order fuel had been made and inquired of Mariah Wheeler. Mariah Wheeler noted that yes and approval had been made, but that she was waiting to receive a report on how much was needed. Barry Clarkson referred back to Phil Hunt and Phil Hunt noted he could determine that tomorrow. Barry Clarkson asked when we could get a report of how much fuel we need. Brent Fullmer volunteered to dip the tanks and provide the needed amounts to the Board. Barry Clarkson noted that it needs

to be ordered now. Roland Bean suggested the Board order fuel in February for cheaper prices. Brent Fullmer noted that delivery is the reason we order now rather than February due to weather/road conditions.

- 5.3. **Grader Tire** – Phil Hunt noted the grader tire was working great, however Larry Clarkson noted that it was mounted on the grader backwards. Phil Hunt had mounted it and apologized for putting it on backwards in a funny comedic moment.
- 5.4. **Phil Hunt Job Proposal Items to be completed by this meeting** – Phil Hunt reported that he had completed 3 of them and the last was being worked on. Barry Clarkson requested that Phil Hunt share the items that were on the list by way of review. Phil Hunt shared that the items were as follows: 1) split firewood; 2) insulate and mouse proof Cabin 7 (Phil Hunt noted that insulation was completed prior to his return to work and thanked those who completed it). Phil Hunt noted the mouse proofing on Cabin 7 is done; 3) build a better/permanent roof over the generator, which has been finished and thanked Dale Clarkson for the wood, also noting that it has a new metal roof, and has been enclosed so cattle can't get around it; 4) the fencing project around the well is the remaining project to be completed. Phil Hunt noted he has specific rules he needs to follow, such as having posts that are 48" in diameter at the top. He noted he has the fence line torn off and some holes dug. He also noted he has the fence posts pulled, except noted that the Kubota is not strong enough to pull the posts out and he has almost tipped it over twice trying to do that. Phil Hunt noted that when the use of the backhoe was done he would use it instead. Brent Fullmer noted the backhoe is done being used. Brad Hunt noted that the fence being discussed is in relation to the source protection zone and that 100' radius of fencing needs to be done and had it been done, the ranch wouldn't have had any dings on the report. Barry Clarkson indicated there were 4 dings and would elaborate later, but verified that this was one of them. Phil Hunt noted he will complete that and fence off the generator and the water spigot. Phil Hunt noted he is digging holes and has water in the holes to help with the digging. This is the last of the project. Barry Clarkson inquired if the Kubota had a post hold digger and Larry Clarkson verified that the Kubota does have one, but the ground is just that hard.
- 5.5. **Phil Hunt report of other projects being completed** – Phil Hunt reminded the Board that there are other projects he has completed and is reporting to the Board in his daily report.
- 5.6. **Garden Cabin Toilet** – Phil Hunt noted that he had a toilet that had to be plugged 3 times and that he had better things to do than pull it. Kurt Jacobsen inquired if the drain line needed to be snaked. Phil Hunt said no it didn't and had snaked it all the way to the septic tank with the help of Rachel and Brent Fullmer and that was when it was discovered they needed a new septic tank. Brad Hunt noted it was the toilet itself that plugged. Jeff Collins noted that the toilet could have something trapped in the trap itself and suggested that if it was removed and back flushed that the logged item could be removed. Phil Hunt said that yes, something is plugged in it and that he had flushed it backwards, forwards and all around. Barry Clarkson noted that a new toilet had been installed, Phil Hunt confirmed. Larry Clarkson added that some toilets are designed poorly and hopefully the new one will not be.
- 5.7. **Winterize the Garden Cabin** – Phil Hunt noted that winterization of the Garden Cabin had been approved and he would be getting that taken care of in anticipation of the coming snow.
- 5.8. **Cabin 2 refrigerator** – Kathy Pierce inquired if Phil Hunt had moved the new refrigerator to Cabin 8 ~~2~~. Phil Hunt noted he was not aware it needed to move. Kathy Pierce noted she had sent it in email and noted that it needed to be moved. Phil Hunt said he did not receive the email. Phil Hunt confirmed he could move that fridge. Brad Hunt noted that it was not listed on the email Kathy Pierce had sent to Brad Hunt with the list of things to be done. Kathy Pierce noted it was. Barry Clarkson recalled he had seen discussion regarding it and Brent Fullmer's connection with the propane representative. Brent Fullmer shared that he has not met with the rep yet, but that he had wanted to leave the non-operational fridge in Cabin 8 until the regulation can be made. If that doesn't work, the other fridge needs to be moved down so that it is ready to be moved into Cabin 8 right away. Barry Clarkson assigned Phil Hunt to get the fridge from Cabin 2 and bring it down to the carport. Phil Hunt agreed to do it. John Harris noted there is a likely pressure issue. Barry Clarkson noted that it seems unlikely that all the fridges should quite working at the same time. Brent Fullmer said there are no problems with the new fridges, but it isn't a good measure. The measure needs to be done from the old fridges. Larry Clarkson noted that a new fridge may take more time to fail because it is clean, but may have the same problem and are declining. Brent Fullmer noted that after discussions with Vance Green, research and further

discussions with the Garkane rep, which it comes back to pressure issues and can be resolved with changes to the pressure.

- 5.9. **Laundry/Turning Cabins** – Phil Hunt noted the washer has been winterized, so he is doing laundry in town. Phil Hunt offered to bring the wet sheets back to the ranch to dry to save money. The Board advised Phil to continue to dry laundry at the laundromat. Phil Hunt noted he is also getting car wash tokens there and can wash the truck.
- 5.10. **Brush Hogging** – Waiting for the hard freeze. Barry Clarkson asked Brad Hunt if herbicide has been purchased. Brad Hunt noted that it has not. Brad Hunt said he has talked to the county to see if Carl might be able to help with his license and apply it. If Carl cannot, Brad Hunt will get his license and has already sent in for it and started that process.
- 5.11. **Petting Zoo** – Petting Zoo animals by the end of the week will be gone. Barry Clarkson asked what was left. Phil Hunt reported 6 rabbits, old chickens that he will kill them, and 4 or 5 other chickens, Rachel's goat which someone in town will be taking. Mariah Wheeler inquired regarding the peacocks and cats. Brad Hunt inquired how many peacocks there were. Phil Hunt noted there were 2 hens and 3 males. Brad Hunt suggested Phil Hunt sell a pair. A discussion was held regarding whether to keep the peacocks or not. It was decided that if the peacocks could be sold to do so. If they couldn't, they were to remain on the ranch to winter over as they have in the past.
- 5.12. **Phil Hunt injury update** – Phil Hunt said he is healing well and the doctor is surprised. He is down to a couple more week of PT. Larry Clarkson asked if he was going to PT twice a week or once a week. Phil Hunt noted once a week and it will be moved to Kanab instead of St George. Phil Hunt has a DR appointment for November 21 for a follow up.
- 5.13. **Questions & Answers** – Barry Clarkson asked Phil Hunt what projects he would be able to complete between now and the next meeting. Phil Hunt noted he would complete the following: 1) well fenced off; 2) still cutting firewood. He cuts in the day and splits/stacks at night by the light of a headlamp. There is quite a bit of wood stacked at Cabin 7. The wood is being used fast because it is cold. Phil Hunt noted the wood shed is difficult to fill as there is insulation in there. He recommended that he could build a secondary shed. Barry Clarkson noted that he needed to add to his list to move the insulation from the shed down to the barn. Brad Hunt inquired if it could be installed so it didn't have to be moved. Brad Hunt instructed Phil Hunt that if he wanted to take a break from another job or didn't have anything to do that he could work on installing that. Larry Clarkson inquired where the insulation goes. Kurt Jacobsen noted it goes under Cabin 8 and it is a two man job from his experience with Scott Koeller working with him. Kurt Jacobsen noted that it is better for a team to work on that. Brad Hunt instructed Phil Hunt to add that to his list. Larry Clarkson inquired if there was anything else needing to be done under Cabin 8 before it is installed. Kathy Pierce noted that to anticipate would be difficult. Kurt Jacobsen noted that any little plumbing job would be in a small area and recommended it be done now before freezing temperatures come to the ranch. Phil Hunt noted the space to crawl under the cabin is small and that he would do the best he could. Kurt Jacobsen noted that rolling up the plastic and insulation did help. Phil Hunt noted he could also use the pipe mufflers to insulate the pipes. Brad Hunt instructed Phil Hunt to get that done as he can't do the Ag stuff until they have herbicide. Barry Clarkson inquired if the Board had any other items to add to Phil Hunt's list to complete, noting that more could come through email as needed. Brad Hunt noted that as soon as they get the herbicide, he can keep Phil Hunt busy every lighted hour. There were no other questions.
6. **Discussion on full disclosure of cabin use** – Kathy Pierce, Reservations. (*postponed to later in the meeting*)
 - 6.1. Kathy Pierce noted that Ms. Torrence and others have contacted her to stay at the cabins for free because they have been able to in the past. Kathy Pierce has been caught off guard by this and tried to educate those individuals of the reasons they need to pay. Kathy Pierce suggested that going forward, as new systems are built, continued management & tracking of cabin use, specifically free cabin time, needs to be a priority and part of a system, citing that a good plan would be to have 3 people aware of who is staying in the cabins. Kathy Pierce had prepared information regarding the comp use of cabins so far this year, citing her concern that the members need to be just as aware as the Board on types of cabin use. Kathy Pierce donated her personal time to Ms. Torrence. Kathy Pierce noted that the volunteers who used the cabin time are also paying, on the old system, a reservation fee, despite the fact that they have hours of volunteer time. Kathy Pierce noted that she

has been approached not once but a couple of times on complimentary cabin use and she shared that Cabin 7 is \$25/night and Cabin 3 is \$30/night currently. Kathy Pierce cited that Cabin 7 has used 6 weeks of cabin use time, during work time, for those volunteers. Kathy Pierce also noted that Doug Hunt Cattle Company has used 11 weeks of comp time this year and she felt the members needed to be aware of this usage and suggested that the Hunt lease should be reviewed. Kathy Pierce noted the Hunt's comp usage to be the following: 2017 - 17 weeks, 2018 - 11 ½ weeks, 2019 - 11 weeks, 1 day. Kathy Pierce noted that the members need to be aware that there are expenses in relation to the comp usage. Barry Clarkson noted that cabin usage should be published, including this information, from time to time. Barry Clarkson also directed his comment to Brad Hunt suggesting that a problem exists that unless the Hunts want to renegotiate or terminate the lease, the cattle contract with DSR, the lease is in effect for the next 10 years. Kathy Pierce noted that in the lease, it notes that they can have 2 weeks to bring them in and 2 weeks to take them off. Barry Clarkson noted that it also says they can use the cabins at any time, if they book within the week. Brad Hunt shared the background of the cattle contract and noted it was written so that Doug Hunt Cattle Co could come out at any time to manage the cattle, but was also written for the members that if there was a cabin that isn't being use, the week before he could use the cabin. If the cabins are all being used, he cannot come out. The use is minimal because the propane still is running to keep the hot water heater going even if there isn't someone in the cabin. Brad Hunt noted that if you calculate dollars for the usage, the fee gets high, but members have every opportunity to rent the cabins out before Doug Hunt can reserve them - members have first choice. Brad Hunt also noted that Doug Hunt Cattle Company is to bring their own linens so that the ranch doesn't have to pay laundry. Barry Clarkson noted that if the process had to be done over again, it is something that would be done different than it is now. Barry Clarkson noted that bottom line, he was surprised by the amount of usage, but unless the lease is negotiated, there is nothing that can be done. Brad Hunt noted that this has been done for many years anyway. Now that the cabin usage is being monitored closely, Doug Hunt Cattle Company can't just call into the Caretaker (noted as Nancy Brayton), to come use a cabin if one is available. Brad Hunt cited that Doug Hunt is now being forced to book the time, a week in advance. Brad Hunt asked that there be more give and take on the reservation requirements because Doug Hunt Cattle Company doesn't always use all the days they book. Brad Hunt shared that if Doug Hunt needs a particular cabin for a particular time, Doug Hunt is required to book several weeks in advance and has paid over one thousand dollars in fees to the ranch for cabins he had to have and couldn't count on getting. Brad Hunt notes that he doesn't pay his fees and doesn't pay his share. Brad Hunt noted that any member is welcome to read the cattle contract and invited them to do so. Mariah Wheeler asked if Brad Hunt could verify where in the contract it states that they have additional cabin use with 1 week prior to their reservation. Brad Hunt noted he wasn't sure where it was but would take the time during the board meeting to look through it. Mariah Wheeler shared concern that the contract in the office was not accurate and wanted to be sure she had an accurate copy. Barry Clarkson had left the room for a moment and she was unable to verify with him. Barry Clarkson returned and Mariah Wheeler asked if Barry Clarkson had a copy to verify against citing that she had a copy she believed to be accurate, but would like to be sure. Barry Clarkson affirmed he did have one and suggested the members break for lunch and reconvene, during which time he would prepare a copy. (A LUNCHEON WAS HELD, provided by Barry Clarkson) Barry Clarkson gave a copy of the contract to Mariah Wheeler and Kathy Pierce reviewed it. Barry Clarkson feels it's important to note the cabin usage and his surprise with the amount. Kathy Pierce noted she doesn't have a problem with the lease, rather her concern is that they do not pay any fees for staying in the cabins to help recompense the expenses of cabin use, just as all members are required to do with their cabin time. Kathy Pierce cited that she is aware that Brad Hunt has noted that usage of the propane is minimal, also stating there is propane and gas use for the generator, further sharing an example of Ms. Torrence cabin use and the propane lights were not working for her when she came to the cabin, neither have the lights been turned on in Cabin 7 when Kathy Pierce and the volunteers have been working in Cabin 7, and that Phil Hunt took a flashlight to her to use, but didn't turn on the electricity for her. Brad Hunt interjected his displeasure, feeling Kathy Pierce was supposing the thoughts of Brad and Phil Hunt on that interaction. Barry Clarkson interjected and redirected the conversation back to Kathy Pierce. Kathy Pierce continued that when she was in the cabin volunteering, in the dark, the electricity was not turned on for them, but that there had been times the generator had been turned on and left on when the Hunt's were at the ranch. Barry Clarkson shared that there is no reason the generator

can't be turned on to assist someone doing repairs to the cabin and a radio down to headquarters for that purpose is appropriate. Barry Clarkson secondly shared that usage by the Hunts is more than Barry Clarkson thought it would be, but it is not free, and the ranch is getting \$12,000.00 per year out of it, so there is money there that is made based on the contract. Kathy Pierce inquired if \$12,000.00 is made off of the Hunts per year, citing the lease says that is how much they pay, but is that equivalent to the expenses as well, of watering the cattle, cabin usage, etc. Kathy Pierce noted that she is not trying to cause a fight and asked Brad Hunt to reverse the tables and consider that if another member were using the cabins to make money, as he is, by hosting potential buyers who are buying cattle and therefore making money with the use of ranch property. Kathy Pierce defined her concern that if the tables were reversed and she were to be making money and using the generator and the power, would he feel comfortable with that scenario, citing her thoughts he would be concerned due to his expression of care for the members, as well as noting his efforts to save money for the members, but also noting that in the areas of savings that Brad Hunt has been involved in, are the areas by which Doug Hunt Cattle Contract are expending resources without compensating the ranch. Kathy Pierce felt it is important that the members are fully aware of the use. Brad Hunt noted that he was interested in member awareness. Brad Hunt shared that 1) Brad Hunt recused himself from the vote on the revised Doug Hunt Cattle Company lease and that the lease was unanimously approved by the Board members present; 2) Brad Hunt did not negotiate the cattle lease, it was negotiated between Doug Hunt and Barry Clarkson; 3) With the negotiation of the cattle lease 2 years ago, Doug Hunt forgave the ranch \$8,000.00 that was owed to him and Brad Hunt noted that he was sure that Doug Hunt Cattle Company could not have possibly used \$8,000.00 worth of propane in these two years; 4) Doug Hunt Cattle Company has procured a contract to bring the ranch up to \$70,000.00 to agriculture, noting he isn't even a member, and that money will come to the ranch to improve infrastructure, upkeep with fences, water projects and "all of the other things". Brad Hunt noted he has paid his way, he has always paid his way and will continue to pay his way. Kathy Pierce noted that despite her requests, she has not seen a proposal for the Ag development through the grant. She noted that when members contact her, she does not have a copy of it, nor does she feel educated on the proposal because she has not seen it, further citing that all members of the Board are required to provide a proposal on improvement items to the ranch, but this one has failed to be provided to her. Brad Hunt noted that proposals have been available for the three years it has been in process, noting it was available at the last Board meeting and the Board meeting prior. Kathy Pierce shared concern that she doesn't know what to tell the members when they call. Brad Hunt suggested she have them call someone who does, inviting them to call him. Kathy Pierce queried that the Board members should all be informed. Barry Clarkson noted that the grant proposal money coming in has been discussed and there have been descriptions as to what is being proposed. Kathy Pierce **affirmed that there was discussion but she had never received a written proposal**. Barry Clarkson noted that the ranch has not seen any money as of yet, but the program is moving in that direction. Barry Clarkson reaffirmed that members need to be aware of usage of cabins and "everything else" and affirmed that he was involved in the negotiation of the lease and he knows why certain issues went back and forth on delivering water and how far that went and what the lease rate went up, and the cabin use came up due to the motorhome that was on ranch property being used by the Hunts and members wanted the motorhome removed. Doug Hunt said he would remove the motorhome if he could use the cabins. Barry Clarkson noted that all of these things were discussed, but Kathy Pierce was not on the board at the time, and that member awareness is good. Further stating that the contract is in place and if neither party wants to terminate it, it remains as is. Barry Clarkson noted that looking back, if he could renegotiate the lease, he would be glad to sit down with them and work out any of the items with any number of Board members involved. Barry Clarkson tried to contact Doug Hunt, but was only able to reach voicemail. Barry Clarkson noted that the contract was negotiated by him and approved through the Board at the time. Brad Hunt read, for the sake of the minutes, the following: "Section 12. Equipment Storage: ...Additionally, Hunt will be allowed to use DSROA cabins as long as they are available and not being used by Members or their guests. Hunt shall not be allowed to reserve a cabin until the week prior to its intended use to ensure availability and use of cabins by Members first..." Kathy Pierce commented that is not her concern, but Doug Hunt Cattle Company paying for their expenses on cabin usage, is. Barry Clarkson opened the floor for questions, citing his awareness of it being a hot issue and members not being pleased with it. Barry Clarkson noted that he is responsible for it and not Brad Hunt and

Brad Hunt shouldn't be blamed. Kathy Pierce noted she is not blaming Brad Hunt, but talking about reopening the contract to see if there is a possibility of making some changes. Barry Clarkson noted he would love for that to be the case, but so far any attempts to open discussions have been unsuccessful, noting that Barry Clarkson felt that Doug Hunt and Barry Clarkson were unhappy with the lease in the end. Barry Clarkson noted that they want the long horns out there and they want the income to supplement the budget. Jeff Collins noted that his understanding is that the concern is more about abuse of the use – if the electricity is being used for some members and not for others, then that could fall under abuse. Barry Clarkson noted that if there is documentation of when that happened, then it can be looked at – just saying it happens isn't enough. Kurt Jacobsen questioned if the hours the generator is being used needs to be logged. Barry Clarkson affirmed it could be done. Jeff Collins noted it should also include the purpose of being run. Kurt Jacobsen questioned what the current rules are for running the generator. Barry Clarkson noted that the generator never runs, except when the water is being pumped, verifying that with Phil Hunt. Phil Hunt noted that was not true and that it runs to do laundry, especially as he is doing laundry through the night to catch up on laundry, but once he caught it up, he didn't run it. Phil Hunt knew that if Brad Hunt or someone related to the Hunts were in a cabin, Phil Hunt would go of his own accord and run the generator for lights for them. Barry Clarkson noted that parameters need to be set on when the generator is ~~ran run~~ so that everyone feels that they are being treated fairly. Kathy Pierce asked if Phil Hunt had let the generator run for the Hunts while they Hunts have been using the cabins. Phil Hunt affirmed he had. Kathy Pierce further inquired if Phil Hunt had had the generator on and when the water pumping was complete had been told by Brad Hunt to keep the generator running, asking if that had ever happened. Phil Hunt said, "I think it has happened – yes". Kathy Pierce noted this is what she is trying to put across that isn't coming out on its own. Phil Hunt noted that if there is an "entertainer", he'll run the generator and he felt that is what he should have done. Barry Clarkson clarified what an "entertainer" is and John Harris noted, such as an entertainer for the annual meeting. Kurt Jacobsen questioned if a generator can be hooked up to any cabin to run electricity through. Phil Hunt noted only Garden Cabin can be run that way. Kurt Jacobsen noted that he'd like to see every cabin able to run off of a generator. Barry Clarkson adding that electrical wiring could be updated to do that. Phil Hunt noted that he has been running the generator more because the batteries for the ranch solar are not working well, but that normally he only runs the generator when pumping water. Brad Hunt noted there are nights that they are in the dark in their cabins too. Barry Clarkson noted that in order to avoid frustration, everyone needs to be treated fairly and equally. If people are doing work or renovations, the generator should be turned on to help them out with the power tools, etc. Brent Fullmer noted that Cabin 7 is not hooked up to the generator grid due to it being solar. To update the Cabin to run on the generator it would need a transfer switch, which could be installed. Kathy Pierce noted that she is no longer over renovations and that Kurt Jacobsen and Brad Hunt, who are, could have that installed. Barry Clarkson finished the conversation with the note that a policy for generator use needs to be put in place to make sure the value is maximized and that there is fairness to all members. Phil Hunt noted that if anyone would have asked him, he would have turned it on, if there was a need – "hey we are having a big party up here could you turn it on". Barry Clarkson noted that logging of when the generator is being turned on and turned off needs to begin now, with specific notations of what the use was for. Phil Hunt agreed to do it. Barry Clarkson noted that he felt the conversation is important and they need to happen, despite the fact that a little stepping on toes may occur. Larry Clarkson noted that we cannot answer the members' questions unless there is collected information and to gain that information, is important. The discussion was closed.

7. Board discussion regarding recent cabin reservation of non-member, Ms. Torrance – Barry Clarkson, President.
(postponed to later in the meeting)

- 7.1. Barry Clarkson opened that he was concerned about two things: 1) a better understanding of what happened; and 2) how will future situations like this, be handled. Barry Clarkson reminded everyone that as discussion was held last year regarding a matter similar to this where Phil and Rachel Hunt had tried to assist members who were stuck. The Board had instructed them that in future situations, they were not to assist because of liability issues. They were welcome to bring members to the ranch house and keep them warm. Barry Clarkson verified that this is the same with non-members or members and that this particular member was low on gas and had chosen to walk to her property to do some work. Barry Clarkson suggested that firm direction needs to be in

place and that Caretaker/Manager should check them in and check them out, but leave them to their own business otherwise. Brad Hunt noted his dislike of that idea stating, "if they die, they die". Kurt Jacobsen noted that Caretakers/Managers can't be spending time chasing after individuals. Barry Clarkson also noted that if we do it for some and not for others, it creates a problem. Tina Collins shared that if someone is supposed to check out and there are items remaining in the cabin, it could be noted that something might be a problem. Barry Clarkson inquired of Phil Hunt how often people are supposed to check out and don't check out. Phil Hunt noted this was the first time. Kurt Jacobsen noted that if someone doesn't check out and a reasonable amount of time goes by, that the authorities should be contacted. Barry Clarkson noted that if you haven't heard from them for 24 hours, call the Sheriff and not get involved further. Larry Clarkson noted that contacting a family member may help as well. Barry Clarkson noted that the bottom line is that individuals are on their own and we should not involve ourselves in them. Brent Fullmer was concerned that the next day may not work. Brent Fullmer noted that we extended the cabin time in Cabin 1 for Dave Turley. At 1pm the day of his check out, Brent Fullmer and the Collins dumped the water out of the tank and then realized as they approached the cabin, that there were still items left in the cabin after they had winterized it. Brent Fullmer noted that the next day might be too soon, but 24 hours is reasonable. Barry Clarkson finished with final instruction to Phil Hunt that if someone hasn't checked out and their stuff is still there and they have "disappeared", it is not his job to go find them, or look for them. The job is to let the authorities know and leave it at that. Phil Hunt agreed to the terms. Larry Clarkson noted this was a rare occasion. Jeff Collins noted that perhaps a release of liability should have a sentence in it. Barry Clarkson felt that adding it in wouldn't hurt, but felt that most people are aware and the ranch needs to not get involved.

8. Discussion of Phillip Hunt job performance and assignments – Barry Clarkson, President.

8.1. Barry Clarkson opened the floor to members and Board members to provide feedback or bring up questions regarding hours, etc. Barry Clarkson also noted that the Board will be discussing changes to the Caretaker position and will have more information coming soon. John Harris raised a question regarding the hours Phil Hunt is reporting, noting that some days have 12 hours followed by 2 hours and needing to have clarification on the overtime issue. Barry Clarkson noted that overtime is any hours over 40 hours in a 7 day week. Kurt Jacobsen noted that it is based on an employer's decision of the starting day. Phil Hunt noted that days he worked long, he'd have pain the next day and would take an easier day. Brad Hunt noted that he has been assigned to be in charge of Phil over the past 30 days. Brad Hunt shared that his philosophy for the work required by Phil to be done is not based on keeping within an hour guideline, but rather that the jobs are completed. Brad Hunt notes that Phil Hunt is required to report his hours, but that he is allowed to work overtime up to 10 hours a week. Brad Hunt notes that even at that rate, it would keep the ranch under budget on the Caretaker payroll budget. Brad Hunt noted that as long as the ranch remains under budget and the jobs are getting done Phil Hunt was hired to do, Phil Hunt has autonomy to decide what his work hours are. Those instructions are as Brad Hunt has directed Phil Hunt. Barry Clarkson noted that some things that have needed to be done, have been done.

8.2. Barry Clarkson shared that a restructuring of the Ranch Caretaker/Ranch Manager position will be happening. 5 or 6 applicants have been received. Barry Clarkson asked that members be patient as a changeover happens, on the basis of an independent contractor position. Once the role is identified, it will be posted for the members to be aware of the job and description and those that have already submitted proposals will be able to re-apply based on the new criteria, as well as any other interested parties. Barry Clarkson noted that Phil Hunt was hired on an hourly basis to take care of some urgent needs for this brief period of time.

8.3. Questions & Answers – Barry Clarkson opened the floor for questions.

8.3.1. Brent Fullmer shared a comment of concern regarding the changeover happening in April, just as the season is beginning. Brent Fullmer noted that he has trained 10 to 12 people and training them in April, is an enormous job and not usually as successful as it could be. Barry Clarkson assured him that the Board is aware of his concern and efforts are being made to have it happen in December.

8.3.2. Brad Hunt interjected that if the backhoe is not being used, he would like to have some trenches pulled into the big erosion pit "in the back" and then put some rocks in it. Larry Clarkson noted that he just moved the dozer down to the pit to help with the rock crushing project and he planned to take it down and push some of that in to help. Larry Clarkson noted that he has seen a big culvert with another smaller

culvert welded to it and Larry Clarkson felt this could be a good solution for the erosion pit with water being diverted to drop into the culvert, lessening the erosion; making it a sort of drop box.

8.3.3. Barry Clarkson verified with Mariah Wheeler that the next reservation was for Thanksgiving. Mariah Wheeler confirmed. Barry Clarkson asked Phil Hunt what his plans were for Thanksgiving. Phil Hunt responded he will be at the ranch for Thanksgiving.

8.3.4. Barry Clarkson noted that he would be emailing Phil Hunt with a list of tasks he has, to be completed. Barry Clarkson also invited the other Board members to do the same. Barry Clarkson instructed Phil Hunt to keep his lists of jobs completed as clear as possible and to share them with the Board and staff to minimize duplication.

8.3.5. Kurt Jacobsen questioned if Phil Hunt checks the cabins prior to people checking in. Phil Hunt responded that he does now. Phil Hunt noted that Rachel Hunt used to do all the Cabin work and he was working else where. Phil Hunt noted that now that Rachel is gone, it falls to him. Phil Hunt shared his experience with a couple of recent check ins, one being Ms. Torrence where she arrived at 11pm to the ranch and Phil Hunt went up to the cabin with her to light the lights, he started a fire for her and brought her more wood. Phil Hunt noted that two reservations previous to that (the one just prior to hers being Doug Hunt Cattle Company), that reservation left the sliding door open and the peacocks got in the cabin. Phil Hunt noted that he cleaned up after the peacocks in all the places he could see, but he later realized that there was some poop under a chair and Phil Hunt didn't move the chair it was under. Phil Hunt also noted that Ms. Torrence complained about a gas smell in the upstairs light. Phil Hunt offered to help her with the light and he reports she declined and said, "tomorrow", but then kept pushing it back. Phil Hunt noted he did replace them. Brad Hunt questioned if Phil Hunt went up and checked the cabins prior to a check in and Phil Hunt said he did.

8.3.6. Larry Clarkson questioned the time spent watering cows. Phil Hunt affirmed. Larry Clarkson stated he was aware it was part of the lease agreement with Doug Hunt Cattle Co. Barry Clarkson noted that it is unfortunate that it is included in the lease and that he had attempted to have it removed from the lease. Brad Hunt noted that property cannot be leased to cattle without having water available. Brad Hunt noted that typically, the hauling of water never happens because the ponds are usually filled with water. Larry Clarkson agreed it is a dry year. Barry Clarkson noted that as the Caretaker/Manager position is recreated, it will be possible that responsibility will need to be reviewed and reassigned to someone other than that position. Brad Hunt noted that part of the Ag program is to put in some permanent water tanks so that there is not dependency on the ponds. Barry Clarkson questioned if the water hauling is primarily going out to Deer Springs Point? Phil Hunt affirmed that he was hauling water out there, taking about 3-4 hours each haul, prior to his leaving the ranch. Barry Clarkson questioned where Phil Hunt was hauling water to ? now. Phil Hunt replied he was hauling water out to the road, just past the gate, to the left. Phil Hunt added another tank there because the single tank was requiring a fill up often. Brad Hunt inquired when the last time was that Phil Hunt had to haul water and Phil Hunt responded it has been a long time, about 2 weeks. Barry Clarkson noted it is a current responsibility.

8.3.7. Larry Clarkson brought up concern about the strange occurrences at the ranch with fuel being stolen, oil being stolen and water hauling happening up the meadow canyon road into the forest, last week and the week before. John Harris noted that he did see someone hauling a large tank up the road. Brent Fullmer noted that the Heaton's may be hauling into the forest. Brent Fullmer noted he followed the water trail up into the forest. Larry Clarkson noted that it went up Meadow Canyon. John Harris noted that there was water being taken by a guy with horses, he's hauling water to. Mariah Wheeler inquired if there was not a lock on the water system any longer? Kurt Jacobsen questioned what the rules on water are. Barry Clarkson noted the rules on water to be: must be a member, must pay a fee and you get access to the combination lock. John Harris noted the lock is not on the water system. Tina and Jeff Collins noted the lock has not been on the water tank and they lock it each time they take water. Barry Clarkson noted the reason for the lock on the water is for health purposes tied to our water testing. Barry Clarkson also noted it is locked because the members pay to pump the water and reimbursement by those using the water is applicable and expected. Larry Clarkson noted that further, if the water tank level happens to be low and someone comes to haul water, exhausting the tank, there are repercussions to those hooked into

the water system above the lower ranch, that cause equipment failure and large expenses (i.e. Rod Johnson). Larry Clarkson noted that filling the water tank is very slow. Tina Collins noted that it takes about 1 hour to fill 500 gallons. Barry Clarkson cited the Water Hauling Station needing to be improved in 2020. Larry Clarkson noted it needs to be a legal, health department approved station, with some additional water pick up points for fire needs. Larry Clarkson noted that he began to put one in the general location of the gravel pit.

8.3.8. Phil Hunt asked about the solar batteries. Barry Clarkson noted that they are on order and on their way.

8.3.9. Phil Hunt stated that when he leaves the ranch, he locks the laundry hut, he locks the tool shed, lock everything that can be locked with a padlock, including the storage containers. Kathy Pierce inquired if the locks are set to the combination that Phil Hunt provided to the Board by email? Phil Hunt noted that the water station and the fuel station have their own combination locks and Phil Hunt noted that he will be changing those when he returns to the ranch, that day. Barry Clarkson noted that those combinations need to be changed and provided to those on the Board who need to know. Kathy Pierce noted that she did need to know them. Phil Hunt noted that in the laundry cabin, there is an entire top shelf had towels taken. Larry Clarkson noted that there have been 3 occurrences with fuel. Kathy Pierce noted that a game cam needs to be set up. John Harris asked Phil Hunt if he locks the headquarters gate. Phil Hunt said he was going to start to, with a combination lock, so that anyone coming in will have to climb the fence. John Harris noted that Tammy Leavitt had driven up to headquarters and it looked like the gate was locked. Barry Clarkson noted that it wasn't locked, but looked locked and the gate should not be locked as members need to be able to come into headquarters. Kathy Pierce motioned to get a game cam. Barry Clarkson seconded. The Board unanimously agreed. Phil Hunt requested 2 game cams. Brent Fullmer noted that he has game cams and would be willing to donate them to the ranch. John Harris noted that a game came just at Meadow Canyon has been shot through. Barry Clarkson instructed Phil Hunt to put them up as soon as possible on the fuel with one pointed toward the tool and laundry shed as well. Kurt Jacobsen inquired if the power out there could support a monitoring system. Barry Clarkson noted that it could not due to inconsistency. Brent Fullmer noted that there is a camera out on the ranch pointed towards the headquarters to face into the yard rather than at Deer Springs Point, headquarters could be viewed.

9. Discussion on Cabin 8 renovations – Barry Clarkson, Board President.

9.1. As mentioned before, the Board will be looking at engaging an independent contractor to take over the position that is currently known as the Caretaker Position, with the Board will be identifying the structure of the position. Once complete, the Board will make contact with all those who have already applied for the position, and allow them the chance to apply, as well as opening it up to new proposals, allowing individuals to bid on the position. Barry Clarkson opened the floor for questions. No questions were raised.

10. Brief report of area of responsibility, by each Board Member

10.1. Barry Clarkson (Water) – An assessment was done by the Health Department which is completely separate from the State Assessment. The Health Department does an evaluation every three years. That assessment is called the Sanitary Survey. Rachel Hunt and Brent Fullmer met originally, during this year, with Jeremy Roberts. A second contact in that same office, environmental quality, is the department where the water testing is submitted. The Sanitary Survey responded with 4 problems. The problems were: 1 & 2) educate the members and Board members about cross connection contamination – as simple as getting information from the State and providing it at an annual meeting or in a newsletter that we can produce documentation we have provided that to our members. Because we are a small enough system, there are not many scenarios this could occur, but education and documentation of the education, is still required. Barry Clarkson would like it to be produced in a newsletter and at an annual meeting. Kathy Pierce inquired if a member could set up a business of hauling water to other members, noting she had talked to the State Engineer regarding the matter and they had noted there are not any regulations that would keep that from happening, but there may be County regulations. Barry Clarkson answered that you have to have an 3)Approved Source, but who hauls the water, doesn't matter. Barry Clarkson noted that a similar service such as his experience at Brian Head where members can call and have water hauled to them at \$0.05/gallon rather than \$0.05/100 gallons of water, is utilized and successful. Barry Clarkson noted the current fill station is not

State approved and needs to be brought up to date with current requirements. Larry Clarkson noted that there would be a license acquired and have approved water hauling equipment and be approved through the County. Jeff Collins suggested he would be interested in doing that. Barry Clarkson noted he should check with the local health department and take those steps, but the process would be limited by not having an approved source at this time. Currently the closest approved source is in Fredonia, Arizona. 4) Disinfect the ground water which was a huge concern because of all of the equipment needs. However, that requirement was taken away by the Health Department because our system doesn't qualify. Barry Clarkson noted that he had asked about putting in a chlorination system and the SWHD affirmed it would be fine, but the water would need to be tested, 3 times a week and we'd have to have someone licensed in chlorination systems. They advised him to avoid chlorination. However, the recommendation was made that in August and September, where the most fails occur, that we treat a couple of times per month as a precaution. Barry Clarkson noted that one other item that needs to be done is an update to the source protection zone plan. The last one expired in 2016. Phil Hunt is installing the fence around the well as part of that, but Barry Clarkson will also have to call the State to find out what needs to be updated in the source protection plan. Further, documentation of the water files needs to be kept. All of these inspections differ from each other and need to have well-kept records, for both agencies. Mariah Wheeler asked the question, regarding the water documents location following the water file being taken to the ranch for the meetings, where they are as all of the office documentation had been taken by Rachel Hunt and kept, leaving the office file depleted. Barry Clarkson asked if Phil Hunt had the files. Phil Hunt noted that Monday, they would be going through the closet and would see if they could find them. Brent Fullmer noted he will also be looking for the nitrate paperwork and sample bottles also as they are needing to be submitted. Barry Clarkson noted that all of the documents need to be kept in the office and should not leave the office, except for in the form of copies of the originals. The office should be keeping all of the ranch records. Barry Clarkson opened the floor for questions, none were asked.

- 10.2. Kurt Jacobsen (Headquarters) – Kurt Jacobsen noted that the budget request received by Mariah Wheeler was very helpful in identifying the items needing to be done in his area. Kurt Jacobsen will be at the ranch for about a week and able to identify needs.
- 10.3. Brad Hunt (Agriculture) – Brad Hunt inquired if Barry Clarkson will be continuing the development of the Half Moon Well, as begun by recently resigned Board member, Phil Hall. Barry Clarkson said he would not be working on that at this time as he is focused on getting the ranch back into compliance, and with other demands, would not be getting to that project, offering that anyone who would like to, would be welcome to. Barry Clarkson asked Larry Clarkson to get a contact made with Mark Fisher, certified water operator for the Kane County Water Conservancy District, updating that Rachel Hunt is the current DSR certified water operator and her license will expire as of December 31, 2019 where she has not continued her education to be applicable for re-licensure. Several members inquired on what it would take to be a certified water operator. Barry Clarkson clarified it is a week-long class, a large exam including a lot of math and would require continuing education through the year. Returning to the original conversation, Brad Hunt noted that the hardest thing to accomplish, and the biggest priority, is the rabbit brush abatement. Brad Hunt noted that purchasing the herbicide on a large scale is slowing the process down as no one has licensure. Brad Hunt noted that if it doesn't snow too much, once the herbicide is acquired, the rabbit brush can be worked on. Kathy Pierce inquired if the process would be opened up to other members who may want to have it abated on their property. Brad Hunt noted that the priority is on the ranch, with 460 acres of abatement needed, along with the expense of the herbicide. Once done, it will provide a noticeable difference to the ranch for years. Brad Hunt also noted there are several water projects that will help with permanent water sources so that the ponds won't need to be relied on. Brad Hunt shared that the Half Moon Well project vision was to have an expandable vision on the project to incorporate culinary and agriculture, also proving up on the water rights. Brad Hunt shared that it could be developed now in a basic measure so that it could be improved in the future for Agriculture in the future to grow hay, etc. Tina Collins inquired if the water source could be developed into a potable water source. Barry Clarkson noted that the budget needs to include money to do this. Larry Clarkson noted that money is currently set aside for this year. Brent Fullmer noted that the plan was ideal, except for a few of the details that would make it more expandable. Vance Green noted he has the information and wanted to clarify a few notes: 1) the well does not need to be proved up on as DSR has a certificate, 2) the

well cannot be developed as a culinary water source as the well does not have a surface seal on it, disqualifying it from being used in a certified system. A new ~~will~~ well would need to be drilled, and possibly should be as the water yield in that well is very minimal. A test run noted that it is not anywhere near 10 gallons a minute at this time. Phil Hall was looking at fracing it. True capabilities are not known. Barry Clarkson wants to make those things happen next year. Vance Green agreed. Barry Clarkson noted that the budget money may not be available this year and should be pushed off to next year and he will include the request for the Half Moon Well project in the Water Budget request for 2020. Barry Clarkson also noted that the upper water system is also non-potable. John Harris inquired the reservoir itself and noted that it has been very dry and should be cleaned out. Larry Clarkson noted that Joe Bosze had been concerned that it needs to be cleaned out. Brad Hunt noted it's dry enough that ranch equipment could take care of it. John Harris felt that we couldn't go back to Allan Marion and ask him to finish the job, even though the reservoir was wet. Larry Clarkson agreed. John Harris noted that its dry now and it could be cleaned out. Phil Hunt said he would go to the reservoir and would get that cleaned out.

10.4. Kathy Pierce (Lower Cabins/Reservations) – Cabin 7 has a few things left to be completed. Kathy noted she was grateful for the purchase of the new utility trailer. Barry Clarkson inquired of Mariah Wheeler what the payment arrangements were to Ben Alderman (her brother). Mariah Wheeler responded she was unaware. Larry Clarkson noted he had been the one talking with Ben Alderman and it had boiled down to a trade on his personal property or \$1,200 cash. Larry Clarkson noted that he will make an arrangement with Ben Alderman. Barry Clarkson agreed. Kathy Pierce noted that there are tools locked in the utility trailer and extra keys need to be made. Phil Hunt agreed to get the key and make copies. Kathy Pierce noted that she and Kurt Jacobsen had discussed a maintenance log and schedule for each cabin. Barry Clarkson agreed that it needs to be done and is necessary. Brad Hunt questioned the staining of the front gate and when it was last done. Barry Clarkson noted that it was done by a girl's camp last year. Phil Hunt asked for clarification on areas of responsibility for cabins (Kathy/Joe), headquarters (Kurt), renovations (Kurt/Brad). No other items were discussed.

10.5. John Harris (Roads/Fire/Safety) – Roads are in bad condition because it is so dry and extra traffic coming through because of Bull Valley Gorge. Meadow Canyon has wash board. The ranch needs moisture to fix those issues. Fire is a huge concern because of the dryness of the ranch, along with rabbit brush being dry and the seeds on the ground. Regarding the Deer Hunt and safety, there were no incidents this year. John Harris inquired if Larry Clarkson had finished Jacobsen lot and if he could come down pipeline, as well as inquiring if Larry Clarkson will be taking care of the 3,000 yards of gravel in the pit, which Larry Clarkson affirmed in all cases. Barry Clarkson noted that in the future, roads is something that will need to be contracted out due to the changes in the management position. John Harris has Johnnie Brown as a priority for grading and also as a fire escape.

10.6. Larry Clarkson (Fish/Equipment) – Larry Clarkson inquired of Mariah Wheeler if she had heard from the fish guy and said she said several calls had not gone through. Larry Clarkson noted he was also just getting a message machine. Mariah Wheeler left it in his hands asking him to let her know how to report to the State with the fishing information if we can't get in touch with him. The report is due December 31. Larry Clarkson agreed. Larry Clarkson noted that he would like to incorporate a future project of better developing the ponds by cleaning out the willows and giving a clean space filled with rock, between the pond and the bank, as well as sureing up the driveway between pond one and two and using rock to strengthen it, beginning with the upper pond first. Mariah Wheeler inquired if there was additional money available for improvements through the State fishing facility. Larry Clarkson noted there is money available with the Paunsagunt Wildlife and other projects, but one requirement we may not meet is that it may require us to improve it for public use, which DSR is not interested in. Mike McNichols interjected that he would like to offer volunteer time to work on that project with Larry Clarkson, noting if the project could be planned in advance, he would take time off of work to come assist.

10.7. Joe Bosze (~~Lower~~ Upper -Cabins) – Barry Clarkson inquired if Joe Bosze was on the phone, which he was not. No further discussion.

11. Adjournment/Next Meeting – Barry Clarkson, Board President.

- 11.1. The next meeting the budget will be discussed and such meeting needs to be held in person and a December meeting is critical. Barry Clarkson suggested December 14 as the next meeting date at Clarkson and Associates, LLC., 11 am for regular meeting, 10 am executive session. There will be much to discuss and decide, so Barry Clarkson invited the Board to communicate by email to help facilitate a time efficient meeting.
- 11.2. Kurt Jacobsen noted he may be interested in taking over Water. Barry Clarkson noted that as he has time and desire, he will assist Kurt.
- 11.3. Questions and Answers -
 - 11.3.1. Don Ray – Questioned the Kubota and the brake locking up. Barry Clarkson asked him to get the bid to Joe Bosze.
 - 11.3.2. Tina Collins – Questioned the motor home at the entrance to Deer Springs. Larry Clarkson noted that it was going to be taken, but there were not enough lug nuts to move and the individual moving it was not prepared to haul it under those conditions and the late hour. It will be moved soon.
 - 11.3.3. Kathy Pierce – Questioned the time frame for having the job requirements prepared. Barry Clarkson noted that it needed to be done by email, with a possible telephone conference and anything else to ensure it is prepared by the December meeting for review and approval. Larry Clarkson noted it is especially important that the job duties be identified. Kathy Pierce expressed concern that during the winter, there wouldn't be enough for an independent contractor to do and suggested that renovation of cabins could be part of it. Barry Clarkson noted it is subject to those who apply.
 - 11.3.4. No further questions were posed. The meeting was closed by Barry Clarkson.

Kathy Pierce, DSROA Secretary

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