

Greater Loghill Village Home & Property Owners Association
Newsletter



Mail Kiosk Lighting

Photo by: Austin Ray

May 2019

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Announcements

Annual Picnic

June 11th 5:30 pm @ Inspiration Point

Loughill Village Neighborhood Yard Sale

June 22nd 9:00 – 3:00 Old Clubhouse Parking Lot at the corner of County Road 1 and Ponderosa.

Time to clean out the house, closets & garage. Pick a spot and sell your wares.

Set-up begins at 8:00 AM. Bring your own table, chairs, and \$1, \$5 & \$10 bills for making change.

Annual Meeting

July 18th 6:00 pm @ LHVFD Station #2

LHVH&POA Treasurer's Report 2018



2018 HOA Membership Drive

The 2018 Membership Drive netted 145 members, most contributing the recommended amount.

The 2019 dues mailing should go out by the end of May.

Road Maintenance

Starting in 2014 and continued into 2019, one third of the dues collected are set aside for road maintenance. There were no road projects so in 2018 or so far in 2019. The county is tentative planning to do crack sealing on our paved roads in the fall of 2019, weather and schedule permitting. If it doesn't work out for the fall of 2019, they will try again in the spring of 2020. The sealing needs to be done during cool weather, so they are spread open at the time they are filled.

Mail Kiosk Lighting

At last years annual meeting, the members present indicated that they were interested in improving the lighting in the mail kiosk. Last fall, LHV H&POA installed new solar powered lighting in time for the long winter nights. The system is dark sky compliant with 3000K lights and the total cost was about \$750.00. If you notice any problems with the system, please email:

LHVSecretary@LoughillVillage.org .

2018 ACC Report

The Architecture Control Committee (ACC) for Loughill Village Units 1, 2 and 4 consists of eight volunteers from Loughill Village. Currently all positions are filled but if anyone is interested in becoming a member, let us know and we'll add your name to the wait list. This year we welcomed one new member, Kevin Spooner, to replace Mike Ryan. Continuing members include Barry Doyle, Roze Evans, Arlen

Huggins, Dickson Pratt, Ted Rector, Dave Underwood, and Dennis Michaud.

New construction activity continues to increase in Loughill Village. For 2018 one new home was completed and received final approval as well as one building addition and two greenhouses. Also in 2018 a total of nine applications were submitted for new single family homes and several smaller projects such as new garages, fences, greenhouse, and tree removal.

Just a reminder that minor projects such as decks, fences, or roof replacements or house painting with a change of color do require review and approval by ACC prior to starting construction to ensure compliance with the covenants. However, there is no deposit required for such projects. More detailed information on the ACC Standards and Criteria and required approval forms can be found on the Loughill Village website.

We're here to help Loughill Village residents, so please feel free to contact any member of the ACC with questions.

Dennis Michaud
ACC Chair
acclhv@loughillvillage.org

Bark Beetles Are Back

I heard from a longtime resident that bark beetles have killed numerous trees around house construction sites in her area (Cedar Lane East). She was wondering what can be done? Unfortunately, the answer is "nothing much" because the damage was done during the drought last year. Nevertheless, we would like to notify current and prospective homeowners that the piñon Ips beetle is back, that they should avoid stressing trees and that trees cut for house construction should be removed from the neighborhood immediately or chipped, and the chips spread out to dry.

A bit more on all this:

The bark beetles are a natural process. Eventually areas with dense piñon/juniper/oak forest will be thinned in one of three ways:

- 1) We will have a wildfire that will remove large patches of forest. Although a natural process, this is undesirable in a residential neighborhood, to put it mildly.
- 2) We can thin the trees ourselves, by removing large numbers of entire trees, to reduce fire danger by increasing the spacing and drastically reducing the fuel load, as well as to leave more water and sunlight for the trees and meadow plants that are left, making them healthier. Thinning is best done in winter when the bark beetles are dormant, but we have had so many wet years over the last decade that we haven't had problems with thinning in summer because the trees haven't been stressed. That changed last year. In short, we have become complacent.

- 3) The bark beetles will kill stressed trees, especially in or following drought years. As with wildfire, this is a natural process. To avoid beetle kill, it is best to keep trees well-watered and to avoid damaging trees during the beetle flight season (pretty much March to November nowadays). If trees are cut, as when building a house or thinning the forest around a house, they should be removed from the neighborhood immediately or chipped and the chips spread out to dry quickly. It is the terpenes ("smell") of the damaged or stressed trees that attracts the beetles from miles around and they will then attack nearby live trees.



What doesn't work with the piñon *Ips confusus* beetle is to remove already dead trees. By then most of the beetles have already moved on. *Ips confusus* does not use dead trees as a host, only living trees are attacked. It

doesn't hurt to remove the dead trees, it just doesn't help either.

What caused the recent, rapid death of some piñon pines in the neighborhood? My guess is that they were attacked last year because our dry spring and summer lowered the sap pressure and too many beetles attacked each tree (well-watered trees have the sap pressure to resist attack — stressed trees are vulnerable). The eggs and larvae then overwintered and when things warmed up this spring, the larvae started eating the layer under the bark until the trees were girdled. At that point the tree dies very quickly and nothing can be done to save it. Most of the adult beetles have already left the dying trees and moved on to live trees to lay eggs in the bark. The damage was done last summer and fall and nothing can be done about it now, save for trying not to stress out the trees that remain alive. (In addition to drought, stressing the trees includes cutting live limbs ["limbing-up"] and cutting roots, as when trenching for utility lines.)

Truth be told, after the dry weather we had last year, the first in well over a decade, I was wondering if we would see a resurgence of bark beetles. It appears that the answer is "yes."

Dickson Pratt
Piñon Road East

2019 Log Hill Fire Update



As we approach the summer of 2019, we look back on a snow-filled winter and some people may think that the summer will bring no wildfire threat to this mesa we all love. The best way to reduce the threat of a wildfire is to reduce the sources of ignition. Cigarettes, automobiles and unattended fires are some of the leading causes of human-caused fires. Please be careful with these and other sources of ignition. In 2018, everyone was careful because of the ongoing drought. We only had one wildland fire which was caused by a lightning strike. Let's not increase that number this year because we think it is wet enough to throw that cigarette butt out the car window.

As you drive around you may see more and more instances of dead trees. Many of these are the result of the severe drought of last year and increased insect activity. A recent call to the Colorado State Forest Service yielded this advice "If it's brown cut it down, and chip it and have the chips hauled off." Hauling away the chips in this instance helps reduce the risk from a recognized threat. The insect activity is nature's way of dealing with overcrowded forest. Man has helped exclude fires as a way of reducing fuel load. That leaves insects or conducting fire mitigation on the property you control as the only ways to reduce fuel loading

and promote a healthy balance of trees. For more information on the great programs the West Region Wildfire Council has to encourage wildfire mitigation, go to

www.cowildfire.org

The trees that remain after the forest is thinned will be happier and healthier.

Manpower for Log Hill Fire remains a priority. Our firefighters work hard to continue to increase their level of training and proficiency and we provide training opportunities year-round for them to do so. We work with our mutual aid partners (Ridgway Fire, Ouray Fire and Montrose Fire) to find ways to provide better protection across the county. The bottom line still remains that not enough people seem to step up to fill the places vacated by members who may be retiring after an admirable career or moving due to family or life changes. Should you want to volunteer or know someone who does, please contact me at info@loghillfire.org.

Since 2019 is a property tax reassessment year, we are waiting for information on real estate tax revenue that makes up the majority of the revenue Log Hill Fire receives. Since 2011, our real estate tax revenue has dropped by approximately 40%. Through careful planning and intense management, we have been able to weather this economic downturn in the short term. As I write this, Log Hill Fire is debt free and fiscally sound. However, mandated replacement cycles of firefighting equipment mean we will need to spend larger amounts of money in the next several years. These increased expenses combined with a couple of conflicting Colorado Constitutional Amendments (TABOR

and Gallagher) may increase the strain on district finances. One such upcoming expense is the replacement of 50 air cylinders for our self-contained breathing apparatus. This will be an expense of approximately \$37,500 in the spring of 2020. I encourage each of you to look at your family budget and see if you can manage a donation of any amount to help us outfit your neighbors who respond if your family has an emergency. We work hard to keep firefighters safely outfitted. They don't get the top shelf equipment with their names sewn on and things like that, but they do get equipment with all of the safety features currently mandated by national standards. We accept donations through PayPal on our website at www.loghillfire.org or Facebook and by check at PO Box 747, Montrose, CO 81402.

Thank you,
Tom Austin, Assistant Chief
Log Hill Volunteer Fire Dept

Street Signs

As part of your dues, LHV H&POA maintains the street signs. If you notice any street signs that have fallen over or need repair, please email:

LHVSecretary@LogHillVillage.org

The Pet Network



Our pets are important to us and our mission is to let residents of Loghill and Fairway Pines be aware of a lost or found pet in the area. By doing this, we've reunited many pets as residents keep an eye out for these animals.

At the same time, safety of our pets is also a concern because of the various wildlife that we live with, some of which are predators to our pets. For this reason, we have in the past sent out alerts notifying residents of wildlife attacks or stalking's that have occurred in our neighborhoods. As you may recall, we had a pack of three coyotes that were attacking dogs of all sizes and stalking

others while on their daily walks. We have not heard anything about this particular pack in the past 12 months or so, and we're hoping that they have moved away from our neighborhoods. However, should they or another threat to our pets emerge, we will continue to let residents know and create awareness for pet owners.

As our neighborhoods grow, so does our Pet Network. We currently have 157 members on our list, and we thank you all for being a part of this special group. It can be very emotional when a pet is lost but knowing that the word is out there regarding a lost pet does offer support and hope to those missing their pet.

We thank you for your continued response and if you need to contact any of us, here's our information:

Ted & Nancy Rector 970-626-3186

Sandy Michaud 970-626-4013

Deb Cokes 970-417-6661

petnetwork@loghillvillage.org

Bears in the Area

As most of you know, there have been bears spotted in the area. Here are some basic guidelines for living with bears:

1. Do not store garbage outside
2. Do not put your garbage out the night before pickup.
3. Take down bird feeders and do not leave pet food outside during the spring, summer and fall when bears are active.
4. If you do not have a bear proof container for your garbage, you can have one delivered from either Bruin or Waste Management. **- OR -**

Take your garbage down to the Ridgway Waste Management Transfer Station on Mall Rd. It only costs \$3.65 per large trash bag. They are open afternoons on Tuesdays, Thursdays and Saturdays. This will even save money for most folks.

I am sure you have heard the saying a "Fed bear is a dead bear". Once they start finding food in the trash cans, the next thing is they start to figure out that the trash odors came from a house. The next step is that the breaks into a house. Then the Dept. of Wildlife sets a trap to catch the bear and exterminates it. If is a sow, they exterminate the cubs too since they won't survive alone. In this area, there is no relocation program.

If you have renters, please make sure they are aware of this also.

Please be "Bear Aware".

Contacts – Loughill Village Home & Property Owners Association

LHV H&POA Board Members

Jim McCarthy	President	970-626-4306	lhvpresident@loghillvillage.org
Rob Ashmead	Vice-President	970-626-5165	lhvvp@loghillvillage.org
Larry Meyers	Treasurer	970-626-9825	lhvtreasurer@loghillvillage.org
Austin Ray	Secretary	970-708-8551	lhvsecretary@loghillvillage.org
Dennis Michaud	ACC Liaison	970-626-4013	acclhv@loghillvillage.org
Jan Burwell	LHV P&RD Liaison	970-222-9225	janjhackett1@gmail.com
Barry Doyle	At-Large Member	970-626-9862	barrybdoyle@me.com
Jim Kennedy	At-Large Member	970-626-3990	DoctorJ7@yahoo.com
Al Lowande	At-Large Member	970-626-4194	evanslowande@gmail.com
Dickson Pratt	At-Large Member	970-497-0579	dgp_colorado@yahoo.com

Architectural Control Committee – Units I, II, & IV

Dennis Michaud	Chairperson	970-626-4013	acclhv@loghillvillage.org
Barry Doyle		970-626-9862	barrybdoyle@me.com
Roze Evans		208-215-1346	evanslowande@gmail.com
Arlen Huggins		775-771-4819	aw_huggins@sbcglobal.net
Dickson Pratt		970-497-0579	dgp_colorado@yahoo.com
Ted Rector		970-626-3186	bonetree789@yahoo.com
Kevin Spooner		602-361-7048	kspooner1989@gmail.com
Dave Underwood		303-728-4600	mtsanzas2007@gmail.com

Loughill Village Park & Recreation District

Jan Burwell	President	970-222-9225	janjhackett1@gmail.com
Michael Cassidy	Treasurer	970-626-4080	cassidy@wraweb.com
Yolande Miracle-Colburn	Secretary	203-451-8906	ymc620@icloud.com
Rob Ashmead		970-626-5165	rrashmead@gmail.com
Jim Myers		970-318-0763	jmyerstx@aol.com

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Ridgway, CO 81432

Web Site:
www.LoughillVillage.org