

Board of Directors Actions – August 20, 2022

There were 8 Board members in attendance (one via Zoom/virtual) at the August 20, 2022, meeting. The meeting was held live/in person at the Sunriver Homeowners Association Administrative Office and was available for viewing via internet broadcast on YouTube.

At its regular monthly meeting, the SROA Board of Directors took the following actions:

FINANCIAL

- Received the July 2022 Financial Report
- Approved the July 2022 unaudited financials.
- Authorized the expenditure of up to \$60,000 of 2022 budgeted funds for the extension of Conduit and Fiber Optics from SROA Administration building to the Member Pool

BOARD / COMMITTEE MEMBERSHIP ACTIONS

- Acknowledged the resignation of Jim Adams from the Owner Enrichment Committee and the change in status for Mark Fisler from an alternate to a full-time member of the Owner Enrichment Committee.

NON-FINANCIAL

- Approved minutes from the July 15, 2022, Work Session and July 16, 2022, Business Meeting.
- The Board received the monthly General Manager's report for SROA Departments for the month of July 2022.
- The Board received the monthly committee/liaison reports for the month of July 2022.
- The Board received the Sunriver Service District report for July 2022.
- The Board certified the 2022 SROA Election results for three Board positions.
 - Re-elected – Gerhard Beenen
 - Elected – Linda Beard
 - Elected – Larry Ishmael

EXECUTIVE SESSION: There was an executive session at the Friday, August 19th work session but not at the Saturday, August 20th meeting.

OWNERS FORUM - Five owners spoke at the Friday (19th) work session. Five owners spoke at the Saturday (20th) business meeting. A summary of the comments are as follows:

FRIDAY, August 19th:

Ray Johnson, 4 Muir Lane: Mr. Johnson also submitted a letter. Mr. Johnson spoke on two points: A.) He is receiving poor service from Bend Broadband, especially since being required to connect too internet Television service; and, B.) Bikes on pathways at night are not using lights and or reflectors.

Jim Howard, 11 Mt. Rainer Lane: Mr. Howard cited his background as a forester and discussed the affect that bug (beetle) kill is having on the trees in Sunriver. He has observed dead and dying trees in adjacent National Forest and its progression into Sunriver. Cited methods for removing such trees from Sunriver.

Laura Bailey, 17 Witch Hazel: Ms. Bailey also submitted a comment letter to the record regarding the Ladder Fuel Reduction (LFR) plan. She suggested the following: A.) The treatment of dead grasses in Sunriver needs to be addressed in relation to fire prevention, B.) A specific timeline for ladder fuel reduction treatment of Sunriver Commons needs to be included; C.) Owners should be allowed to remove grasses on SROA commons adjacent to their home; D.) the SROA LFR plan should be more restrictive than Federal or State requirements; and, E.) She commended the Board and staff on commitment to forest health and fire protection.

Signa Gibson, 12 Forest Lane: Ms. Gibson also submitted written comments to the record regarding the Ladder Fuel Reduction (LFR) plan. Ms. Gibson stated that there needs to be more opportunity for owners to review and comment, and be educated on the draft LFR plan. She suggested that a Town Hall for owner participation be conducted. She also suggested that the LFR document include a table specifying and differentiating the “shoulds” from the “shalls.”

Richard Gibson, 12 Forest Lane: Mr. Gibson also submitted written comments to the record regarding the Ladder Fuel Reduction (LFR) plan. Mr. Gibson suggested completion of the LFR plan be halted until the implementation of Senate Bill 762 by the State of Oregon. He also stated that “lawn” should be addressed in the plan – especially as it relates to an active area for fire reduction. Mr. Gibson discussed a calculation that he did based on the tree separation requirement proposed in the draft LFR plan stating that it would

result in removal of up to 60% of the existing trees in Sunriver. Lastly, he stated that dry grasses need to be addressed in the LFR plan.

SATURDAY, August 20th:

Signa Gibson, 12 Forest Lane: Ms. Gibson asked for the Board to delay a vote to approve the Ladder Fuel Reduction (LFR) plan and provide another 60-day comment period. She also stated reasons that the comments from Rich Gibson at the Friday owners forum regarding the percentage of tree removal from proposed new tree separation requirements in the LFR were accurate.

Cindy McCabe, 13 River Village: Ms. McCabe submitted a letter and petition of owners supporting further improvements at Mary McCallum Park, including: the need for increased water service, paved walkways suitable for ADA access, bike racks, increased signage prohibiting bicycles on pathways and benches along the river.

Theresa Youmans, 15 Big Sky: Ms. Youmans also submitted written comments to the record regarding the Ladder Fuel Reduction (LFR) plan. Ms. Youmans cited her Forest Service background as a basis for her comments to the record for the LFR plan. She questioned why the rules for tree removal would prevent an owner from meeting a higher standard (allowing more tree/vegetation removal) for fire prevention/protection. She referenced the photo in the current 2003 LFR plan and the reference to a forest absent development in Sunriver and noted the increased tree spacing.

John Weist, 14 Kinglet Road: Mr. Weist cited living/owning property in Sunriver for 42 years. He is a strong advocate for wildfire mitigation and prevention. He noted that smoking and parking on grassy areas is a problem and should be enforced. He stated that the proposed Ladder Fuel Reduction (LFR) plan should be available for further review by owners for another 60 day comment period. He stated that the environmental concerns of tree removal on the community (such as wildlife) should be evaluated. Lastly, he suggested that the LFR plan be voted on by owners.

Kathy Brown, 9 Quelah Lane: Ms. Brown suggested that the Ladder Fuel Reduction (LFR) plan approval be postponed until the implementation of Senate Bill 762 by the State of Oregon. She suggested that there be a LFR committee created for the LFR plan and that it should be written from the owners point of view. She stated that any rules that are above and beyond basic legal requirements should be voted on by owners. Lastly, she asked for access to documents for grants dollars that were given to SROA for ladder fuel reduction work on commons (it was noted later in the meeting that the

documents are available through Deschutes County who was the applicant and administrator of the grant).

PC: Board Members
Committee Chairs
Department Heads & SSD Chiefs
Sunriver Service District Board Chair