

# Glastonbury Landowners Association Newsletter

Summer 2008

## Road Committee Reports

### New Speed Limit Signs

Please take note of the new speed limit signs going up in North and South Glastonbury. We all need to observe the posted speed limits and be mindful to *slow down*. Driving at higher speeds quickly deteriorates our roads as the binder blows away in dry conditions. When going up steep sections of the roads, please slow down or switch to 4-wheel drive to prevent breaking traction and forming washboards. Please share this important information with your renters and visiting friends.

### Spring Flooding

This past spring, a large amount of snowfall caused flooding and damage along Hercules Road in South Glastonbury, and on Orion Way and the soccer fields in North Glastonbury. A quick response from Adkins Construction and a crew working into the night prevented further damage on Hercules Road. The repair work was a long-term fix, replacing smaller culverts with larger ones and digging drainage ditches so this type of flooding will not reoccur in the future. However, this unexpected expense put a big dent in the road budget. The Hercules Road flood repairs cost \$10,390. This included installation of culverts, ditches and 200 cubic yards of 4" and pit run plus 110 cubic yards of road mix to repair the wash outs. The flood repairs and new culvert on Orion Way cost \$1,507. Diverting the water near the soccer fields cost \$150.

### Spring Grading, Rolling and Gravel

The wet springs enabled the road crew to grade and roll our gravel roads and pack them down well. Gravel was added to North and South Glastonbury roads. We are slowly building up the roads again, and they are in better shape

than in past years. *Thanks for observing speed limits to help maintain our roads.*

### Snow Removal/Plowing

The 2008 snow removal budget has been spent due to a more than usual snowfall this past season. An extra \$1,000 has been reserved to cover snow removal during November and December 2008. After many years of drought, a year of normal snowfall seemed like a great deal of snow. Mother Nature can be unpredictable.

### Roadside Mowing

Mowing down the grass and weeds (making a four-foot-wide path) along the roadways prevents snow from drifting into the road during winter months. We encourage landowners to mow or weed-whack the sections of road along their property. Due to the unexpected flood expenses, the road budget does not allow mowing along the roadways this year. The GLA does not own this type of mowing equipment and the Road Committee has yet to find a qualified person who has it and is available for hire. Options for the future are being researched.

### Mowing for Fire Prevention

Landowners are encouraged to mow around their green power and telephone boxes as a fire prevention measure. Of course, clearing brush, grass and weeds 30 feet around your home and buildings is important. Refer to [www.firewise.com](http://www.firewise.com) to learn more.

### Assessment Increase

All increased assessments from the past two years have gone directly into the road budget. Our gravel roads are slowly improving as a result of more gravel and the use of a roller whenever grading. The Road Committee is recommending to the GLA Board to approve a 10% increase in assessments next year to cover increased fuel and gravel costs. The Road Committee always welcomes your input and your attendance at the GLA Board

Meetings, generally held on the second Monday of each month at St. John's Episcopal Church in Emigrant. (See our website [www.gla-mt.org](http://www.gla-mt.org) for details.)

### Chip Sealing Project for North Glastonbury

The paved roads in North Glastonbury are deteriorating as they have never been chip sealed. The South Glastonbury pavement along Dry Creek Road was chip sealed by Park County in 2002. It has been determined that the only way to pay for the chip sealing in North Glastonbury is to ask for a special assessment of North Glastonbury landowners. This assessment would cover this important work over a five-year period. After bids are received and financing details are worked out, further details for this project will be mailed to Landowners for consideration.

### Invest in Your Community

An investment opportunity exists for a person or persons who wish to loan money for the North Glastonbury chip sealing project. At 7% interest, your money would earn more than it would in a bank. Contact William Smith, 333-9040, to learn how you can invest in this project.

### New Snow Plow Truck

The GLA purchased a 1994 Dodge diesel truck with a 'like-new' snow plow and sander for \$12,000. The truck and equipment were sitting in a garage for several years and had not been used. The truck runs well. Now we will have one snow plow truck parked at North Glastonbury and one truck parked at South Glastonbury. We also have four licensed and insured drivers that can operate this equipment.

### Weeds

The 22 miles of GLA roadway easements have been sprayed for knapweed. Landowners are required by state law to clear noxious weeds from their private property.

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Cheat grass is an invasive weed that can spread and choke out natural grasses. Spraying cheat grass in the fall and reseeded with a natural grass seed can eradicate it. Contact Clay Williams at the Park County Weed Department, 222-4158, to learn more about weed control.

## Quonset Hut for Sand Storage

The GLA has located a Quonset hut to purchase for \$1,500. The unexpected flood repair expenses have caused us to postpone the purchase and installation of this building until 2009. Sanding steep roads and curves in both North and South Glastonbury is important during icy conditions. The Quonset hut will enable us to keep a supply of dry sand available when it is needed for this purpose.

## Rattlesnakes

This is rattlesnake season. Rattlesnakes are an important part of the ecosystem, eating rodents and keeping their populations in check. They are also, of course, poisonous. It is important for you and your children to keep watch whenever you are out-of-doors.

## Project Review

Reminder: GLA Covenants require that any improvements to land such as buildings, driveways, wells, etc. be reviewed by the GLA Board prior to beginning construction. Depending on the type of project, there are impact fees that are paid to the GLA. These fees help to defray the additional cost of maintaining the roads caused by the wear and tear of heavy vehicles used during construction activities. Instructions and forms are available on the GLA website under "Applications for New Structures," or you may call Alyssa Angelis, 333-9081 for help with submitting your project.

Projects are reviewed each month at the GLA Board Meeting, so keep this step in mind when planning your construction schedule. Please submit your project

plans *at least* two weeks prior to a monthly meeting (see meeting dates on the GLA website).

## Community

This summer, three Glastonbury gardeners are making their "home-grown" produce available.

### North Glastonbury

Richard Johnson 333-4774

Robert Douglas 581-0037

### South Glastonbury

Stuart Nelson 333-4229

## Elections/Annual Meeting

November 8, 2008 - 9 am

## Nominations

On November 8, 2008, Glastonbury Landowners will vote to elect six Board members to serve two-year terms and 2 Ombudsman to serve one-year terms. Nominations for qualified individuals to fill these positions may be submitted through September 17 as explained in detail in the August 11 mailing to all Landowners.

## Mark Your Calendar

All Landowners are invited to attend and participate in the Annual Meeting and Elections on November 8. Please plan to come, and mark your calendar now. In addition to facilitating the elections, the annual meeting provides the opportunity to give your input to the Board, for the Board to report back to you and for all to learn from each other and share in community building and fellowship. And, the food has traditionally been great!

## Arrive Early

A friendly reminder: if you arrive early at the meeting, your presence will help us to reach a quorum quickly, and the meeting can officially begin. In other

words, we can't begin the meeting until quorum is reached. If you can't attend, we encourage you to vote via absentee ballot. (Absentee ballots are included in the quorum.) The meeting will last approximately three hours *once* quorum is reached.

## Your Vote is Important

It is an important responsibility of the Landowners to elect individuals to serve on the Board of Directors and as Ombudsmen who they know will carry out the various duties of the Association with wisdom and integrity. To learn more about what all of this entails, please review the August 11 nomination materials (contained with this newsletter) as well as the Election Package that will be mailed in late September.

## Volunteers

Volunteers are needed to help prepare for and put on the Annual Meeting and Elections.

Please contact Charlotte Mizzi at [mizzi@wispwest.net](mailto:mizzi@wispwest.net) or 333-9593 if you would like to volunteer in any of the following areas:

- Fold/stuff Election mailing materials in late September
- Assist in preparing meeting materials
- Food/Refreshments
- Chairs/Tables - Set Up
- Chairs/Tables - Take Down
- Greeting
- Sign-In Table
- Ballot Counting Table
- Clean Up

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