

Skyland Community Corporation

Sanitary District Public Hearing June 7, 2023

Board Members in Attendance					
P=Present, A=Absent					
P	Gary Smullen, President	A	Maureen Diaz		
P	Don Broadway, Vice President	P	Andrew Due		
P	Mary Ann Smullen, Treasurer	P	J.P. Jones		
P	Sandra Broadway, Secretary	A	Chester Kreitzer		

Visitors Present

Michelle & Jim Bizon, Dennis White and Jean-Marc Curell

Call to Order

The meeting was called to order by Gary at 7:04 p.m.

Secretary's Report

The secretary's minutes for May were distributed for review. There was one amendment under "Old Business". Gary stated that the date of the county meeting to approve the SCC budget should be noted as June 7, not May 9. There were no other amendments or questions. Mary Ann moved to approve the amended minutes, J.P. seconded and the motion passed.

Treasurer's Report

Mary Ann presented the treasurer's report for May. It was noted that we still have \$100,000 earmarked for hard surface roads. There were no questions or amendments.

Income was \$7,451.57 including \$5,460.82 (Warren Co. budget), \$1900 (Warren Co. road impact fees), and \$90.75 (interest).

Expenses were \$8,718.11 which included top expenses of \$5,549.69 (labor) and \$1,863.76 (taxes).

Month	Income	Expenses	Expenses Description	Motion to Approve	Second Approval	Pass/Fail
May	\$7,451.57	\$8,718.11	Gravel, Road Labor, Taxes, Equipment Fuel, Rental, & Parts, Accounting, Utilities, and Maintenance Supplies	Sandy	J.P.	Pass

Phone Messages/Security

- Maureen was absent but submitted a report read by Gary.
 - Maureen reported that Red Mile Ct. needs a new street sign.
 - Maureen also reported that residents on Luchase are requesting speed bumps for the safety of their children.
 - Ulysses Ct. residents are asking for more gravel on the road as it is frequently used by vehicles as a turn-around.
- Don shared a neighbor's concern about excessive speeds on Steps to Heaven and the possibility of speed bumps. It was noted that speed bumps cannot be inserted on gravel roads. He also shared that there is limited sight distance on many of the roads due to foliage, curves, etc. and suggested a speed limit of 15mph. The current speed limit in Skyland Estates is 25mph.
 - Jean-Marc Curell suggested that the resident sheriff park his car on Wilderness as a deterrent.
 - Mary Ann suggested that we invite candidate Captain Crystal Cline, who is running for the County Sheriff to discuss the issue.
- Michelle Bizon shared that the road signs at the corner of Khyber Pass and Oregon Hollow have been lying on the ground for a few months. The signs are maintained by the county and Gary stated that he would report it.

Gravel Roads

- Gary shared that the area of Jericho near Passway was evaluated by Larry, Robert and himself for a culvert. Robert previously had reported about water damage due to no culvert.
 - J. P. mentioned that when it rains, the area turns into a pond.
 - The most recent road study shows a culvert there, so the road crew will plan to install one.
- The road crew resurfaced Wilderness, Broadway, Lucke Way, Parnassus, Jericho and Khyber Pass.
- Tree trimming was done on Arrowood, World's End and Bifrost.
- Lucke, Ulysses and Wilderness received ditch work.
- Potholes on Luchase were repaired and Jericho received new gravel.
- Grading was completed on Khyber Pass, Steps to Heaven, Wilderness, Orchard Lagoon, Doom Peak, Jericho and Pine Tree Ct.
- Visitor, Dennis White inquired what can be done about the wash-boarding of our gravel roads. Gary said he will look into having them scraped.

Hard Surface Roads

- Gary reported that he is still waiting on a proposal from Standard Paving for the tar and chip job. He suggested that they provide a rough estimate which can later be refined if we decide to pursue it.
 - Gary plans to place ads in at least three newspapers for contractor bids on the tar and chip job this week.

Water Supply

- Gary reported that the water supply is running slow.
 - Don inquired if Robert had checked and adjusted it because it was running better this evening when he passed by.
 - J.P. commented about several wells on Luchase running dry last August.

Old Business

- Gary reported that the proposed short-term rental at 259 Cashmere was ***not approved*** at last month's Planning Commission meeting.
 - Visitors, Dennis White and Jean-Marc Curell (homeowners on Cashmere) attended that meeting and voiced their concerns to the Planning Commission and also shared with the SCC board.
- Gary shared that he had met with Chase Lenz from the Planning Commission and that Chase mentioned that neighbors need to show up to meetings and let their comments be heard regarding short-term rentals.
- Gary shared that on July 1, 2022, Skyland Estates had: 409 residences with 81% being homeowners, 7% renters, 11% vacant and an unknown number of short-term rentals.

New Business

- Michelle & Jim Bizon reported about ATV's being driven by children on our community roads. While driving in their car, they observed three ATV's on Khyber Pass near the top of the lagoon hill. There were two kids in each ATV, and no helmets being worn. They were concerned for the kids' safety as they almost hit them with their vehicle.
 - Don suggested getting photos or a video next time and reporting it to the county sheriff.
- Michelle and Jim Bizon also shared that they continue to have issues with the Linden post office delivering packages to their home.
- Dennis White shared his concerns with noise problems he is experiencing from a neighbor's dog. He stated that he has called the sheriff's office several times but the issue has not been resolved. The Warren County noise ordinance is in effect from 10pm to 7am.
- Many thanks to Gary who brought in a large framed map of Skyland Estates which he plans to hang in the library!

Adjournment

Andrew motioned to adjourn the meeting, Don seconded and the motion passed at 7:53 p.m.

Respectfully submitted,
Sandra J. Broadway, Secretary