

Greater Loghill Village Home & Property Owners Association  
Annual Newsletter



*Photo by Carolyn Ray*

February, 2014

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## President's Letter

All in all it has been a pretty good year, even, as the ancient Chinese curse would have it, an interesting one.

Once again we were spared a serious fire event. As some of you know I sit, on your behalf, on the West Region Wildfire Council. The early season fire/weather forecasts were dire. Fortunately for us, the weather did not turn out as predicted. However, it appears that the message of just how dangerous a place we all live in is getting out. Last year over 20 projects were completed in the Fire District and over 200 acres were mitigated. Overall the West Region Wildfire Council is pleased with our efforts. Loughill Mesa is the first FireSafe Community in this part of Colorado.

Even so, those who have mitigated are still in danger from those adjoining properties who ignore or are uninformed of the risk. Reality, in this case being the old firefighter's adage...When it comes to wildfire the question is not IF, but WHEN. There is still substantial grant funding available to offset the cost of mitigation. Visit the LHV H&POA website for info on how to apply.

Speaking of the website, kudos are owed to our esteemed Secretary, Austin Ray, for his work in bringing the website up to snuff and keeping it there. Please visit the website for all sorts of interesting community and services information.

This year we brought back Sealco to continue sealing the roads. As I have mentioned several times the BOCC has acknowledged their legal responsibility to maintain our roads, but they have been candid enough to admit that doing so is beyond their budget capabilities.

So your LHV H&POA has stepped forward to prolong the life of our paved roads, benefitting all those who use our roads, including owners who are not members of the LHV H&POA.

The Chipping Program went very well this year. We retained a Veteran's group associated with the Conservation Corps. The number of piles chipped doubled from last year and the vets managed to do it in the same time frame as last year. This year a discount was offered to the LHV H&POA members who wished to participate. The LHV H&POA wrote a grant proposal for the project which was funded to the extent of 90/10. We plan to continue this program next year, but can only hope that we will be so fortunate. As he did last year Al Lowande worked long and hard to make the program work smoothly.

The interesting part of last year concerns an issue vital to all those who live on the south end of the mesa....water. Our neighbors, Fairway Pines, brought a lawsuit against Dallas Creek Water regarding matters which do not concern us. What does concern us was information that was revealed in the discovery phase of that suit. The leak ratio of water pumped was over 50% and there is no contingency fund for maintenance, repairs and capital improvement. This raises the issue of reliability and is some matter of concern.

Many LHV H&POA members have joined with our Fairway Pines neighbors by contributing to the Association of Dallas Creek Water Users. ADCWU is a 501(c)(4) nonprofit Corporation. For the present the Association has received donations providing adequate funding for operations. Loughill Village is represented with three members on the ADCWU Board, so this is not just a Fairway Pines initiative.

The Association and I can assure you that a very considerable amount of time has been expended in assessing the books and records of Dallas Creek Water, meeting with Mr. Wiley, as well as meeting with public officials. There is not anything substantive to report just now, except to assure you that we are in this for the long haul and that everything that Dallas Creek Water does will receive close scrutiny. Unlike in the past when the last rate increase was granted, the homeowners of Loughill Village will be represented in any future dealings between Dallas Creek Water and the PUC.

Jim McCarthy  
1560 Canyon Drive  
970 626 4306 (H)  
970 729 2548 (C)

## 2013 ACC Report

2013 saw an uptick in applications for approval of new construction in Loughill Village Units 1,2 and 4. Construction starts for the year included three new homes, two building additions and two new garages. There were also several applications for removal of trees for fire mitigation as well as a couple of new fences.

Two new members joined the committee in 2013, Jim Thate and Joe West, both of LHV Unit 1. Continuing members include Bob Albrecht, Charlie Carson, Roze Evans, Jim Kennedy, Dickson Pratt, Ted Rector and Dennis Michaud.

Just a reminder that minor projects such as decks and fences, or roof replacements 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 approval forms required can be found on at <http://loghillvillage.org/hoa.htm> . And as always, feel free to contact any member of the committee if you have any questions. We're here to help.

Dennis Michaud  
ACC – Chair

## LHVH&POA Treasurer's Report

As of 1/13/2014



### 2013 HOA Income:

HOA	11,577.38
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### 2013 HOA Expenses:

Picnic	521.46
Acctg/Mailing	1,217.66
Legal	90.00
Insurance	1,139.00
Road Maintenance	<u>8,700.00</u>
Total	\$11,668.12

### Net Cash January 13, 2014:

HOA Balance	12,355.67
ACC Balance	21,036.75
Less Refundable Dep	<u>-13,500.00</u>
Net ACC Balance	7,536.75

## Internet

One drawback on living in a remote area is access to good *high speed* internet. While some may say that it is the price you pay for living in such a wonderful location, but to others the internet is what **allows** them to live in such a beautiful location.

Those who live within about 2 miles of the mailboxes can get reasonably good DSL speeds from CenturyLink. However, those outside that radius are stuck with very slow DSL (if available at all) or a wireless solution from Skybeam. While Skybeam is reasonably good most of the time, they suffer from outages, and inadequate bandwidth on the backhaul to handle peak traffic.

Elite Broadband is a new provider moving into the area. They currently serve the north end of Loughill Mesa, among other areas, but do not have a tower close enough to service Loughill Village. However the owner is aware that many of us are not adequately served.

If you are not satisfied with your internet provider, please go to the Elite Broadband website. There is a signup page to let them know you are interested in their service. If Elite is aware of the market potential in this area, they may accelerate plans to service this area. Follow the link below and go to the signup tab.

<http://www.wifielite.com/>

## Log Hill Fire Update, 2014



2013 turned out to be an average fire season for us. We had a total of nineteen calls. Of these nineteen calls, seven were for wildland fires. The largest wildland fire this summer was a 3 acre fire on Bureau of Land Management property at mid-mesa near McKenzie Butte. The fire was located outside our district, but we located the fire and provided mutual aid to BLM crews and helped them contain the fire quickly before it could spread. Another of our calls was for an automobile fire at the northern end of the mesa. The remainder of the calls were for false alarms or controlled burns throughout the district.

One of our big events in 2013 was our open house and evacuation center exercise. This exercise went very well and gave the evacuation center staff a chance to practice their duties in the event of a real emergency. Their efforts are noteworthy because of the probability that they will be evacuated at the same time they are voluntarily setting up and staffing the evacuation center. The open house and evacuation center exercise received the Firewise Project Achievement Award from the Firewise Communities Program. Thank you to all who participated in this event and helped make it such a success.

In September, the district board held the annual Firefighters Appreciation Dinner to honor all of our volunteers. Log Hill Village's own Steve Wolff was honored with the Chief's Award for 2013.



Steve recently became the first firefighter to complete twenty years of service in Log Hill Fire.

In 2012, Log Hill Mesa was recognized as the third community on the western slope of Colorado to become a Firewise Community. We renewed our Firewise designation in 2013 through the hard work of many of the residents on the mesa. To learn more about the Firewise program and its activities on Log Hill Mesa, visit the Firewise tab on our website at:

<http://www.loghillfire.org/firewise.php>

Log Hill Fire and the Log Hill Parks and Rec District worked together to conduct a fire mitigation project on land adjacent to Fire Station 2 in the fall of 2013. This mitigation project enhances the survivability of Fire Station 2, and the Dallas Creek Water Company Filtration Plant as well as protecting the escape route along Ponderosa Drive. This project was partially funded (50%) by a grant from the Colorado Department of Natural Resources.

Our commitment to the safety of our firefighters was again recognized in 2013 as Log Hill Fire was awarded the Pinnacol Assurance Circle of Safety Award for the second year in a row. We were selected as one of sixty recipients from over 55,000 Pinnacol Assurance customers. Pinnacol Assurance held a catered dinner for our firefighters before our training in November and gave us a 14% discount on our workers comp insurance.

### **Ways You Can Help**

I am often asked how residents of the mesa can help us protect this beautiful area we call home. I always recommend four ways you can help:

1. Prepare your property and family to be ready in the event of a wildfire. Mitigate around your property and use Firewise principles to better prepare your residence to survive in the event of a wildfire. Develop a plan for your family in accordance with the Ready, Set, Go! program so you will be able to react quickly when an emergency strikes. Firewise and Ready, Set, Go! resources are available through our website at:

<http://www.loghillfire.org/references.php>

2. Emergency Notifications are crucial in the event of an emergency. I encourage everyone to sign up for emergency notification through our website at:

<http://www.loghillfire.org/notifications.php>

You can and should sign up all cell phones, VOIP and satellite phones to receive messages in the event of an emergency. I would also encourage you to log into the system and verify that your information is correct on a yearly basis.

3. I continue to encourage people who have time to volunteer and think they are capable of committing as a volunteer firefighter to step forward and join us. Information on the requirements asked of our firefighters is available at:

[http://www.loghillfire.org/you\\_can\\_help.php](http://www.loghillfire.org/you_can_help.php)

4. Finally, Log Hill Fire's property tax revenue has dropped by over 30% with the decrease in property values throughout the district since 2011. We continue to steward the tax funds we receive and use them to best protect the residents of the district and our firefighters. To continue to provide the best fire protection we can, we always accept donations from our residents. To contribute, mail any donations to Log Hill Mesa Fire Protection District, P. O. Box 747, Montrose, CO 81402.

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

## Park & Recreation Update



2013 was a fairly busy year for the Parks and Recreation Board. We added a new trail next to the mailboxes (with some great help from volunteers) to connect the escarpment trail to the meadow loop trail. We also added an additional stairway at the end of Deer Trail to correct some erosion problems.

We had fire mitigation done next to and along with the Fire District land to help provide space for fire suppression if it becomes necessary.

We have continued our efforts to suppress the mullen infestation along the meadow loop trail.

We hope to get some additional volunteers next year to help with some needed trail repair.

The activities of the Loughill Village Park & Recreation District are funded by a property tax levy, so our income has been going down since property values have declined.

All in all it has been a busy year.

Not familiar with the trail system? A nice full color map of the trail system is available at:

[www.loghillvillage.org/LVPRD-TrailSystemMap.pdf](http://www.loghillvillage.org/LVPRD-TrailSystemMap.pdf)

Reminder, if you are planning an event with 10 or more attendees at the Inspiration Point Picnic Grounds, a reservation is required. The availability schedule and reservation procedures can be found at:

[http://www.loghillvillage.org/park\\_district.htm](http://www.loghillvillage.org/park_district.htm).

Larry Meyers, Board President  
Loughill Village Park & Recreation District (LVPRD)  
180 Ponderosa Dr., Ridgway, CO 81432

## Activities Committee

The LHV Annual Picnic was a success again this year with about 50 residents in attendance. The picnic is regularly scheduled for the second Tuesday in June, so mark your calendar, next year's picnic will be June 10, 2014.

New to the area? Obviously you have found our web page or you wouldn't be reading this newsletter. However, please browse around the various pages as there is a huge amount of information available.

[www.LoghillVillage.org](http://www.LoghillVillage.org)



## Loughill Pet Network



Last summer, we succeeded in having less reports on missing pets in our community than the previous two summers. We're hoping that's a result of our Pet Network alerting more residents whenever a pet is lost, and that owners are more aware of their surroundings and wildlife. We are pleased that we currently have over 60 members on our list. The more people that are aware of a missing pet, the better the chances of it being found alive.

We'd like to thank all the concerned residents who have helped look for a missing pet and/or provided missing pets with shelter, water, and food until their owner picked them up. Several of you gave these lost pets shelter in your garage or home where they were kept safe from predators and bad weather. This is greatly appreciated and we hope that you'll continue to temporarily aid any lost animal.

We'd like to ask you again, that if you see an unknown cat or dog in your yard, to let us know so that we can alert everyone before the pet becomes prey. These animals are usually hungry, thirsty, and disoriented. They need to be cared for as soon as possible. Please call us with a description of the pet and we'll get the word out.

We did have a few dogs and cats that were missing last summer; some were found and unfortunately, some were not. The cats that were missing were outdoor cats. With the coyote problem that we have, this is not an unusual situation. Cats will, of course, be safer if they're kept indoors. The Colorado Division of Wildlife has provided us with information on how to train cats to stay indoors. You can find that information at

<http://www.loughillvillage.org/nature.htm>

The coyote problem will always be an issue here on Loughill because this is their home as well as ours. Although we had fewer missing pets last summer, that's not a reason to let your guard down. Coyotes will take advantage of any split-second opportunity, so don't let your pet be that opportunity. Please keep your dog leashed at all times and walk with a short rein.

We welcome new members to our Pet Network, and if you'd like to be on our list, please call or email us. The more residents we have listed, the better. Please contact any one of us to be included on our list or to alert us to a missing or found pet.

Sandy Michaud – [plumeriasjm@centurylink.net](mailto:plumeriasjm@centurylink.net) 626-3453  
Ted & Nancy Rector – [bonetree789@yahoo.com](mailto:bonetree789@yahoo.com) 626-3186

## Wildlife in Loughill Village



*Abert's Squirrel – Photo courtesy of Arlen Huggins*

The residents of Log Hill Village are both privileged, and sometimes burdened, by the rich wildlife in our backyards and on our roads: deer are numerous, cougar are occasionally sighted, wild turkeys are often plentiful, elk may arrive in the winter, coyotes are heard and seen from time to time, a growing number of the rare Abert's squirrels are making themselves at home, a large variety of birds arrive and depart with the seasons, and we are occasionally discovered by a number of bears.

However, our presence is the greatest long-term problem for wildlife because we are just one instance of the general loss of wildlife habitat that has resulted from growth encroaching on their traditional territory in many places throughout the world. Here at the south end of the Uncompahgre Plateau, we have built our houses right in the middle of prime habitat. That is why we have so much wildlife. They were here long before we arrived.

We did not intend to be a problem, and we cannot do anything to restore their habitat to its original condition—indeed growth will consume more and more of it, but we can co-exist in ways that do less harm.

**General Guidelines:** do not feed wildlife and keep all food sources indoors, keep wildlife wild by discouraging their approach or their feeling comfortable near your house; if confronting a predator, do not run, make noise to scare it away, and back up slowly.

**Coyotes:** in the last year, coyotes have been sighted more frequently and sadly have been responsible for the death of several small dogs. Coyotes are smart, elusive, and adapt well to human activities. Keep pets on a leash or fenced inside a 6 ft. fence. Everyone can help by convincing coyotes that people are not friendly by hazing them away if you see them (good video at Colorado Parks and Wildlife web site.) Coyotes are more aggressive during breeding season in the spring.

**Bears:** keep all food sources securely stowed away. Use bear resistant trash cans available from your trash collection company, keep pet food in the house, and limit bird feeders to the months when bears are hibernating—December to April. Once bears have discovered a food source, they will return and teach their cubs to return, and they will eventually have to be killed by CDOW in order to protect you. "A fed bear is a dead bear."

**Deer:** do not feed the deer at any time. Native plants are healthier for them, and deer have evolved to put on enough fat by November to live through the winter if their energy is not wasted by moving to artificial feeding areas or running from dogs. Also, watch for deer on the roads and highways, especially during the fall and spring migration seasons.

Remember, *“predators follow prey”*. If you have deer habituated on your property, you have the possibility of attracting cougars as well.

**Bobcats:** are seen occasionally and are often comfortable around people if accustomed to being tolerated by them. Bobcats eat small prey but seem to be especially lethal to domestic cats.

**Cougars:** deer are the natural prey of cougars, and since deer are plentiful here, cougars seldom bother people, whom they prefer to avoid. But they will take other prey, like domestic pets or livestock, if the opportunity arises. If you encounter a deer carcass that you think was killed by a cougar, vacate the area since cougars usually return to a kill. If you encounter a cougar, don't run, make lots of noise, and fight if you have to.

**Dogs:** must be on your property or under your control at all times. Dogs cannot be allowed to chase big game animals because it wastes the energy of the wild animals and may change their habits to their detriment. During the fall mating season, bucks are a danger to both dogs and people; during the spring fawning season, does are a danger to dogs in the area of their fawns.

**Cats:** owners should do what they can to reduce predation by their cats, perhaps providing a bell on their collar to give prey a better chance. Cats do an enormous amount of damage to the song bird population, especially when the young birds are just learning to fly. Chipmunks and ground squirrels also suffer. Free roaming cats are at risk from bobcats, coyotes, and cougars.

So, if you really care about wildlife, keep them wild and control your pets.

For more information about wildlife, consult the Living with Wildlife section of the Colorado Parks and Wildlife web page:

<http://wildlife.state.co.us/WildlifeSpecies/LivingWithWildlife/Pages/LivingWith.aspx>

*or*

contact the CPW office in Montrose, 970-252-6000.

For immediate emergencies, call 911.

– Sara Coulter

## Wildflowers and Other Plants



*Claret Cup Cactus*

If you would like to identify that mystery wildflower on your lot, I have pictures of many of the native plants of Greater Loughill Village here:

<http://nativeplantsofloghillvillage.shutterfly.com/>

Pictures of seven of our major noxious weed species are here:

<http://noxiousweedsofloghillvillage.shutterfly.com>

Control of these plants is required by state and county law.

## Tracy's Thistle



Please don't assume that all thistles are noxious weeds; there are about two dozen native thistles in Colorado, although Tracy's thistle is the only native found in our neighborhood.

More pictures of Tracy's thistle, a native wildflower and valuable wildlife plant, are here:

<http://tracysthistle.shutterfly.com/>

- Dickson Pratt

## Email Addresses

In the past, the LHV H&POA database was not structured to easily handle multiple email addresses for the same property. However, many couples now have their own personal email addresses, not just one for the household. The database has now been enhanced to easily handle multiple email addresses. So if you were not personally emailed about this newsletter, and would like to be included in future emails, please send your contact information and email address to:

[lhvsecretary@loghillvillage.org](mailto:lhvsecretary@loghillvillage.org)

## Cover Photo

The cover photo was taken by Carolyn Ray, who lives near the intersection of Juniper & Ponderosa. The coyote passed within 20 feet of the house and didn't seem particularly timid. This gives you an idea of how close we live to predators, so please keep your pets indoors or on a leash when outdoors.

As most of you know, we have a section for Loghill Village photos on our website. We have enhanced this section to include more photos taken in Loghill Village. If you have photos you would like to have included on the web page, please email them to:

[lhvsecretary@loghillvillage.org](mailto:lhvsecretary@loghillvillage.org).

While these photo do not need to be high resolution, please do not resize them below 1024 pixels on the longest dimension.

## Loughill Village Home & Property Owners Association - Contacts

### LHV H&POA Board Members

Jim McCarthy	President	970-626-4306	<a href="mailto:lhvpresident@loughillvillage.org">lhvpresident@loughillvillage.org</a>
Rob Ashmead	Vice-President	970-626-5165	<a href="mailto:lhvvp@loughillvillage.org">lhvvp@loughillvillage.org</a>
Larry Meyers	Treasurer	970-626-9825	<a href="mailto:lhtreasurer@loughillvillage.org">lhtreasurer@loughillvillage.org</a>
Austin Ray	Secretary	970-708-8551	<a href="mailto:lhvsecretary@loughillvillage.org">lhvsecretary@loughillvillage.org</a>
Dennis Michaud	ACC Liaison	970-626-3453	<a href="mailto:acclhv@loughillvillage.org">acclhv@loughillvillage.org</a>
Nancy Meyers	Community Activities Chair	970-626-9825	<a href="mailto:lhvactivities@loughillvillage.org">lhvactivities@loughillvillage.org</a>
Jim Kennedy	At-Large Member	970-626-3990	<a href="mailto:DoctorJ7@yahoo.com">DoctorJ7@yahoo.com</a>
Al Lowande	At-Large Member	970-626-4194	<a href="mailto:evanslowande@gmail.com">evanslowande@gmail.com</a>
Richard Niemeier	At-Large Member	970-964-5325	<a href="mailto:rniemeier@yahoo.com">rniemeier@yahoo.com</a>
Dickson Pratt	At-Large Member	970-626-5358	<a href="mailto:dgp_colorado@yahoo.com">dgp_colorado@yahoo.com</a>

### Architectural Control Committee – Units I, II, & IV

Dennis Michaud	Chairperson	970-626-3453	<a href="mailto:acclhv@loughillvillage.org">acclhv@loughillvillage.org</a>
Charles Carson		970-626-3342	<a href="mailto:ccc.two@q.com">ccc.two@q.com</a>
Roze Evans		970-626-4194	<a href="mailto:evanslowande@gmail.com">evanslowande@gmail.com</a>
Bill Hanson	Emeritus	970-626-5097	<a href="mailto:lindabillhanson@montrose.net">lindabillhanson@montrose.net</a>
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Dickson Pratt		970-626-5358	<a href="mailto:dgp_colorado@yahoo.com">dgp_colorado@yahoo.com</a>
Ted Rector		970-626-3186	<a href="mailto:bonetree789@yahoo.com">bonetree789@yahoo.com</a>
James Thate		970-626-2722	<a href="mailto:ridgwayjim@earthlink.net">ridgwayjim@earthlink.net</a>
Joe West		970-626-3038	<a href="mailto:joewest5757@icloud.com">joewest5757@icloud.com</a>

### Loughill Village Park & Recreation District

Larry Meyers	President	970-626-9825	<a href="mailto:meyersfamily@yahoo.com">meyersfamily@yahoo.com</a>
Michael Cassidy	Treasurer	970-626-4080	<a href="mailto:cassidy@wraweb.com">cassidy@wraweb.com</a>
Shan Zane	Secretary	970-626-5505	<a href="mailto:shan@zanecentral.com">shan@zanecentral.com</a>
Rob Ashmead		970-626-5165	<a href="mailto:rrashmead@gmail.com">rrashmead@gmail.com</a>
Al Lowande		970-626-4194	<a href="mailto:evanslowande@gmail.com">evanslowande@gmail.com</a>

**Mailing Address:** Loughill Village Home and Property Owners Assn.  
115 Ponderosa Drive  
Ridgway, CO 81432

### Web Site:

[www.LoughillVillage.org](http://www.LoughillVillage.org)