COMMON PROPERTY AND FOREST COMMITTEE

2014 ANNUAL COMMITTEE REPORT

March 2, 2015

Committee Member:
Bruce Caverly – Chairman
Dan Webb - Vice Chairman
Joseph Burleigh
Fred Jonas
Steve Romine
Deborah Sims
Ed Baldwin

Board Liaison:
Mike Medica

Staff Liaison:
Beverly Ellison
Brenda Pate - Secretary

This year, two of our members resigned and replacement candidates were sought. Three candidates applied and were interviewed by the Chairman, staff and board liaisons. Two candidates were selected and approved by the POA Board at the February 18, 2015 meeting. They were Deborah Sims, filling in for the balance of Frank Shandor's term expiring in April 2015 and Ed Baldwin taking Bill Wood's term expiring in 2017.

This coming year, two members' terms expire and both have requested to continue for another three years. Deborah Sims finished a partial term (less than 6 months) and will begin her first three year term in April. Bruce Caverly wishes to remain on the committee for another three years, subject to POA Board approval in April.

Requests for permits in 2014 were fairly slow, primarily due to only 40 new home permits being issued. During the year we routinely handled resident requests to clean up common property (Class I), cut trees on common property (Class II), and dredging lake bottoms around boat docks (Class III). We also investigated complaints pertaining to the misuse of common property and one very visible major misuse of common property explained later in this report for the record.

CP&FC Permits Issued from January 1st to December 31, 2014

Class I permits - 12
Class II permits - 6
Class III permits - 0
Complaints - 10
Annual Maintenance Agreements - 9
Total of all permits and complaints handled in 2014 – 37

The total number of permits for 2014 was about the same as last year. The Committee reviewed a total of 10 complaints compared to 27 last year. Common property violations were handled by both the Permitting and Inspections Dept. and the CP&F Committee members. All were resolved and brought back into compliance with Common Property policies and guidelines.

One major violation of common property policy was an area about 188 feet wide and 100 feet deep along Balearic Road east of where Balboa Road crosses Balearic Road. Also included in this area is a 108 foot wide by 100 foot deep high voltage utility line easement. This area was totally cleared of trees and brush making for a very unsightly view to the south of a commercial Storage area.

With the assistance of Bill Walker, Federal Forester (ret.) and Bennis Tree Service out of Little Rock, a plan was developed to remove the stumps, established a value of the trees that were cut
and a cost estimate to reforest this area. This information was submitted through the POA to the POA’s Attorney for a claim for damages to the party violating the Common Property. Additionally, we tried to present this plan along with a plan to pay for the reforestation to the POA Board, but our request was refused. Since this was a public matter, we felt this should have been in the public record. While our attorney had advised us that we could proceed several times, the Board felt nothing should be started until the lawsuit was settled. This area remains a continued eyesore.

**Deer Incidents Report:**

The Public Safety Department reports that 29 of the accidents within the Village were deer related. This is about the same as last year. It should be noted that a large number of deer/car accidents go unreported. The CP&F Committee had scheduled a DMAP deer hunt for 6 weeks and was conducted from November 1st to December 15, 2014. A total of 57 hunters were checked and qualified. We believe that only 22 hunters checked in deer and a total of 62 deer were taken of which four were bucks. We are looking into a hunt again in 2015 and are meeting with Game and Fish in March 2015 to determine the best program for the Village. A final decision will be made in the March to May timeframe. Remember that the objective is to effectively manage the population and health of our deer herd.

**Goose Management Program:**

The CP&F Committee continued to work with the Arkansas Humane Society to reduce the number of geese in the Village through oiling of eggs. The geese create a nuisance and disease factor in the Village. We continue to improve communication within the Village to gain residents’ support in locating the geese nests. We have asked all golf course superintendents to locate nests around their courses and have their cooperation.

**Forest Management Plan:**

The Forest Management Plan for thinning old growth pine trees on common property is ongoing. Phase 11 trees have been marked but cutting was put on hold as mill prices were too low. The forest management plan is designed to maintain the health of our forest and minimize insect infestation. As a side benefit, this program has generated close to $1.0 millions to the POA General Fund.

**Firewise Community Program:**

The FIREWISE Program is headed by Henry Browder and we continue to obtain current year certification by the State as a Firewise community. This is accomplished by the POA cutting along the roads and residents keeping debris away from home sites.

In closing, the committee would like to thank Brenda Pate, our secretary, and Beverly Ellison, Permitting & Inspection Dept. Director for all their help and assistance during the past year. Their prompt handling of agenda, permit requests submissions, complaint resolutions and replies to residents have been exceptional.

Respectfully submitted,

**Bruce Caverly**

Chairman, Common Property & Forest Committee

This report is submitted to: POA Board of Directors
cc: CP&F Committee Members
   Manager: Permitting & Inspections Dept.