

Edelweiss Maintenance Commission  
Report from the General Manager  
March 2016

Recurring Items

- Water samples taken in March from the Campground and Cassal systems were free from total coliform contamination.

Financial Data

Spend much time collecting and logging owner's checks for 2016 dues and fees.

To date we have received a total of 237,974.14 in dues, fees and pool assessment payments for 2016.

Dues and fees total \$ 184,271.14.

Pool payments for 2016 to date amount to \$53,703.00

Pool payments for 2015-2016 total \$176,760.

Other issues

Received communication from the Office of drinking water outlining the testing requirement for Edelweiss water system this coming year. Having taken issue with some of the requirements, which we have met recently, I spoke with Stan Hoffman at the ODW, who, after some research agreed with my assessment, and decreased the requirements for 2016. We will have to take several source samples in April, including Volatile Organics, Gross Alpha, Radium, and of course, the yearly samples for nitrate. Lead/Copper sampling will be due in September 2016.

During the tumult of the fires of last summer, Edelweiss received the Okanogan County Open Open Space Tax Agreement for parcel #3520040030, a 30 acre parcel along the Methow River. As a result of the confusion and activities related to the fires, I neglected to return the agreement to the County within the mandated 30 day period. However, after having written two letters to the County Commissioners requesting reinstatement of the agreement, and having appeared personally at a Commissioner's meeting, I was able to convince the Commissioners that it was not the intention of Edelweiss to reject the agreement. The Commissioners reinstated our agreement. It has been signed and delivered to the Planning office and we will be moving forward to performing the necessary obligations – (noxious weed plan, entry sign, etc.)

Spent an inordinate amount of time dealing with the issue wherein a homeowner has made a claim to Edelweiss insurance based on her opinion that Edelweiss is responsible for melt water negatively affecting her 'landscaping' and intruding into her basement area. This included multiple conversations and emails with our agent at Mosaic Insurance, an adjuster with Philadelphia insurance and with a field appraiser (who has as yet been here). I also had a meeting with the homeowner who showed me what she considered to be the reason and result of the flooding on her property.

I also took some photos of the property.

I have written an account of my meeting, which is attached.

My Conclusion – In no way is Edelweiss responsible for the inordinate spring melt-off or the effects thereof encountered this month.

Still on the immediate horizon

-Writing a spring newsletter

-Letting homeowners know of the availability of additional chipping this month

-Urging all property owners to have their full payments in by April 15<sup>th</sup>

-Sending out the final billing for snowplowing sanding - - current estimate at \$142.00. That makes a total of \$267.00 for each homeowner – \$2.00 less than last year's individual total. Our plowing cost was higher, our sanding cost was lower, and we had a couple more homes to share in the cost.

-Application of herbicide to the roads, upper and lower meadows as soon as everything is dry enough - much of the upper meadow is still a bog.

-Repairing the fence lines between Edelweiss and National Forest – expectation that many trees have fallen across the fence.

-Further work on the new pool, including:

-Tearing down the old wooden fence.

-Measuring for, ordering and installing a pool fence after the pool deck has been poured.

Hours in March 76

Dick Volckmann

Operations Manager Report  
March, 2016

Several large mudholes developed on Trillium, Crabapple, Drake, Quaking and Bluegrouse Ln. These are caused by a section of road thawing before any of the surrounding area. When this happens, all nearby water flowed into the thawed area and we end up with a bottomless pit of mud. It is useless to pour in crushed rock. I was able to make a bypass for most areas but Crabapple required me to close the road for two weeks. These mudholes are random each year and the solution is dry weather after the snow melts.

As of March 31<sup>st</sup>, Cassal creek is overtaxing the culverts and water is flowing over East Fawn and Highland Meadows. Crabapple is dry, Trillium is dry, Blue Grouse is dry and Cassal is dry. Drake is still a problem.

After the last major snowfall, the grader clipped the edge of a valve box on Homestead and broke it. Upon digging it up I found that the lower section had been broken already as well as two old metal fence posts. I replaced the entire valve box and will be building out the bank to protect it.

I have started cutting trees on the fencelines and trails. I am also sowing the grass seed of last year's water projects.

My measurements for total snowfall for the winter: 118.25 inches

Biscuits and Gravy is still at the store.

Hours: 72  
Craig Hook