

## **President's Annual Report 2011**

Greetings:

Crystal Lakes is truly a special place with a very diversified group of members. Meeting all the needs and desires of all the membership most certainly is challenging. The entire Board appreciates those members who make comments for the betterment of the community. We encourage all property owners to participate and stay current with the Association. A very easy way is to join the Manager's Group email list. Details can be found on the web site or in the office.

This year we had two major road improvement projects, the first was the Osage project including several courts; the focus was to improve drainage, clear ditches, install culverts and top with new road base. This has been completed. The second project was up on Pow Wow Drive; also drainage and culverts were improved. We still need to install the road base which should occur this summer. This coming year we will be working on culverts and drainage in the 6<sup>th</sup> filing, resurfacing Ottawa in front of the air strip and upgrades to the drainage and parking area at Basecamp. We also will be installing culverts in various locations.

The pine beetle is taking its toll on the trees; the Greenbelt Management Committee (GMC) has just finished a project by Basecamp. It is amazing to see the results of the beetle damage evidenced by this project where dead or brood trees were removed. I encourage you to take a look. Although this was not a clear-cut project, it most certainly opened up the area. This year the GMC was awarded an \$11,000 grant for the 13<sup>th</sup> Filing. The work will be off Osage Trail; unfortunately the State Forester is recommending a clear cut in that location. As plans are put together we will send information through the newsletter and group email. If you want more information on the efforts regarding the pine beetle please visit the web site [www.crystal-lakes.org](http://www.crystal-lakes.org).

The Restaurant continues to put out some great meals with personalized service. We continue to struggle financially; however, our sales have increased over last year. Unfortunately so have labor costs. We are currently looking at sales vs. labor to determine the amount of help we need to be profitable. Thanks to Carrie and Greg for all their hard work and dedication.

Crystal Lakes has many committees working throughout the year. Our committees are made up of very special, dedicated people. The Board would never be able to complete the tasks of the Association without these committees. Thanks to all the committees and volunteers who make this a special place; your efforts are greatly appreciated.

Special thanks to our Staff, headed up by Jody Sandquist. They wear many hats to provide the services we all have become accustomed to. Their devotion and compassion for our community continues to be amazing.

Many organizations make up the community: Water & Sewer Board, Community Fund, Bear Aware, Fire Department, and CL FIRES. I would like to thank all those organizations for their cooperation and willingness to work with the Road & Recreation Board.

Fishing is still great at Crystal, from the efforts of so many in the past and the current Fishing Board that works so hard to enhance the fisheries and the experience for all of us, thanks.

The Board has struggled with the slash issue for several years. Last summer the Board determined that we could no longer accept slash in the current pile due to the size. Due to a lack of snow and a change in County regulations on suppression issues, we are unable to burn the pile. (That's the short story.) The Board in January contracted with Colorado BioChar, LLC, which has set up kilns, burns the slash, and then uses the product in various ways. The good news is there is no cost to the Association, the bad news it's a slow process. We sent an email out earlier this year about using greenbelts within Crystal Lakes for slash disposal. Of course we got a couple responses back. After listening to those who voiced opinions, the Board came to the conclusion that slash disposal should not be done within the subdivision. Unfortunately, the current slash site may no longer be available to the Association, which has left us with no options. The Board has created a subcommittee to re-evaluate the situation and investigate if any other options are available. There currently is a group of property owners looking at operating a slash disposal business; no further details are available. We will keep you updated as all options are explored.

On behalf of the entire Road & Recreation Board we wish you the very best,

Steve Smalley

President, CLRRA

**FY 2010-2011 Annual Report**  
**Treasurer**

The Association Board approved a tight and conservative budget. It is basically a status quo budget with few funds being available for improvements or upgrades with the exception of roads. If the requested dues increase is approved the budget will be amended to accommodate the projects that were delineated in the requests for approval. These are projects that are long overdue but not affordable without an additional source of revenue. It will allow the Association to maintain the desired quality level of services to all members.

The road improvement funding authorized by the Association membership will provide for more road upgrades. These are now being planned by the Road Committee, and most will be accomplished in the fall, once the summer traffic slacks off to allow for road work. One major project will be the parking lot at Base Camp; leveling and drainage to maintain the improvements.

This has again been a challenging year. The heavy snow this winter has resulted in increased fuel usage to keep the roads open, and increased fuel costs, as well as the use of our heavy equipment. This has increased the costs for maintenance and repair. We are rapidly approaching the time that the purchase of a new front loader will have to be considered for road maintenance and snow plowing. Another issue has been the continued maintenance of a slash pile. The previous pile is full and another location has been determined. But there are costs involved and the future of a slash pile is uncertain.

Your Association Board and the various volunteer committees all work hard to maintain the quality of life at Crystal Lakes. If you have the time, I would urge you to become involved on one of the committees. It is a chance to meet your neighbors and is very rewarding.

**FY 2010 2011 Annual Report  
Bear Aware Team**

"Thanks to you it's working" best describes the Crystal Lakes Bear Aware program.

In the spring of 2006 a bear researcher with 20 years experience described Crystal Lakes as "the worst problem I've ever heard of". Now thanks to the effort of this community we have gained national attention on leading the effort of "living with bears". By making simple adjustments in lifestyle, and continuing those changes, we are still enjoying outstanding success.

In 2010 we had several cars entered, damage to the restaurant and a house. All the damage was minor -2010 proved particularly challenging when a bear began challenging fisherman and taking fish and food items. The offending bear was located and its behavior corrected with two rounds of rubber bullets. We also had 99 reported sightings a record for Crystal Lakes. Let's continue to "keep a clean camp", leaving nothing out overnight (such as bird feeders, dog food, trash) that will attract a bear to your neighborhood.

In the fall a Crystal Lakes property owner was injured by a moose while hiking in Beaver Meadows. Moose and coyotes remain the primary threat to human health and wellbeing.

**Be aware of your surroundings.  
All animals are best observed at a distance.**

Kate Kelly	Jerry Kalkman	Susan Vance.
Alice Schiel	Jim Tiffin	Doug Blunt
Bob Strazer	Jim Ward	Sherry Alexander
Curt Livingston	Judy Dodero	Harold Alexander
Ron Yowell	Artie Yowell	Jane Tiffin
Diana Ward	Steve Ault	Ray Williams
Dolores Williams	Marian Kelly	Jeanette Williams

FY 2010-2011 CLRRRA ANNUAL REPORT  
Provided by  
CRYSTAL LAKES FIRE PROTECTION DISTRICT

**Announcing:  
The CLFPD Services Improvement Committee**

Properties within the Crystal Lakes Fire Protection District (CLFPD), over the years, have continued to develop. As development has increased, so has the demand and need for improved community services. Approximately one half of the total numbers of lots within the CLFPD boundaries now support some kind of permanent, habitable structure. The Crystal Lakes Volunteer Fire Department (CLVFD), under the direction of the CLFPD, always tries to provide the best possible protection for CLFPD members. However, ageing and inadequate facilities and limited apparatus make it increasingly difficult to provide protection services for CLFPD members.

Ultimately, the objective of the CLFPD is to provide for the safety of district members. The CLFPD Services Improvement Committee has been formed to investigate the best possible options to improve CLFPD protection services and provide for the safety of its members. The need is eminent. The challenges are numerous.

The committee's initial activities have included evaluating existing facilities and apparatus, determining future facility and apparatus demands, improving existing services, and meeting demands for future services. The issues involved are complex and have included providing protection for structures, property, and property owners. In addition to member's personal safety, the ramifications of ignoring our protection services needs could ultimately affect property values, an owner's ability to build, and home insurance rates.

Committee meeting dates will be announced. Look for future updates on the committee's activities, and how district members can participate in developing and improving their communities' protection and safety services.

**CLRRA Committee Reports appear alphabetically**

Acc Report June 2010 - May 2011

Submitted by Barbara Groves

MONTH	Garages	Driveways	Cabins	Sheds	Sidewalk	Fines Authorized	Other
June	2	1	1	1	0	0	
July	0	1	0	5	0	0	
August	0	0	1	4	1	500	carport
September	2	0	2	1	0	1000	Re-roof with metal
October	0	0	1 denied	1	0	1100	
November	1	0	0	0	0	500	retaining wall
December	0	0	0	2	0	1000	
Jan-11	0	0	1	0	0	1100	
February							
March	0	0	0	0	0	0	
April	1	0	1	0	0	0	1 residence color
May	2	1	0	2	0	500	Repeater tower needs board approval
Total	8	3	6	16	1		

## **FY 2010-2011 - Annual Report Fishing Board**

The Fishing Board is pleased to report that the price of fish for stocking held steady at \$3.65 per pound for 2010-2011, and is expected to remain at that price for 2011-2012. We generated over \$40,000 in non-member fishing revenue during the year, and hosted over 2,500 non-member fishing days. Two-thirds of our stocking budget is funded from guest fishing fees, and due to the popularity of fishing by non-members, we were able to stock approximately 13,000 pounds of rainbow trout during the fiscal year, splitting them roughly 50-50 between the ponds and Crystal Lake.

We are currently dividing our stocking business between two reputable hatcheries, E&J Fish Farms, and Liley fisheries. The quality of fish provided by these two suppliers in 2010 was excellent, and we look forward to more of the same in the coming year.

We do not plan to stock Lower Lone Pine in 2011, pending the dam work and subsequent draining in the fall. We will notify the membership of any fish salvage opportunities as the summer progresses.

We once again contributed toward contracting with Anlance Security this past summer. This greatly helped reduce common violations such as unauthorized non-member fishermen, members not wearing badges, abuse of the daily limits, and other rule violations. The response by members to the security presence was positive, and the fishing patrol volunteers welcomed the assistance.

Fishing was excellent in Crystal Lake all year, with many large fish caught. The Fishing Board appreciates those anglers who choose to carefully release fish, as this helps perpetuate trophy sized lunkers to battle, photograph, and be enjoyed by other anglers. It also allows the trout to take advantage of our ample food supply to continue growing. However, we discourage catch-and release by bait fishermen, as many studies show the majority of those fish eventually die after being released. We encourage those who desire to catch and release to use flies or single-hook lures.

Fishing on the ponds was good at times, and slow at other times, even though many fish were seen rising and swimming around in the water. This likely due to two factors: One is the prolific supply of natural food in the ponds, to which the stocked fish become dependent within a few days after stocking. Also, because the ponds receive heavy pressure all year round, the fish that aren't immediately harvested become quickly "educated", and are reluctant to strike anything that does not exactly mimic natural food. The streams continue to improve, though habitat damage from abandoned, washed-out beaver ponds has resulted in long shallow stretches that support few fish. We are studying the feasibility of a significant habitat improvement project for the North Fork above Selders Causeway, though this is still in the preliminary stages. In the meantime, we ask stream anglers to please handle fish carefully before releasing, and to report anyone attempting to deliberately kill our wild stream fish.

The July Fishing Derbies attracted 113 participants, including 79 kids and teens, and continues to be one of the most popular events of the summer. The 2011 derby will be held on Saturday, July 2, with children and youths beginning at 9:00 a.m.

We appreciate the support of the membership in reporting violations, picking up trash around the lakes, and carefully handling and releasing trout that are not needed for a meal. We would ask all fishermen to please remember to pick up empty bait containers, Power Bait jars, scrap line, food wrappers, drink cans and cups, dirty diapers, broken glass, and empty bottles. This type of trash is often left behind for volunteers to collect, and is an eyesore for other anglers who may come along later. We also welcome members who offer friendly reminders to other members about wearing visible badges. Anyone interested in helping to patrol or help with small fishing-related work projects, including help with stocking, would be greatly appreciated. If you are interested in contributing some time to the Crystal Lakes fishery, please contact the Fishing Board or the Crystal Lakes office.

Projects planned for 2011-2012 include installing new, professional-looking metal signs at the lakes and ponds and removing the weathered wooden signs, repairing, resetting, and staining the large signboards, renovating the inlet to Snoopy Pond (continues to be plugged by beavers), managing the flow into and out of Otter Pond (runoff, beavers) and managing the flow at Beaver Lake (beaver interference), and continued beaver live-trapping efforts. We are also working with the joint Boards to schedule dredging of Catawba, Little Lone Pine, and the Crystal Inlet due to heavy siltation from the past several years' strong runoff.

2010-2011 Fishing Board Members:

Lou Phillippe, President

Bryon Fessler, Vice President

Tom Finley, Treasurer

Judy Randol, Secretary

Bob Rogers

Doug Durica

Lenny Hochnadel

Bill Trout

Josh Cook (appointed to fill Bill Trout's vacated position)

Volunteers :

Bill Popejoy

Don Reffel

Bob Strazer

Jim Kubichek

## **FY 2010-2011 – ANNUAL REPORT GREENBELT MANAGEMENT COMMITTEE**

Due to the infestation of the Mountain Pine Beetle more red dead trees and brood trees are becoming visible everyday. This has made the Crystal Lakes Greenbelt Committee grow to thirteen very dedicated, talented people. Listed below are our continuing projects that have developed in the past year.

**Beetle Busters:** Tom Finley has done a fantastic job organizing the Crystal Lakes Beetle Busters. These teams of volunteers are trained to advise Crystal Lakes property owners concerning the trees on an individual basis. Beetle Buster teams will inspect lots, at the owners' request, advise which trees need to be removed and why. A list of contractors, advice on spraying or the use of verbonone patches is shared. There is no cost for this inspection, just the many volunteer hours of the Beetle Busters. Check out the Beetle Buster section of the Crystal Lakes web site, it's great and has tons of information!!

**Front Range Roundtable:** Barb Crawford has organized a group of people from Crystal Lakes, Red Feather and Glacier View. This group has developed an excellent presentation to the Roundtable. The Front Range Roundtable is a group of professional foresters, scientists and grant writers that want to select a community to help with the health of the forest and fire mitigation. This would be a huge opportunity for our communities and has proven that all three communities can work together to reach a common goal. The other places under consideration are Boulder County and Nederland. The Roundtable will announce their selection the end of May or the first part of June.

**Adopt a Greenbelt:** Last fall we applied for a grant to do tree removal located in Track F, 13<sup>th</sup> Filing. We never heard back about the grant, instead Adopt a Greenbelt was discovered!! John Hankins has stepped up and is organizing a group of volunteers to do the work, anyway. These volunteers are property owners in the area of that greenbelt. Efforts are being made to organize other Adopt a Greenbelt groups for other filings. News was just received that the grant that was denied has now been granted. It is an \$11,500 matching grant. All the details are not known at this time, but some will be applied to the Track F, Filing 13 area. We could use other property owners to organize Adopt a Greenbelt groups with their neighbors.

**CWPP:** Community Wildfire Protection Plan is a living document that helps with grant writing because it has a list of projects the grant writer can refer to. Don and Patti Watkins have gathered a group from the Crystal Lakes Fire Board, Crystal Lakes Volunteer Fire Department, Road and Recreation Board, Water and Sewer Board and other concerned property owners. The original Crystal Lakes CWPP was the first in the state of Colorado and all of the projects have been completed. This group is working towards updating our CWPP.

**Seedling Program:** The Colorado State Forest Nursery has taken orders from our committee for the last few years and continues to do so. Orders are taken in the Crystal Lakes office and the delivery of the seedlings is done the morning of the Annual Meeting each year. Restoring our forest with diverse trees will help the future. Unfortunately, at this point the dead and brood trees need to be removed. This makes it very difficult to avoid hurting the seedlings. Some suggest using the pine cones from our local trees to start new growth.

**Verbonone:** A group buy of verbonone patches was organized and will continue next year.

Base Camp Project: A project is under way to remove dead and brood trees in the area of Base Camp, the camping area and the Memorial Hill. Bids have been received and a contractor has been selected. Plans are still in the process.,

Education and Information: With the excellent cooperation, advice and expertise of everyone at the Wapiti Bugle a special insert was included in the March/April issue. Future classes and workshops are in the planning stages.

We are learning all the time about the Mountain Pine Beetle infestation, what we can do to help our forest, fire mitigation and tons of other things concerning our community. The goal of the Crystal Lakes Greenbelt Committee is to continue to learn, share that knowledge and include as many concerned people as we can. Please, join us in our efforts.

Kathy Dillon-Durica, Chair  
And GMC members

## **FY 2010-2011 – Annual Report HEARING PANEL**

**The Hearing Panel serves at the pleasure of the Crystal Lakes Road and Recreation Association Board of Directors. All final decisions are the responsibility of the CLRRA Board of Directors.**

The panel was established as a standing committee by the Crystal Lakes Road and Recreation Board of Directors to provide opportunity for Crystal Lakes Road and Recreation members to appeal officially filed complaints brought forth by any CLRRA Committee, Association or staff member, or another CLRRA member.

The panel has authority granted by the Board of Directors to carry forward with the administrative actions of the committee filing a complaint and to impose fines. The Hearing Panel serves as the entity for final appeal. **The Hearing Panel does not set policy.**

The Hearing Panel consists of three volunteers, and one alternate, selected and appointed by the Board of Directors; each Panel member's term shall be three years in duration and shall be renewed or a new member appointed at the CLRRA Board's discretion.

The Hearing Panel will meet each month as needed on the Sunday following the regularly scheduled meeting of the Road and Recreation Board of Directors at 1:00 PM at the Wapiti Center.

- Any property owner who has been cited with a violation has the opportunity to respond to the complaint and present a defense at a hearing. A written defense may be presented and written permission is required to conduct the hearing without the property being present.
- Appeals must be submitted by the member cited in writing to the office along with any pertinent documentation.
- Submission of response must be mailed within seven (7) days of the mailing of the citation - and a minimum of one week prior to a scheduled meeting of the Hearing Panel. Failure to file a response within the allowed time period will forfeit the right of appeal.
- The filing of a response will delay a committee set deadline until the panel convenes to hear the matter.
- Upon receipt of a response, the CLRRA office will notify the committee involved to request appropriate documentation. The office will schedule the hearing and notify the member in writing.
- The citing committee member, and witnesses, will attend the hearing.
- Failure to correct a complaint or to file a response or failure to appear for a scheduled hearing before the panel without filing written permission to conduct the hearing will result in administrative action being taken according to the association rules and regulations.
- All hearings will be recorded and the recordings kept by the office as part of official association records.

## **ANNUAL REPORT FY 2010-2011 NEWSLETTER COMMITTEE**

The *Wapiti Bugle*, the official voice of Crystal Lakes Road and Recreation Board and Crystal Lakes Water and Sewer Board, provides valuable information to all Crystal Lakes property owners. It is an important communication link between the Crystal Lakes (CL) staff, boards, volunteers, committees and the CL property owners. The *Wapiti Bugle* Committee strives to make the *Bugle* an informative, positive and professional publication. The *Bugle's* success results from the hard-working committee members and all who contribute articles.

Six bi-monthly issues are published and mailed, in a timely manner, to over 1500 property owners. Each issue contains 12-16 pages of copy and four color pages. Articles and photographs are contributed by *Wapiti Bugle* committee members and others including: staff, board members, other committees and Crystal Lake members. Articles and photographs focus on Crystal Lakes and the greater area's activities and concerns. We contract with Mountain Media for design and layout, printing and mailing the six issues each year. Advertisements are included to support local businesses and defray some of the publication's printing and mailing costs.

The *Wapiti Bugle* Committee meets at least twice per issue to make writing assignments, plan lay-out, select photographs and other art work, proof copy and make policy decisions. All decisions are made by a consensus vote of the newsletter committee. Newsletter charter and policies have been updated and Standards of Behavior have been included in the policies.

In 2010, the *Wapiti Bugle* Committee collaborated with the Road and Recreation Board to establish a photo contest for members. The committee also worked with the Greenbelt Management Committee to produce a special edition of the newsletter devoted to educating members about mountain pine beetle issues and resources.

The total cost of production for six issues in fiscal year 2010- 2011 was \$16,607 (\$2768/issue). We have been able to maintain the same production costs by utilizing our volunteers for much of the design work. Advertising income in 2010 -2011 was \$8514 compared to the prior income of \$6,680. If costs and income remain stable in this fiscal period, the estimated total expenses to publish the *Wapiti Bugle* for fiscal year 2011 – 2012 would be \$17,437 (5% inflation added). If we are able to continue utilizing the same level of volunteers to design and produce the *Wapiti Bugle* in the coming year, the estimated net cost to the association would be approximately \$10,757.

All committee members operate on a voluntary basis. The *Wapiti Bugle* Newsletter Committee recommends that the CL Road and Recreation and the CL Water and Sewer Boards approve the submitted Budget FY 2011 – 2012 and continue to provide a subsidy to maintain this important communication to the CL property owners.

Our thanks to the following 2010 – 2011 *Wapiti Bugle* Committee Members: Sharon Cooper, Kathy DeMint, Kay Hunter, John Sprackling, and Ann Watson.

**FY 2010-2011 ANNUAL REPORT  
POLICY & DOCUMENTS COMMITTEE**

Our goal is to make revisions and updates to the documents governing Crystal Lakes to better serve the community and both the Crystal Lakes Road and Recreation Association and the Crystal Lakes Water and Sewer Association Boards.

The Policy and Documents Committee has revised and maintained the CLRRRA Policy Manual and Property Owners' Handbook and the CLW&SA Policy Manual and Property Owners' Handbook. The Crystal Lakes Employee Handbook revision is an ongoing project. The Fishing Regulations will be revised as the Fishing Board completes its new rules and policies. This committee appreciates Sharon and Bryon Fessler's input to ensure consistency in document content and format for both Associations' official documents.

We would greatly appreciate new members joining us this year.

Policy and Documents Committee Members:

Ardie Yowell

Jerry Valko

Jeanette Williams, Chairperson

## **FY 2010-2011 – ANNUAL REPORT ROAD IMPROVEMENT COMMITTEE**

The Road Improvement Committee was formed by the Road and Recreation Board to advise the board on roads, drainage issues, and costs of items related to the roads in Crystal Lakes. Many projects, some large and some small, have been completed over the years paid for by special assessments the home owners have voted to fund.

In 2010, the Osage project was completed. The project included installing many new culverts as well as replacing some of the older ones. There was even a “spring” that showed up in early mid-March in the middle of the road on the upper part of Osage. A stretch of west Osage was re-graded with a lot of work being done on the first part of Micmac. The fall weather was friendly and helped the work go smoothly. About six thousand tons of gravel material (road base) came from Ft. Collins. The haul effort lasted for five days and all of the Crystal Lakes Field Staff participated in some manner. In order to get that volume of material up the mountain in that short time-frame a different approach was used; and it turned out to be both very effective and efficient. The belly dump trucks delivered to the Red Feather sort yard because they would not make the trip up to the site. Rick Crewdson utilized the John Deere 950 loader to re-load onto the smaller dump trucks to transport materials to the site. This lowered our transportation cost per ton and allowed us to purchase enough material to also surface both Algonkin Court and Benaki Court. These two courts are connected to Osage and never before had surfacing material on them.

Additionally, a small project on the intersection of Manso Way and Pow Wow Drive was worked just before the snow started. It consisted of installing four culverts and grading the ditches. There were a few places in the ditches which were solid rock and had to be blasted. The final touches will be some additional grading this spring and adding some base material that was stockpiled from last fall. This should result in a significant improvement to this particular area, which has been a problem for quite some time.

The 2011-12 year will present some new challenges. The committee met with the Road and Recreation Association Board members on March 18, to specifically discuss areas that need attention; and several were discussed. One of those is the Basecamp parking area which at times is not adequate; particularly on meeting days, holiday weekends and during summer high use. It presents possible traffic related dangers as it becomes quite congested. The committee will be evaluating the possibilities of expanding the size of the lot to allow more room to drive through when vehicles are parked on both sides. The lot gets very narrow and through traffic can get really get jammed up. The drainage has also created washes in the center of the area that need to be addressed. Another needing road base and attention is Ottawa Way North from Tami Bridge to Snoopy Pond.

Drainage issues in all of the filings need to be looked at. The committee and the Board have decided to direct a lot of our efforts during this fiscal year towards the improvement

of the particular drainage issues. Taking care of small drainage issues will help keep areas from washing out and can extend the value of our Road Improvement dollars.

This spring the weather may once again become our worst enemy because the late spring storms and high snow pack may very well delay our plans. The committee and the Board will fully assess and prioritize the needs as soon as the weather will allow.

**Crystal Lakes Road Committee;**

Jack Goodell, Chairman,  
Keith Trussler  
Gary Wiegel,  
Jerry Valko, Road and Recreation Board member

## **FY 2010-2011 – ANNUAL REPORT MANAGER**

As a result of the Mountain Pine Beetle infestation, the slash pile outgrew its location by early summer 2010. An alternative location was made available, and soon began filling as well. In past years, the slash piles were burned during the winter when at least a foot of snow was on the ground. In 2005 new requirements took effect, where permits for the size slash pile we've had required a permit from Colorado Air Pollution Control Division. We have acquired that permit annually, and burned the slash pile when the required weather conditions were met. Until this last year the slash pile was typically 125,000 cubic feet or less of material. The foot of snow on the ground, a snowstorm in progress with only light breezes, and predicted minimal winds for the burn time were all required. The burns lasted for three to four full days and the area of the burn took about two weeks or more to cool, provided no one dumped new slash on the pile and re-ignited it.

In 2010-2011 the original slash pile measured close to 265,000 cubic feet. The alternate pile measured between 200,000 and 225,000 cubic feet during the late fall, and continued to grow during the winter months as weather permitted owners or their contractors to continue removing slash from CL properties. At my request, because of the size of the piles, Colorado Air Pollution Control personnel revisited the piles to measure them and issue a permit for the anticipated larger burns. Also, various agencies met and evaluated the piles with our CLVFD Fire Chief Kelly and myself; all of those who visited the piles agreed a minimum of 18 to 24 inches of snow on the ground was necessary before ignition. At no time this winter did we have even 12 inches of snow on the ground during a snowstorm, with a light breeze and forecast of little or no wind. It seemed we would get snow with winds over 50 mph., or not enough snow on the ground for ignition. We could not have even burned a smaller pile under the CO Air Pollution Permit requisite conditions, and certainly did not have enough snow depth to have burned the slash piles the size we have during the permitted burn window, October through March.

Additionally, the Larimer County Sheriff instituted policy to require the party who ignites a controlled burn to be responsible for suppression costs should the burn go out of control. This is a result of the wildland fires that have resulted from "controlled burns" going from a slash burn to an inferno, such as the Picnic Rock Fire, or the Four Mile Canyon Fire above Boulder last fall, or this spring the Crystal Mountain Fire. Our insurance agent was not able to locate affordable insurance coverage for the Association that would cover those suppression costs. Neither was the Crystal Lakes Fire Protection District successful in finding such coverage.

Consequently, when Colorado Biochar LLC inquired about processing the slash piles for biochar product, it became a super opportunity to dispose of the slash piles while providing material that could be ground up and used as an additive in reclamation. Agreements were reached and Colorado Biochar began placing kilns at the slash piles for processing and grinding the processed material. Because there is heavy equipment and kilns in operation, the slash pile sites have been closed since early spring. Alternative sites have been explored, but no site seems to be acceptable to the membership owning lots near such a proposed site within Crystal Lakes. A sub-committee of the GMC titled CL Slash SOS (Strategies Options & Solutions) formed in May to assist with research for slash management. The Board awaits their report at the June 18, 2011 meeting.

The areas in Crystal Lakes that were devastated by the wildland fire in 1980, caused by the plane crash, are now the most green and will become our “parks” in the future as we deal with the Mountain Pine Beetle infestation. While driving through the filings to the west, I have noticed that only a few of the lots with the new growth have been thinned. I would strongly urge those of you with property in that area to immediately consult a forester and begin work thinning the re-vegetated forest on your property. We have had reports, and saw first hand during the Basecamp project, that lodge pole pine do not have deep root systems. If not properly thinned they tend to blow over easily if they are exposed as more mature trees to a change in their habitat. Although we did not have what is called “dog hair” growth in the Basecamp project area, we still had some lodge pole pine that fell over after other infested trees were removed from their immediate vicinity. So, again, start working now on those lots where the new growth lodge pole is growing thick and green. Give these young trees a chance to successfully send deeper roots and develop a healthy forest through the coming years. For the rest of us who are trying our best to protect what trees we can on our lots, and plant a variety of additional young trees, keep up the good work. Although it’s discouraging to see the patches of red and dead trees; it is also rewarding to see the beautiful old character pines that remain as proud, strong and green sentinels on our mountain. Let’s try to save as many of those as we can.

A road engineer will be evaluating Elkridge Road in the near future for CLRRA. The CLRRA Board decided over the last year that an expert is needed to provide a written report of the condition of Elkridge Road. In the agreement between CLRRA and the Elkridge Ranches Developer, the Association would assume maintenance of the road when properties were all sold and the road met specific county road standards. There is disagreement as to the condition of the road, so the engineer’s report will be helpful. Elkridge Ranch owners are full dues paying members of both Associations and the CLRRA Board hopes to soon settle with the Developer’s heirs regarding completion of Elkridge Road to the agreed upon standards. The Board is also guarding the CLRRA members’ interests so that owners in the fifteen filings do not become financially responsible for the maintenance of Elkridge Road.

Thanks to each and every committee volunteer, Board member, staff employee and property owner for helping make the past year at Crystal Lakes successful and an exceptional experience. We’ve seen some dear friends leave the mountain, but have also welcomed many new owners. There have been several challenges, and will undoubtedly be more to come in 2011-12, but we all continue to give our best efforts to make Crystal Lakes even more special every day.

Jodean G. Sandquist, CMCA, AMS  
General Manager

CLRRA Staff:

Jody Sandquist, General Manager  
Rick Crewdson, Facilities & Operations Supervisor  
Jay Adams, Facilities & Grounds Maintenance Tech.  
Mike Gores, Equipment & Grounds Maintenance Tech.  
Bev Eddinger, Secretary  
Marian Kelly, Office Coordinator  
Peggy Reffel, Bookkeeper

Summer Office Host:

Sharon Cooper

Summer Part-time Workers:

Mike Schrodt  
Mike Breen  
Robert Lusk  
Chad Arvizu

Restaurant Staff:

Carrie Manley, Restaurant Manager  
Gregory Peck, Chef

Front and Back of the House staff include:

Kate  
Shirla  
Laura  
Jeanette  
Jonny  
Adam  
Kerin

Summer Hosts:

Bob Nauroth,  
Joe Serna, 6<sup>th</sup> Filing Host since 2006  
Jake and Ella Mae White