

## ***Road Manager's Activity Log***

**September 2018**

by Kirk Johnson

### **Friday, September 14, 2018**

- Got word through Beanblossom (the delivery contractor) that the 1 1/4"-minus gravel from Tollefson was partially sold out from underneath us. Comms with (2) Tollefson reps; they say "go get what's left NOW".
- Inspect the remains of the product on the way out of town; approximately 8-10 truck loads available (need at least that).
- Beanblossom scheduled to start delivery Monday.
- Bob Tollefson says he has more of the same in Chesaw; I will inspect.

### **Monday, September 17, 2018**

- Purchase flagging tape and stakes.
- Place road marking stakes and mark maps for 1 1/4"-minus gravel delivery on Divisions 7 and 8.
- Meet Beanblossom for first load delivery to 'get on same page' and deliver maps, instructions to him. I see his first load while in the back of the truck; it's not the right product but rather it's straight 1 1/2" crush! Not good, unacceptable, tell him to take it back. We pile into my van and go to the Oroville pit and clarify what he's supposed to bring.
- Beanblossom delivers and spreads (3) loads to Long Horn on lower Division 7. He's scheduled to continue more gravel deliveries for Thursday.
- Flag all trees for trimming/felling in Division 7.

### **Tuesday, September 18, 2018**

- Contact with Adam McNall to remind him to make sure he secured the (18) loads of needed 5/8"-minus gravel from subcontractor source PCI (this is my second follow-up/reminder with him).
- Calculate and plan McNall's next rip-rap deliveries (measure Canyon View Lanes' needs... that's the pavement road in Division 8 where there's a stretch of pavement that is crumbling a bit next to the edge).
- Went to Tollefson's Chesaw pit to inspect 'alleged' additional 1 1/4"-minus supply; none there, only more straight 1 1/2" crush. This means there's apparently no more of that needed product in this region. The stuff we're getting now is what's left over from the pile I purchased from for the Ranch 18 years ago... no more left. Will plan substitute gravel for the few loads we might be short. Will research other source options, including Osoyoos, maybe PCI if they can crush some 1 1/4"-minus for us, maybe others a nearby as possible.
- Talk/plan with Tim Roberts for potential pit run deliveries, including the potential substitution deliveries for the Tollefson gravel we may be short on.
- Inspect Beanblossom's gravel delivery to Division 8 he did on Monday; GREAT job!
- Flag trees in Division 1, 6. Formulate potential volunteers for trimming, comms with BOD.

### **Wednesday, September 19, 2018**

- Met Beanblossom delivering 1 1/4"-minus to Division 7. He updated that we will run out of gravel after Divisions 7 and 5 get their loads, so I'll have to substitute other material for the flat places I was anticipating possibly using substitution for.
- Stake marked the Div. 5 gravel drop.

- Contacted Osoyoos Redimix about their 1 1/4"-minus; they have no more right now and will not be screening/milling any more until next spring. I inquired of looking at the gravel, and they directed me to a business in Oroville that has a pile sitting there; will inspect when I go to town later today. Osoyoos Redimix has a history of making 'round crush' - basically crushing round pit run such that about half the gravel sides are jagged and the other sides are roundish. This is an inferior product because it does not bind as well. The price is pretty good though; \$250.00 per 10 yd. truck load delivered, which is a little less than the other crushes we're using right now.
- Visited Osoyoos Redi Mix pile of 1 1/4"-minus gravel in Oroville; it is indeed 'round crush'.

#### **Thursday, September 20, 2018**

- Inspected the remaining HOA sand pile at Tim Roberts' house; too wet, and hardly any left.
- Sorted out sanding issue and proposed remedy, sourced dry local sand, sent email to BOD about all issue (including budget considerations) and asked for consent to act.
- (several days ago) Review recent Tim Roberts and Adam McNall bills and assigned accounting category designations to the items for the Treasurer's bookkeeping.
- Discovered McNall incorrectly charges too high a sales tax rate (8.2% instead of 7.8%) and comm'd this to him and linked him to the proper state website.
- Inspected and measured volume for rip-rap delivery at Blue Grouse embankment, formulated final McNall rip rap delivery, made delivery maps for him and emailed them. Found a feasible spot for McNall to dump on Blue Grouse.
- Update phone call with McNall about scheduling riprap and 5/8"-minus deliveries; rip rap next Tuesday - Thursday, 5/8"-minus starts next week.
- Created final seasonal work order for Tim Roberts, and final overall work hit list including anything not yet done with the two prior work orders.

#### **Friday, September 21, 2018**

- Deal with the BOD for consent for sanding.
- Deal with Tim Roberts and Osoyoos Redimix to arrange deliveries of sand. Many back-and-forth calls. Manage sand drop.
- Finalize billing and payment arrangements with Beanblossom for his gravel drops.
- On the way to town inspect Beanblossom gravel drop on upper Division 7, West Corral.
- Have Stacey pick up a tarp for the sand pile while she was in town.
- Kirk collect truck load of rocks along Nine Mile road for sand tarp securing. Go to Tim's with a variety of tarps. Shovel the sand pile to center for tarping. Tarp the pile.

#### **Sunday, September 23, 2018**

- Inspect Wagon Wheel road in Division 3 to see if the washboard reported by Div. 3 Lot Owner is bad enough to be a winter driving hazard (on the main hill on that road), therefore potentially needing raking ASAP before McNall places gravel there later this week.

#### **Monday, September 24, 2018**

- Contact Road Committee via email re: consent to rake Wagon Wheel and Gold Rush sections before gravel dump later this week.
- Visit Tim while in area to consult/plan re: raking above items, coordinate with McNall for shale drop.
- Comms to direct (2) Lot Owner volunteers for tree trimming, find the WA State chainsaw regulations link to be able to send to volunteers.
- Call PCI (5/8"-minus gravels source) to see if they can crush 1 1/4"- minus also; answer was NO.

## **Tuesday, September 25, 2018**

- Chainsaw limitations comms to tree trimmer volunteers.
- Emails to three Divisions 8 and 3 lot owners asking them to pick rocks on road after raking, also drive full width of road to pack road so not muddy in spring.
- Receive Div. 7 Lot Owner email about 'fell the trees, don't trim them'; passed that message to trimming volunteer.
- Comms with McNall for shale drops starting later today. Stake (2) drop spots in Division 5 for the shale drops.
- Comms with (3) 9MR owners asking them to be snow plow coordinator for this coming winter; one said he would be Div 7 reporter but not head coordinator. Another thankfully declined. I have now asked at least 7 people, including twice trying Eldon Hunt, the prior coordinator (no reply).
- Comms with Tim about current snow plow requested contract changes, coordinate to get him current work order.
- Log updated hit list for next year's road work, including details about Blue Grouse I witnessed today while driving to stake for shale drop.
- Comms with Div 5 lot owner; he agreed to voluntarily cut the trees in Div 5.
- Comms with Senior Center pres. to secure back room for Exec. Session during Oct. 13 BOD meeting.
- Pester Tim about getting me new snow plowing contract changes, etc.

## **Wednesday, September 26, 2018**

- Make and email McNall directions map for Mallard '3 loads shale' delivery.
- Make Work Order #4 for Tim (fall safety raking spots), preparing for later today meeting.
- Meet with Tim; field and converse about his snow plow contract requests and concerns, execute #3 and #4 work orders, clarify details about both of those, schedule his raking and other work around McNall rip rap drops and gravel spreading, etc.
- Comms with McNall; clarify today's rip rap drops, schedule gravel placement starting Friday.

## **Thursday, September 27, 2018**

- Comms/details about snow plowing emailed to the BOD, asking for someone to write draft contract.
- Stake Canyon View lane rip-rap install for Tim.
- Analyze and stake all 5/8"-minus gravel drops for McNall. It should be understood that you cannot stake ALL DIFFERENT GRAVEL TYPE DROPS AT THE SAME TIME because the different contractors get them confused and there WILL be mistakes.
- Revise 5/8 drop schedule to include substituting some off it for pit run, and change Point Drive drop positions slightly after more analysis.

## **Friday, September 28, 2018**

- Comms with Div 7 owner, arranging for them to volunteer to replace rotted Porky Pine Spur post; I arrange to get them a new pressure-treated post beginning of week.
- Meet McNall at Div 8 gravel drop; witness hit drop pattern once so I can plan others, outline him on specs and rest of schedule.
- Comms from Tim re: his equipment breakage affecting remaining work schedule.
- Long conversation with Div 8 Lot 58 owner about Big Horn Ridge gate issue, also visit gate and take pictures, measurements for BOD consideration report. Discover an obstructed ditch section that will need to order Tim to clear.

## **Saturday, September 29, 2018**

- Comms with a Div 3 lot owner giving them permission to pick the rocks on Wagon Wheel road after

the recent raking.

- Draft report about BHR gate issue, send to BOD.