

MARYS RIVER ESTATES ROAD DISTRICT BUDGET MEETING FY25-26

May 14, 2025

Zoom meeting Hosted by Debbie

Meeting will be recorded for the purpose of note taking by secretary. Recording will be kept for one year on personal computer and approved written minutes will be kept on website indefinitely.

Attendees: Joe Chambers, (President), Debbie Jackson Budget Officer (Treasurer), Sandy Chapman (Secretary), Budget Members: Rick Veronen, TR Gregg, Kevin Cornelius

Call to order: 7:00 PM by Debbie

Review of minutes/approval: April 16, 2025. Changes to the minutes made with correction of date and addition of Debbie voting for herself as Budget officer and correction of Barbara Hartz name. Joe makes a motion to accept the minutes as corrected be approved. Debbie seconds the motion. Sandy: All in favor? Commissioners Joe, Debbie and Sandy agree, as well as budget committee members TR, Rick and Kevin, minutes approved.

Assignments of the committee members: Debbie was going to call the County for the letter for yearly tax assessment. She has kept with the previous years protocol and raised the actual dollar amount we do get and added a %3 increase as expected and plugged that into the budget numbers. She will call the County to make sure they have they correct mailing address to receive this years' tax information.

TR was to research a culvert inventory document. He called Val Bach (a prior Commissioner) and she no longer had information on it.

Culvert Cleanout: Action Item: We will now have to go and examine culverts and update the status of each.

Projects to consider:

We did not assign anyone to line up possible contractors for each of the projects now and in the future for paving, chip seal, culvert repair and cleaning and other projects. Or create side committee to develop what the requirements/regulations are for the MRERD in special areas, such as the undeveloped Tansy Drive.

Debbie researched the properties on Tansy to see if they are paying taxes yet (in 2024). There are four properties developed on Tansy, a temporary manufactured home, a 2019 and a 2022 build that are paying taxes, a 2023 build, but not much real property assessment, (possibly not finished in 2024).

Rick was researching ditch reworking, he would like to focus on using rock only in the ditches (a small version of riprap, and let the organic elements fill in over the top to create soil. He will get pricing for this if there is no objection. With the fiber installation the ditches on Iris (and other roads) were lined with $\frac{3}{4}$ minus and this is all eroding. Discussion that a lot of culverts only need the ends dug out with question if we hold responsibility for those culverts? If they are our responsibility then Rick will seek out a contractor for that work. Offshoot discussion talking about who is responsible for replacement of a driveway culvert. Possible shared responsibility of MRERD and home owner for replacement as there are other factors in the ditches that the homeowner does not have control over.

Action item: A policy for this shared expense is suggested to be done when there is damage to a culvert outside of the property owners' responsibility.

On the budget there is a line for ditch maintenance, shoulder and culvert all together. We need the numbers to fill in for budget.

Recap from Debbie: if we finish our committed projects for Daisy, mowing, and sweeping and striping we are going to spend about \$95,000.00. Anything unspent before June 30 (FY24-25), we will carry it forward to be done in FY25-26. By next meeting we should have some dates (for the Daisy projects) to determine this.

Culvert repair on Columbine: Discussion on the ability to "sleeve" the culvert that is rotted out on the bottom at the end of Columbine; it is a reasonable option, but if both ends are rotted out it probably needs replacement.

Suggestion: If we are going to have to replace the culvert, maybe a lip (or rise in pavement) at the repair site can be placed to divert the water into the ditch away from it running to the junction of the pavement and gravel where it sets up a situation for potholes to form. Still need numbers for budget on this.

Back to Other Projects to consider:

(Last budget meeting) We talked about

- 1) developing the rest of Tansy for an emergency exit,
- 2) get agreement with property owner outside of MRE for emergency exit (can not budget for that)
- 3) Turnouts on the stretch of Columbine that is virtually one way
- 4) Culvert removal and installation at end of Columbine. (as per above discussion)
- 5) Shoulder work on all roads.
- 6) Grade and gravel Iris.
- 7) Starting the process for putting in a functional Tansy turnaround.
- 8) Culvert cleanouts
- 9) Ditch repair/cleanout

Development of an Emergency Exit: Discussion if Garrett Lane a private road? There is a driveway off of Tansy that goes toward Garret Lane. This seems to be Benton County property going into Hartz property at the end of the driveway. We would need an easement from Moser family (that abuts the property where this driveway ends to develop a emergency exit to Garret Lane). This would be beneficial for property owner Hartz as well as Fire Department access. **Action item: There was an attempt to get this done in the past which did not proceed, but now with time gone by another try is warranted. Joe to contact Moser family and discuss possible easement.**

Functional Turnaround on Tansy: Discussion: Where would it go? There are flagpole lots that have driveways and the driveway in the lots next to them can be connected across where garbage trucks and/or emergency vehicles can turn around. We would need to go to the owner of the unsold lots, Barb Hartz to get this done. There is a financial incentive for her to work with us (in getting the lots sold). **Action item: Joe to talk with Barb Hartz concerning this need for a functional turnaround. Action Item: Need to assess an adequate place for this turnaround.**

Snow Plow quotes: Sandy has been trying to contact companies for estimates. One company was going to send a bid and then they never did. She got an estimate from Chris at the bottom of the hill and he said \$3,000.00 a push. Ed Hughes (previous plowing contract) was giving us a deal at \$500.00. Another option may be to use deicer. Stated that most deicer degrade the roads. How is it spread? With a hopper on the back of a pickup truck. Deicer won't be good for a large volume of snow. Good for icing events. Insurance costs are driving the cost of the snow removal will there be the same with just deicing?

Conclusion: We need more numbers to put into the budget. After we finish the committed projects, then going into this fall we will have a carry-over of about \$30,000 (until taxes received). So, any other projects will need to be limited to that amount. **Action Item: Debbie asks Sandy to try and gets dates for the Daisy projects before next budget meeting.** Review of budget dollars filled in for: striping, mowing, tree trimming, snow plowing. There is not dust control dollars entered or scheduled for contract. Dollars entered for Iris grade and gravel.

Action Items: What else is needed? Ditch and culvert dollars need to be entered. Joe to talk with Moser for the easement to Garret Lane and Harts for the functional turnaround on Tansy.

Next meeting is June 4. (three weeks) 7PM.

Rick asks: If we do the culvert repair can it be done in stages with time for a gravel compaction and settlement before the pavement is applied? Discussion: Easier to get a contractor to do just the culvert and gravel work, seems reasonable, better results with allowing it to settle before applying the asphalt.

Meeting adjourned 8:26