

# PARADISE RANCH ESTATES ROAD ADVISORY BOARD

## Meeting Summary for January 7, 2023

- PRE Paving Project.
- PRE Road Conditions
- PRERAB Budget
- More below. . .

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### Minutes

The Paradise Ranch Estates Road Advisory Board met on January 7, 2023, by video conference over Zoom arranged by Randy Merk. The meeting was attended by Mike Ongerth, John Levy, Tamia Marg Anderson, Randy Merk, Julie Merk, Tim Stanton, Mike Portman and Ken Drexler, Secretary. Randy Merk led the meeting.

1. PRE Paving Project: Ken Drexler reported that the PRE Paving Project was on hold but that starting in the next few weeks it hoped to hire an engineer to manage the project to replace Mike Evans who retired, obtain an updated estimate of the cost of the planned work and reach agreement with the County on the interest rate to be charged on the borrowed funds. The interest rate discussions are being conducted by Tim Stanton, Randy Merk and Jennifer Howard.

2. Current Road Conditions: Mike Ongerth reported on the current condition of PRE's paved and dirt roads. He noted that the NCRC had patched the potholes on Drakes View and also on East and West Robert. The work on West Robert included repairing and extending the water bar at the top of that road. He also said that a water flow problem at No. 6 West Robert had been remedied by the owner.

In addition to this work, to get ready for coming rains, NCRC had cleared all culverts and cleaned ditches on Sunnyside, Behr Lane and Lower Dover. Although DPW was told of the work and its extent, the exact cost has not been approved and authorization for it will need to be obtained so that NCRC can be paid.

3. Fire Safety: Tamia Marg Anderson reported that the Measure C fire safety work was being extended in PRE, that David Wilson had redone the Firewise application for PRE and that Jennifer Howard and Christian Winslow are working on emergency access issues.

4. PREPRD Finances: Based on the recently paid and currently pending bills, Ken estimated that PREPRD had about \$24,500 plus about \$52,000 in property tax funds that

should have arrived by December 10th for a total of \$76,500. He said that he had asked the County for PREPRD's 12/31/2022 figures and said he would distributed a financial report after he received them.

5. PRERAB Budget: Following up on a suggestion by Jennifer at the December PRERAB meeting, Randy presented a Fiscal Year 2024 draft budget for PREPRD. He explained that he had prepared it based on his review of PREPRD's revenues and expenses since 2007. For the 2023-2024 year, the budget projected revenue of \$\$84,000 (excluding the paving funds) and \$74,000 in expenses. The budgeted expenses would cover Paved Road Repair, \$7,500, Dirt Road Repair, \$25,000, Drainage, \$10,000, Signs, \$250 plus \$31,000 for Vegetation Management split between Tree expenses, \$3,500, Flash Fuel, \$15,000 and Sightline and clearance work, \$12,500. \$250 was budgeted for Miscellaneous. The remaining \$10,000 was allocated to rebuilding PREPRD's reserve funds.

In discussion, Mike suggested that the expense categories be separated into maintenance work and capital improvements. He suggested that dropbox and culvert replacements and road re-contouring be included in the latter category.

6. New Business: Mike reported that since the work described in Item 2 had been completed, the rains had caused slides at various places such as on Drakes View above No. 100 and on Roberts that would need to be addressed. Also trees or branches fell on Douglas, Sunnyside and Drakes View. Although the Marin County Fire Department had cleared these trees, PRERAB will need to arrange to have the debris removed from the edge of the roads. Mike estimated that this ditch and tree debris cleanup would cost about \$5,000. The members approved proceeding with this work.

NEXT MEETING: March 4, 2023.

KD

1/19/2023