

Subject: FLOA President's Report for 2018
From: "Forest Lakes News" <flnews@cox.net>
Date: 1/30/2018 11:26 AM
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What has your Forest Lakes Owners Association BOARD Been Up to?

Hello Members, Forest Lakes Property Owners and Seasonal Visitors

COCONINO COUNTY ACTIONS:

2017 has been a learning year for the FLOA Board. We started out the year thinking that we would be continuing our facility improvements by constructing a new multi-purpose building where the carport was located. Upon applying to Coconino County for a new structure building permit, we learned that FLOA needs to be in formal compliance and approval by the County Community Development Division on several issues. Research and communication with that agency revealed we needed to apply for the following permits to receive a new construction permit that would replace our dilapidated carport facility. The permits we needed were as follows:

- Coconino County Conditional Use Permit for existing property and its facilities
- County Signage permit for our facility identification
- County Lighting permit for our facility external illumination
- County Environmental (Septic) permit for our existing system
- Detailed facility parking (including Handicapped parking) layout that shall be implemented
- County building permit application with drawings for the new multi-purpose building

Bottom-line, thanks to the efforts of Judy Nelson, and her due diligence to clarify all document submission requirements, as well as attendance, at the Community Development meetings all permits submitted by FLOA, along with the appropriate permit fees have /or are being issued. The new building permit is in final approval signature sign-off cycle, and we are expecting the permit in our possession not later than March 30, 2018.

USFS GREEN WASTE SITE ACTIONS:

Many of you may not know this next fact, but the existing green waste site was on a ten-year forest usage agreement between FLOA and the Black Mesa Ranger District, with operations being handled by our Forest Lakes Fire District. The formal agreement with the US Forest Service, namely the Black Mesa Ranger District expired Dec 30, 2017. This site, now formally identified as the Green Waste Transfer Station, allows all property owners to have a disposal location for depositing pine-needle and tree removal from their lots. This site directly contributes in aiding the Forest Lakes Community minimize wildland fire potential issues. Formal coordination with the USFS representative and FLOA resulted in the existing agreement being extended through Dec 2018. More news to follow as the year progresses.

FLOA FACILITY / BOARD ACTIONS

In 2017, besides working the above actions, FLOA, through the help of our members and other volunteers made the following improvements. They are:

- Improve our lot through tree removal thus improving parking availability
- Repaired and or replaced 5 canopies that support different planned activities
- Improved the surface walking area located adjacent to the Q building
- Repaired water leaks to the main meeting building and installed new flooring inside main entrance
- Held a free successful “Biscuits & Gravy” breakfast for FLOA members
- Conducted Community Market events for the Forest Lakes residents
- Successfully conducted two pancake breakfasts and two rummage and bake sales
- Supported the annual 4th of July charity ride with insurance coverage
- Published Community Phone Directory at no cost to any requestor
- Supported usage of the facilities to several Community social and Church groups
- Installed temporary fencing on our Southern lot line boundary
- Conducted a very successful Blood drive to support lifesaving needs within AZ
- Last but not least able to satisfy all billing requirements for taxes, insurance, materials, etc.

What’s planned for 2018?

With this being our third 3rd year of operating out of our own facility, listed below are the major actions that your FLOA board, with your help, plan to accomplish. The FLOA Board held a planning session in Oct 2017 to identify the major needs. They are;

EVENTS:

- 2 pancake breakfasts along with associated rummage and bake sale efforts; to be held on both Memorial Day and Labor Day weekends (Saturdays).
- Community Markets; 2 – 3 on summer weekends
- Possible entertainment shows that are in the planning stages
- Members “Biscuits & Gravy” breakfast at no charge
- Annual Blood drive for assisting lifesaving needs throughout AZ
- Monthly FLOA community meetings, April through Sept, held the third Saturday of each month at 2:00 PM

PROJECTS:

- Completion/fulfillment of County Use Permit property requirements (more news to follow at later date)
- With Community and member volunteers, construction of our new multi-use building that replaces our dilapidated carport structure
- Possible improvements (install quality foam) in the “Q” building that improves the climate aspects when in use, as well as the acoustics.

COMMUNICATIONS:

FLOA maintains a website for our members and community. It contains a wealth of information and our hope is that you will use it as your “go to” source when needing to know information about Forest Lakes. Just a few things to mention that you will find on it are: a Community Calendar,

New Resident information, Green Waste Transfer Station information, hours of usage and a directions map, FLOA membership application, Usage Guidelines and Application for use/rental of the Community Center, Equipment rental usage forms, businesses that service Forest Lakes, and much, much more. The website address is www.floa.org.

The Forest Lakes Happenings and E-blasts are sponsored by FLOA for the purpose of keeping us informed of all that goes on in our community.

Coming soon will be an on-line survey to find out what our members would like to see for events, programs, and use of our FLOA facilities. The target survey release date is before our 1st event before Memorial Day weekend. As the survey results are tabulated we shall report the results through the FLOA e-mail blasts.

FLOA FINANCES AND HOW YOU CAN BE INVOLVED:

Last but not least is the funding to meet monthly financial obligations and improve our facilities. We need your continued support by being a FLOA member and your dues donation of just \$30 per calendar year. If you have never been a FLOA member, make this the year you will join! Out of approximately 900 properties in Forest Lakes, plus the many RV parks with seasonal residents, our membership stands at 525. Let's make this the year for 100% who will join the club. In several cases many individuals have donated additional funds that allow the Board to keep making operational facility improvements.

Attached to this email is a 2018 Dues Invoice and invitation to join FLOA with instructions on how and where to send your dues. We can save at least \$800 this year in printing and postage by asking you to print out the attachment, fill out the invoice portion to pay dues and/or join FLOA, and send to the address listed on the form.

A few residents have already paid their 2018 dues. If you are one of them, you can disregard sending the invoice unless you have any data changes.

On behalf of the FLOA Board we "Thank You" and we hope that your continued financial support remains in effect. We could not exist without YOU, our members!

Sincerely,

Wayne Rothwell, President
FLOA

— Attachments: _____

2018 FLOA Dues Invoice.pub

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