
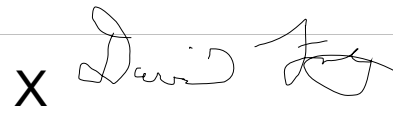


## Deer Valley Hamlet Board Meeting (Agenda & Minutes)

DATE: April 4, 2017

TIME: 7:00pm

|                      |  |  |   |
|----------------------|--|--|---|
| <b>Chair</b>         | Kristen Abel   |  |   |
| <b>Secretary</b>     | Dave Frey  |  |   |
| <b>Participants:</b> | <ul style="list-style-type: none"> <li>✓ Dave Frey</li> <li>✓ Kristen Abel</li> <li>✓ Brian Obrigewitsch</li> </ul>  |  |   |
|                      | <b>Public</b> <ul style="list-style-type: none"> <li>✓ Darcie Cooper</li> <li>✓ Krystal Strong</li> <li>✓</li> </ul> |  | <b>Chair:</b><br><div style="border: 1px solid black; padding: 5px; text-align: center;"> <br/>                     X<br/>                     Kristen Abel<br/>                     Deer Valley Board Chair                 </div>      |
|                      |  |  | <b>Secretary:</b><br><div style="border: 1px solid black; padding: 5px; text-align: center;"> <br/>                     X<br/>                     Dave Frey<br/>                     Deer Valley Board Secretary                 </div> |

### AGENDA AND MINUTES

| Item                                     | Meeting Notes  | Carried/Rejected |
|--|--|------------------|
| <b>Convene</b>                           | <b>6:59pm</b>  |                  |
| <b>Adopt Minutes of Previous Meeting</b> | - Adopted  | <b>Carried</b>   |
| <b>Open Items</b>                        | <b>Review meeting with Deer Valley Developments</b> <ul style="list-style-type: none"> <li>- DVD - Need to get up to date financials from Shane</li> <li>- DVD - Ask to have walking trail around new development</li> <li>- DVD - Provide all Phase 1 reports/geo-tech/etc to Mike</li> <li>- DVD - Mike to talk to Operators about current state of utility</li> <li>- DVD – share costs on break and cleaning up lagoons? (need to clarify)</li> <li>- DVD – to do surveying and deal with subcommittee for park on Deer Pointe Place lots</li> <li>- DVD – to add Deer Valley sign land to Municipal Reserve</li> <li>-</li> </ul> |                  |
|  | <b>Resolution</b> <ul style="list-style-type: none"> <li>➤ None</li> </ul>   |                  |
|  | <b>Review Action Items from previous meetings</b> <ul style="list-style-type: none"> <li>- All items complete</li> </ul>   |                  |
|  | <b>Resolution</b> <ul style="list-style-type: none"> <li>➤ None</li> </ul>   |                  |
|  | <b>Invoices (if any)</b>   |                  |

|                  |   |                |
|------------------|---|----------------|
|                  | <ul style="list-style-type: none"> <li>- SaskPower</li> <li>- Curtis</li> </ul>   |                |
|                  | <p><b>Resolution</b></p> <ul style="list-style-type: none"> <li>➤ Pay invoices as presented</li> </ul>  | <b>Carried</b> |
| <b>7:30</b>      | <p><b>Water Utility Update</b></p> <ul style="list-style-type: none"> <li>- Subcommittee was not able to attend, will be rescheduled to April 18<sup>th</sup></li> </ul>  |                |
| <b>8:00</b>      | <p><b>Meet with RM of Lumsden Administrators Darcie Cooper and Krystal Strong</b></p> <ul style="list-style-type: none"> <li>- Cam's property (garbage dumping) – DVHB to email DVD regarding concerns of open pit/garbage, if they do nothing, contact RM to use Nuisance Order</li> <li>- What is going on with remaining house on Deer Pointe Place? – Being moved to Lumsden within next few months. Krystal to check into ownership of the lot to see who is responsible for cleanup.</li> <li>- GL request for our two accounts, need this on recurring basis – Krystal to provide on monthly basis</li> <li>- Can we get taxation assessment? – yes, once complete. Will be delivered in May.</li> <li>- R3 Zone check – north of Deer Valley Road, should be included (Cam's property and the acreages further down in particular). – double-checked map, we are ok.</li> <li>- How do we add land to the Municipal Reserve? Want to add part of Deer Pointe Place. – Would need to be sub-divided, so would have to submit a division application once it has been surveyed. DVD would have to submit since they own the land.</li> <li>- Concerns around Stay &amp; Plays – need to ensure proper due diligence is done to protect residents</li> <li>- Process to follow to create our own RM division – Need to make application to the minister, outline reasons why. The application would be created by DVHC</li> <li>- Architectural Controls &amp; Bylaws – nothing can be done for existing unless we can prove the nuisance.</li> <li>- Do we contact Curtis directly for work or do we go through Krystal? – we can contact them directly</li> <li>- Curtis invoice that is in dispute (drainage), RM sent a letter but has not heard anything back. RM will keep dealing with them.</li> <li>- Manhole inspections need to be done. Can be done by Town staff at a cost of \$275/manhole - ~28 manholes would be ~\$7700. Should be done this year or next. – Dave to talk to Krystal to arrange for this to be done.</li> <li>- Fire hydrants need to be dealt with. – Brian AI – deal with these. Dave will send initial email to owners, Brian maintains responsibility.</li> <li>- Easements between 24 and 25 Deer Foot Trail need to have work done. We will pay for that. – Kristen AI – contact Charlene with regards to easement work on her property</li> <li>- Sanitary pipe that is nearly blocked – Kristen AI – send email to Shane and Cam to see if they are moving on it or if we need to take it over</li> </ul> |                |
| <b>New Items</b> | <p><b>Speed Bumps</b></p> <ul style="list-style-type: none"> <li>- Request was forwarded from the RCMP that we look at putting them in to slow down traffic to/from the golf course</li> </ul>  |                |
|                  | <p><b>Resolution</b></p> <ul style="list-style-type: none"> <li>➤ Put 2 speedbumps onto Deer Valley Road – first one at or just 40km/hr sign, second between stop signs, – Brian – AI -</li> </ul>  | <b>Carried</b> |

|  |   |                    |
|--|---|--------------------|
|  | contact   |                    |
|  | <b>Street Sweeping and Crack Filling</b> <ul style="list-style-type: none"> <li>- When do we want this work done?</li> <li>- 2016 - \$2089 for street sweeping, 2015 – \$4845.75 for crack sealing, \$630 for street sweeping</li> </ul>  |                    |
|  | <b>Resolution</b> <ul style="list-style-type: none"> <li>➤ Contact Curtis to have street sweeping done immediately and crack filling done when appropriate. – Dave - AI</li> </ul>  | Carried            |
|  | <b>Communications from Deer Valley Account</b> <ul style="list-style-type: none"> <li>- Request to send out a reminder about house numbering to assist emergency services</li> <li>- Question regarding community garage sale/yard sale</li> </ul>  |                    |
|  | <b>Resolution</b> <ul style="list-style-type: none"> <li>➤ Send email to community regarding house numbers</li> </ul>   |                    |
|  | <b>Subcommittees</b> <ul style="list-style-type: none"> <li>- Park/Green Space</li> <li>- Architectural Controls</li> </ul>   |                    |
|  | <b>Resolution</b> <ul style="list-style-type: none"> <li>➤ Architectural Controls – leave this until 2018 when new development will be starting</li> <li>➤ Park/Green Space – looking for 3 or 4 people interested in moving this forward.</li> </ul>   | Carried<br>Carried |
|  | <b>Tender/RFP for contracting services</b> <ul style="list-style-type: none"> <li>- Spent \$4095 on lawn mowing in 2016, spent \$6006 in 2015 (based on Curtis invoices)</li> <li>- Begin looking at RFP next meeting</li> </ul>  |                    |
|  | <b>Resolution</b> <ul style="list-style-type: none"> <li>➤ None</li> </ul>  |                    |
|  | <b>Separate RM Division for Deer Valley</b> <ul style="list-style-type: none"> <li>- We would like to create a separate division encompassing the Hamlet of Deer Valley from Division 2 of the RM of Lumsden. Timeline would be for the next RM election to prevent any additional costs. Need to discuss with RM council to determine next steps.</li> </ul> |                    |
|  | <b>Resolution</b> <ul style="list-style-type: none"> <li>➤ Speak to RM council/administrators to determine next steps and see if they are in agreement to create a new Division</li> </ul>  | Carried            |

|                |  |         |
|----------------|--|---------|
|                | in the RM for the Hamlet of Deer Valley.                         |         |
|                | <b>DVHC Meetings</b><br>- Need to meet more frequently<br>-      |         |
|                | <b>Resolution</b><br>➤ Begin meeting bi-weekly for next 3 months | Carried |
|                |  |         |
| <b>Adjourn</b> | <b>9:23 pm</b>   |         |

**Items Deferred from Previous Meeting(s):**

- **Architectural Controls – to determine administration process**
- **Curtis Contract RFP**
- **Quote for drainage for field north of Deer Valley Road**
- **Street Lights**
- **Deer Valley Signs**

**ACTION ITEM:**

- **Kristen –send email to DVD with above points for action**
- **Kristen – Contact Charlene Richmond with regards to the easement landscaping required on her property**
- **Kristen - send email to Shane and Cam to see progress on repair of nearly collapsed and blocked sanitary pipe**
  
- **Dave – Send email to RM to arrange for manhole inspections**
- **Dave – Send email to Curtis Construction for street sweeping and crack filling**
- **Dave – send email to residents to form Parks subcommittee**
- **Dave – send email to residents regarding House numbers**
  
- **Brian – look into speedbumps for Deer Valley Road**
- **Brian – assist residents/oversee maintenance of fire hydrants**

**Next Meeting:**

| <b>Date</b> | <b>Location</b>      |  |
|-------------|----------------------|--|
| April 18    | 104 Deer Ridge Drive |  |
| May 2       | 104 Deer Ridge Drive |  |
| May 16      | 104 Deer Ridge Drive |  |
| June 6      | 104 Deer Ridge Drive |  |
| June 20     | 104 Deer Ridge Drive |  |
| July 4      | 104 Deer Ridge Drive |  |

|             |                      |  |
|-------------|----------------------|--|
| August 1    | 104 Deer Ridge Drive |  |
| September 5 | 104 Deer Ridge Drive |  |
| September ? | GENERAL MEETING      |  |