

2023 Property Management Committee Report

PMC members: Steve Boone, Sue Ann Olson, Barry Stone

Submitted by Steve Boone, PMC Chairman

Snow Removal: If you haven't heard about it already, the winter of 2022/2023 was an epic snow year. Everyone living here had quite the challenge navigating the storms. They seem to have come one after another, with few breaks. The folks up on G-3 had the biggest challenge. It was reported by Dave Johnson that they received 21 feet of snow this winter! Needless to say, Cecil had his work cut out for him keeping the roads open. Everyone had to pack in a lot of patience waiting for roads to get cleared and their driveways plowed. Normally the roads are plowed and cleaned up after the storm passes but unfortunately, with the back to back storms, it proved difficult, so some folks had to wait longer than usual to get plowed out.

Road Repair and Improvement: Despite all the snow, the roads came out in relatively good shape this spring. Minor work was done on grading & cleaning out culverts. There was quite a bit of run off from the snow melt, and G-3 needed some extra attention, but other than that, general maintenance proceeded as usual.

Grazing Lease: After taking a break from cattle grazing in the summer of 2022 we signed on with a new grazer for the 2023 summer, his name is Jesse Montoya. He was chosen after the PMC committee researched 3 recommended potential grazers. Jesse Montoya was chosen due to his close proximity and reputation as a grazer. The herd size is 2 bulls and 27 pairs that were brought in on June 17th. The cattle are expected to depart on approximately August 15th. We had a few cattle breach the fencing up north between ESR and Elk Spring Ranch. It was determined 2 corner braces were failing & need to be replaced. A contractor was hired to repair those and the work was completed this week.

Weed Mitigation: We have retained our current weed contractor, who is Bonnie Loving. She was hired by ESRPOA in 2021 and still owns and operates Bonfire Weed Management. She is also the Program Director of Montezuma County Noxious Weed Department. She sprayed pre-emergent along the roads last fall for cheat grass and also sprayed the new growth of gambrel oak that was previously mitigated last year. Both applications have been beneficial and have shown positive results.

To find & review ESRPOA Weed Policy go to: elkstreamranch.org

-Search Governing documents/Policies/#15 Noxious Weed Policy