



PMLOA Board Meeting Agenda

Location:	Virtual
Date:	June 25, 2026
Time:	6:00 p.m.
In attendance:	Mike, Terri, Mark, Rob, Jarid, Scott and Russel
Absent:	Terry Larsen

Update on Action Items:

1. Jarid is working on the Pine Ridge road agreement. Jarid will continue working with Pine Ridge Estates. He said he has formal numbers and a document ready. I will send it to the board next week.
2. Jarid will meet with the landowners involved in the road encroachment within the next month. He will let Mike and Rob know when the meeting will be. We had complaints at the annual meeting. Jarid did talk to the landowner after the annual meeting. We don't want the owner to take drastic action to fix the problem. Mike said we could move the ditch. Russel measured the road and the ditch is taking 4 feet of the road.
3. Ask Rick about putting T by culverts being installed Mike, Rob, Scott. Rick is still waiting on invoices from Rick Allred so we don't where we are with our budget.

New Items:

1. Annual meeting follow up and feedback.
 - a. Valley View Drive - Lupina who owns a lot on Valley View Drive bought an issue regarding the entrance on the east side. She has contacted Terri to see what the board has found out. Rob will take this action item. Jarid will look at it on clean up day.
 - b. Fire escape on the north side leading to Pine Creek Association needs grading. Jarid asked Scott to talk to Rick about getting the fire escape road graded.
 - c. Fire escape leading from gate 7 to Spring City Canyon. We will look at this once we get invoices from Rick Goble. A member asked about adding some road base to the area at the annual meeting.
 - d. Follow up on the lock box for the gates for Forest Service. Jarid said we do have lock boxes on the gate. He will follow up with Chance from the Forest Service.

2. Policy change for dumpster keys - Jarid said we haven't had many issues since we rekeyed the dumpster lock a few years ago. He feels we got a good outcome at the time. Jarid would like to propose we allow landowners to have an additional dumpster key. Scott proposed a motion, Rob second the motion. Mike is against the motion. He is concerned about people giving others a key. He said we pay a lot of money for the dumpsters. After a vote, all were in favor and 1 against.
3. Road maintenance update -we are waiting for invoices from Rick Goble. Jarid asked Mike, Scott and Rob to follow up with Rick. We don't have a contract with Rick Goble, we are still waiting for one. Mike stated it might help to have billing on a bi-weekly. Mike said we should make it Rick's problem instead of ours trying to figure where we are at in the budget. Russel called Rick Allred and he was paid by Rick Goble. A board member reached out to Rick Goble and he said he would have invoices to the board by Tuesday, June 30th.
4. Annual clean up day logistics. We will be at gate 1 from 10 - 12. We will have spray available for landowners. Discussed limiting the amount of spray for the landowners so we have enough for all members who would like some. The spray is 1.5 oz. per gallon of water.

Jarid, Mike and Rob met the landowner on Deer Run on clean up day. They discussed a plan to fix this situation.

5. Ordering remotes - Terri will research what we are paying for remotes now. She will look into other options.

Next Board Meeting:

July 23, 2026

Action Items:

1. Jarid will send the Pine Ridge road agreement to the board next week.
2. Scott will talk to Rick Goble about getting the fire escape road graded.
3. Rob, Mike plan for Valley View and Deer Run road issues.
4. Terri order more remotes.

Future Action Items:

Culvert by Robbie Lamb (March)

1. Barbed wire fencing (March)
2. Short term rentals (March)
3. Create a form for the in-kind grant to have members complete at the annual meeting.
4. Heritage Hills Township Update (September)
5. Parking lot expansion

