

Glastonbury Landowners Association

Newsletter ❧ January 2017

Annual Meeting & Elections Update

Our November 12, 2016 Annual Meeting and Elections was well attended. We offer our sincere appreciation and thanks to all of the board members and numerous volunteers for their hard work and community spirit!

We welcome the following directors who were elected to serve two-year terms on the Glastonbury Board of Directors:

<u>North Glastonbury</u>	<u>South Glastonbury</u>
Newman Brozovsky	Ed Dobrowski
Gerald Dubiel	Leo Keeler
Charlene Murphy	Dan Kehoe

And ombudsmen who were elected to serve one-year terms:

<u>North Glastonbury</u>	<u>South Glastonbury</u>
John Carp	Miriam Barker

Specific voting results for directors are as follows:

NORTH GLASTONBURY CANDIDATES

<u>Director</u>	<u>Votes</u>
Charlene Murphy	71
Gerald Dubiel	60
Newman Brozovsky	59
Debra DeGraaf	40
Claudette Dirkers	35
Donna Anderson	31
Valery O'Connell	06

RESULTS of SOUTH GLASTONBURY RECOUNT

<u>Director</u>	<u>Votes</u>
Ed Dobrowski	63
Dan Kehoe	55
Leo Keeler	47
George Makris*	50
Tim Brockett	40
Jeff Reiderer	33
Jerry Ladewig	21

*On November 16 the board received notice that George Makris withdrew as a director for South Glastonbury. At the December 5 board meeting the board filled the vacancy by voting in Leo Keeler as director for South Glastonbury.

Specific voting results for ombudsmen are as follows:

NORTH GLASTONBURY CANDIDATES

<u>Ombudsman</u>	<u>Votes</u>
John Carp	55
Ia Williams	27
Daniel O'Connell	07

SOUTH GLASTONBURY CANDIDATES

<u>Ombudsman</u>	<u>Votes</u>
Miriam Barker	82
Debbie Blais (write in)	03

These volunteer positions are a means for landowners to participate in bettering our community, and we thank all who ran for election and for their willingness to serve.

Richard Johnson, Charlotte Mizzi, and Paul Rantalo from North Glastonbury; and Kevin Newby, Dennis Riley, and Mark Seaver from South Glastonbury are completing the remainder of their two-year terms.

Executive Officers / Committee Chairs

On December 5, the first board meeting after the Annual Meeting, the board elected the following directors to serve as executive officers:

President: Dennis Riley
Vice-President: Dan Kehoe
Secretary: Charlene Murphy
Treasurer: Mark Seaver

Chairs appointed for active committees are:

Communications & Technology – Newman Brozovsky
Community Property – Charlotte Mizzi
Election – Charlene Murphy & Kevin Newby
Finance – Mark Seaver
Governing Documents – Leo Keeler
Legal – Dennis Riley
Project Review – Gerald Dubiel & Kevin Newby
Road Management – Paul Rantalo, Ed Dobrowski
Road & Weed – Paul Rantalo, Ed Dobrowski

Committee meetings are open for landowners to attend. Please visit the website calendar of events for committee meeting dates and times.

The GLA's Official website is: www.glamontana.org

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Thank you, Former Board Member

We wish to extend a heartfelt formal thank-you to our former board member Rudy Parker for his dedication and service to the community. Rudy Parker held the position of Treasurer and led the Finance Committee. His expertise will be truly missed.

2017 Board Meeting Schedule

Monthly meetings are held at Emigrant Hall in Emigrant and begin at 7:00 p.m. unless otherwise noted.

January 9	May 8	September 11
February 13	June 12	October 9
March 13	July 10	November 6
April 10	August 14	December 6
November 11 – Annual Meeting / Elections		

Please note that meeting times may be subject to change. Please check the GLA website.

Letter from the President

Happy New Year!!

We have just completed a successful year and are looking forward to the opportunities of 2017. Our biggest success of 2016 was the collection of over \$30,000 in past due assessments, penalties, and interest thanks to the Finance Committee led by Treasurer Rudy Parker with the help of several landowners. We thank Rudy for his service. This effort will continue to be a high priority throughout 2017, led by our new Treasurer, Mark Seaver.

The Spring grading effort in 2016 was another success. We increased our budget for this activity. We were able to add more road mix to the Association roads in both North and South Glastonbury. The Fall grading put the finishing touches on our roads. Several landowners said that they had never seen the roads in better condition.

Snow removal continues to be a challenge. We are trying a new method this year, which is to contract for most of our snow removal needs. For the past three years, Fred Counts has been driving the GLA's snowplow as an employee.



image provided by the Glastonbury Community Forum

Above: Fred Counts adjusts the tire chains on the old plow truck.

However, there is concern about the serviceability of the old truck and increasing maintenance costs. Fred recently purchased a large snowplow and we are contracting with Fred for snow removal. Fred's larger vehicle should be more efficient than the old GLA machine. We have had some issues getting all the paperwork together to make sure that the GLA is legally protected. These issues now are resolved. We expect this service to work well and save us money.

Great progress was made on communication with our landowners. Many thanks to Mark Seaver for his work with the GLA website. It has a greatly improved look and additional functionality. The Communication and Technology Committee will continue to work on improving communication with our members.

The Association's governing documents need updating. Our community has changed over time and our governing documents have not kept pace. It will be a difficult task to update our Covenants. The requirement for 51% of eligible landowner approval is very difficult to obtain. In most GLA elections, we do not get 51% of eligible landowners to vote at all. We will do our best to involve all of you so that change is possible.

With your help, we are looking forward to a great 2017.

A handwritten signature in black ink, appearing to read "Dennis Riley".

Dennis Riley
President, Glastonbury Landowners Association

Timely information of snow plowing in Glastonbury.

To report snow conditions that require attention, call the GLA Snow Plow Coordinators:

South Glastonbury – call Ed Dobrowski 406-220-5324

North Glastonbury – call Richard Johnson 406-333-4232 or 406-570-5513

Back up coordinator in North Glastonbury – Claudette Dirkers 406-333-4732

*** Please do not call before 7AM ***

The coordinators will contact the snowplow driver. The Glastonbury Landowners Association strives to clear the roads of snow and drifts. It is the responsibility of the landowners to drive slowly to match road conditions and to have a vehicle and good tires to match road conditions. Road conditions can change by the hour. A road can be cleared and sanded and an hour later it can be slick, especially with thawing and freezing conditions. Drive with caution.

GLA Snowplow Guidelines:

Dry Creek Road is maintained by Park County. North

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Glastonbury paved roads are cleared when snow or drifts are 2 to 4 inches deep. Gravel roads in North and South are cleared when snow or drifts reach 4 to 6 inches. Our snowplow contractor has a commercial plow truck and sander that may occupy more than half the road width. He can plow private driveways if asked by a landowner. The landowner will pay for this service. The contractor's first responsibility is to clear the GLA platted roads. Main arterials are plowed first with other roads plowed later.

GLA snowplow guidelines during dangerous blizzard conditions:

If blizzard conditions develop that are serious and life threatening, we do not ask any plow drivers to go out after dark or if wind chills or poor visibility would put them in harm's way. Drifts and accumulated snow cannot be plowed until the blizzard is past and it is safe to dispatch the plow drivers.

Please use extreme caution when driving during poor visibility due to a blizzard, especially with life threatening wind chill temperatures.

Winter Driving in Montana

Mountain terrain combined with snow and ice creates hazardous conditions for driving and requires extra alertness and good judgment in order to avoid accidents or becoming stranded. Slick roads require that we drive slowly and maintain a greater distance when following another vehicle.

Snow-packed and icy roads are a part of winter in Montana. No matter where you live in Glastonbury, landowners should be prepared to put on tire chains, especially when driving on steep and/or curving roads.

If going out, always dress for outdoor conditions. Wear layers and be prepared in the event you might need to walk for help.

Should you find yourself stuck in the snow, remember that it is often safer to stay in your car, call for assistance, and wait for help. Getting out of your car to attempt to dig yourself out in severe weather can quickly use up vital energy needed to stay alive. This also may create greater exposure to hypothermia or frostbite.



If you choose to dig the vehicle out, shoveling the snow under the frame of the car may be just as important as clearing the snow around the tires.

Please consider what you would need to have in your car to ensure you could survive in this situation if it were extremely cold.

Recommended to Have in Your Car

- Warm Hat and Extra Gloves & Liners
- Blanket or Sleeping Bag
- Extra Coat in Vehicle
- Small Shovel
- Flashlight and Flares
- Cell Phone
- Water Bottles
- Snacks for Energy
- Instant Hand and Feet Warmers (small packets)



If you do not have a vehicle and/or are not prepared to go out in these weather situations, stay home and call a neighbor and ask for assistance.

Recommended to Have in Your Home

- At least one week of food and water
- Dry food that needs no electricity for preparation
- Large 5 gallon water bottles (during electric outage)
- Flashlights, candles, matches, and extra batteries
- Cell phone or land-line phone not requiring electricity
- Solar or propane stove for cooking/boiling water
- Solar or propane lantern and extra fuel
- Comprehensive first aid kit
- Short wave or CB radio
- Power generator and fuel

Become an E-mail Subscriber

Would you like to know more about what's going on during board meetings, committee meetings, scheduled events and ongoing issues of the association in a timely manner? Become an e-mail subscriber if you have not already done so. Request an E-mail Opt-In Form, check "Non-Official Announcements and Information," send it back to us, and complete the confirmation process. You will then receive notice of date, time and venues of scheduled meetings, other timely announcements, and board and committee meeting minutes.

Selling your property? Please let us know!

When a property changes ownership, the GLA may or may not be aware of this. The GLA needs to be informed of the transfer of properties between owners so that the proper legal records are kept and financial statements and bills are sent to the correct landowner.

A "GLA Property Transfer Form" is available at the GLA website, www.glamontana.org, under the "current landowners" tab, followed by "Realty Transfers" link. Feel free to call us at 406-451-0033, or e-mail us at info@glamontana.org to have the form sent to you. We greatly appreciate this courtesy.

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