



**HIGH VALLEY COUNTRY CLUB**  
**PO BOX 427**  
**PACKWOOD, WA 98361**

*A Message From Your Board of Trustees*  
April 2013

See our website at [www.highvalleycc.org](http://www.highvalleycc.org)

**Announcements, Reminders & Acknowledgements**

Are you on **Facebook**? We currently have over **375** friends! Send us a friend request – *HighValley Packwood!*

There are two ways to get your HVCC Newsletter - email or traditional mail. By signing up for your newsletter to be sent electronically you are saving HVCC money in printing and postage costs. Send your request for electronic newsletters to: [highvalley@lewiscounty.com](mailto:highvalley@lewiscounty.com) or [hvclubhouse@lewiscounty.com](mailto:hvclubhouse@lewiscounty.com). You will receive both versions of the newsletter when ballots, dues statements, or other information is included in the mailing until we are able to create separate mailing lists.

The minutes of each monthly meeting of the HVCC Board of Trustees is available on our website. Stay up to date on what is happening in High Valley!

What changes/upgrades would you like to see at High Valley Country Club? Let the board know your ideas at the monthly board meeting or by sending a letter or email! Your input is important!

**Covenants** - The Covenants Issue continues to be an ongoing issue. As most members are aware, there are strong feelings on both sides of the issue: Are there covenants currently in place? **or** Are there no covenants currently in place?

The High Valley Homeowner's Association is not currently enforcing covenants although there is a property committee in place.

The covenant issue will be an agenda item at this year's annual meeting. At that time the current status and understandings regarding the covenants issue will be presented. The membership will have the opportunity to vote to direct the board to pursue one direction or another on their behalf at that time.

**DUES ARE DUE BY MAY 1 OF EACH YEAR!!!!** Members, who have not paid their dues in full by May 1, **will** be denied pool, golf, and clubhouse privileges as of that date, **and** their votes in the election of trustees will not count. Accounts not paid by June 1, will be assessed a \$20.00 late fee, and a notice of intent to lien will be sent if full payment is not received by July 1. Liens are filed after August 1. Save yourself money and undue stress by paying on time!!

Please plan on attending the Annual Membership meeting held in the clubhouse on Sunday of Memorial Day weekend at 10'clock.

**Annual Drinking Water Quality Report 2012**  
**High Valley Country Club**

We're very pleased to provide you with this year's **Consumer Confidence Report**. We want to keep you informed about the excellent water and services we have delivered to you over the past year. Our goal is and always has been, to provide to you a safe and dependable supply of drinking water. Our water source comes

from six community wells that vary in depth from 50 feet to 140 feet. For security reasons we do not publish their locations. If you would like to inspect the well serving your area, call (360) 494-8432 for an appointment.

We are happy to report that our drinking water is safe and meets federal and state requirements. If you have any questions about this report or concerning your water utility, please contact Rick Jenkins at 360-494-8432 with any of your questions, or attend one of our regular board meetings held at 9:00 a.m. on the 3<sup>rd</sup> Saturday of each month except December. We want our members to be informed about their water utility.

High Valley's Water Department routinely monitors for constituents in your drinking water according to Federal and State laws. This report covers the 2012 calendar year in which we did required testing for the presence of substances that the EPA has listed as potential health hazards. They included monthly coli form tests, nitrate tests, herbicides testing, & Radium 228. We are pleased to report to you that all our tests met federal and state requirements for purity. Our water meets the same requirements as those for bottled water. Because of our rural location, our water is not subject to contamination from industrial waste-water discharges; oil and gas discharges; or urban storm water runoff. However; as water travels through the ground it dissolves naturally occurring minerals which do show up in trace amounts in our water tests.

Copies of the 2012 test results are on file at the High Valley maintenance office. You can see these records or obtain additional information on your water system by calling the water manager. In **2012** we pumped **42,422,692** gallons of water, **about 5.1 million more than last year's total of 37,298,675**. 2011 was our lowest water use year since 2002

It should be emphasized that safe drinking water does not just happen. We are monitoring the water consistently, fixing broken valves and upgrading our equipment so that you can receive the best water possible. All drinking water, including bottled water, may reasonably be expected to contain at least small amounts of some contaminants. The presence of contaminants does not necessarily indicate that the water poses a health risk. More information about contaminants and potential health effects can be obtained by calling the Environmental Protection Agency's Safe Drinking Water Hotline at 1-800-426-4791.

Some people may be more vulnerable to contaminants in drinking water than the general population. Immuno-compromised persons such as persons with cancer undergoing chemotherapy, persons who have undergone organ transplants, people with HIV/AIDS or other immune system disorders, some elderly, and infants can be particularly at risk from infections. These people should seek advice about drinking water from their health care providers. EPA/CDC guidelines on appropriate means to lessen the risk of infection by cryptosporidium and other microbiological contaminants are available from the Safe Drinking Water Hotline.

Please call our office if you have questions. Thank you for allowing us to continue providing your family with clean, quality water this year and for your help and understanding.

*On March 16, 2013 HVCC had its first **Water Use Efficiency Meeting**. At this meeting we set our WUE goals and measures.*

*Our goal is to: **reduce our water use totals by 2-3% over the next 6 years.***

*The measures we are going to take to reduce our water use during this period include.*

- 1. Customer education: water saving tips and steps to reduce water use will be sent with our quarterly newsletters, and on our website at <http://highvalleycc.org>*
- 2. Continue leak detection & repair program.*
- 3. Meter all lots by Jan. 2017.*
- 4. Publish water use data monthly in our HVCC board meeting minutes, posted on the website.*
- 5. Install water shutoff valves on customer side of meters, to give customers an easy access to turn off water in case of a leak.*
- 6. Monitor any unauthorized water use, ie: Fire department, Road crews, flush pipes, & etc.*

*While the meeting could have had better attendance to get our members on track and involved with the plan, we will be educating thru newsletters, website and word of mouth.*

*Since the WUE rule went into effect in 2007 to 2012 our water use totals average is 45.8 million gallons. In the next 6 years we need to reduce to an average yearly total of 42.8 to meet our goal.*

*Since 2002 our highest use was 79.5 million gallons in 2004, and our lowest use was 37.2 million gallons in 2011. So, we have some work to do.*

*Ask yourself what you can do to eliminate wasteful practices and use only what you need.*

- 1. Is your toilet leaking or faucet dripping?*
- 2. Do you leave the water on when brushing your teeth or washing dishes?*
- 3. Are you watering your lawn too much?*
- 4. Do you really need **that** much water to accomplish the task?*

**“Water waste adds up: Drops turn into gallons.”**

*Count the number of drips in a 30 second period to see how many gallons are wasted.*

*5 drops = .8 gallons per day = 292 gallons per year*

*15 drops = 2.4 gallons per day = 876 gallons per year.*

*30 drops = 4.8 gallons per day = 1,752 gallons per year.*

**AND THAT FOLKS IS YOUR WATER SAVING INFORMATION FOR THIS QUARTER**

We ask that all our customers help us protect our water sources, which are the heart of our community, our way of life and our children’s future.

Please report any leaks to our water maintenance office at 360-494-8432

**Emergency Water Repair 24/7 phone number for High Valley Country Club 360-496-8979**

## **Updates**

### **Clubhouse: David Cartwright**

\*The winning bid for expanding our storage area was awarded to B&L Construction. Bill has been doing construction in High Valley for many years and was the lowest bidder, coming in at under \$5000. Construction is expected to begin the last week in March. This expansion will not only get us in compliance with electrical code but provide much needed space for chairs, tables, golf equipment, etc.

\*The key to our old jukebox has been repaired so hopefully we can put the Jukebox in service this season.

\*Our small ice cream chest freezer needs replaced, so if you have a small chest or upright freezer in good working order that you would like to donate we'd love to have it.

\*During the clean out of our storage room in preparation for construction a lot of old pictures and memorabilia were found. We are thinking about making a past history wall upstairs. Does anyone have a glass case not being used?

\*Research is continuing on holding a brick fundraiser. These bricks would replace the gravel walkway in front of clubhouse, by the golf door. We should have fundraiser up and running by the annual meeting so get ready to reserve that special brick in memory of a loved one.

### **Golf: Bob Conklin**

The golf course has come through this winter in really good shape, in spite of the elk! You have to love those animals. We are looking forward to opening day. Keith will have this course looking great, as always! We can all help by replacing our divots and repairing our ball marks. Thanks to some donations Keith acquired our course will look even better and save us money. We are working on a design for a bench made of iron and powder coated to last forever. There will be space for a plaque. We are offering them to our members for \$700.00. We are hoping to have one on each hole so if you have a favorite hole it will be first come. Let’s make this a great year!

**Pools: Jarl Peterson \*More information on the changes in the pool operations can be found on our website.**

At the February HV board meeting the Trustees adopted a pool plan that will change the hours of operation and employ a pool maintenance person instead of pool attendants. These changes were recommended after extensive research of our operations and requirements. The State of Washington Water Recreation Programs Department, pool contractors, Insurance Company and our Management were all consulted. Many other Private Limited use pool facilities operations were looked at prior to the recommendations given to the board.

### **Pool Hours**

Sunday-Thursday 11:00-8:00pm

Friday- Saturday 10:00-10:00pm

Holidays 11:00-8:00pm

Sunday prior to Holiday Monday 10:00- 10:00pm

Official Opening- Saturday prior to local public school dismissal

Official Closing-Tuesday after Labor Day weekend.

Open for Memorial Day Weekend Saturday-Monday 11:00-9:00pm (subject to change due to weather)

We will follow the State of Washington pool rules. High Valley will no longer provide a swim test for children and will not be responsible for your children. This was deemed too much liability for High Valley to assume. High Valley will follow the swimming rules established by law. The changes to the way we have operated in the past are as follows:

**Children 12 and under are not to use the pool without a responsible adult providing supervision**

**Teenagers between 13 and 17 are not to use the pool alone.**

**Clarification- Children 13-17 need a buddy in the same age group.**

Thank you to all the Board and members of the community that participated in this process and attended the presentation at the March meeting. Thank you to our management team and pool staff for their assistance in this process. High Valley is very fortunate to have excellent employees. We are looking forward to the upcoming season and excited about the future of this facility. **Homeowners please be responsible for your guests and children.** Treat this facility with respect so all can enjoy! Follow the pool rules and enjoy the upcoming season.

### **High Valley Women's Club:**

High Valley Women's Club will hold their next meeting on May 6<sup>th</sup> at 10:30am in the Clubhouse. All women in High Valley are invited to attend. We will be planting flowers around the Clubhouse in May. We have many activities in which to participate including our annual Women's Club Golf Tournament, the semi-annual High Valley Picnic, the Christmas potluck, and more. Please join us for lunch at our kick-off meeting May 6th. We are looking for new members with fresh ideas.

### **Pool Plan Addendum –**

## **Full text of the Pool plan that was adopted and referenced in the April 2013 newsletter**

At the February HV board meeting the Trustees adopted a pool plan that will change the hours of operation and employ a pool maintenance person instead of pool attendants. These changes were recommended after extensive research of our operations and requirements. The State of Washington Water Recreation Programs Department, pool contractors, Insurance Company and our Management were all consulted. Many other Private Limited use pool facilities operations were looked at prior to the recommendations given to the board. There is a multitude of reasons for these changes ranging from attendance levels, propane usage, liability and pool budget. Currently the pool is in a state of disrepair. There has been no major maintenance since the late 1980's. That appears to only have been interior resurfacing. We have been losing water out of one of our pools for some time and during a fix found plumbing with substantial corrosion. Every year we require tile replacement due to no coping around the pool. Coping is a cut in the concrete bordering of the pool to allow for expansion and contraction. No coping is a design flaw from the original build. We have not had a catastrophic failure yet but many years have passed without major work. If we had considered and implemented the new operational changes 5-10 years ago we quite possibly would have the revenue to rehab our pool. Currently we do not. We have no plan or budget for any kind of substantial repair or maintenance and no long term plan for this infrastructure. Additionally, these recommended changes and realized savings will probably not pay for the state of disrepair we are faced with currently. What it will do is allow revenue under our current budget to maintain the facility in the future and not to be in the situation the pool is currently in.

The pool maintenance person will be responsible for the maintenance of the facility and oversee swimmers and patrons during **high levels** of attendance. The State of Washington Water Recreation Program Department opinion **is that Pool Attendants are a higher liability than no attendant at all.** Attendants are not trained in deep water rescue and by law not allowed to enter the pool to perform a deep water rescue. Under our Limited Use License we are not required to provide Lifeguards or attendants. HOAs in Washington under the same license generally do not provide this extra service. Our Insurance provider was contacted and has no requirement under our Limited Use License to provide attendants and it does not impact our insurance rates at all. During higher attendance levels the pool maintenance staff will be present still offering a level of service to our community that substantially exceeds the state minimums. High Valley should be proud to have the ability to continue this service in today's economic environment.

The hours for the pool are listed below and based upon this season's attendance may change. We will be tracking attendance levels so we can improve as we notice attendance levels increase or decrease. Last year we heated the pool for about 17 days with very low attendance that cost us about \$6,000.00 or 20% of our total budget. However, one of the main goals is to have this pool facility open for the enjoyment of our members and guests as much as possible!

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Holidays 11:00-8:00pm

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Official Opening- Saturday prior to local public school dismissal

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The saving realized by these operational changes will be allocated for the pool. There is annual, every several years and other types of maintenance that need to occur regularly that currently are not done, not planned and/or budgeted for. Pool furniture and other daily operational needs are difficult to provide under the current budget. The savings realized from these changes will be utilized for these needs.

This was a very involved process and we are sure to find some flaws once it is implemented. We are asking people to be flexible, allow us time to react to issues and resolve them. Also, to understand that this is a means to having a pool operation that will be improved and more financially self sufficient.

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