

MINUTES OF THE MEETING
CHINOOK PASS CABIN OWNERS' ASSOCIATION
Jim Sprick Community Park, Naches
Saturday, June 21, 2008

Present: Marvinna McDonald, Carol Johnson, Lee & Carolyn Yager, Jack & Gwen Selby, Gary & Karen Jackson, Max & Reva Bunnell; Winona & Roy Rombough, Karla Crowder, Barb Kanaya, Larry & Mary Fitzgerald, Claudia Hull, Roger Miller & Karen, Jim & Ginny Lundeen, Carl & Sue Buchholz, Wayne & Maureen Bell, Gordon Fritts, Larry & Carol Kiriluk, Jim & Shirley Whiteside, Nita Burgon Family, Linda Reiter, Ed Pesik, Nancy Conn, Ray Foisy, Thelma Groce, Mike & Jocelyn Berriochoa.

Guests: Ted & Fran Filer, Mike Rowan, Keith Rowland, and Al Pollmar

President Mike Berriochoa called the meeting to order at 1:00 p.m. This year's officers were introduced: Vice-president of Communications Jack Selby, Vice-president of Special Projects Carl Buchholz, Secretary Reva Bunnell, and Acting Treasurer Jim Lundeen. A moment of silence was held to remember those who are no longer with us. The agenda was briefly reviewed before lunch. President Mike indicated it would not be followed in the order typed, but all items indicated would be covered.

Agenda Item No. 12 – Election of secretary – Karla Crowder's name was listed on the agenda, but Mike indicated that was not going to work for her. Maureen Bell's name was nominated for the position of Secretary to replace Reva. Reva will continue work on the directory until it is printed.

Agenda Item No. 13 - It was moved and seconded that Jim Lundeen be nominated for position of Treasurer. Motion carried. Jim was elected treasurer by a unanimous voice vote. Jim gave a treasurer's report. We have \$3,562.55 in the bank. Distributed a listing of current CPCOA dues-paying members.

Agenda Items No. 8 – Water bank update – look for willing holders of water rights owners pre-1905. Ask them to communicate with DOE in Yakima. The need is for enough water to irrigate 12A of land. Tell them the money is available.

Agenda Item No. 7 – Field trips – July 26 – Saturday, 1:00 p.m. – Dr. Paul Hammond, Professor Emeritus, Portland State University, will lead a field trip on geology from the intersection of Bumping Lake Road and Highway 410 towards Chinook Pass.

August 9 – Saturday, 1:00 p.m. – Doug Jenkins from the Forest Service will lead a field trip on the history of the construction of Bumping Dam.

At this point, Mike Rowan, Keith Rowland, and Rose Ferry from the Forest Service were introduced. Rose is collecting historical information on the area and would appreciate any old photos or historical information you have on your cabin.

Agenda Item No. 5 - Forest Service permits and appraisals - On schedule per Mike Rowan. Will be renewing the majority for 20-year permits. Not going to hold renewals up for minor housekeeping items. Mostly all will be on a 20-year cycle.

Permit holders cannot use FS garbage receptacles for their garbage.

If not street legal ATV, don't drive it on forest road. RV vehicles OK for use on weekend. Two week limit. They don't want to see them up there for six months at a time.

Keith Rowland - There are 14,500 resident tracts nationally, 682 in the Okanogan/Wenatchee Forest area. Of those, 532 are in the Naches Ranger District. This figure includes those in the White Pass area. This is the heaviest concentration in the country according to Keith. Permits in July - mailed out in the fall of 2008. Asked us to fill them out and mail back as soon as we can. Behooves everybody to see if they are in compliance. Can generally be assumed that if you haven't heard from the FS since sending in paper two years ago, you should be OK. Watch the riparian areas. FS consults with Fish & Wildlife.

Fee is five percent of market value for comparable lot in the private market. Congress tells them what to bill. January 2009 is first bill that reflects last appraisal will be coming in. Over 80% are doubling. If double, FS is phasing the fee over a 3-year period. 2009 bill less than 1/3 of new fee. Appraisals will happen every 10 years---for 20-year permit. New appraiser indicates that the FS will meet with lot representative and tract representative before next appraisal. Advised us to make sure that appraiser knows your information. Question asked, How will we know what comps are being used? Answer - Find out from the appraiser.

Names to know - Ted Filer, Dick Burrows (Teanaway District), Pete Bailey (Quinnault)

Al Pollmar - President of the Washington State Forest Homeowners Association - Newest news is that Washington State and National Forest Homeowners have formed a cabin owners' coalition. NFh has a potential of 14,000 members. They are working on 1) water rights; 2) firewise program - which is designed to help cabin owners find out what they can do to prevent and/or fight forest fires in their own area in cooperation with local FS; 3) communications - consistently strive to do this. *E-mails are important in this effort*; 4) membership - strength in numbers. Room to grow here; 5) estate planning and cabin trust programs; 6) fee retention - fees that you pay annually would like to see remain in the forest where they are collected; 7) government liaison and lobbying; 8) assistance provided to individual cabins and tracts. **Recommendation: local tax to stay at local service level.** 9) CUFFA passed in 2000 passed by Congress. Intended to provide a fair market based appraisal on lot values. Adjustments have not been allowed. First a 5% based on fair market value does not fully account for negative impact. What has been done? A coalition has been formed...C2...combined with Washington, Oregon, Idaho, California, and Wyoming because what is happening in areas other than ours will someday affect us. Working with FS in Washington DC and state and national levels.

Attempting to organize at grass roots level. Encourages us to write to our local representative in Congress. (Handed out addresses.) No form letters please. Send to legislator's **local** address. Goal is **legislative change**.
Must do list: Join and support NFS and the C2 effort. Be active. Contact. Keep them informed of the process and how you are affected. Wants cabin owner program to remain and remain affordable. Use the NFH website.

Al Pollmar is President of WSFHA. He is also our representative on the C2 coalition.

1) Amend CUFFA - How do you properly appraise lots? Fee simple - 5% valuation against that value? FS has said private rates are 5-8%. FS has not evaluated economic impact of the restrictions. Referenced bills HR3327 (1999), the CUFFA, and Senate Bill S1968. Larry Craig, senator from Idaho, presented a bill with changes in 2000. Fear of alienation caused nothing to happen. Different now - we are here on appeal. Fair market value of the rights and privileges of nationally held permit. There was testimony before Congress in 1998 on this matter. If can't be done, will seek a moratorium in Federal court.

Encouraged all of us to get in touch with our local representatives.

Ted Filer was introduced and talked about the benefits of belonging to the NFHA.

Submitted by Outgoing Secretary Reva Bunnell
June 23, 2008