

DSR

MINUTES OF DSRCA BOARD MEETING HELD Thursday, January 22, 1987

Time: 7:00 A. M.  
Place: UPI Office  
Conducted by: Dale Clarkson  
Opening prayer: Nyle Willis  
In Attendance: Dale & Pat Clarkson, Geneve Beesley, Terressia Winters, Kyle, Benny and Joy Jordan. (Oscar is out of town.)  
Minutes: None ready.

Sample letter to accompany dues statement was reviewed. Letters are to go out in two days.

The proposed 1987 Budget was discussed; it is for \$64,500. No final decisions were made. The loan of \$10,000 from last year is still the first priority. There are \$12,000 still outstanding in past due assessments. A copy of the fiscal Annual Report is available at the office if anyone desires to look at it.

Winter use of the Ranch was discussed. Personnel would present a little problem. Possible telephone system weighed. Until more funds are available, it will have to be tabled.

People are wanting to use the cabins earlier each year. Marga Faller and Linda Blackwell's friends want cabins and catering in April. We will charge \$50/day for No. 7 and No. 8, and \$15/day for 2 meals/person.

Forest Service Report: They are not honoring our appeal; they are cancelling our grazing permit; the \$11,000 fine still stands.

Terressia asked how to present a new idea to the membership. It is to be presented to the Board and then sent out in a newsletter before Annual June meeting. It was suggested that any possible changes be sent out in a newsletter before rule is made final.

The horses are being checked on once a week. They are all right so far.

DSR to send out handbill for rented vacation that applies toward purchase price of a unit. Hayrides are possible this year at \$2/person with minimum number of 15 people.

Release of mortgage from Findlay Family came to DSR, January 21, 1987.

Joy is to pick up some insulation from the Golf Course today.

Adjournment: 8:30 a.m.

Submitted by Joy Jordan

DSA

MINUTES OF THE DSROA BOARD MEETING HELD Monday, February 16, 1967

Time: 2:30 P. M.  
Place: Utah Properties Office  
Conducted by: Dale Clarkson  
Opening Prayer: Joy Jordan  
In Attendance: Dale & Pat, Nyle Willis, Geneve Beasley, Oscar Robinson,  
Benny & Joy Jordan, Karon Jacobson.

Budget with new assessment was sent out after last meeting. No gripes came in except letter from Steve Ethridge. The loan from SRSU has been paid off except for \$2,000. Oscar submitted a bill for \$168 for a new motor for the pump to the upper cabins; he charged for only half his time.

Plans are still to notify membership before rules are final. Need \$15 fee for reservation changes because it uses up so much of Karon's time.

Motion was made and passed to place a lien on lots with unpaid dues. There are ten owners that need liens filed against them: Banner, Davis, Doss, Ethridge, Henderson, Jones, Moss, Truman, Snow, Terrell. Four owners need to release their property because they seem to be unwilling to follow through with the sale: Bounds, Bounds, Frank, Galvarex, Voss. We need to send these owners a copy of the recorded lien and explain how they can get out of it.

Dale made numerous suggestions for growth in the use of DSR.

Val Gram is to be informed that he is not to sub-rent to a larger group than the cabin will sleep.

Employees: Joy Jordan and Zona Wright will start work on April 11; Benny Jordan is to work from May 25 to August 19. Mel may not want to come back; motion was made to send Mel a letter inviting him to come in and talk with Dale before the next meeting.

Snowmobiles: Nothing has been repaired yet.

Adjournment: 4:15 P. M.

Submitted by Joy Jordan

D S R

MINUTES OF DSROA BOARD MEETING HELD Monday, March 16, 1987

Time: 4:00 P. M.

Place: UPI Office

Conducted by: Dale E. Clarkson

Opening Prayers: Dale Clarkson

In Attendance: DEC, Nyle Willis, Penny & Joy Jordan, Geneve Beesley, Oscar Robinson, Mel Heaton.

Dale gave thanks to the Board for their help in financing and running DSROA. The loan taken out by the Board Members in January has all been paid back. We had about \$12 less interest than was anticipated. The \$1700 we owe Clark Lamb for road work last year has also been paid.

Record of Forest Service case was sent to Chief of Forest Service on March 2 for review. When it goes to the Department of Agriculture, some congressional input might be helpful.

Sales: Dale is going to Texas and will talk to prospective buyers down there. Marvin Bell will talk to Dale about new brochures for sales, etc.

Joy & Benny attended a bull seminar in February. If you want to know what to look for when buying a bull, the papers will be filed under "Cattle."

Mr. Graff is still planning on bringing 200 head of cows and calves to DSR this summer, beginning about May 15. The price is the same as other years--\$10/pair/month. We need to send Graff an itemized statement that separates the pasture, the wrangling, fence upkeep, overhead, management, etc. (This was never done.)

Matching funds for soil erosion control from ACP are going to be turned back unless we can get someone to do some work before the end of March. Joy is to ask ACP for an extension. (She did & they gave it to us...to June 15.)

Mel reported that he can work part-time this summer. When he has back-packing or covered wagon trips, he will need to be gone. He expects no pay while he is off. He has numerous Japanese tours that would like to come over; he was told to encourage them to come to Deer Springs for a tour--we could split expenses and income.

Cabin Use: The first guests are due to arrive on April 10. Joy is buying cabin supplies for the summer from current sales. Joy needs to buy oil, 30 weight for DSR; oil in upper pump needs to be changed monthly; it takes 2 quarts; a calendar should be installed in each pump house for recording servicing information, etc. The Well Field generator needs some work. We will hire Oscar.

Animals: There are 22 horses at Deer Springs right now. Tap's colt was put out of its misery by Mel when we had a report that its leg was broken a few weeks ago. Horseback riding records and releases for 1986 are available for analysis; they will be filed under "Horseback Riding."

Mel will bring back his geese and ducks that he took home last fall. Geneve will send back the 5 chickens we gave her to care for over the winter. We will buy 4 more peacocks this year; they all met a demise last year.

Letter from Sherrill Neville read. His suggestions were taken into consideration.

Other applicants for work at DSR were considered. There is an unmarried couple that wants to bring 8 horses and live at DSR. No one made a motion to follow up on their application.

Joy to submit a list for prioritization. To be included are the following: Saddle repair, Fence clearing on hill west of Wet Meadow, Fence building, Repair of No. 3, Repair of No. 2 cabin, Road from the airstrip to the West Field, Erosion control, Water to cabins.

Projects for guests (owners) to help with: Roll up old fence wire, dig up old fence posts--especially those in the Wet Meadow, hoe poison milkweed--especially in West Field and up Slide Canyon.

DSR owns a manure spreader. Dale will see if he can locate it; Goodfellows had it last.

Adjournment: 5:30 P. M.

Submitted by Joy Jordan

DSR

MINUTES OF DSRCA BOARD MEETING HELD Thursday, April 9, 1987

Time: 5:00 P.M.

Place: UPI Office

Conducted by: Dale E. Clarkson

Opening Prayer: Dale Clarkson

In Attendance: Dale, Benny & Joy Jordan, Oscar Robinson, Nyle Willis.

Report on the Garden Cabin

We plan to use the Garden Cabin for guests when needed this summer even without floor coverings. When we can afford \$1,000 we will get the linoleum and carpet. Doug Bauer said he would install our base cabinets in the G.C. in two weeks.

Horses: There is an auction on May 7 in Cedar City. We are to send anything over that is not usable. Wise Dance is going to Mel's kids for helping on the SW fence last fall and this spring.

Personnel and Responsibilities:

Mel Heaton--to work April and May and part of June, then from Sept. 20 to end of October. He is responsible for erosion work (with the aid of Roger Chamberlain), building of the southwest BLM fence, repair and maintenance of cabins, preparing to accept cattle, water systems, horse-use, etc.

Joy Jordan--to work from April 1 to end of October. She is responsible for cabin preparation, garden work, catering, purchasing, etc. (Zona Wright will assist her until end of August.)

Benny Jordan--to work from May 27 to August 20. He is responsible for repair and building of fences, cattle care and management, horse use (when Mel isn't there), repair & maintenance of cabins (when Mel is away), and everything else that needs to be done.

Roger Chamberlain--to start April 15 to help with erosion control, to help with repairs on Cabins 1, 2 & 3, to get water into reservoirs, and to help with men's work at DS when neither Benny nor Mel is available, especially the last week of August and the first 2 weeks of September.

Finances: There is \$6,000 in the bank account currently. Bills are paid but not many more dues are expected in. Motion was made by Oscar & seconded by Benny & passed by Board that anything above \$1,000, except what is expressly budgeted for, must be approved by the Board of Directors before it is spent.

Cattle: 200 head to arrive about May 15 from Graff. Corrals are being repaired. Grazing plan needs to be made and submitted to BLM soon--at least 1 month before cattle are to enter the BLM ground (June 10). Joy will do this.

Election: Benny & Oscar are up for re-election. Benny is not going to run again because he will not be here to finish out the term. Dale will write to members about submitting names for election. *Nyle was up for election also.*

Roads: Cinders are needed in various places; no money is budgeted for this year. Mel drug road to upper ponds this week.

Brian Sorensen from SGS in Cedar City has made us a plan of action. If we can get erosion work done by May 15, we can apply for up to \$3500 worth of cost-sharing money from ACP.

Equipment: Mel hauled the grey tractor to Hurricane in his big truck; it will be given to the man for repairing our green tractor. Our D-4 cat which was borrowed by Golden Circle Corp. has a cracked block; they let it freeze up last year; they need to repair it or replace it for us. Dale will check into its twin cat that is in Boulder. Finley McDonald said our D-4 (I think) was no good years ago, that the blade was slow to raise and lower, etc. We think Val fixed it up so that it was good when we loaned it. There is a windmill in the DSROA barn (Benny brought it out from Cathern Welding) If we can find the well that is supposed to be drilled near the State Land Section No. 2, we would like to erect the windmill over it.

Forest Service: A letter was received from Milt Oman; he will handle a trial against the Forest Service, but nothing prior to that time. Legislation pending in Congress to eliminate all public grazing from government lands, was reported. The sponsors want all government lands to be used only for recreation. Our fine of \$11,000 will probably be upheld by Secretary of Agriculture unless we can change his mind and the Forest Service big-wigs told us not to contact him. DSROA has enough private land to run about 100 head of cattle. The Board members concurred with Dale to not take it to a full-fledged public trial; No. 1 reason--we do not have the finances to back such an undertaking.

Spring Development: We have two more years to grow a beneficial crop from our filed-on spring water. Some of the springs we discussed were--Leaf, Black Knoll, Tea Cup, Lower Slide, Lot 296 (unfiled on), Upper Broad Hollow, Johnny Brown, Bear Spring (not filed on), Deer Spring.

Benny was asked to look around for more free tree seedlings this year. (He looked but found none.)

Adjournment:

Submitted by Joy Jordan

DSR

MINUTES OF DSRGA BOARD MEETING HELD Friday, May 22, 1987

Time: 7:00 A. M.  
Place: UPI Office  
Conducted by: Dale E. Clarkson  
Opening Prayer:  
In Attendance:

Cattle have all arrived--10 bulls and 192 cows. Last 18 arrived today. We put them in the Clark Field but plan to move them on up to the Wet Meadow on Saturday or Friday evening.

A wagon train from Montana will go through DSR Sat. night and Sun. night.

Clarksons bought 12 chairs from the schools for porch use at DSR.

The Garden Cabin is as complete as Joy & Zona can make it. It still needs the cabinets finished, some trim finished, a porch for the south side, floor coverings upstairs and down.

Conservation Project Report: Roger prepared south side of Polywog Pond for rock. Cable procured by Benny & Joy. Time needed to get trees in place. We also need the chainsaw repaired; Mel is taking it to Orderville for work on it. Dale Baldwin, from SCS, is to inspect our work on June 1. We need to sign up for more work soon so we can continue to dike up the washes in the West Field and receive help with the costs.

Election: Benny and Nyle are up for re-election. Benny is not going to run. (Oscar's term was up also but he was just held over, accidentally.) Nominations for possible board members were made--Nyle, Leo Weber, Conne Lord, Forace Green, Bates Huffman, Lynn Hunt, Clark Lamb.

The Annual Meeting should be the last Saturday of June. The Jordans are having a Family Reunion that day at Deer Springs Ranch and Joy is having a daughter married the day before. Therefore, June 20 was set for the Annual Meeting at 5:30 P.M. Joy will prepare a hamburger cook-out.

Cabins--All nine cabins have been spring cleaned and are as ready to go as Joy & Zona can make them. Tomorrow should be a full house.

Forest Service sent us a letter upholding their past decisions. We still owe \$11,000 as a fine, for trespass.

Fencing needs to be done. Following is a list of the needs: (1) West side of Wet Meadow. (2) Clark Field & enclose part of Meadow Canyon Wash. (3) Fix fence so cattle can go to water from Horse Pasture without going into other pastures. (4) Put fence across Meadow Canyon below Ball Field so we can use it without consulting the BLM. (5) Put fence across Meadow Canyon just above Broad Hollow where it is separated from BLM so that area can be used as a separate pasture. (6) Finish fence in southwest corner of allotment.

Justin Heaton will come out to help take care of yards and garden. His pay will come out of Joy's wages. Scott Brandon wants to land on airstrip. Petersen is the name of the logger up on top who uses our Meadow Canyon road regularly.

Adjournment:  
*Submitted by Joy Jordan*

DSR

MINUTES OF DSROA BOARD MEETING HELD Saturday, June 20, 1987

Time: 4:30 P.M. (Prior to Annual Meeting)

Place: Bunk House at Deer Springs Ranch

Conducted by: Oscar Robinson

In Attendance: Oscar Robinson, Benny & Joy Jordan, guest Dixie Green. Nyle and Geneve sent proxy with Joy.

Sandy and Lynn Workman came by Deer Springs Ranch. Joy asked them about signing over the title to their old car that was abandoned here. Sandy said that they told Val previously that they would not sign it. The car is being stored in the Kanab Creek Ranchos garage. Oscar says there are other legal ways to acquire the right to sell it. Sandy & Lynn are working at the Four Queens in Las Vegas.

Refrigerator problems are plaguing the Ranch. Because of the cost to try to run electricity out here, Benny and Oscar voted to stay with gas refrigerators and to budget for a new one each year. They agreed to let Joy buy a repaired used one from the RV Emporium in Kanab.

Conservation Work for 1987 is completed. Three dikes were built, also 3 mini-dikes; the lower Bolywog Pond was repaired with an overflow. Getting cost-share expenses from ASCS is very complicated; not worth the work in Joy's opinion. The Garden Cabin is coming along slowly.

Our D-4 is still at the Golf Course; it has not been repaired. We need a tractor out here badly.

The Upper Water System is working right now but the Headquarters System is not. We will have to get Cothorn Welding to check it out as it seems to be pumping only about 15 gpm.

Benny's saw is broken from its use at Deer Springs. It was okayed for him to buy a new bar and sprocket and charge them to DSROA.

The Forest Service situation was discussed. Oscar suggested that we see if the Forest Service will drop the \$11,000 fine if we keep Meadow Canyon road open to the public.

The Gray Tractor is to be given to Stan Brown to repair our green tractor, if the cost is feasible. It would cost us \$3,500 to repair the gray one.

Adjournment: 5:30 P.M.

Submitted by Joy Jordan



Working Copy.

Deer Springs Roads Long Range Program

Committee Members

Assignment

Oscar Robinson, Board Advisor

Horace Green, Chairman

Dale White, Vice Chairman

Dale Clarkson

Benny Jordan

Dixie Green

Leo Webber

Work Days

- 1.
- 2.
- 3.

Fields of activity:

1. Gravel - Map order of sections to be graveled  
 Loader  
 Trucks  
 Work Days to rake  
 Stakes and flags  
 Budget
2. Grading - Grader  
 Operators  
 Maintenance  
 Map order of sections to be done  
 Stakes & flags  
 Budget
3. Culverts - Locations  
 Sizes - Diameter & lengths  
 Installation  
 Budget
4. Master Map - Central location  
 Maintenance
5. Special problem areas - Order of sections to be worked  
 Cat  
  - 1.
  - 2.
  - 3.
6. Overall Budget
- 7.
- 8.

DSR

MINUTES OF ANNUAL MEETING  
OF  
DEER SPRINGS RANCH OWNERS' ASSOCIATION  
Saturday, June 20, 1987

Attached to these minutes are papers (1) The notification sent out to members about the 1987 Annual Meeting, written June 1, 1987, (2) Copy of the proposed By-law change to have 7 directors instead of 5, (3) Copy of the election ballot.

Meeting conducted by Oscar Robinson, Vice President. Meeting commenced at 5:00 p.m. in the yard at Headquarters. Opening prayer was given by Forace Green.

Those attending the meeting: Oscar Robinson, Benny Jordan, Joy Jordan, Forace Green, Dixie Green, Karon Jacobson, Patsy Clarkson, Dale Clarkson, Leo Weber, Pam Weber, Ivis Farr, Myles Farr. Total = 6 voting families represented. Joy had proxy vote for Nyle Willis and Geneve Beesley; and written vote of Vic & Charlotte Elliott.

Joy, Benny and Oscar made explanations about cabins. The \$250 for dues, payable for use of cabins for 2 weeks, fire insurance, taxes, etc. The time-share membership allows a person with property to sublet time in cabins to others. Owner is responsible for breakage and for insurance of guests. Owner's requests are honored before any cabin is rented to anyone else for DSRQA benefit. Requests for cabin time may be applied for ten months in advance of date desired. Cabin is reserved until April 1; if dues are paid, it is still reserved. Because of the huge phone bills incurred in switching and changing reservations, a \$12 change fee is going to be instituted. If cabins are full, owner gets a stand-by call free.

A number of members made suggestions that work projects be allowed to work off dues. Work will be happily accepted but because of the strained budget and the need for cash flow, it was voted against allowing credit for work against annual dues.

Elections: The amendment passed = 36 yes, 5 no.  
Board Members elected were: Nyle Willis, Leo Weber, Pates Huffman, and Dixie Green. The hold-over members are Dale E. Clarkson, Geneve Beesley and Oscar Robinson.

Many questions need to be answered at the Board Meeting about the Garden Cabin. It is usable. It can be used for special groups, for over-flow guests, for extra helpers.

Conservation work in co-operation with ASCS and SCS is completed in West Field. Work done on 3 large washes, 3 small ones and 3 ponds. The \$3,000 payment paid for Roger Chamberlain's work with back-hoe, part of Benny's and Mel's salaries, and the carpet and linoleum for the Garden Cabin.

Forest Service problem reported on. The fine with interest that the Forest Service is charging DSRQA for having someone else's cattle on the forest grazing rights, if about \$12,000. Letters are still being sent to congressman and other elected officials with the hope of having this fine over-turned. Anyone's positive influence will be greatly appreciated.

Butane refrigerators are causing many, many headaches at the Ranch. No refrigerators can be manufactured in the United States until 1995. Therefore the ones shipped in cost over \$1,000; The newest of the old refrigerators were manufactured in 1945.

Tractors have all been out of commission. We are trading the grey tractor for work on the green one by a man in Hurricane. The cost to repair the grey one was estimated at \$3,500.

Developer reported that there are 3 or 4 contracts in process for lot sales.

Mobile homes on lots was discussed. If Kane County permits it, DSROA will permit it. Dixie will check into County rules and report at next Board Meeting.

All roads need to be bladed. The access road to Forace Green's lot has a large tree and a large rock needing to be removed. Benny said he would take care of it.

Suggestions from members included two from Sherm and Helen Lundgreen: (1) Send out a list to members stating items that are needed in the cabins that could be donated. (2) Ranch employees could post a list of needed projects where members could help. Ranch employees have such a list and have posted it at various times in the past, but it will be posted again.

Meeting adjourned at 7:00 p.m.

Date set for regular Board Meetings will be the second Thursday of each month at 7:00 a.m. in the UPInc. office. Next meeting will be July 9.

Submitted by Joy Jordan

MINUTES OF THE DSROA BOARD MEETING HELD MONDAY, JULY 13, 1987

Time: 7:00 am

Place: Utah Properties Office

Conducting: Dale Clarkson

Attendance: Dale Clarkson, Nyle Willis, Leo Weber, Oscar Robinson, Geneva Beesley, Joy Jordan, Dixie Green

Opening Prayer: Oscar Robinson

Minutes of last meeting: Joy

Report on Kane County Rules and Regulations for Building - Dixie Lloyd Heyborne, Kane County Building Inspector, claims that the Deer Springs Ranch has Residential Zoning. He has provided us with copy of building regulations for R Zone and regulations for mobile homes in residential areas.

Sewage disposal systems need to be approved by the Utah State Health Department, 28 E. Fiddlers Canyon Suite H, Cedar City, Utah 84720 (586-2437) Bill Dawson or Rod Cosslett.

Report on conditions at Deer Springs Ranch - Joy

Benny Jordan has finished covering the floors in the garden cabin. It's use was discussed.

Two of the fridges cool but don't freeze. \$500 has been spent on a new small fridge that will eventually be used in cabin 4.

Dixie Green was voted in as Secretary of the DSRO Association

Letter to Congressmen on problems with Forest Service - Dale

Cover letter was read and discussed. Packet will include cover letter, news release, Bill for Collection, a letter to the Forest Service from DSROA and a letter from the Forest Service Supervisor to DSROA. We discussed sending the material to Congressmen in the 11 western states, the Governor and the Cattlemens' Association. A list of Congressmen is coming from Salt Lake.

It was decided that the packet and a letter should be sent to the members of the association.

Miscellaneous items:

We need Sales for cash flow.

We have not followed through on our commitment to keep up the road. Next Spring that should have priority.

Dale mentioned a landmark case in the US Supreme Court on County zoning.

Meeting day changed to 2nd monday of each month

Next meeting - 10th of August at 7:00 a.m.

DSRCA BOARD MEETING AGENDA  
August 10, 1987

Place: DSR Office

Time: 7:00 a.m.

Conducting: Dale Larson

Role:

Minutes:

Old Business

Benny's suggestion: Build septic tanks to 5 and 5-A lower than the spring.

We need road maps of southern Utah.

We sold "Scarlet" for \$200 (colt of Princess) to Jim Brown. He paid \$50 cash and is re-doing the couch cushions in No. 1 for another \$100. He wants to leave her at DSR. He will pay \$15/month during the winter for her care.

Does anyone know where the ~~h~~ Land mover is?

Mel is starting his preparations for his pack trips. He will be gone for 6 weeks. Benny can take care of things until August 24. Zona and I will handle things until August 31. Allen Heaton will come out on Mondays and Tuesdays to give rides and do repair work; Benny will come out on Saturdays until Mel gets back which will be about September 21. I will be handling things alone, unless we find someone else to help and we have the money to pay for it.

Loren Hunt came to Deer Springs last Tuesday. He recommended that I meet with the county Board of ASD this coming Thursday to see if they will change what they approved for us to do in Conservation work, since Marvin Johnson decided that our polyprop pond was not conservation but instead was maintenance.

Misc.

Next Meeting:

MINUTES OF THE DSROA BOARD MEETING HELD MONDAY, AUGUST 10, 1987

Time: 7:00 a.m.

Place: Utah Properties Office

Conducting: Dale Clarkson

Attendance: Dale Clarkson, Leo Weber, Dixie Green, Joy Jordan

Opening Prayer: Leo Weber

A Quorum wasn't present so no decision were made.

Responses on letter to Congressmen were read from Unit Holders, Wyoming, Idaho, Montana, one of the most favorable was sent by the congressman on the Committee on Agriculture from Texas. The office of Orrin Hatch sent it on the Washington D.C. Hansens office has called. Some members responded by phone.

Letter from the Utah Farm Bureau was read and we talked of sending a copy to key people and members with the next newsletter that ought to mention the honor given to Dave and Alice Turley

The Jordans will be leaving. A want ad has been place for a replacement.

Richard Kothern wants to drill wells in exchange for a unit.

DSROA BOARD MEETING AGENDA  
Thursday, September 17, 1987

Time: 7:00 a.m.  
Place: Utah Properties Office  
Conducting: Dale Clarkson  
Opening Prayer:  
Roll:  
Minutes:

Old Business

BLM has done a controlled burn in Slide Canyon. It is now time for us to do the re-seeding. BLM will furnish seed and drill; we are to supply the tractor and labor.

Clark Lamb pushed a fence line for the west side of the Wet Meadow on August 17. He is not expecting payment until next year. Cattle problems come mostly from not having that fence. Some cattle are in Pipe Line Canyon, but I do not know how to keep them out of it. To my knowledge we are keeping them out of the Quaky Meadow Canyon quite well.

Sold the two old snowmobiles that were in the barn to Delton Pugh who helped us part of 5 or 6 days for free. The Mercury went for \$100 and the Arctic Panther went for \$150. He picked them up Wednesday. We need to give him titles and a bill of sale.

Workman car vs. painting of the Garden Cabin. David Lee will paint the outside of the G. C. in exchange for the car which he figures is worth about \$350. We told him "never mind."

Forest Service--Dale is meeting with Cedar City officials on Friday. Any suggestions?

Roads--Dale White has a grader. It is stored at the Upper Cabin site for the winter. He graded the road to the cabins. One of my suggestions for next year is to make graveling the Meadow Canyon road, and the one to the cabins, a high priority. Letter from Forace Green offering to loan DSROA money to purchase a grader.

Rent cabins to deer hunters this fall? Oct. 17-27 is hunt.

Water rights.

Cook-out this Friday. Anyone want to come? \$10/person.

1988 Planning--suggestions?

Personnel for next year.

Miscellaneous

Adjournment

Next Meeting: 2nd Mon. of Oct.

MINUTES OF THE DSROA MEETING HELD SEPTEMBER 17, 1987

Time: 7:00 a.m.

Place: Utah Properties Office

Conducting: Dale Clarkson

Opening Prayer: Dixie Green

Board Members Present: Dale Clarkson, Nyle Willis, Bates Huffman, Geneve Beesley, Dixie Green

Others Present: Joy Jordan, Pat Clarkson

Items on attached agenda were discussed.

Reseeding BLM land - less than 100 acres are involved Joy feels that they can handle it with BLM seeders and other equipment.

Roads - Letter from Forace Green was reviewed, no decisions were reached except that we need to be aware of the problem.

Joy suggested that we take steps (insulation, cinder blocks) to make cabins less subject to frozen pipes.

Dale will meet, in Cedar City, with the assistant to the Forest Service Superintendent this week. There are indications of possible negotiations. The material we sent to congressmen and members were also sent to Cedar City.

\$10,000 in dues are owed by the members.

Joy is putting together the plans for 1988 and would like suggestions and help in looking for a management couple.

Renting of cabins to deer hunters was suggested to Joy by Oscar. If they wish to rent they are welcome to but we won't promote the idea at present.

Next Meeting October 12, 1987



DSROA

look up 1985 member cattle

DSROA BOARD MEETING AGENDA  
Friday, October 15, 1987

Place: DSR Office  
Time: 7:00 A.M.  
Conducting: Dale Clarkson  
Opening Prayer: Leo  
Roll: Duple, Bates, Ryke, Leo, Geneva, Jay, Oscar, Dale

Minutes

Old Business

Personnel for next year

*that Oscar would see the amount  
a contingency against it*

Forest Service - Dale's meeting in Cedar City was productive  
75 asked us to write a letter telling what fine DSR feed is fair  
BLM + Meadows Canyon. Cost for July 1 year - fine of \$1500.

The BLM did a controlled burn in the bottom of Slide Canyon about August. If we don't complete the seeding, BLM could hold us off the Allotment; they could hold us off the Allotment for not having the southwest fence finished, also. They can cut back our AUMs because we are not able to fully-utilize the feed on Deer Spring Point, even though the reason is due to lack of water. They want us to drill in the seed...no other suggestions will do. Of course, the better the seeding, the better it will be for our animals in the future. It will cost us about \$500. We budgeted for part of this, but the money did not come in as expected. Nolan Button offered to let us postpone payment but his prices are quite a bit higher than others. Karl Heaton will do it for about \$25/hour--this includes a cat, a big disc-drill, and an operator. He will do it right away, which is needed to utilize the moisture that is coming right now. Clark Lamb will do it in about a month--he will likely let us pay him in February. *Ed. noted to*

Budget for 1988

The facilities that are offered at Deer Springs, cannot be maintained on the present budget. Either more lots have to be sold or we need to find another way to increase the income. Deer Springs now owns a cabin. Karon suggested that we rent one continuously all summer. That means advertizing now. The probable income for 1988 of \$55,000 will take care of the maintenance but will not allow for the \$15,000+ that DSROA will owe DSR. The proposed budget allows for \$22,000 for employees. May I suggest that a copy of the budget again be sent to all members. I have had a number ask me where the money goes.

*Work project given to  
Dale Walker*

Roads

Cabins

*A ... .. is willing to work at*

DSROA

**DSROA BOARD MEETING AGENDA**  
Friday, October 15, 1987

DS for a week this fall painting, repairing cabins, etc. We are getting ready to close up the upper cabins right away and plan to close the bottom ones by November 1 unless a group from Belgium come to rent them and go horseback riding for a week.

**Conservation Work**

Benny has today and tomorrow free. He is going to work with Mel to get 2 more conservation dikes ready for back-hoe assistance. We cannot get paid \$3,500 or less for conservation until these items are completed. Benny and Mel also plan to work on the southwest fence on Saturday--I doubt if they can finish that up in one day--more like one week.

**Cattle**

Graff's cattle are rounded up and shipped. We are still looking for 4 more. We lost one in a cattle guard this year. Everything else is accounted for. Graff wants to bring his 200 head back again next year. This brings us in \$9,000/year.

**Water Sources**

If a member or a group of members decide to develop a water source, will they be required to pay the Association for the right? *No*.  
SCS has sent us a form about a High Lifter Water System.

**Miscellaneous**

**Next Meeting:** Second Monday of November -- 9th.

**Adjournment:**

DSROA

MINUTES OF THE DSROA BOARD MEETING HELD October 15, 1987

(by Dixie Green)

All Board members were present, Joy Jordan was also in attendance.

Road report and agenda were passed out.

The Jordans will stay on till the 1st of October 1988. Th would to clean the cabins and \$3,000 increase in the budget for personnel.

The Forest Service representative has asked Dale to write a letter telling the Forest Service what DSROA feels is fair for one year - 1985, the year rather than the \$11,000 was discussed with the Forest Service. Changing the grazing boundaries with DSR keeping the and releasing the was also mentioned.

BLM is unhappy with us. Ten acres need to be reseeded at a probable cost of \$500. Getting a loan from the bank was suggested. A motion was made by Leo Weber to contact Karl Heaton to do the job and see if we can pay him next year or to borrow the money. The motion was seconded and passed.

Leo also suggested that we set a day and get members to go to the ranch and build fence.

Roads were discussed briefly.

Water rights may be lost if not used by Nov. 1988. Dixie offered to look into the matter. Joy asked if individuals pursuing water rights for their own property would be in debt to DSR. Dale said no and she asked that that answer be put in the minutes.

DSROA AGENDA FOR BOARD MEETING, Monday, October 26, 1987

7:00 a.m.

Conducting: Dale Clarkson

Opening Prayer: Dixie Green

Roll: Dale, Pat, Leo, Joy, Oscar, Bates, Nyle.

Minutes -

Dale gave a talk <sup>Aspen - Jim + Kalob Plan - He wants</sup> like to restructure DSROA into this type of organization

Budget -

Reason for Loan -

Need -

Suggestions -

Next Year -

Recurring Cycle -

Misc. -

Next Meeting - 7

Public Relation - Dixie  
Sales + Marketing - Bates + Co

Adjournment assignments:

Dale - DSR book + DSROA

Oscar - Roads - Marketing -

Marketing - Bates - Dale - motion by Dixie

Dixie - Fuel Service + Water

Nyle - Finance + Cabin + Ranch Maintenance

Bates + Leo - Collecting Dues

Income Generation - Bates -

Evaluate Services - Kenene - Leo

Maintenance - Leo - Nyle

Roads

Oscar

Dixie

Painter

Alphonso

Terry Adams

Borrow \$8,000.00

Shorten hours

MINUTES OF THE DSROA BOARD MEETING HELD OCTOBER 26, 1987

Time: 7:00 am  
Place: Utah Properties Office  
Conducting: Dale Clarkson  
Attendance: Dale Clarkson, Leo Weber, Nyle Willis, Oscar  
Robinson, Bates Huffman, Dixie Green, Joy Jordan  
Pat Clarkson

Opening Prayer: Dixie Green

Dale discussed the role of DSROA Board Members. The board was organized into groups as follows:

Sales & Marketing - Bates & Oscar

Collecting Dues - Leo & Bates

Roads - Oscar & Dixie

Water & Public Relations - Dixie & Dale

Evaluation of Services - Geneve & Leo

Income Generation - Bates

Maintance & Repair - <sup>Nyle Leo</sup>~~Nyle~~ & ~~Bates~~

Reasons for the deficit in the budget were discussed. Large loan from last year had to be paid off, cost of Garden Cabin, \$10,243 was spent on extra materials etc., we lost money on cattle cutback, \$6,000 short on dues, no units sold, we may be offering too much for too little. Leo suggested that we pull back on services until the budget is solidified.

It was suggested that we try to rent cabins in May & October and push sales. Shooting range was suggested and a For Sale sign on DSR.

Inviting some of the more interested members for a workshop was suggested.

Leo motioned that we arrange for a \$8,000 loan to pay off bills through the end of the year.

DSROA BOARD MEETING AGENDA  
November 9, 1987

Conducting: Dale Clarkson  
Opening Prayer:  
Roll:

Minutes:

Old Business

Good news and bad news about the reseeding project. The good news is that it is nearly completed--today Gary Kalpakoff and Mel Heaton should finish up most of the 400 acres that the BLM burned in August and September. The bad news is that it took 64 hours @ \$30/hr. We did get a very good price because the price includes the driver; the seeding will be a plus for us in two years--it will make more and more-versatile feed for the cattle. The mixture includes grasses that will green up in the middle of the summer instead of everything in the early spring. It also contains some browse (4-wing salt brush). We used 4 or 5 bags of our own crested wheat, which Benny felt needed to be used because of mice getting into it. We still have 10 or 20 sacks of crested wheat seed in the granary; it has not been cleaned.

Again, I say the Conservation Project in the West Field is completed. The report will go into ASCS this week. We have now used all the \$3500 of cost-share money that was reserved for us. We built 5 dikes from cedar trees in the West Field, repaired the bottom Polywog Pond so that it now holds water and has an overflow area. Just this week we added 2 feet to its height with the D-4 cat. Before the top of the dike was only 1 inch higher than the bottom of the overflow outlet.

Roads

Animals

Forest Service

Finances

Bates

Miscellaneous

Next Meeting--2nd Monday of December--14.

Adjournment

MINUTES OF THE DSRGA BOARD MEETING HELD NOVEMBER 9, 1987

Time: 7:00 am

Place: Utah Properties Office

Conducting: Dale Clarkson

Attendance: Dale Clarkson, Leo Weber, Oscar Robinson, Dixie Green, Geneve Beesley, Joy Jordan

Opening Prayer: Geneve

Bates Huffman has passed away. It was decided that we should wait awhile before replacing him.

Refer to agenda on burn - It was suggested that we find out how many lbs of seed were actually used so we can check production rate for the future. We need a map showing the burned area. Joy said there were no plans in the future for burn or conservation projects.

Water rights are up on Nov. 30, 1988. Dixie & Dale will start working on it.

Report of plans for the roads was given by Oscar. Long range plan put together by Forace Green. If we use Clark Lamb we need to schedule him.

Animals - goats ruin hay. We decided to give them away. Mel took the chickens. Wendall Hoyt wants to send more cows out. He is willing to spend Sundays at the ranch.

Dale has written a letter to the Forest Service asking for grazing on our side of the mountain and offering to pay fee for 1985 - abt \$1700. No answer yet.

Terry Alderman has done some work on the cabins. Mel has been working on the fence.

\$10,000 was borrowed to cover debts.

Leo made a motion that financial matters be approved by Dixie. Dixie was put in as Treasurer of DSRGA.

DEER SPRINGS BOARD MEETING DECEMBER 12, 1987

Meeting was called to order by president Leo Webber.  
Opening prayer was by President Webber.

New members Fayon Hunt, Thois Chatterley & Nellie Hoyt were welcomed and introduced.

Members present were President Leo Webber, Dixie Green, Oscar Robinson, Miles Willis, Fayon Hunt, Thois Chatterley, and Nellie Hoyt.

Nellie Hoyt was appointed new secretary of board replacing Karen Jacobs who is not a property owner. Karen has done a real good job and is appreciated.

1st order of the meeting was about new policies at the ranch. we do not have any money & need to find ways to get the ranch back into a working business and self supporting.

FISHING::

There is a limit of three fish per person per week, (Members Only.) Permits will be on sale at the headquarters for guests. Fish cost us approximately \$1.00 each to plant.??? and replace.

Cattle:: Members allowed to put 2 head of cows. (cow & calf, counted as 1), for each unit they own at deer springs, May 15- Oct. 1, each year. Any extra cattle, \$10.00 per head per month. (Partial Month \$10.00)  
Per unit owned,

Horses:: 1 Horse/counts as (2 cows), unless the horse is used on the ranch by the association, ( Rides, herding cattle and ect.) \$20.00 fee per month (Or. 1- May 1), \$20.00 per month (\$30.00 Per month if needing to be fed extra.) Full time.

Cabins:: Members responsible if let someone else use there weeks in the cabins. (If not left clean. A \$50.00 dollar charge will be charged.)

Both Fayon and Nellie had to leave to go to work.

Meeting will be next Monday at 7 A.M. Utah Properties Office.



DSRDA BOARD MEETING AGENDA  
Monday, December 14, 1987

Time: 7:00 a.m.  
Place: UP Inc. Office  
Conducting: Dale Clarkson  
In Attendance:

Minutes

Forest Service update by Dale.

Collections--by Leo

Ranch Status--by Joy

Water Development--by Dixie

Roads and Sales--by Oscar

1988 Budget

Possible partial sales person at DSR?  
Monthly limit on gasoline?  
How can we control long distance phone expenses?  
Special assessment to pay Forest Service fine?  
"FOR SALE" sign by DSR?

Bates' replacement?

1988 Personnel

Assessments

Misc.

Next Meeting: 2nd Monday of January

Adjournment

1987  
1986

MINUTES OF THE DSROA MEETING HELD December 14, ~~1976~~

Time: 7:00 am

Place: Utah Properties Office

Conducting: Dale Clarkson

Attendance: Dale Clarkson, Leo Weber, Oscar Robinson, Nyle Willis, Dixie Green, Joy Jordan

Opening Prayer: Dixie

Letters, attached, have been written from and to the Forest Service. Dale is going to suggest that the matter be settled by Arbitration. Statute of Limitations should have wiped out everything charged before 1980.

Leo is going to get together with Dale and discuss collections from back dues. If DSR repossess, the back dues on that property are guaranteed to DSROA.

Roads were discussed. Dale brought up the possibility of the county maintaining the meadow road. We decided to wait until the problems with the forest service are resolved.

Ads to help sales are coming out in the St. George Mag. and other places. Oscar is working with American Ranches and Recreation Co. They are interested in DSR type of developments. We anticipate active selling in 1988

We discussed member development of water. We will need permission from the Forest Service to run pipe lines over Government Land. Letter has been written to Kris of BHP-Utah International, who has offered to help us locate well sights in the area. Members will be guaranteed the right to buy in to water developments. Control to stay with DSROA.

Budget was reviewed. We will take it up in more detail later. Assessment for 1988 was assigned the same as last year \$250/lot.

If it is need, when the Forest Service problem is resolved, we will make a special one time assessment to cover the cost and get us out of the red.

We are not going to worry about replacing Bates for awhile.

A couple from Fredonia are interested in working at Deer Springs we will probably be able to work them into the management position in 89.

A sales person, on sight, who would also help with the cabins was suggested.

1988

Members Assessments	40,000
Past Due	1,000
Cattle	9,000
Catering	2,250
<b>TOTAL INCOME</b>	<b>52,250</b>
Cabin Rental & Other Income (You?)	13,575
	<b>65,825</b>

Cabin Rental (726 for 18 units) 5,000

alternatives

Employees & Vehicle	20,400	
Mel - A-A-J-J-W	5,500	
Justin J-J	400	
Joy A-M-J-J-A-C	6,600	
Benny J-J-A-S	4,400	
Woman A-M-J-J-A	2,500	
Gasoline 3 days/wk 540	1,100	
12 gal/wk for women	3,000	
Meat		
Fish 1,000	1,600	-1600
Chicken 50		
Larders 25		
Hogers 500 (hay)		
Butane (\$15/wk/cabin)	3,000	-1000
Watering	700	
Office phone secretary copier supplies	6,550	-1,500
Shirts	3,000	-1000
Supplies 1000		
Repairs & Laundry - 1,000		
Replacements 1000		
Headquarters	2,500	-100
G.E. cabinets 2,000		
Roads (grader) & Snow Maint.	4,500	-2,000
Equipment	2,500	
Leasing (1987)	2,000	
Insurance	3,000	-1,000
Property Tax	2,000	
Corporate Tax	1,500	
Forest Service	1,300	-300

1986 Jan - 35K - 10,000  
 1987 - 35,500 April 47  
 For Ser 12,000

Greeting to Forace and Dixie!

Thank you for your letter. It sounds like I might have some professional guidance and personal instruction on the proper grading of roads and drainage construction from your friend. That's great!

I'm glad to be working with you on the road committee. My only concern is that there are so many many miles of almost destroyed roads...probably over a hundred miles...that if they are to be all repaired...need a much more powerful and newer grader than my old Gallion. The grader is in good condition...and I'm putting it in even better shape with a new cutting edge and some other things in the spring...however, its not like a new and powerful diesel powered grader that is designed to run all day long most of the year.

Never-the-less, we'll see how things work out. My original premise was to use it on the road between the ranch headquarters and your mountaintop and on a few roads that people really needed. However, it might be a tuffffer old machine than its 37 years would indicate.

Forace, if we are to move on that spring over on the National Forest land, the one that used to water the sheep in the old wooden troughs that are still evident near the new gate, the spring that fed the 1/2 inch galvanized pipe that gave the canyon its name...PIPE CANYON...and which was actually used in the past...you need to drive to PANGUITCH and visit with the right people in the Forestry Department. Dale Clarkeson has somehow never got around to doing this. And with the hostile climate against the Ranch by the Forestry Department, it would probably be best if you...a man with a golden reputation...would approach them on seeing what can be done to use the water coming out of the spring.

I have a lot of pictures of the spring which indicate that probably about 1/2 of 1% of the water is needed to fill the automatic watering trough that Val Cram installed at the site (for the Forestry Department a few years back) and most of the water just runs down the hill. If they would allow us to use the water and to maintain the system and do whatever they would like to see done at the site, that might be the best way to get water to our mountain.

I am pretty sure that gravity flow would bring it over to where we could put it in a tank on my property. We know it made it up the hill to Dale's lot (where the old wooden troughs are now) and that isn't much below my property.

WHITE  
PRODUCTIONS  
87  
WEST  
SIERRA MADRE  
BOULEVARD  
SIERRA MADRE  
CALIFORNIA  
91024  
818/355-1116

The problem is getting the others to cooperate with us on buying the 1 inch PVC pipe...or perhaps 3/4" pipe...dig the trenches...install an automatic drainage system at the low spots to drain the water in late fall...put air pressure to the system to get out all the water...I have a good sized compressor...and install the tank and a pump if necessary.

Dale Clarkeson's children own one parcel and I don't know about the other people that we would want to get to participate. Its a long run but probably the only way to get good water. The problem is whether the Forestry people will agree that since the spring was improved and used by the Ranch in years past if they will feel we can use it again. You are the best man to look into this thing and to see if you can get the others to participate. If anyone will help buy the pipe and help on paying trencher rental fees, that would help. If they say "no!"...let them understand they won't be able to tie into our system until they pay a proportional participation fee to repay the initial builders later on. "No pay...no drinkee." Sound fair?

If we need to make a formal presentation to the Forestry Department I'll use some of my many photographs and make up a little VHS video tape presentation presenting the facts and pictures.

Look forward to seeing the gate and you and Dixie soon.

Hey! I just thought of something. I need to send you a audio cassette of the first draft of a script for a documentary television program titled: IN SEARCH OF MONTEZUMA'S LOST TREASURE! I stole some stuff here and there, but most of it is mine. I got a lot of information from Ora Nell Judd and others and have been working on this thing for 10 years. I had my narrator record it and put some music with it in hopes I could use it to encourage some investors or perhaps a Foundation to give me a grant or something so we could get it on The Public Broadcasting Network or other television network. See if you don't like what I've done with it. I've got a videotape to go along with it...shots of The White Mountain...interviews with Ora Nell and her mother-in-law and people who help to make the story most believable. The tape is only for the purpose of getting interest in the project. If you have a VCR let me know and I'll send you a copy of the video. However, the audio cassette stands on its own and I take a little theatrical license now and then...but after 10 years of research and stealing from magazine articles here and there, I've compiled it into what I think would be an exciting story.

Enthusiastically yours,

  
Dale White

P.S. Tape is  
in stereo.

Keep it!