

*Fleur du Lac Estates
Fall 2019 Newsletter*



FLEUR DU LAC

FALL 2019

FDL ~ DRAPED IN GOLD

Despite our wishes for a long and balmy "Indian Summer" NOAA reported that October 2019 was the coldest October in a decade across the United States. The cooler than normal October allowed the abundance of Fall flower blossoms to persist much longer than usual making for a spectacular showing against the

gradual changes of the surrounding forest backdrop.

Many off-season projects were busily

underway behind the scenes this Fall property-wide at Fleur du Lac with punch-list items being wrapped up, clean up of workspaces, heat tape installed and heaters serviced, finishing touches on our new service road and more. Things have been bustling to prepare for the cold winter ahead, just in time for our

first snowfall of the season about a week before Thanksgiving.

Always first to open, Mount Rose had to make snow to be able to pull off opening on their target date of Oct. 25th starting with just one run and building incrementally from there encouraging folks to purchase a ticket for \$20 and use that as a down payment – good for \$50



toward their season pass! All the major ski areas, of course, anxious to open for

Thanksgiving were able to spin at least a few of their lifts by mid-November in time for the die-hard ski and board junkies to take advantage of it over their Thanksgiving Holiday, while just down the street, Homewood Mountain Resort opens Dec. 6th, so we're off to a great start for the upcoming Winter season!

TAHOE CITY ROUNDBABOUTS COMPLETED

For those of you who haven't been here in a while, you can look forward to skipping the traffic light in Tahoe City and breezing right on down the West Shore. The long-awaited installation of the new Highway 89 connector bridge and accompanying roundabouts are finally completed which should greatly improve the flow of traffic along the west shore in our peak seasons. Still to be completed reconstruction of 87 year-old Fanny Bridge from the wye intersection south of Save Mart to the entrance to the Transit Center may commence in the Spring of 2021 pending a local match of a 21.5% funding provision for which a new contract is under

Negotiation according to the Federal Highway Administrations website:

fh.fhwa.dot.gov/projects/ca/truckee

FALL 2019

YACHT CLUB UPDATE

Folks may notice some changes in the Yacht Club these days. In keeping with the Boldt's already established Boating Theme, Doug and Gabriella Stuart have kindly donated additional photos to adorn the walls. You may notice other improvements too, as Doug also volunteered his time installing measures to prevent accidental damage from the elements. You will

note that several windows and doors now have signs that they DO NOT OPEN. Please note that there is still adequate egress from the building, and do not attempt to open them until these measures are removed. In an attempt to reduce costs, we have been making repairs to the heating and hydronic systems but will be reducing the temperature setting to around 60° this winter unless

there are many folks in residence who may want to use it. If you wish to use the building, please be sure to let us know in advance so that we can have adequate time to warm it up for you. Along those same lines, we will no longer use the Hydronic heat for the walks there until they have been shoveled, and only then used briefly for the purpose of melting ice.

CRITTERS

A big part of life here in the Sierra is co-existing with our four-legged forest neighbors. Bears, coyotes, raccoons, porcupines, mountain lions, & bobcats, as well as rodents such as beavers, voles, bats, muskrats, and squirrels, can become a nuisance at times. We do our best to encourage critters to go elsewhere, but we sometimes must resort to stronger dissuasion measures. Lately, this has been the case with voles and other rodents. Underground bait stations have been set out. When found emptied, the stations were rebaited, so we anticipate fewer issues both inside homes and outside in our lawn areas with burrowing varmints there.

A Mountain Lion was spotted on the property late one Nov. night, so be mindful when out at night and don't let dogs out unattended.

Hyperphagic in the Fall, (and ravenous in the Spring) Bears consume as many calories as they can, and we are doing our best to ensure that they go elsewhere to fatten up for the winter. Catch and release traps were on the grounds several times this Fall, but Yogi and Boo-Boo

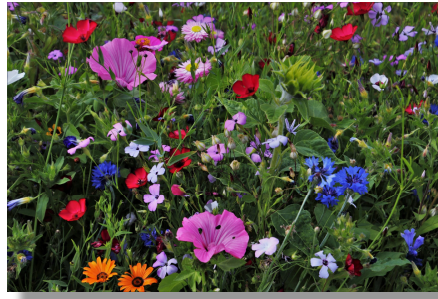


were a smarter-than-the-average-bear and took advantage of other, easier pickings in the Tahoe Pines neighborhood. To better enforce the deterrent message, some owners here at Fleur du Lac have opted to have Ryan Welch from Bear Busters (tahoebearbusters.com ~ 530 592-9844) install electric bear mats at their doors. Please be sure to warn guests and children to always assume they are electrified and to stay off of them. One can safely walk on them with shoes on, but if one happens to kneel down and touch it with a knee and a hand simultaneously, they will receive a shock from this low amperage device. The high voltage delivers a strong deterrent message, but the minimal amperage is not enough to harm even a squirrel. [Bear vs. deterrent mat.](#)

Mats are currently at the doors of Units # 6, 16, 19, 21, and 22. We turn them off ahead of the owner (or guest) arrivals when we have received notice.

WELCOME NEW STAFF MEMBERS

You may notice some new faces on the property! Please be sure and welcome our latest security team member, Kyle Cota, from Maine. He has been in the Tahoe Basin since 2007 and will be an energetic presence on the grounds on Wednesday and Thursday nights (TJ's nights off). During the day, he's the Lead Painter for local Painting Company, Big Blue, and he's working toward getting his license soon. Some of you may have already met our other new team-member, Cameron Emami, who will be around to fill in on an as-needed basis in the event someone calls in sick, is out on vacation, or we need additional help. Cameron is a big jovial fellow who is eager to help when and wherever required, and we hope everyone will welcome both Cameron and Kyle into our Fleur du Lac family.



LANDSCAPING & IRRIGATION

Additional funding over the last two years has done wonders for our landscaping improvement progress. Marty and his team have had many compliments, but there is much yet to be accomplished to keep the ball rolling. As with numerous other components of our infrastructure, the irrigation system also is aging and in need of repairs, replacements, and upgrades. Marty is working with the Price's Horticulturist, Helmut, as well as Christine Savage from Greenscapes, to map what's here and plan these ongoing improvements. Next Spring work will resume so that we can continue to both improve upon what we have, and fine-tune these systems for our evolving landscaped

areas. Drip irrigation will be installed at flower beds and lawn areas will be assessed to provide the right amount of water for each area according to need hopefully eliminating the soggy and overly dry areas going forward.

WINTER SAFETY

Winter is just around the corner, and along with it come some hazards present in snow country that you will not encounter elsewhere. Please remember to keep yourselves and kids safe from these potential dangers. Ice and icicles falling from these high roofs can pack a significant wallop, and snow can collapse entrapping an unsuspecting victim, possibly resulting in suffocation. We want to make sure everyone has a great time here with no incidents or injuries, so be sure to take precautions on slippery walks and around any structures during the winter months. Be safe out there!

*FROM THE DESK OF
MAINTENANCE SUPERVISOR,
ED PLATT*

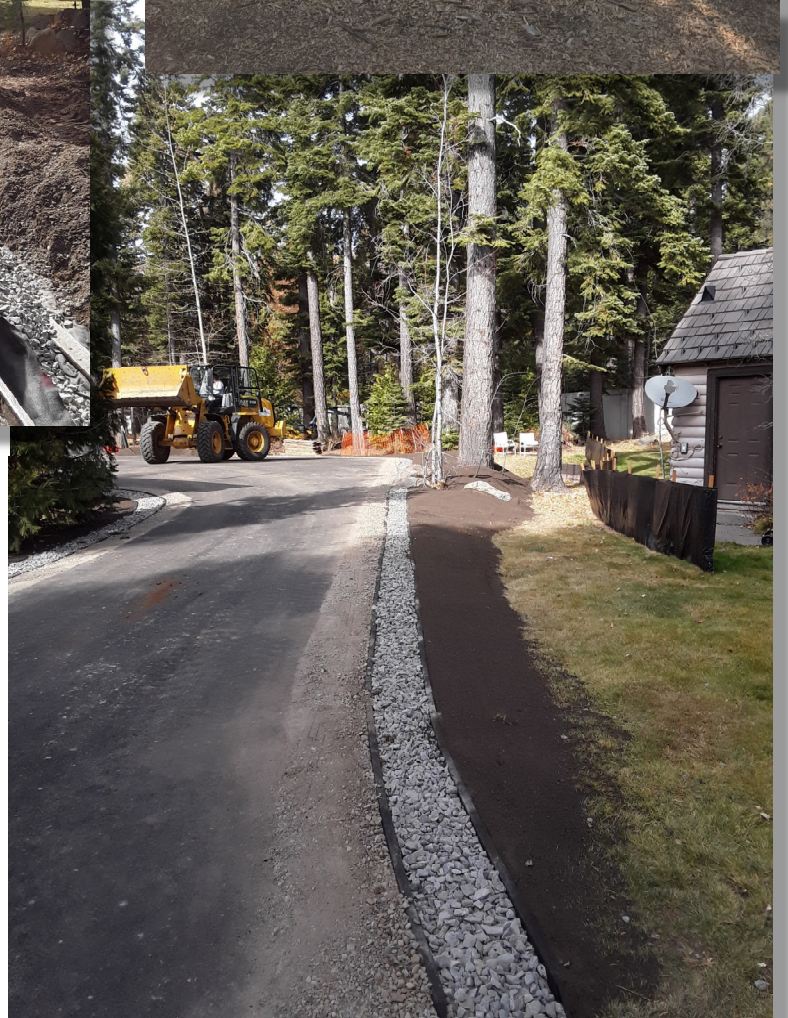
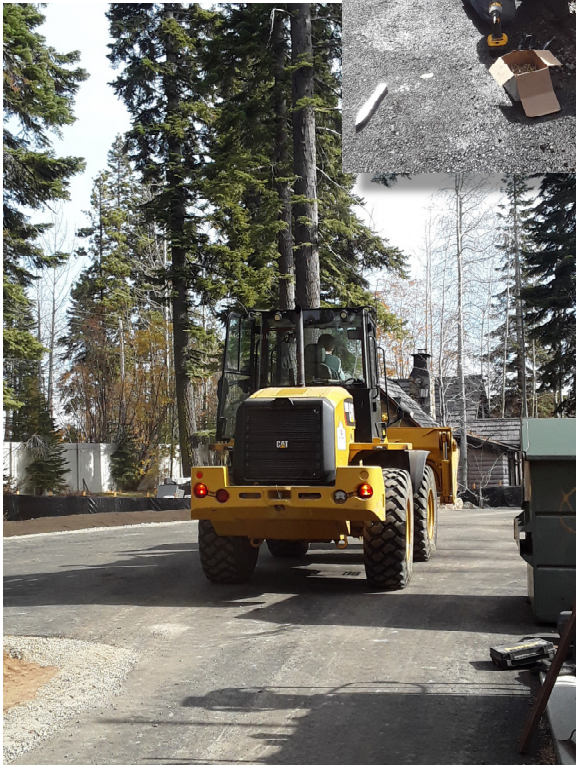
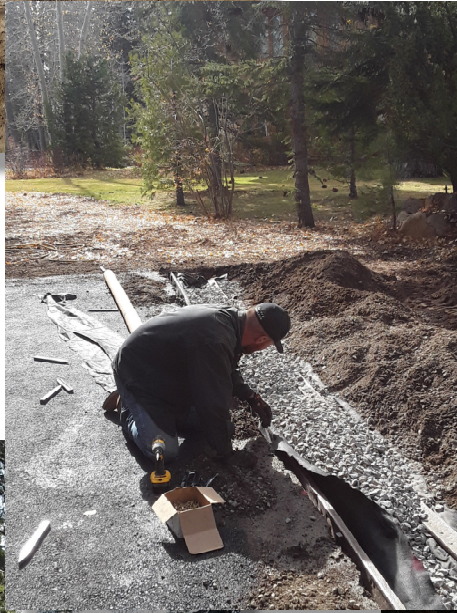
Greetings All, Ed here. We finally got our service road in. Not without some drama mind you. To explain, we ran into some contaminated soil while excavating for the service road. It was in the back, outside of the maintenance garage. We are not sure when or from where it came. The contamination consisted mostly of heavier oils (maybe hydraulic oil or motor oil) and does not pose a great danger of water pollution. However, it needed to be reported to Rebekka Fine at Placer Co. Environmental Health, then tested and hauled to an approved hazardous waste dump site by a licensed Haz-Mat Contractor, and local excavator, Mike Clauss. They both did an outstanding job at a difficult time. We were right at the digging deadline when we discovered the contamination. Rebekka and Jan Brisco (our shoreline and TRPA consultant) were able to get the proper extensions to allow us to finish the project.

Consequently, we have stepped up awareness of oil leaks in the Bobcat and other equipment. We've purchased and installed an oil/water separator to filter snowmelt from the blower on the Bobcat, which will contain contaminants allowing us to dispose of them properly. Anyway, the new service road has improved our life here dramatically. We have gained five parking spaces and moved the dumpster out of sight so that it's now hidden back on the Grand Ave. side of the garage.

We've also gained better access to the fuel tanks and the rear entry of the shop where the Bobcat lives in the winter. We had been previously accessed that door via a dirt road, which turned out to be in a stream-environment-zone, which is a big "no-no" per TRPA rules. To comply with TRPA regulations, the road had to be hardscape with proper drainage installed. Even unpaved, it was considered coverage (because of the "compacted earth" condition). We now have about the same amount coverage but have gained parking and access to a less fragile section of our property, in a non-stream-environment zone. The old abandoned road will be fluffed up to de-compact it and re-vegetated and restored next spring and summer.

Upon completion of the project, Doug Stuart noticed how dark it was in that freshly paved area and took measures to add a motion sensing light for us back there, allowing safer access to the dumpster on these cold, and wintry nights. Doug also took charge of cleaning up much of the shop and organizing things to allowing our team to keep pushing forward on the multitude of other winterizing projects at hand.

Thank you, Doug!



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Pete Mondschein ~ Day Shift
Kyle Coda ~ Swing shift
Cameron Emami

Contact Information

Office: 530 525-5261
Lane Murray: lanem@fdlestates.com
K.T.: office@fdlestates.com
Ed Platt: epd@@fdlestates.com

Landscaping Staff

Danny Corona
Lisa Finlayson