

Spearfish Canyon Owners Association Members,

I will start my first newsletter with a welcome back to the Canyon for many of you! The long cold winter has passed and Spring/Summer has arrived. For all of us, and particularly those that winter in the North, it has been a long one.

There has been activity over the Winter months on the SCOA front. The makeup of the Board has seen some changes. We have had several board resignations for various reasons. Our President, Gene Shaw and Tom Adams have both resigned. Our Treasurer, Jim Benson, has resigned also as he has sold his properties in the Canyon. These gentlemen have devoted large amounts of time and effort into our owner association and Canyon. Jim has really done a great job on the treasurer front and Gene has spearheaded our efforts on the Mt. Pine beetle initiatives with the Forest

Service and County. He also was very involved with our efforts regarding the Deadwood Standard Mine including a DVD that was used to tell the SCOA position on the mine. Tom Adams of course was there with his direct questions and willingness to call the question when needed. When you get the opportunity throughout the summer to thank these folks please do so.

With the above mentioned changes some of our roles have changed. Pam Haugland has agreed to serve as Treasurer. Steve Fox and Bob Morcom have agreed to join our Board, which, as a Board we can fill open positions when needed. That said we have open three positions which we will fill at our annual meeting time. Let us know if you are interested in being on the Board.

We have had several issues of note to work on over the winter. The first I will mention is the Architectural Review Committee guideline changes. Most significant of these is raising the maximum square footage allowance to 3500 sq. ft. from 3000 in dwellings which have no basement. It was felt that by increasing the size maximum we might avoid the trend of putting living space in garages or outbuildings, thus eliminating some of the problems with plumbing/water in secondary structures. If you are contemplating remodeling or adding on you will need to review the building covenant guidelines with the ARC. We also updated the setback requirements so that they are in line with Lawrence County's new requirements. Again, check with ARC and or review these changes on our website.

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The Deadwood Standard Mine development has been a topic of great concern for our organization for some time and continues to be so. Action on the part of DSM has been quiet over the winter, but we continue to follow activity related to it. There has been contact with Don Valentine, one of the principals in the mine project, about possible changes in their plans for development. As of now they are formulating plans for an alternative to their original proposal. We will stay in contact with Don and his group to insure the interests of the Canyon and its residents are primary and protected. Just as previously done with regard to the mine, we will need SCOA members help to track development and get involved when called

upon. Many of you are permanent summer residents and will be able to monitor activity and attend meetings related to this issue, and we need your involvement.

The Mountain Pine Beetle is still alive and well in the Black Hills. You needn't look far to see evidence of this fact. The County and Forest Service have worked hard in Lawrence County to try and mitigate damage, but it is a huge task. Our cookbook project has provided some funding for thinning efforts in the Canyon, along with the generous contributions from our members and others, yet the bugs still advance. We can only ask that you handle your property with thinning and spraying where possible, and you can obtain Forest Service permission to thin on the ground near your property also. You would think that the October blizzard would have helped with the bug trees, but alas I think it got more healthy trees, which you will see when you arrive in the Canyon. The fall blizzard damage was extensive. There has been much cutting

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done by the power companies to insure less power interruptions in the future which will benefit us all.

You may have noticed that you did not receive a newsletter over the winter. We have been looking for an outside entity to print and put together the newsletter. We now have hired one and, with this letter, will begin that relationship. The newsletter, as we grew accustomed to, was a lot of work for one or two folks to complete, so we have decided to hire it done. We will still solicit your help with writing articles and submitting pictures. It is your Canyon newsletter so get engaged and help make it the best it can

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Fire Wise for SCOA

Winter has almost left the Canyon and what a winter it had been with record amounts of snow (338 inches according to one canyon resident) and lots of damage visible everywhere. Most of you that have not seen the canyon since last fall will be shocked at what has occurred. The clean- up and disposing of the storm debris will be a big job for everyone. Individuals can haul the debris to the Lead-Deadwood disposal site on Yellow Creek Road, there is no charge. There are charges for items such as household material and appliances. Spearfish will issue "Dump Passes" for use at the Spearfish Disposal Site north on US85. Dump passes will be available for pickup at the Spearfish Canyon Fire Hall, please see Gerry Bennett.

Individual home owners are encouraged to take measures to reduce the potential for fire damage to their property. Guidelines recommend ladder fuel be no less than 6 feet above the ground and best if 20 to 30 feet above ground. Ladder fuel refers to path of fire from ground to tree canopy. Landscaping techniques around the structure can reduce fire intensity. Also firewood piles should be kept at least 30 feet away from any structure .

Our Fire Wise organization is preparing for the summer clean-up day and other duties related to fire protection in the canyon. We plan to have information handouts and videos to educate our residents on wildfire risk and the kinds of safety action they can take to reduce the likelihood of losing their home to wildfire. Another concern for canyon residents is to prepare an evacuation route in case of a major fire.

Our annual FireWise Day will be Saturday August 16th, starting at the Fire Hall. Information will be mailed in July to all homeowners and covered at the SCOA annual meeting at the Lead Country Club on July 19th. Any SCOA member that would like to be a part of the FireWise Committee, please contact Harry Matti after July 1st, when I return to the canyon.

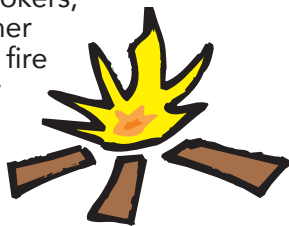
Harry Matti

Chairman of Fire Wise Committee for SCOA

Remember the Fire Rules

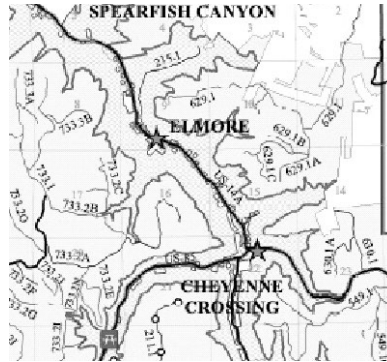
No incinerators are allowed in Spearfish Canyon. Outdoor cooking, heating, decorative equipments, fireplaces, charcoal or gas cookers, chimneys, fire pits, or any other similar equipment must have fire screens over the chimneys or open flame areas and **must not have open flame extending above the screens.**

A permit with instructions for a "fire pit" must be obtained from the SD State Forestry Division at 11361 Nevada Gulch Road at the bottom of the road to Terry Peak. Their phone number is (605)584-2300.



Canyon Travel Prohibited

With the wet spring weather, the forest floor is very soft and spongy. It is advisable for off-highway-vehicles to stick to gravel roads at this time. Stay out of the mud and don't go around gates and barricades.



For SCOA members' information, the Black Hills Phase I Plan specifically prohibits off-roading of motorized vehicles in Spearfish Canyon. If members see violations, report it to the USFS, or to SCOA Board Members who will report it.

To view the current trail issues discussion at the USFS go to:
<http://www.fs.usda.gov/detail/blackhills/maps-pubs/?cid=stelprdb5203192>

Presidents letter continued from page 1

be. We have made strides in posting minutes and other information in a timely fashion to our website, with Deanne Hoyer implementing changes. Take a look at the site and give us ideas or information to include.

One other item is our concern over the rental of properties in the Canyon. The covenants on this matter are very clear and, at the bequest of members, we will be aggressive on enforcing the covenants. Local realtors will also be informed about the covenants so they have no confusion when discussing properties and responsibilities with clients.

Finally I will touch on our annual meeting. It was felt that last year's format and site were a huge success, so we will do the same this year. We will hold the meeting on Saturday, July 26 at the Lead Country Club. Social hour begins at 5 pm and the dinner will be served at 6 pm with the meeting to follow. I would encourage all to attend as we will need new members for our Board, as well as it is a great time to socialize with your neighbors. Make a point to be there. Feel free to contact myself or any Board member with concerns you have, but remember, we all have a role in protecting the Canyon and SCOA matters. Well there you have it, my first newsletter. I hope this finds you ready to embrace summer and the Canyon. Thanks and hopefully we cross paths this summer.

Steve Paula, President

Architectural Review Committee

Members of the Architectural Review

Committee examined new house plans submitted by Randy and Elaine Jilek at 21425 Hanna Road. Jilek discussed the fact that the low-lying lot does not afford him the ability to build on a basement. He requested that the ARC consider increasing the square footage allowance for above-ground homes. After examination of the proposal, the committee recommended to the board of directors that the design guidelines allow 3,500 square feet of living space to above-ground homes with no basements. The existing 3,000 square foot rule still applies to homes with walk-out or submerged basements.



This allowance would hopefully also decrease the tendency for various owners to squeeze extra square footage of living space onto or inside their garages. The board voted to effect this change.

At the same time this design guideline was changed, the setback requirements were changed to be in line with Lawrence County new setback requirements.

The committee is currently working on approval of new home plans submitted by Ray and Judy Rossi at 21442 Hanna Road. Members of the committee are Bob Morcom, Ralph Reausaw, Dave Palmer,

Steve Fox, and Harry Matti.

Spearfish Canyon Owners Association Board Elections

Notification: As a member of Spearfish Canyon Owners' Association, you are hereby notified of the annual member's meeting on July 26, 2014 at the Lead Country Club. A free catered dinner will be served at 6:00 p.m. with the annual meeting to follow. A cash bar will be available.

Board members whose terms are over include: Tom Adam, Bob Geis (term being finished by Bob Morcom), and Jim Benson (term being finished by Steve Fox).

Nominee for the board, Bob Morcom

Bob Morcom is a lifelong resident of the Black Hills graduating from Lead High School in 1970, South Dakota School of Mines in 1974 with a B.S. in Civil Engineering, and the University of Wyoming in 1976 with a B.S. in Industrial Management. He has worked in the region as a registered Civil Engineer for over 30 years and has been employed with TSP, Inc. Architects and Engineers for the past 24 years. He is the Managing Principal of TSP's Rapid City office, Civil Engineering Department Head, and a member of the Board of Directors. He is married to Cathy Sulentic-Morcom owner of Black Hills Physical Therapy in Spearfish also a lifelong Black Hills resident. We co-own a cabin at Cheyenne Crossing.

Nominee for the board, Steve Fox

Steve Fox has been a Canyon owner since 1991. He and his wife Lisa, are parents of four children; Zach, Theresa, Joey, and Emily who were raised on Spearfish Canyon meeting potlucks. He is a general dentist of Fox Dentistry in Lead.

News from the Fire Chief

Gerry Bennett, fire chief of the Spearfish Canyon Fire Department wishes to invite canyon owners to the monthly potluck dinner and fire meeting on June 30 at 6 pm. Attendees should bring a dish or dessert to share. The summer potlucks are on the last Monday of every month and everybody is welcome.

Bennett reports that the Spearfish Canyon Fire Protection Tax District is in good shape financially. They have paid off the mortgage and are saving up for a new fire truck. The old one is 1984 vintage. The fire protection district currently assesses Canyon owners 1.152 mils.

The fire department is accepting new volunteers and currently has 23 on the roster. Bennett states that he needs to place a couple of new people on his board. Board president, Jim McGinnis died of



cancer this winter. His widow, Bonnie is residing at Edgewood Vista in Spearfish.

Activity over the winter was varied. Bennett reports responding to two fires, one propane leak, a power pole fire next to the Hanna Pump Station, and a bonfire mop-up on Long Draw. He also related that a break-in occurred at the Gali cabin, and a car accident resulting in a fatality happened during the winter.

The October 4th blizzard took its toll on the trees in the canyon and power was out for approximately 5 days. People were stranded in place until snowplows could break through. Generators came in handy if you had one. Sadly, Gene Horrell died when he

entered his garage in which a generator had been running all night long. The fumes overcame him before he could open another door.

Absentee Ballet

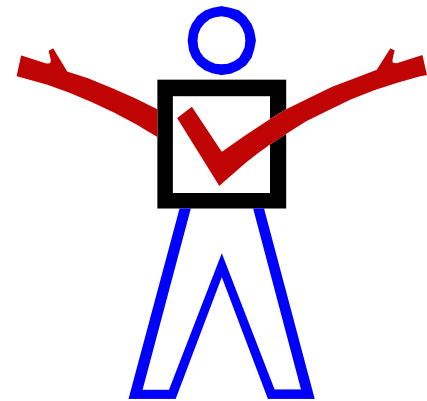
Fill-out and mail-in by July 18, 2014, if you are unable to attend the meeting.

(Darken the square for three)

Bob Morcom

Steve Fox

(Write-in nominee or leave blank, as someone will probably be nominated from the floor)



Please sign your name, date, and Spearfish Canyon Address:

Spearfish Canyon AT&T Cell Tower Status Update

The latest information available for the proposed installation of the AT&T Cell Tower is progressing rapidly. Mick McManman, the representative for Velocitel, who is the design contractor for AT&T, has been in contact with SCOA and the management of Spearfish Canyon Lodge throughout the design process. Spearfish Canyon is a very difficult site to determine an optimum location to get extended cell coverage. Initial locations were considered at Cheyenne Crossing and at Savoy. AT&T RF determined best coverage for the canyon would be at Savoy. There were two locations, the first was north of the Latchstring Inn Restaurant parking lot and the second was across from the Spearfish Canyon Lodge, on the west side of the Roughlock Falls road.

AT&T has determined the better of the two sites is across from the Lodge. The new tower will be a 199 foot monopole instead of a stealth tower. Last fall we were shown simulated photos of the AT&T stealth pine tree at the restaurant location. It was not very well received by some of the homeowners.

Mr. McManman is preparing photo simulations of the new location and will present them to the SCOA Board at the June 7, 2014 meeting. AT&T will also have to prepare lease arrangements with the Spearfish Canyon Resorts, LLC, as the tower will reside on their property. This, along with the approval of the SCOA Board will be necessary for AT&T to request a Lawrence County Building permit. The project is expected to be complete by late October 2014, unless there are NEPA or other regulatory delays. In that case the schedule could be as late as Spring of 2015

Anyone with questions can contact the writer.

– Harry Matti

Is it Occasional?

The rental of lodging accommodations or campsites is subject to state sales tax, tourism tax, and the applicable municipal sales and municipal gross receipts tax. Some individuals may occasionally rent their home, cabin, a room in their house, or allow someone to camp on their property. An instance of this could be rental of property in the town of Sturgis during the annual motorcycle rally.

If the occasional rental is for 10 days or less in a calendar year, no tax is due on the rentals. Please review the Hotels, Motels and Campgrounds Tax Facts on the S.D. Department of Revenue's website at: <http://www.state.sd.us/drr2/business/tax-facts/hotels.pdf> or contact them if you have questions regarding the tax on lodging. 1(800)829-9188.

According to the Third Amendment to Declaration of Covenants, Conditions, Restrictions and Reservations for Homestake Cabin

Lot Sales In Spearfish Canyon:

1. (b) Rental Use. No Lot or Dwelling Unit shall be rented to non-family members for more than 14 days during any calendar year. Owners are obligated to insure compliance by Renters with this Declaration and all Spearfish Canyon Rules.

Building Permit Procedures

The Architectural Review Committee has a packet for people who want to obtain a building permit in Spearfish Canyon. The packet contains the SCOA building permit application and copies of the building rules and pertinent covenants. You can also get it on the SCOA website.

Before any kind of external work is done, the home owner or their builder may fill out the application, and supply the necessary drawings to the any ARC member so that the committee persons may begin a review of the project.

When they approve the project, ARC members sign the application and drawings, and return it to the owner or builder. The owner then refers their project to Lawrence County with the completed L.C. building permit application for approval.

Be advised that the LC Planning and Zoning office is not responsible for explaining or enforcing SCOA covenants. Their only concern is that the SCOA permit process has been followed before they take action on a L. C. building permit.



"The purpose of this organization shall be to maintain the beauty, serenity and attractiveness of the Spearfish Canyon, and monitor and protect the water quality and flow of Spearfish Creek and its tributaries and to preserve in perpetuity the covenants and conditions placed upon said property by Homestake Mining Company of California."

(Section A, Article III, Articles of Incorporation. Spearfish Canyon Owners' Association)

Spearfish Canyon News...

is a newsletter by and for the homeowners of Spearfish Canyon Owners Association.

Send comments and articles PLEASE to Carol Reusaw: Caroljeanie@yahoo.com.

Many thanks to Dee Sleep with Chicken Creek Communications, LLC, for printing our newsletter.

Our website is: <http://www.canyonowners.org>

2013-2014

Board of Directors

President – Steve Paula,

Vice President – Harold Matti

Secretary – Carol Reusaw,

Treasurer – Pam Haugland

Executive Committee Member – Roberta
Noel

Directors – Harold Matti, David Palmer, Bob
Morcom, Steve Fox

Committees:

Environmental/Weed – Dave Palmer

Firewise – Harold Matti, *Chair*, Gerry Bennett,

Ray Rossi, Paul Thompson, Jack Billington

Architectural Review – Ralph Reusaw, *Chair*,

Harold Matti, Bob Morcom, Dave Palmer

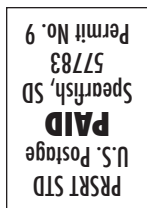
Deadwood Standard – Roberta Noel

Adopts-a-Highway – Bob Geis

Nominating – Roberta Noel

Newsletter – Carol Reusaw

Remember your 2014-2015 annual assessment of \$100.00 is due now!



Spearfish Canyon News Letter
P.O. Box 480
Lead, SD 57745

