

# Coyote Creek Howler



Newsletter

December 2007

*Randy Krivoshen, President*

Welcome to a New Board of Directors.

Your Board of Directors has changed since the last AGM in September. We welcome 3 new members and thank the remaining members for volunteering their time.

Your new Board of Directors are as follows:

President: Randy Krivoshen  
Vice-President: Gerry Provencal  
Treasurer: Karen Manley  
Secretary & Welcome/Social Director: Dianna Radke  
Water Services Director: Ken Curley  
Communication Director: Evelyn Parnell  
Operations Director: Doug DeHoop

You will notice that Frank Parnell is not on the Board as elected. He has changed employment which enables him to fulfill his commitment as a Board Director. His wife Evelyn has agreed to fulfill his duties, and the Board of Directors has appointed her to do so.

Our By-Law Assistant, Barb Rock, will be busy working with the owners to be in compliance with the By-Laws of our Condominium Corporation. Please remember that she is here to work WITH the owners on issues, not to hand out tickets. The By-Law Assistant will react to written complaints reported to the Board. We must act for the good of the entire Resort.

I am pleased the new Board will keep the "Meet the Directors Program" this upcoming season. Be sure to visit us – Directors are available every 2 weeks during the summer to discuss concerns or just say Hello. A list of dates and times will be posted at the Communication Center. Your input is appreciated; please let us know what you think. Forms are available at the Communication Center.

Wishing you a Merry Christmas.

Randy

**IMPORTANT NOTICE – FRONT GATE ENTRANCE CODE**  
**EFFECTIVE JANUARY 5<sup>TH</sup>, 2008 - NEW KEYPAD CODE 4653**

*Please Assist your new Board of Directors*

As a reminder to all the Owners of our Condominium Corporation, your Board of Directors is interested in your opinions. We cannot pretend to know what you are thinking, or know how to solve every issue. It is important for you to know that your suggestions are always WELCOMED by us.

Communication forms are available for the Owners to use in the Communication Center located beside the Office. Our Office is located in the North East corner of the 4-way Stop. Your completed forms can be placed in the mailbox located at the front of the Office.

During the "off-season", you can still use the Office Mailbox, or write to our mailing address: Box 1279, Sundre, Ab, T0M 1X0.

Please give some consideration to volunteering some of your time this upcoming season. Even the smallest task can help keep our Resort in "First Class" shape. Contact your Board Members with any Volunteer suggestions.

Randy

**Doug DeHoop Operations Director**

**IMPORTANT NOTICE – FRONT GATE ENTRANCE CODE**

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**Front Entrance Gate**

A note from Doug.....IMPORTANT

One of our responsibilities as a board is to provide a level of safety for our resort owners. At this time we have decided to change the key pad code for our entrance gate.

Effective **January 5<sup>th</sup> 2008** the front gate key pad code will be changed to **4653**.

This change to the entrance key pad will have no effect to the remote opener that we have within our vehicle.

Emergency services, RCMP, propane companies, gas and electrical companies have been notified of this change.

If you have any questions, please contact myself at 403.241.0568 or any one of our board members.

*Merry Christmas to all and a prosperous 2008.*

Doug

**Dianna Radke, Secretary & Welcome/Social Director**

Merry Christmas one & all. This is my first year as a Director and want to advise you of my future plans. I am planning a Condo member pancake breakfast in the Spring (May or June) to start the year and a hotdog/hamburger barbecue in the Fall (mid August) to bring the season to an end. Also I am attempting to organize a inter condo fun golf square-off that will last through-out the golf season. More on this will be published in the April newsletter. Any input would be greatly appreciated. I would like to welcome all new lot owners to our condo association and park. I am putting together a Welcome package and anyone interested in one please feel free to contact me at Lot 29 or drop off a request at the communication center.  
**Hope you all have a good winter and see you in the spring.**

Dianna

***Karen Manley, Treasurer***

I imagine at this time of year everyone's thoughts are focused more on Christmas shopping, gift exchanges and family gatherings than they are on golf and RV resorts (okay, there's probably a few of you out there who are planning Christmas golf getaways). Unfortunately, this is the time of year for sending out the annual Condo fees invoicing; I'd like to remind everyone that the fees are due in full upon receipt -- no postdated cheques, please. Once again, the fees will be held at \$696 for the year, of which \$240 will be transferred to the Reserve Fund and the remaining \$456 will be used to fund ongoing operations and maintenance of the Park. Fees for the water and sewer facilities will be charged directly by Coyote Creek Golf Resort at a later date. Please make your cheques for the condo fees payable to:

Coyote Creek Condominium Corp #0212509  
Box 1279  
Sundre, Alberta. T0M 1X0

I would like to remind everyone that suggestions for improvements are most welcome and are always considered, although they cannot always be implemented. As Treasurer, I would like some indication as to how many lot owners would be interested in a Financial meet-and-greet sometime next year. I would be happy to open the Condo Corporation's books for anyone interested in seeing them, and answering any questions relating to them which you may have.

Have a wonderful Christmas and a fabulous New Year!

Karen



***Evelyn Parnell, Communications Director***

This newsletter is being produced to keep lot owners informed of events that affect the resort in one way or another. It will advise of upcoming events and dates of importance, as well as any news lot owners should be aware of. The plan is to produce this newsletter quarterly (December, April, June and August). The first issue has been mailed, since most lot owners are present sporadically during the winter months. Further issues will be delivered to their units (April, June and August). Any issues, which are still left undelivered due to absence, will be mailed.

I would like to welcome everyone with suggestions, and want to thank all of you in general for your ongoing support.

**HAVE A WONDERFUL AND SAFE HOLIDAY SEASON**

Evelyn

***Ken Curley, Water Services Director***

**Your Water Supply; Questions and Answers**

**Where does our Water come from?**

3 Wells are located on the Resort; 1 is located at the East end of Phase One, 2 is located at the NE end of Phase 2, and 3 is located on the Condo Board Office property located across from the Laundry/Shower facility.

**Who looks after the System?**

At present the Developer looks after the system, but your Board of Directors is looking at assuming responsibility of the System next year. This is a tentative date; we will be working with the Developers in managing this.

**How does the infrastructure work?**

The water leaves the Wells at the end of phase 1 and 2, goes into large holding tanks, is filtered and is then ready for distribution. The water leaves the Pump House, travels through large pipes and branches off to the individual lots. The supply lines which service the individual lots are 1" in size in Phase 1 and ¾" in Phase 2. The well at the office is not filtered or treated at all.

Who is responsible for the infrastructure?

Our By-laws dictate that the Condominium Corporation is responsible for the main underground water and sewer lines. Section 2.2b states that all stand pipes and inverts are the responsibility of the individual Lot Owners. To be clear, any break on your property is your responsibility.

Who dictates when to shut off the water for winter and reopen in spring?

Until next spring, the Developer is responsible for this decision. Your Board of Directors will work with the Developer to determine the safest and fairest program after that time. Your Board of Directors will make an informed decision, considering the determining factors. The program that is set up will be the benchmark for future years and will best protect the entire Resort.

Ken

***Golf Course Update:***

With the wonderful memories of the 2007 golf season still fresh in our minds it is hard to believe the holiday season is upon us. This means that the 2008 golf season is only four months away. All lot owners and members will be receiving their 2008 Membership Renewal forms in the mail. The ProShop will be open leading up to Christmas with great deals on remaining inventory, gift certificates and stocking stuffers from \$10.00.

With great anticipation the new "Coyote Nine" will officially open for play on Saturday, May 17. This new nine was the talk of the club after the members had a chance to play it this past September. With 18 holes in play it will make tee times more abundant for everyone. All leagues and tournaments from last season will carry forward again in 2008. The nine-hole leagues (Men's, Ladies & Couples) will alternate by week between the "Deer Nine" and the "Coyote Nine."

Coyote Creek will have its key clubhouse staff members back for another season including Rachelle Gaultier as Food & Beverage Manager and Leah Jensen as Office Manager. Many full and part time positions will be available in all departments of the golf operation for the upcoming season. Please do not hesitate to call if you or someone you know is interested in working for us this season. We offer competitive wages and golf benefits.

A new tournament tent was constructed just east of the clubhouse this past fall. This facility will be used for group gatherings and tournament banquets that the current clubhouse cannot handle due to its size. Also, the design for the new clubhouse is now under review by management with construction to start in the fall of 2008.

Golf Course superintendent, Dan Layden, would like to remind everyone that cross country skiing is not allowed on the golf course at any time based on bylaw 32.2 (mm). Ski tracks will eventually form ice which can kill the turf. We want the golf course to be in the best possible condition this spring. Thank you for your cooperation.

The Management and Staff at Coyote Creek would like to take this opportunity to wish everyone a Merry Christmas and all the best in 2008. See you in the spring for another great golf season. Until then GO FLAMES GO!!

Sincerely;

Dean McBride  
Director of Golf  
Coyote Creek Golf & RV Resort

