

Train Mountain Railroad Board of Directors Meeting

January 8, 2014

Location: Telephone Meeting

1. Call to Order

The meeting was called to order at 7:02 pm.

Present: Tom Watson, President; Dennis Ward, Treasurer; Chuck Barnes, Secretary; Jim Armstrong; Jerry Crane; John Cooper and, John Black (TMI – nonvoting member)

Absent: None

Others in attendance: Chris Donhost

2. Septic System Update

The tanks have been installed and passed inspection. A pump system must be installed in the last tank because it is too tall to fit in the 1,000 gallon tank. This will require a change order. This seems to be a design error and Jerry will discuss this issue with Adkins Engineering. The installation of the leech lines cannot be done until the ground/weather will permit the work. May is the target for the completion of the installation.

3. Capital Program

No discussion regarding the Capital Improvement Program chart John had emailed to the Board members. A copy is attached to and made a part of these minutes.

4. Member Guest Room Upgrades

The following items were discussed.

- a. Install (drill and fill) insulation between the rooms to reduce noise. The estimated cost is \$1,800.
- b. Two room heaters need to be replaced. Richard will install the heaters. The estimated cost is \$1,200.
- c. It was determined that it will be best to replace the carpet in the bedrooms. Richard and Dustin will remove the carpet. The estimated cost is \$4,000. John indicated there are sufficient funds for the work. The Board supported the recommended work. Dennis will coordinate with the insulation contractor. All three items will be done before the rooms are painted.

5. Train Park Zone

On January 7, 2014, Train Mountain Institute submitted an application to the Klamath County Planning Department to: (a) Rezone 129.14 acres on the west side of Train Mountain to Train Park Zone Planned Unit Development. The rezone will allow the creation of 50 two acre lots for Train Mountain volunteer housing; and, (b) Rezone 39.29 acres around Central Station to Train Park Zone Support Area. This rezone will allow Train Mountain to build track, run the store,

improve Blue Caboose, develop the museum, etc. as permitted uses instead of non-conforming, grandfathered, or conditional uses.

John Black provided a summary of the rezone project and the Board was enthusiastic with the rezone request.

The Klamath County Planning Commission will hold a public hearing for the rezone request on Tuesday, February 25, 2014, at 6:00 PM. If the Commission approves the rezone, it will be scheduled for a public hearing before the Klamath County Board of Commissioners.

The surrounding property owners will be notified of the public hearing and there is the potential for public opposition to the rezone. John and the Board agreed it is very important for a large number of Train Mountain supporters to attend the public hearing. The Board will request TM members to send emails supporting the rezone to Mark Gallagher, Klamath County Planning Director.

The Board determined that due to the importance of having a large number of Train Mountain members attend the hearing it would be beneficial to hold a special train meet the weekend prior to the hearing. The Board also decided to hold the February Board meeting during the meet.

6. Video Contest

The Board discussed the "Train Mountain Promotional Video Contest 2014" that was submitted by Chris Donhost. A copy is attached to and made a part of these minutes. The Board agreed with the video contest as outlined by Chris with the following changes: a) Have a Grand Prize, Consolation Prize and Honorable Mention(s); b) Eliminate the Third Place; and, c) Upgrade the Second Place membership from "individual" to "family". Approved with a vote of 6-0. Chris will update the Promotional Video Contest and email a revised copy to the Board.

7. Last Minute Item(s)

- a. John Black was contacted by Atlas Media regarding their proposed "Live Steam TV Series". They would like a member(s) of Train Mountain to audition for the show. John will provide additional information as it is received.
- b. The cards for a "Free Train Mountain Meet" have been printed. It was suggested that we recruit vendors to assist in distributing the cards. If a vendor is willing to include a "Free Train Mountain Meet" card with every order they ship, TM will publish their advertisement in the Gazette. The vendor must provide the advertisement to TM. The Board supported the concept.

8. Public Comment

None.

9. Set Next Board Meeting

The Board's next meeting will coincide with the special train meet that will be held the weekend before the February 25, 2014, Klamath County Planning

Commission public hearing regarding the Train Mountain rezone application. The date, time and location for the Board Meeting will be set by emails between the Board members.

10. **Adjourn**

Motion: Adjourn the Board meeting. Crane/Armstrong. Approved 6-0. Meeting adjourned at 8:22 pm.

The minutes were taken and submitted by Chuck Barnes, Secretary. The TMRR Board approved the minutes with an email vote.