



# News From Swains Creek

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## Road Improvement in Progress!!

By the time you read this article the Swains Creek Roads should be in the midst of major improvements! Garkane Energy has completed the movement of power boxes in Units 1 & 2 and they are nearing completion of the project in the rest of Swains'. Once they are finished the roads are watered, graded, and rolled, and road base is brought in and graded, rolled and watered several times. At the time of writing this article, the roads in Unit 1 are nearing completion. The roads are wide and smooth and the dust hazard is greatly reduced. All the "poof" dirt is finally gone and we can go for walks without wearing red shoes and socks! Hopefully some time in the future the dust hazard will also be mitigated by rain!

One problems observed by many lately is that now the roads are so good that people are unconsciously driving way to fast! **Be sure to observe the speed limits** and be courteous to others living on or near the roads you drive by watching carefully for children and deer.



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## Mountain Burglaries

I wanted to pass on some information that I received concerning an increase in burglar activity on Cedar Mountain specifically at the Mammoth Creek subdivision in Garfield County.

It seems there has been an increase in burglaries at Mammoth Creek. The suspect is using a ladder to access upper windows of cabins. They drill a small 1/8<sup>th</sup> inch hole in the window frame near the latch so they can push a firm wire through the hole and gain access. In many cases, they have stole many items but there have been several instances where the burglar has drilled the hole and has not entered the cabin. Instead, they have just filled the hole with

plumber's putty. It is our belief that the burglars are doing this with the intent to return.

Please pass the word around and ask people to check their windows closely for drilled holes with white putty and look for suspicious behavior especially during the week.

What to look for?

Someone who fits the description of a construction worker or window washer with a ladder working on a cabin that is not under construction.

Thanks,  
Chief Deputy Tracy Glover  
Kane County Sheriff's Office



## Still time to participate!!

*Pot lucks will be held on the following Saturdays at 6:00 PM at the pavilion: August 4, and August 18. Bring a dish and come join the fun!*

## Defensible Space Around Your Cabin/Home



Anyone who owns a home or property in a forested area should consider the hazard presented to their property by a wildfire and should attempt to mitigate its effects. By doing wildfire mitigation work, homeowners can substantially reduce the risk to life and property.

- 1) Define your defensible space — Defensible space is a buffer zone, a minimum foot non-combustible area around your cabin or property that reduces the intensity and risk of wildfire from starting or spreading to your cabin. Clear flammable materials away from your cabin! Although a 30 foot distance is standard, additional clearance as great as 100 feet may be necessary as the slope of your lot increases. This space give firefighters an area to work in. During a large scale fire, firefighters will focus on cabins they can safely defend.
- 2) Reduce flammable vegetation, trees and brush around your cabin
- 3) Remove or prune your trees and shrubs — Be sure to prune low-hanging branches, this will help keep a ground fire from climbing into the upper tree canopy.
- 4) Check your roof regularly for debris — Check chimney for creosote buildup. Clear all needles, leaves, and debris from your roof, gutter and yard to eliminate an ignition source from dry vegetation. Consider installing a metal roof if your don't have one. Install an approved spark arrester on your chimney to prevent sparks from reaching your roof or other flammables.
- 5) Relocate wood piles and leftover building materials — Stack all wood, building debris and other burnable material at least 30' from your cabin and other buildings.
- 6) Keep your lot clean — Use the wood disposal area provided by the Forest Service to dispose of your wood waste materials!!
- 7) Signs, addresses and access — Easy-to-read non-combustible road and address signs are very important in helping fire fighters find your cabin!! Driveways should be trimmed of any peripheral vegetation to allow emergency equipment to reach your property.
- 8) What to do when a wildfire "Strikes" — Monitor your local radio station, check with your local fire warden (not Chief) and neighbors. Keep an emergency checklist handy and always be prepared to evacuate if your area is threatened. Always have tools and water available.

### Wood Disposal Pit is open!!

Wed: 11am-5pm; Fri: 11am-5pm; and Sat: 9am-5pm  
Absolutely no garbage, metal, or stumps. All materials dumped must be burnable. Call 682-3225 for more information!

## Duck Creek Community Church The Chimes are Here!

September 23, 2007 is the date that has been set aside as the church dedication. There will be two services that Sunday: One at 11:00am and one at 3:30pm. A community wide gathering is being planned for a great celebration with special music and guest speakers.

Volunteers are needed all summer to help install T & G and drywall, and drywall taping and sanding, painting, and more! So come by with your hammer in hand and lend a help out.

### Chairman's Chat

Hello again,

Well, it's finally happened. Swains Creek is out of the water business for good. I believe that this is a sign of progress and a needed safety improvement. The latest issue of "The Cedar Mountain Lookout" has numerous articles on the advances in the fire protection capabilities on the mountain and fire hydrants that have an adequate water supply are a great step in the right direction. Having good roads which can be traveled by emergency vehicles is an added bonus. We may end up seeing a reduction from our current ISO rating of 9/10 down to a rating of 7/10 by the end of this year. If this is achieved, a representative of the Dixie Leavitt Agency in Cedar City has predicted a possible reduction in fire insurance premiums of approximately 50%. Check with your agency to see how you will be affected.

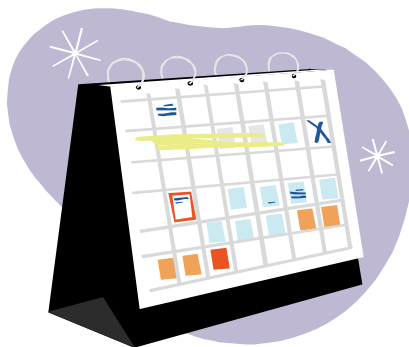
As we all know, this year has seen a return of the drought conditions in full force. The pond is basically dry and the roads are extremely dusty. Please be careful with your barbecues and remember that we are on fire restrictions per the order of the Cedar Mountain Fire Protection District and the Forest Services. No open fires, no camp fires, and no charcoal grills.

As for the dust, the roads are being worked on and expected to be finished on schedule in the next 2-3 months. As always, be considerate of your neighbors and friends by driving slow to keep the dust down.

On to the fun stuff. Camp Golden Eagle is fast approaching and once again we are reaching out to our members to give of their time and energy to make this year as successful as last. Those of you who volunteered last year will soon be getting an email about this year's event and we would appreciate that those of you who wish to help this year drop me an email or phone call or whatever and let me know. Finally, don't forget to come to the pot lucks at the pavilion. They really are a fun time and you get to meet your neighbors.

See you on the mountain.

Alan.



**Next Association Board Meeting** – Aug 18, 2007, at 10:00 AM (Utah time) at the barn.

**Schedule of Association Board meetings:**

Aug. 18, 2007, Sept. 2, 2007 (Annual Meeting of the Association - held yearly - 1 pm), Oct. 13, 2007, Jan. 12, 2008 (at a location to be announced later)

**Annual Meeting of the Swains Creek Lot Owners Association** Sunday, Sept. 2, 2007 1pm (Camp Golden Eagle Activities begin Sat. Sept. 1, 2007)

**Fire & Ice Event** at the Cedar Mountain Fire Protection District - August 4th, 2007 12 –4 pm ... Bring a Pot Luck dish to share, burgers , hot dogs and snow cones provided by CMFPD Volunteers.

**New Business in Duck Creek opened by Swains Creek Residents**

We're the Sullivan family and we bought a cabin in Swain's Creek in 2006 after many years of visiting the area to fish and enjoy the mountain. One of our goals was to retire here. We found great need to bring to the Village the small necessities in life after many trips down the mountain to buy these items. That was when the idea of a family owned and operated dollar

store was born. We're excited to announce the opening of that dream. DUCK CREEK \$Bucks\$ on May 16th with the Grand Opening on May 26th and 27th. So come by to see what all the excitement is about and meet the Sullivan Family.

**Manager's Message**

**"KEEP OFF THE RUNWAY!!!!!"**

\*\*\*Vehicles, ATV's, Bikes, and people are not allowed on the runway. There are signs posted all along the runway. There will be a cost of damage repair and time of \$150.00 for violators. This applies to all lot owners, their families and friends.

\*\*\*Kane County Ordinance states that all dogs must be on a leash. Please abide by this ruling especially when you are walking your dog around the development and by the barn and pond.

\*\*\*Water deliveries stopped on June 30<sup>th</sup>. I hope everyone is connected in some way.

**Important Note:** Do not open the meter barrel. You turn the water on and off with a ¼ turn of a key that you lower into the white ¾ inch PVC tube. These keys are available at either hardware store in the village.

\*\*\*Because of the water dropping in the pond, there will be no more fish deliveries for this year. This has happened before because of the small amount of snowfall. Five or six feet just isn't enough.

\*\*\*Garkane Power Co should be finished moving power boxes and running new cable soon.

\*\*\*PCI has the road contract and will start in Unit 1A and move north with the graveling. They have started as of the end of June.

\*\*\*You can still contact me at the barn or call 435-682-3127 if you have any questions.

\*\*\*Also remember for all new construction of any kind, please be sure you get the architectural application needed BEFORE you begin your project. The applications are at the barn and all new construction **must be approved by the architectural committee.**

Thank You,  
Bill Rodreick, Manager



**Swain's Creek Pond is dry!**

**Swains Creek Pines Lot Owners Association**  
694 S Main Street  
St. George, UT 84770

**Swains Creek Pines Lot Owners Association uses two addresses:**

1. Dues and assessment payments should be sent to our Computer Service:  
Briggs Business Services, Inc.,  
Irene Briggs  
694 S Main Street  
St. George, UT 84770.
2. Invoices to be paid should be sent to the Association Address:  
Swains Creek Pines Lot Owners Association  
P.O. Box 1164,  
Duck Creek Village, UT 84762.
3. Matters concerning management of the development or facilities, may be addressed to the Association c/o Bill Rodreick at the Association address.
4. Barn Phone Number (435)-682-3127. Updated weather and road conditions are available by calling this number. This is also the number to call to place orders for water delivery.  
E-mail Address: [swainscreek@infowest.com](mailto:swainscreek@infowest.com) This e-mail address is accessed by Irene Briggs at her office in St. George. Sorry she's not able to answer questions about road conditions and weather.



**Check out the following web site for Swains Creek Pines Info and Association postings: <http://www.swainscreekpines.com>**

## **Annual Stop, Shop and Swap**

The Stop Shop and Swap Gathering was held on July 7<sup>th</sup> this year was yet another successful event. People bought all kinds of stuff, food, sweet goodies and did a lot of catching up with each other.

This year we had a "Quilting Bee" of sort. Cheryl and Irene put up the quilt that will be raffled off on Labor Day weekend and everyone was helping out tying the knots, literally!!! This could become a permanent part of the Stop Shop and Swap event if Cheryl and Irene agree to it.

I believe we will start to advertise it more so people can plan to be on the mountain. Next year July 4<sup>th</sup> will be on a Friday so the Stop Shop and Swap will be the following Saturday, July 5<sup>th</sup>. So, start collecting your stuff and plan on having a table next year.

Thank you  
Kathy Rodreick  
435-867-4935 or 435-682-2414