

Smoke Signals

Arrowhead Improvements Association Newsletter

April/May
2016

Arrowhead... A Winter Playground!

There is no shortage of winter fun to be had on the Mountain! This has to be one of the most active and healthy communities in Colorado!



**Linda Bumgarner
& Don LeForge
at Hazel Lake**



**Annie Grace
and Snowshoe
Golf!**



**Linda Bumgarner
on ski track
behind the Lodge.**



Doug Dysart's Snow Bike!



Doug Dysart Skate Skiing



**Bloss family
snowman!**

**And of course snowmobiling...
Where many have been.....Or few!**



Sally Burrichter at Hazel Lake



Sledding



Snow Angels



Arrowhead Improvements Association — Board of Directors

Mike Wigent, President aia1bod@gmail.com
John Moseman, Vice President jmoseman1102@gmail.com
Al Hale, Treasurer al.hale@live.com
Curt Treichel, Secretary curt.treichel.aia@gmail.com
Dale Breckenridge dbreckenridge.aia@gmail.com
Bridget Isle bridgetisleaia@gmail.com
Jim Matteson jem577905@gmail.com

ARROWHEAD IMPROVEMENTS ASSOCIATION, INC.

P.O. Box 89, 101 N. Uncompahgre, #4, Montrose, CO 81402

Dave Tobler, Office Manager — aia@arrowhead1.org



The Arrowhead Improvements Association Official **AIA Website & Smoke Signals Newsletter**

www.arrowhead1.org

The *Arrowhead Improvements Association Inc.* is a state non-profit organization. The purpose of the Arrowhead HOA is to unite the property owners of the Arrowhead subdivision in Cimarron, Colorado; to encourage civic improvements within said area, to encourage community activities including, but not by way of limitation, the beautification, maintenance, and general appearance of vacant and improved lots, filing roads, winter parking lot, entrances, open and recreational areas situated within the area and used in common by its residents; enhance the safety of Arrowhead; facilitate enforcement of any and all building restrictions, protective covenants, and to otherwise act in the interests of the members of the Association. Appearance of an advertisement in the Smoke Signals Newsletter and AIA Website does not constitute a recommendation or endorsement by the Association of the goods or services offered. The opinions expressed in this newsletter are those of the individual authors and not the Board of your Association. Neither, the Board, the publisher, or the authors intend to provide any professional service or opinion through this publication.

News Articles

The deadline for news articles is the 15th of the month before the next bi-monthly issue. Please email news articles to aiasmokesignals@gmail.com. All letters or articles need to include your name and a daytime phone number. All articles must be approved by the editors for publication, or as space permits.*

Advertising

The deadline for an advertisement is the 15th of the month before the next bi-monthly issue. To place an ad please call Cappi Castro at 970-260-3410 or email: aiasmokesignals@gmail.com / [online order form](#)

NOTE: I cannot guarantee ads placed that are emailed to my personal email—please use the email above.

**For current
information and
events be sure to...**



Arrowhead1.org is the **only** official website for Arrowhead property owners (owners in Arrowhead in Gunnison Country Subdivision, also commonly referred to as Arrowhead or Arrowhead Ranch). Smoke Signals is the **only** official publication of Arrowhead Improvements Association, Inc., the property owners association for Arrowhead in Gunnison Country Subdivision. And “Arrowhead in Colorado (AIA)” is the **only** official Facebook page. No other chat room, blog, forum, website, Facebook page or other electronic or written publication is supported, sanctioned, associated with or condoned by Arrowhead Improvements Association, Inc., and said Association is not responsible for their content.

Notice

All real estate advertised herein is subject to the Federal Fair Housing Law. The Arrowhead Improvements Association and its publication “Smoke Signals,” will not knowingly accept any advertising for real estate which is a violation of the law, either Federal or State.

If you feel you have been discriminated against call the Colorado Civil Rights Division at 970-248-7329 or HUD 303-844-6158 or 1-800-669-9777.

President's Message

Dear Owners,

I would like to thank all the owners that responded to the questionnaire the board sent out regarding the consideration to purchase the real estate office located near the Lodge. Your opinions and input are appreciated and respected and will assist us in the process going forward. See results below.

As we enter into the last weeks of winter, I would like to remind everyone that we must work with Mother Nature when it comes to clearing the roads. The decision as to when to plow is based on several factors that must be taken into account. Our heavy equipment operator(s) monitor conditions on a regular basis and make the decision to push snow when it is efficient to do so. Please do not call Will or Ron in this regard, because calls take them away from their road work. Information will be sent out via the email blast system and will also be posted on our website and on Facebook. Thank you in advance for your patience and consideration.

I would like to thank patrol team members Dave, Toby and former patrol officer Jim Gelsomini for cutting up and putting aside numerous trees that came down on the filing roads as a result of a mid-February wind storm. Their efforts maintained safe travel within Arrowhead for owners and guests as well as ensuring that emergency equipment could respond efficiently.

Speaking of patrol, if you are interested in becoming a patrol team member please contact a patrol officer or give me a call and an application will be provided to you.

I am sure some of you participated in the recent snowmobile Poker Run at Arrowhead. The event was a success and a fun time was had by all. I would like to thank the Arrowhead Snowmobile Club, the Arrowhead Mountain Lodge, the Arrowhead Fire Department and all the volunteers that cooperated to make it a safe and enjoyable event.

I would like to encourage all of you to attend the May meetings of the association. The board will hold a Special Meeting (board work session) on May 20 and the Regular Meeting will be on May 21. Please check the AIA web site prior to the meeting(s) for the agendas.

Sincerely,

Mike Wigent

AIA Board President

aia1bod@gmail.com • 970-901-4867

I would like to thank board member Jim Matteson and his team for their conscientious review and tabulation of the questionnaire data.

700 questionnaires sent to owners
312 questionnaires returned

Yes to purchase- 44
No to purchase- 198

Yes to lease- 74
No to lease- 143

Arrowhead Improvements Association Board of Directors 2016 Schedule of Meetings

SPECIAL BOARD MEETINGS

Usually start at 9:00 a.m. (Executive Session)
with Regular Special Meeting at 1:00 pm

- ⇒ Friday, May 20
- ⇒ Friday, June 17
- ⇒ Friday, July 15
- ⇒ Friday, August 19
- ⇒ Friday, September 16
- ⇒ Friday, October 14

* Annual Owners Meeting & New Owners Meeting following August 20th Board Meeting

** Winter Owners Meeting follows October 15th Board Meeting

BOARD MEETINGS

Usually start at 2:00 pm

- ⇒ Saturday, May 21
- ⇒ Saturday, June 18
- ⇒ Saturday, July 16
- ⇒ Saturday, August 20 *
- ⇒ Saturday, September 17
- ⇒ Saturday, October 15 **



HAPPY SPRING!

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CNE, Broker/Owner

970-209-4589/arrowheadrre@gmail.com

Office (970) 862-8402

Debbie Thomas-DKT Realty, Inc./MB

Broker/Owner

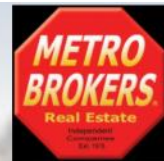
970-261-3309/debbiet@mbgj.com

Office (970) 243-3376

Visit our websites at www.arrowheadranch.com & www.metrobrokersonline.com

for up-to-date listings of available Arrowhead properties.

VISIT ARROWHEAD RANCH REAL ESTATE'S FAN PAGE ON FACEBOOK—BECOME A FAN! www.arrowheadranchfanpage.com



HEAVY EQUIPMENT & MAINTENANCE REPORT

~ By Jim Matteson



Spring is upon us here at Arrowhead. With the change of seasons brings one of our annual challenges: Mud Season.

As temperatures have been unseasonably warm our snow cover has been deteriorating quite rapidly leading to lots of moguls on the road and an abundance of mud in the parking lot.

There are some things we can all do to help the situation.

Slow down on the roads. The speed limit on the filing roads is 20 mph. If we keep our speed within the limits, it will not only make for a safer community, it helps to keep the snow in place with a bit less melting.

Avoid hard acceleration and braking. The moguls and wash-boarding we encounter on the roads are primarily caused by these actions so avoiding them will help to keep the roads a bit smoother.

Soon it will be time to transition out of snowmobile season. Along with that transition comes the opening of the roads. This is an intense period of work for our equipment operators. If you encounter them on the road, please slow down and give them plenty of room. If you need to pass them make sure you have made eye contact with them and they have acknowledged your presence. The machines they are operating are extremely loud with many blind spots and require every bit of their attention to safely operate so they can't always hear or see you approaching. Even if you think they see you, again, make sure they acknowledge you before making a move that will bring you in close proximity to them.



As we transition from winter conditions to spring, the roads will become more difficult to navigate as the frost comes out of the ground and brings us our annual serving of mud. Some of our filing roads will require more maintenance than others. Will and Ron will be evaluating the roads to determine which parts of our community will require specific attention and will focus on those areas first then move on to the task of day to day and annual maintenance as well as upgrading of the roads in the neighborhoods. Please bear with us during this time, as they have a lot of road to take care of, and many needs to address.

Thanks for your help and patience during this transition. Enjoy Arrowhead!!!

A Son And His Dad Landscaping



Fire Pits &
Retaining Walls



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**Cleaning up the Mountain
one lot at a time!**

PHONE: 970-209-4423 or EMAIL: jerryfresques@gmail.com



Arrowhead Patrol Message

By John L. Moseman



This winter has once again seen limited personnel and many challenges during the winter. The problem is much broader, and the issues cannot, and must not, be limited to just to staffing. The Board and the liaisons have been exposed to the continuing shortage in the staff, it is easy to place blame, and harder to manage and resolve the demands placed upon our limited Patrol resources. The Patrol continues to be called for getting snowmobiles unstuck, packing driveway trails, special events support, parking control, and other well-checks.

In the past, our security service was introduced because of the lack of communications on the mountain. Today the communications have drastically improved only to be replaced with other demands for services. The Board struggles to manage those perceived services, and pair them with proper staffing. Performing winter services on snowmobiles is no longer a viable alternative. Full-time residents, and new annual builds continue to place increasing pressures on these services and staff.

Our Patrol team has always been made-up from retired owners. These owners have been and continue to be a great resource. However, that resource is shrinking fast. We recognize and have tried to hire from the lower valleys, and have not been successful. Resources of staffing and equipment must be explored and a plan to continue this program. Owners need to understand these folks cannot continue to give high expectations of services. We believe if we can resolve other resource issues, it will become easier for the staff to perform certain priority functions. AIA can no longer try to provide expanded services that put increasing demands on the staff. What we do believe, if we can resolve and reduce the physical challenges facing the staff, and reduce the expanded demands, the staff will become more stabilized.

Resolving the mechanical issues will help immensely. Purchasing an all-season vehicle to be used in both seasons, will lessen certain physical challenges. Equipping such a vehicle with winches, equipment and communications will improve the working conditions.

We also recognize that critical supervision and guidance is needed for the operations. I hope we are close to closing that particular gap. The Patrol has a proposed 'Operational and Management Plan' that we feel will assist in the daily management of the Patrol. We also know and understand the winter parking is, and has been a growing problem. This spring the Board will explore the expansion of the parking. However, expansion without management will only result in the same and current problems.

All owners need to help by following the rules for parking and guest parking.

The Board wishes to thank each current, and past, Patrol members for their service and contributions to our mountain community.



Backhoe Service / Handyman

Nick Garreffa

Free Estimates

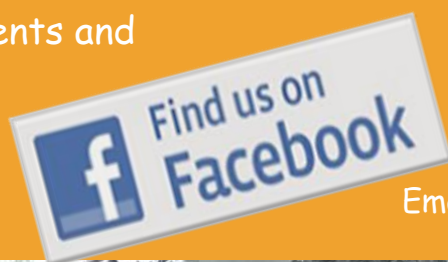
diggernick429@gmail.com

- ➔ Licensed Septic Systems
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429 Juniper Drive ♦ Arrowhead, CO ♦ 81220 ♦ 970-862-8389

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For current events and
community
information
be sure to...



For information that needs to be
sent out in a hurry...
sign up for the AIA Email Blast.



Email your request to arrowheadblast@gmail.com



Gary Moore Services, LLC

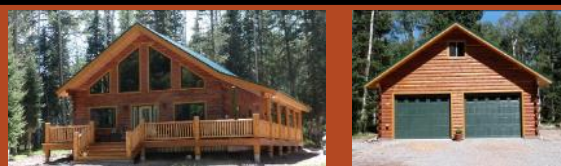
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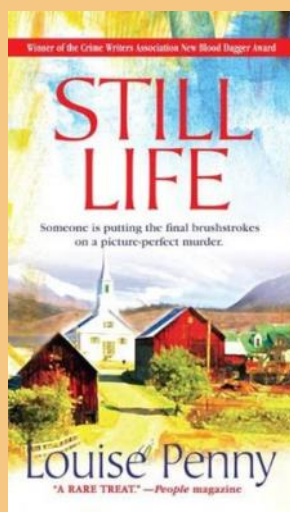


ARROWHEAD • COLORADO
NATURESANTIQUES1@GMAIL.COM
WWW.NATURESANTIQUES.COM

Arrowhead Book Club

The Arrowhead Book Club will meet at the
Arrowhead Mountain Lodge
at 11:30 on dates below.

Everyone is welcome! Call Linda Dysart 862-8287
for more information.



June 3rd

Chief Inspector Armand Gamache of the Sûreté du Québec and his team of investigators are called in to the scene of a suspicious death in a rural village south of Montréal and yet a world away. Jane Neal, a long-time resident of Three Pines, has been found dead in the woods. The locals are certain it's a tragic hunting accident and nothing more but Gamache smells something foul this holiday season...and is soon certain that Jane died at the hands of someone much more sinister than a careless bowhunter.

Date Book and Author

No meeting in April or May

- June 3 *Still Life* by Louise Penny
- *July 8 *Eva's Story* by Evelyn Julia Kent
- Aug. 5 *Serena* by Ron Rash
- *Sept. 9 *Pigs in Heaven* by Barbara Kingsolver
- Oct. 7 *Snobs* by Julian Fellowes
- Nov. 4 Read a "banned" book

No December meeting

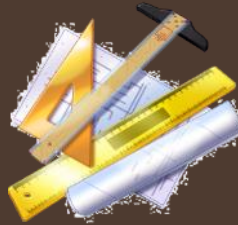
Happy Reading!



Design Review Message

970-862-8449

<mailto:joyce.boulter@gmail.com>



By Joyce Boulter

It is hard to figure out when the roads will open. My friend Glen Isbel would say, “*First Saturday of next week!*” That is as good as anyone knows! As soon as the roads open, and are dried out, construction can begin. So far, there are two houses approved to be built this year. I'll bet there are more.

Any changes on the exterior of your house needs to come to design review. To help you decide if you need a building permit the following may be helpful.

How do I know if I need a Building Permit?

Building permits are mandatory. As a general rule, any construction work that is regulated by adopted building codes, and fire and public safety regulations, requires a permit before work can begin. The best way to find out if you need a permit is to call the [Gunnison County Building Office](http://www.gunnisoncountybuildingoffice.com). (970-641-1011) Discuss your plans with the Building Office staff before you begin construction to determine whether you need a permit. The staff member will answer your construction questions and may provide valuable advice. Some common construction projects that require a permit from the Building Office are:

- To erect a new building or structure, agricultural buildings that are not part of an agricultural operation, additions, decks, swimming pools, manufactured/mobile homes, dwellings, garages, detached storage sheds (over 120 square feet), carports, pole barns, commercial buildings.
- Renovations (garage conversions, basement finishes, kitchen expansions, etc.)
- Commercial floor plan alterations and changes of use
- To demolish, repair, alter, add to, or move an existing building or structure
- Fireplace/wood stove installations
- For any repairs which change or affect the structure of a building or structure. Examples include but are not limited to: converting a garage to a family room, insulating, and finishing a basement.
- Electrical work (permit required from State of Colorado Electrical Board)
- Signs

HOUSE FOR RENT

Modified A frame. LL has family room with 2 sleep sofas and a laundry room. Main Level has living/dining room combo, kitchen with dishwasher, 2 full baths, and a master bedroom with a double bed. Upstairs loft has 2 twin beds and a cat walk leading to a small upper deck.

Living room has wood stove.

Phone line & WIFI.

\$100 per night

(or less for one full week or more.)

Please contact Sue at

ssullens52@yahoo.com

or call 410-971-2522



Design Review Meetings:

- April 11, 2016 Lodge @10:00
- May 16, 2016, Lodge or Firehouse @ 9:00
- June 13, 2016 Firehouse @ 9:00
- July 11, 2016 Firehouse @ 9:00
- August 15, 2016 Firehouse @9:00
- September 12, 2016 Firehouse @ 9:00
- October 10, 2016 Firehouse @ 9:00

**Find The Design Review on the
Arrowhead Improvements
Association website.**

<http://arrowhead1.org/pages/designreview.html>



Community Clean-up Days

**Meet at the firehouse at
9:00am and work until noon.
Bring gloves, water, and a
trailer if you have one.**

- **May 28 •**
- **June 25 •**
- **July 23 •**
- **August 27 •**
- **September 24 •**

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***GARAGES**

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***SHEDS**

***UTILITIES**

***ROOF REPAIR**

***MITIGATION**

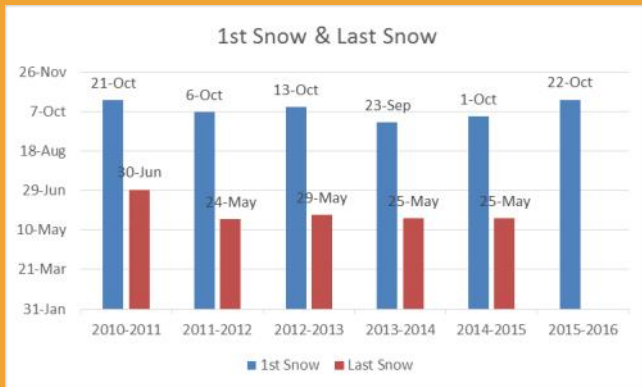
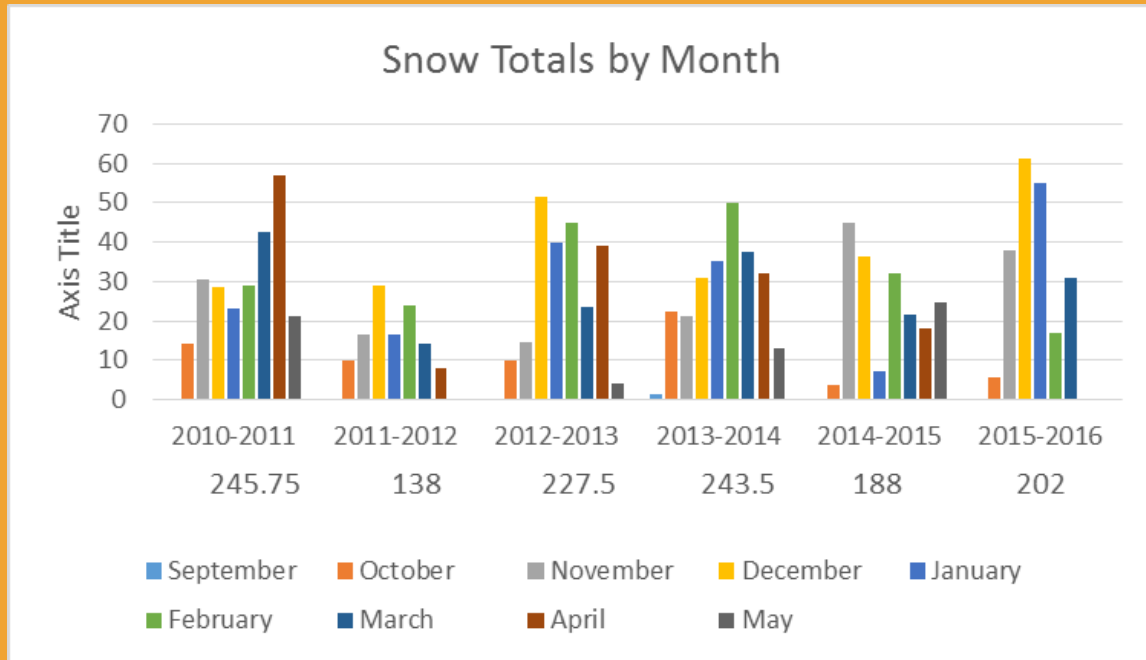
***LOT CLEAN UP**

*** MAINTENANCE**

***STAINING/PAINTING**

Arrowhead Snow Report and Comparisons

(Thank you Lynda Dysart for the Data/2015-16 data as of 3/30)



WESTERN TILE SERVICES, LLC

Lynn Allee

westerntile71@gmail.com

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175 Aspen Trail

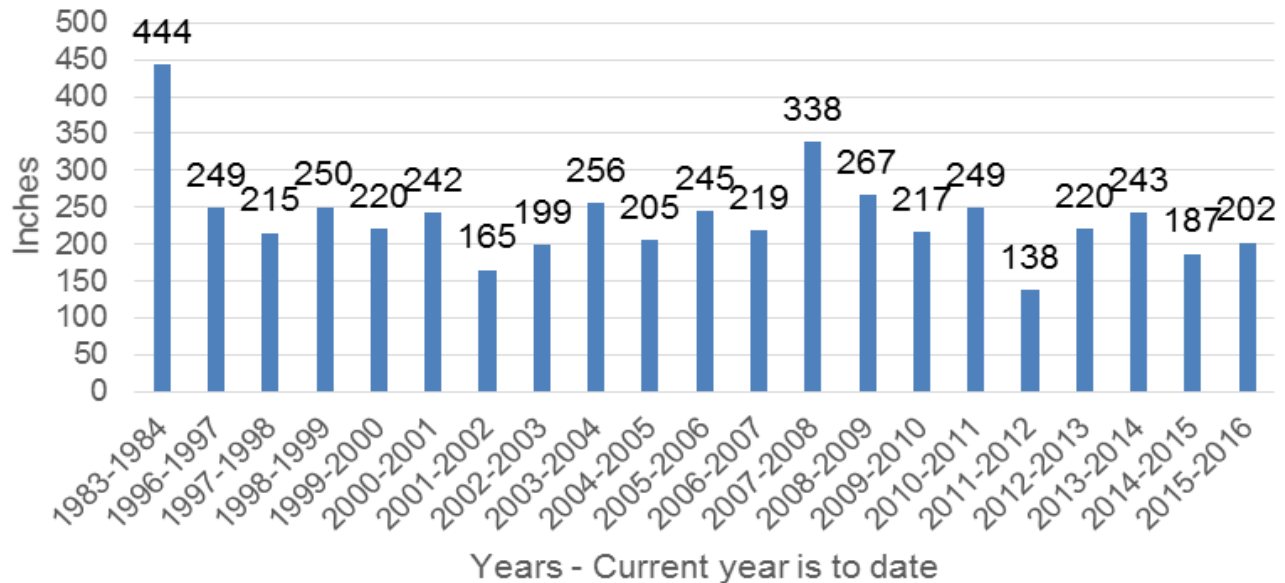
Tile Installation & Services

Rock Masonry

House Staining & Painting

Deck Restoration

Total Snow per Season



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Check our Website for ALL Cabins & Lots for sale in Arrowhead.
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Carol Bond

Broker/Owner

970.497.9740

cmbond13@gmail.com



Jeri Simms

Broker

970.208.6585

jbsimms@aol.com



1101 Hazel Lake Drive - Reduced Price - \$299,000

New construction, 3 bdrm. + loft, 2 bath. Open concept. Kit/stainless/granite. Double+ garage. Secluded & private 1 acre lot, walk to lake.



134 Crest Drive - Reduced Price - \$279,000

Large windows/West Elks view. 3 bdrm/2 ba. open concept, 1.5 story. 2 car garage. 10'x16' entry/mud room.



850 Balsam Dr. - Reduced Price - \$260,000

Spacious open concept, 1684 sqft, 3 br, 2 ba. vaulted ceilings, updated kitchen, Quadra Fire wood stove, detached garage.



1600 Spruce - \$239,000

Nestled in Mature Aspens with pretty mountain views. Large living room, separate dining room, 3 bdrm, 2 bath. 1822 sq.ft



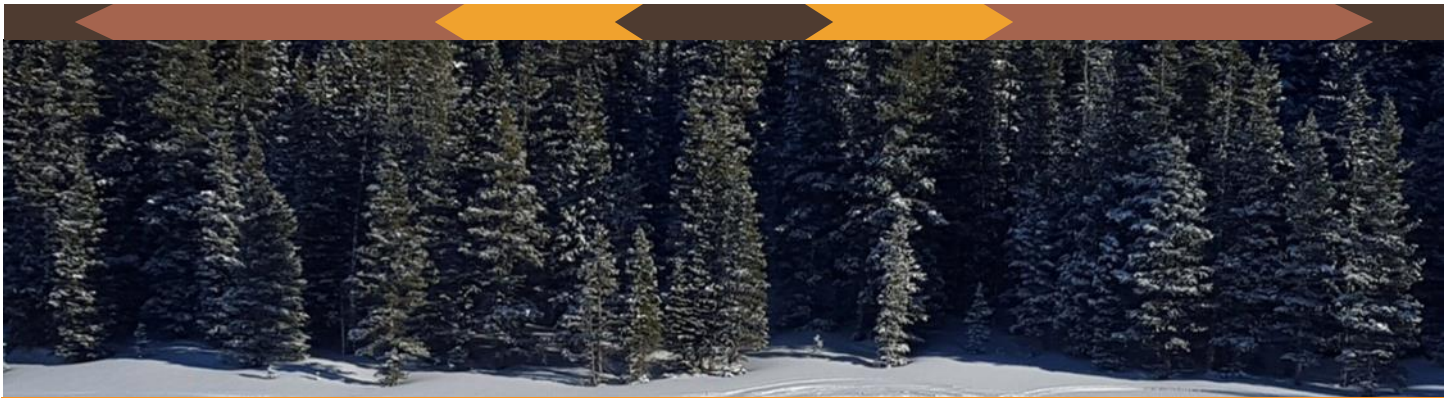
721 Spruce - \$210,000

Fantastic Mountain Views!!!! 1500 sqft. cabin with vaulted ceilings, large living room, eat in kitchen, 1 bedroom, 2 bath + sleeping loft.



255 Wildflower - "Reduced Price" \$159,000

A-Frame cabin perfect for seasonal or year around living. 2 bedroom, 1.5 bath, granite counters, stainless steel appliances, wood burning stove, deck with hot tub.



FORESTRY MESSAGE

BY BILL CONWAY, ARROWHEAD FOREST MANAGER
541-729-6259 • bbconway@earthlink.net

A strong wind storm in February has created more blown down trees than usual at Arrowhead this winter. In addition to trees across driveways and roads, and even on some structures, blowdown creates several other concerns that will need to be addressed this summer. Increased blowdown increases fire risk and will need to be cleaned up. The downed trees are also great for bark beetles because these trees have all the habitat needs for the beetles but the trees are no longer able to produce pitch to push the beetles out.

Douglas fir beetles will attack blowdown and also adjacent trees and should therefore be cleaned up as soon as possible. Spruce blowdown is a little different and actually creates one of our best opportunities to manage for spruce beetles. These beetles will go into the underside of new spruce blowdown at about ten times the rate they will go into standing trees. For that reason, I ask that you notify me if you have spruce blowdown and I will probably recommend that the blowdown be left in place until August and then the infected part of the tree should be removed from Arrowhead. In many cases I can help arrange for that portion of the tree to be removed at no cost to owners.

In addition to owners doing clean up on their lots, there will be cleanup days on the 4th Saturday of each month starting May 28th. This is a great opportunity to meet your neighbors while helping the community. The work is done on common land along roads and primarily consists of picking up branches and putting them on trailers for removal to the Forest Refuse site. Meet at the firehouse with your gloves, water, and a trailer if you have one. We will finish work at noon.

As the standing Douglas fir and spruce trees start to come out of dormancy near the end of May some of them will find that beetles have eaten their cambium layers and the trees will not be able to get water to the top of the trees.

Douglas fir trees that have this problem will turn red in a few days. At that point we only have about 10 days to remove the trees from Arrowhead before the beetles fly on to adjacent trees. Spruce beetles usually stay in the trees for two years and the effect on the trees is a little slower. The trees will gradually start losing needles and turn yellow. There will be a lot of bark flakes at the base of the tree from woodpecker activity. In either case the trees need to be removed before the beetles attack adjacent trees and I need ALL Arrowhead owners to help with this process. If you see dying trees on either private lots or community property let me know immediately.

By far the best way to deal with Douglas fir beetle is to use the MCH packs to prevent infection. The order has been completed for 2016, but I will have some MCH packets available for sale if you forgot to order. A total of 12,600 will be put up at Arrowhead in 2016. The MCH packets will be available for pickup at the board meetings on May 20 and 21. They will also be available at the winter parking lot from 1:00 to 2:00 PM on the following dates. May 28 and June 1, 4, 8 and 11.

Continued on next page

Forestry Message continued from page 14

There will also be messages on the Arrowhead website, the Facebook page, and blast emails about how to take delivery in other ways and when to put up the packs. People that have ordered and provided their email address will receive direct email updates on this information. If you ordered and didn't provide an email address, I encourage you to do so. You can also register for Blast Emails by sending your request to arrowhead-blast@gmail.com. If you cannot be at Arrowhead at the proper time to put the packs up, I can arrange to have them put up by a volunteer and I suggest a voluntary donation of your choice to the Arrowhead Volunteer Fire Department. Your donation will be used to buy additional equipment, frequently medical equipment, for the fire department.

Now is also the time to think about doing fire mitigation and defensible space work on your lot. Insurance companies are putting more emphasis on these items each year. Contact me for information on how to make a plan and find a contractor or do the work yourself. I can also help you determine if there are any trees that could be a hazard to structures or parking areas.

If you have any questions about your trees give me a call and I will be happy to take a look. Remember that you need a permit to cut any live trees over 2" in diameter.

Grants for Defensible Space Available

Grants from the Western Regional Wildfire Council will be available to Arrowhead residents again in 2016 to do defensible space and fire mitigation work on their property. The grants pay a portion of the cost for doing the work. For those that file Colorado income tax, you may also be able to use your portion of the cost as a tax deduction. For information on how to apply for the grants contact forest manager Bill Conway at bbonway@earthlink.net.



March Snow Report - Thank you Linda Dysart

DATE	TIME	TEMP.	AMO	TOTAL	BAS	CONDITIONS
Mar. 7	7:00 AM	26 deg.	1"	172"	24"	partly cloudy
Mar. 15	8:00 AM	19 deg.	4"	176"	21"	clearing
Mar. 16	8:00 AM	20 deg.	4 1/2"	180 1/2"	24"	mostly clear
Mar. 23	8:00 AM	18 deg.	8"	188 1/2"	24"	snowing & blowing
"	1:30 PM	26 deg.	4 1/2"	193"	26"	still snowing & blowing
"	7:30 PM	24 deg.	2"	195"	26"	lightly snowing
Mar. 25	2:00 PM	31 deg.	1"	196"	25"	snowing
"	6:00 PM	31 deg.	1/2"	196 1/2"	25"	clearing
Mar. 26	11:00 AM	28 deg.	1/2"	197"	24"	lightly snowing
Mar. 29	8:00 PM	22 deg.	4"	201"	21"	not snowing at this time
Mar. 30	7:30 PM	24 deg.	1"	202"	21"	not snowing at this time

