



OFSRA NEWSLETTER

OCTOBER 2011

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President-	Shaun Velayas
Vice Pres./Sec.	Gloria Harvey
Treasurer	Del Wallis
Buildings	Dick Barrett
Equipment	Friedhelm Peter
Gate Maint.	Bill Ordwein
Health/Safety	Larry Adams
Roads	Adams
Timber	vacant
Water	Ron Hawke

President's Message

The OFSRA board has been working hard in cooperative accord ever since the annual meeting in May. We have had no resignations, and no one has been asked to step aside. Everyone on the Rec. Board has put in countless hours working on standard tasks like roads, timber, buildings, water and the accounting, and the whole Board came together as a cohesive group to tackle the big problem we faced in May -- namely, litigation. The current Board members have been willing to help each other and to put the interests of the Park first.

This year's Rec. Board is by far the most effective Board that I have seen in the Park. The real task at hand is correcting the organizational and structural defects currently plaguing the Park. All organizations have to evolve with the times. Adaptation is required to thrive.

The December 3, 2011 special OFSRA member meeting should go a long way to solving those structural problems.

Please realize the Rec. Board has continued to maintain, operate and improve the Park. It has continued to ensure that water is clean and available, that the roads are maintained and will be plowed, and that the amenities we all enjoy, like the playground, the pond, and all the rest of Sierra Park, are there for homeowners to enjoy.

Despite the fact that most of the assessment money paid to the HOA has not been transferred to the Recreation Association, the Rec. board has continued to maintain the Park. The deficit is being funded from savings accounts. We trust the funds will eventually be acquired to replenish the accounts. We will continue to maintain the Park! Sierra Park and all of our homes are too important to let a temporary problem interfere with winter preparations and all the other necessary actions that are so important!
Shaun Velayas

REBEKAH CORNER

Rebekah Dogwood Lodge #200 meets the third Tuesday in the Board room of the Lodge.

OFSRA

WINTERIZE YOUR CABINS

Winter is approaching and it is time to winterize your cabins. Turn off the water and drain the pipes and take other precautions to protect your property from the winter weather.

MEETING-October 15, 2011
Interim minutes

MEETING CALLED TO ORDER at 8:30 A.M. By President Shaun Velayas

INVOCATION By Del Wallis

MEMBERS PRESENT:

Larry Adams, Dick Barrett, Gloria Harvey, Bill Ordwein , Shaun Velayas, Del Wallis

MEMBERS EXCUSED: Ron Hawke, and Friedhelm Peter

GUESTS PRESENT: Charles Varvayanis, was an observer and to enter a complaint about the water quality at his home after a water line break occurred on Friday evening, October 7. The break was repaired quickly but he stated that the water remained dirty and the fire hydrants were not used to flush the lines for several hours. He filed a formal complaint to the California Department of Public Health (See water report for status.)

Kim Wach- expressed concern about her retaining wall being hit during snow removal and asked that the adjacent vacant lot belonging to her family be used to place snow during heavy snow falls, rather than dumping the snow on a propane tank that is not visible from the road .

Mike van Gundy to observe

CORRESPONDENCE: Proof of liability insurance from Nate's Tree Service

Charlene Spencer requested sand be placed on the beach

Dept of Forestry Notice of Inspection that the salvage trees from the winter storms had been removed from the park

Pat Monahan requested that the newspaper boxes be moved to another location before winter. The current location gets icy and due to the slope, vehicles slide into the boxes.

Bill Murphy stated that he felt the September minutes had incorrectly stated that a homeowner had found and turned off water valves during the main line break on Jordan Way West

Serge Peluso felt another vote of homeowners should be taken before purchasing Camp Cedarbrook

Sue Reynolds sent a copy of an email she sent to the HOA requesting information from the HOA to the following questions: (1) How much money has been collected? (2) How many lots are delinquent? (3) How much money is going to be needed to run the HOA? (4) Is there a budget you (HOA) are adhering to? She requested that the answers be published in their next newsletter.

Desi Reno expressed concern about sending a personal check to the HOA and the funds not going to the OFSRA. He asked who has the responsibility to run the park and he requested that the funds be transferred to the OFSRA.

APPROVAL OF MINUTES: moved by Wallis to approve the minutes. Motion carried.

DIRECTORS' REPORTS

WATER-RON HAWKE- (Although not at the meeting, Director Hawke submitted the following report). Since the last board meeting two water line issues were dealt with. There was one water leak Sept.19, 2011, on Debra and a three-quarter inch line break October 7, 2011, on Jonathan. Mark repaired the break as soon as possible. Charles Varvayanis filed a complaint with the California Dept. of Health. The matter with CDPH has been resolved.

Water pumped for the month of Sept. was 1,343,800 gallons, that included replenishment of water lost during the 4 inch line break on Sept. 1.

President Velayas reported that the lab report on the water samples taken after the Sept. 1, water break were good.

ROADS-HEALTH AND SAFETY-LARRY ADAMS-paving work scheduled for the first of October was delayed because of rain and was postponed until October 17 and 18. Notice of power outage in the park on October 20, was received from PG&E. PG&E will complete some repairs.

Director Wallis-expressed safety concerns when individuals are in the garage and shop areas. He suggested that signs prohibiting entrance to unauthorized personnel be posted. The project was approved. Director Adams will order the signs.

BUILDINGS-DICK BARRETT-Power supply and water supply to the sand shed have been completed. A second bid for replacing the dry rot on the lodge building and the caretaker's cabin and diverting the rain water/snow melt flow from the lodge building has been requested. Director Barrett will review the bids and proceed with the project to correct the problems. Larry Buck the electrician who completed work recently extending power to the sand shed, will be contacted for an estimate to add

additional electrical service lines to the kitchen in the lodge hall and to install lighting on the stairwell inside the Lodge.

EQUIPMENT FRIEDHELM PETER – no equipment report was available. The pine needles have been removed. The contractor experienced some **theft** of shovels and fire extinguishers from his equipment while it was in the park. Forty gallons of diesel fuel were also **stolen** from the chipper. The contractor was told to submit a bill and the park will reimburse him for the lost equipment. His fuel was replaced. Sixteen loads of pine needles were removed. The final bill has not yet been received.

TIMBER HARVEY/WALLIS- A dead tree on East Jordan Way will be removed. A lengthy discussion followed regarding a cedar on Moses that leans over the power lines when heavy with snow. Barrett moved that the cedar on the corner of Abraham Ave. and Moses be evaluated and removed if necessary. Motion carried.

All homeowners are requested to check the trees on their lots and remove any dead trees, leaning trees or snags (trees that have fallen but are caught on other trees) before winter storms arrive and bring the trees down and cause damage to property.

Director Wallis recommends that the OFSRA plan on a timber harvest next year. The forester will be contacted to make a recommendation to the OFSRA members at the next annual meeting.

GATE-BILL ORDWEIN- Maintenance service to the gate will be finalized this weekend.

FINANCE-DEL WALLIS: Vendor bills for the month of Oct. were \$19,893.94 Director Harvey moved to pay the bills. Motion carried.

Director Wallis reported that all costs for Camp Cedarbrook have been removed from the budget.

OFSRA has received a total of \$69,350, from the HOA to run the park. (As per the budget report, OFSRA has spent \$109,150, to provide services in the park through Sept. 30.)

Director Wallis presented a budget he had prepared from the input of the Directors. The new budget reflects two years worth of insurance. In past years, the bulk of the insurance expense has been paid in June before assessments had been collected. The new budget plans to pay those expenses in May rather than June. Therefore the proposed budget reflects two years worth of insurance payments and does not reflect a large increase in insurance rate expense.

Some tax refunds are expected for 2008.

Property Taxes are due next month therefore the expenses for November will be “pricey”. To date the HOA still owes the OFSRA \$640, per lot in assessments.

The HOA newsletter stated that the OFSRA had cancelled the liability insurance for the HOA Directors without notifying the HOA directors. This is in **error**. President Velayas did notify the President Bill Engvall of the HOA before the insurance was cancelled. When Velayas received notification on September 8, that President Engvall, of the HOA had resigned, Velayas then contacted the Vice President Sharon McDougall of the HOA with notification that the insurance had been cancelled effective Sept. 8. Since the HOA officers chose not to relay this information to other members of the HOA Board, it is not the fault of the OFSRA. (The OFSRA realized it was necessary to cancel the insurance rider to the Rec. policy because a director of the HOA was involved in a legal action against the employee of the OFSRA. The OFSRA was burdened with paying for both sides of the litigation. To prevent reoccurrence of such exposure, it was determined to remove the rider from the OFSRA policy that covered members of the HOA board). The decision to remove the rider was based on financial and liability issues.

For security reasons, the OFSRA removed unauthorized access to its Internet account by changing the password. Individuals were notified when the action was complete.

The HOA has implied that the OFSRA might limit access to roads and water to homeowners. There has never been any question that property owners have rights to access Park roads and a supply of water. Attorneys have advised the OFSRA that the costs to maintain the roads and water should be borne by property owners

Director Harvey moved that OFSRA publish the reserve balances, with the understanding that these funds are OFSRA funds. Motion carried.

OLD BUSINESS:

1. Camp Cedarbrook -contact has been made with a surveyor to determine what a two or three acre lot would look like. Discussion followed. The general consensus was to proceed with a 2 acre parcel. No formal motion or vote was taken at the meeting. The matter was referred to

Director Hawke for a recommendation. However, the window of opportunity for seeking approval for a lot line adjustment was closing. The Tuolumne County Supervisors consider General Plan Amendments, GPA, only twice a year. The next possible Supervisor GPA meeting is in June 2012. That date required submission of a plan by Nov. 4, 2011. Hence, on **October 20, 2011, an email went out to all Board of Directors' members stating: I (Ron Hawke) moved and Del (Wallis) seconded, to go forward with a Lot Line Adjustment that would be:**

[1] 2 acres, and

[2] The parcel would not include the mess hall.

The Directors responded. Motion carried.

2. Pond- is open to fishing by adults who have a fishing license. The lake will be drained soon. Velayas will seek information regarding repairing the drain pipe once the lake is drained.

NEW BUSINESS:

1. Next meeting of the OFSRA BOARD will be on the SECOND Saturday, November 12, 2011, 8:30 a.m. in the boardroom of the Lodge.
2. Proxy- calling for a shareholders meeting in the Lodge building on December 3, 2011, at 9:00 am. The meeting will be to consider and act on the following matters: (a) Discussion regarding proposed Water Use Agreement with Odd Fellows Sierra Homeowners Association ("OFSHA") (b) Discussion regarding the License Agreement with OFSHA, (c) Discussion regarding delinquent amounts due by OFSHA to the corporation, (d) Discussion regarding letters from OFSHA's attorney regarding the above; and (e) To conduct such other business as may properly come before the meeting or any adjournment thereof. The proxy was approved for mailing.

11:17 a.m. Regular Meeting adjourned to Executive session.

11:27 a.m. Executive session called to order.

12:40 p.m. Executive session adjourned.

12:40 p.m. Regular session called back to order.

President Velayas announced the action taken in executive session:

1. Director Wallis is authorized to transfer \$50,000 from the water reserve account to pay upcoming bills. This action is necessitated by the delinquent lack of action of the OFSHA BOD to transfer assessment monies to the OFSRA.
2. To upgrade park security, the locks on all buildings will be changed. If anyone or any group desires to use the buildings, they must submit a request in writing to the President of the OFSRA stating the date, time, and purpose of the meeting. A transition date and time will be determined for individuals, or groups to remove their property from the building.

12:45 p.m. Regular meeting adjourned.

NEXT REGULAR MEETING: SECOND SATURDAY, November 12, 2011, 8:30 a.m. boardroom.

Respectfully submitted,

Gloria Harvey

Secretary OFSRA

NOTICE TO ALL HOMEOWNERS- The OFSRA bank reserves have been built up over the past years from managing timber and other resources to enable the OFSRA to continue to provide services and maintain the park when major unexpected expenses occur. These reserves are currently being used to operate the park and will reach a critical low level in the near future if the OFSHA Board of Directors does not release the assessments you have already paid for the management and operation of the park.

REMOVAL OF PINE NEEDLES AND OTHER DEBRIS -The OFSRA is pleased to notify all homeowners that although the amount of debris to be removed this year exceeded previous years, a vendor was found who chipped the debris and removed it from the park for \$7,310. (2010-2011 the amount was, \$15,350, and 2009-2010 the park paid \$13,507). This is a considerable savings from other years and the vendor did an outstanding job of cleaning the area.

OPENING ON THE OFSRA BOARD OF DIRECTORS- anyone interested in serving on the board is asked to contact president Velayas at 209-840-2530, or submit a letter of interest to OFSRA DIRECTORS, P.O. Box 116, Long Barn, CA 95335, or to the email address: OFSRA-Parkmgmt@sierrapark.org

REPORTING WATER LINE BREAKS Homeowners are encouraged to report any water line break ASAP. First call the Caretaker at his home at 586 5602. If he isn't available, **please leave a message with your phone number.**

If it is an urgent situation, and the Caretaker isn't available, **please call in the following sequence:** Ron Hawke at 586 4528, Shaun Velayas 209 840 2530, Bill Ordwein 586 1618, Del Wallis 586 4065, Friedhelm Peter 586 5950. Please, call in this sequence until you are able to **speak to one of us.**

SPECIAL MEETING DECEMBER 3, 2011, 9 a.m. in the Recreation Hall for members of the Odd Fellows Sierra Recreation Association. (OFSRA)

At the October board meeting, the board of Directors approved to send out a proxy to all members of the OFSRA. The topics to be discussed are enumerated in the minutes under NEW BUSINESS. This meeting is important to resolve some of the issues that exist between the two boards. (OFSRA and the HOA)

Although you may be planning to attend the meeting, last minute conflicts can occur that can keep you from the meeting. To ensure that your vote is counted, All OFSRA members are encouraged to return the proxy votes to the OFSRA Board of Directors, P.O. Box 116, Long Barn, CA 95335. IF you do make the meeting, the proxy will be void and you can vote for yourself.

If you feel you are a member of the OFSRA and did not receive a letter announcing the special meeting, please, contact Gloria Harvey at 209-586-6161 or 209-358-6266,

To request further information about the meeting you may contact:
Shaun Velayas at 209-840-2530, Ron Hawke 209-586-4528 or Gloria Harvey 209-586-6161, or 209-358-6266.

FALL IN Sierra Park has been beautiful this year. The Dogwoods are loosing their fall leaves and the air is crisp in the mornings. The temps are dropping to the mid to low 30's at night. WINTERIZING YOUR CABINS IS CRITICAL. Early snow has been forecast for this week.

Our Park Community Up-date

We have had a lot of activities in the past couple of months and want to thank all those great people who make our park such a special place!

Thank you, Harold for helping the caretaker with repairs on the water line break..

Thanks Rebekahs, for having the Apple Orchard pruned! Special thanks to Yvonne Peter; Carmi, Joey, Chris, and Christian Ennis; Debbie and Anthony Higgins for fertilizing all the trees!

Did you hear about the great pick-up baseball game on Labor Day weekend? On Saturday and Sunday at the playground, over 80 people attended and had lots of fun! Mat and Jim Ennis and Mark Higgins put the field in order and what a great job they did. We had new chalk lines, bases and the field was professionally put together. Sand lot rules and everyone had a turn! At the last minute, many neighbors decided they were having such fun that there was a last minute bar-b-que in the picnic area.

The Rebekahs opened the Snack Shack over the Labor Day weekend and donations of over \$150 were raised to help get some fun items for the playground area next year! Special Thanks, to Mike Rainwater, Friedhelm and Yvonne Peter, Mark, Debbie and Anthony Higgins, Carmi and Matt Ennis and Bill Ordwein. All helped with the clean up and roofing of the shed so that it could be opened! Yeah!

Thank you, Rebekahs, for donating the new tables for the Lodge. We will all enjoy using them at this year's Christmas Dinner! Special Thanks to Friedhelm Peter for picking up and delivering the new tables.

Have you taken your dog to Huckleberry Park? It's a great place to let your best friend run and play! Thank You, Mike VanGundy for weed eating the dog park and to Paul and Pam Emery for the donation of most of the materials and for being instrumental in having the park built last year. Did you know that the park is named after Pam and Paul's dog Huckleberry? A beautiful golden retriever, Huckleberry is also a therapy dog. Huckleberry, you are one lucky dog to have such a nice Mom and Dad!

Thanks, to all who bid on the Oak Tree that fell on the flagpole this winter. The winning bid for the firewood went to Yvonne Peter who donated \$300 to the fish derby for the tree. Thanks, to Yvonne and her crew for removing the wood so quickly and doing such a nice cleanup around the area!

For all of us who enjoyed the garden at the flag pole this year, a special thanks to Carmi, Joey, Chris, Robert and Christian Ennis and Terry Pierce-Keefy who weeded and cleaned up the garden!

Thank You, Bill Ordwein for all the work you have done on the gate, we now have new batteries and a freshly greased gate for going into winter!

If you have enjoyed sitting on one of the benches in the park recently, thank the Rebekahs! Special thanks to Sue Cloak, Linda Clark, Darlene Helmer, Nancy Hawke, Yvonne Peter, and Shirley Rainwater for the great job of cleaning and staining the benches this year! Thank You, Debbie Higgins, for weed eating around all the benches! Many hands make for light work. And we still really appreciate and thank Bob Cloak for building the benches last year. Great job! Bob. The benches have been a great asset to the park.

Thanks, Pam Emery for recruiting a couple of Rebekahs (Yvonne Peter and Debbie Higgins) to rake and clean a lot for a widow in the Park who was not up to doing it herself this year. They also made sure she had firewood for winter. These two ladies did a great job!

If you know someone in the park that we should be Thanking, please let us know!
Phone 209-586-3098 or P.O. Box 116 Long Barn, Calif. 95335.