



# Odd Fellows Sierra Recreation Association Newsletter



**Phone: 209-586-3098**

**November 2012**

WWW.Recreation Association-PARKMGT.ORG

email: Recreation Association: ofsra-parkmgt@sierrapark.org

Board of Directors - 2012-2013:

*President: Del Wallis*

*Buildings: Dick Barrett*

*Health and Safety: Larry Adams*

*Vice President: Ron Hawke*

*Equipment: Friedhelm Peter*

*Gate: Bill Ordwein*

*Secretary: Claire Veleyas*

*Roads: Larry Adams*

*Water: Ron Hawke*

*Treasurer: Bill Ordwein*

## PRESIDENT'S MESSAGE

Following this month's B.O.D. meeting example, I'll keep this short and to the point.

*May Your Holiday Season  
Be Filled With Quality Time  
Among Friends And Loved Ones!*



~Del Wallis



### Rebekah's Corner

Plan on attending the "Holiday Dinner", Saturday, December 8th at 5:00pm, we will be serving Turkey, Mashed Potatoes and Stuffing. Please bring a dish to share.

We are still accepting donations for the raffle that supports the "Fish Derby".

Thank You for your support,  
Dogwood Rebekah Lodge



**ODD FELLOWS SIERRA RECREATION ASSOCIATION BOARD OF DIRECTORS  
REGULAR MONTHLY MEETING  
November 17, 2012**

**INTERIM MINUTES**

The meeting was called to order at 9:05 AM by President Wallis. Board members present: Adams, Hawke, Velayas, Wallis, and Peter. Board members Barrett, Ordwein, and Cloak excused.

**INVOCATION:** Given by Director Hawke

Please note that no recording of the meetings are allowed.

**HOMEOWNERS AND OTHERS PRESENT:** Homeowner Shaun Velayas reported that the newsletter is available for viewing on the internet.

**CORRESPONDENCE:** Secretary Velayas reported that there was no correspondence except as related to the previous month's newsletter. Several people did not receive the newsletter attachment with their emails. Jim Campbell at the mailing service has been made aware of the problem.

**MINUTES OF BOARD MEETINGS of October 20, 2012:** Velayas moved that the minutes be accepted with the correction that Director Hawke did not make a motion. It was Director Velayas who moved to pay all the bills. Also, generators were not connected to each building, but, rather, each building has been wired to be connected to a generator to provide for emergency power. Director Peter seconded, motion carried.

**CARETAKER'S REPORT:** Snow was plowed, trash receptacles were repaired, culverts were cleared, and a couple of water breaks were repaired. Mark repaired the main water line while the contractor built the driveway for Cedarbrook.

**DIRECTOR REPORTS**

**WATER-HAWKE:** Director Hawke provided water report. Since the October 20th meeting, there was one broken water pipe repaired by Mark. During the construction of the driveway from East Jordan to the house on the Cedarbrook property, the 4-inch line was ruptured and repaired. The lake has been sampled again this month; it's still safe to swim if anyone feels like Polar Bearing. Homeowners are reminded that the weather will soon turn very cold and winterizing is recommended. Water pumped for the month of October 2012 was 303,700 gallons.

**BUILDINGS-BARRETT:** Director Peter reported that the work is completed on the Caretaker's cabin. The outside stairs remain to be finished. Dry rot in the front of the house needs to be investigated.

**ROADS-ADAMS:** Director Adams reported that the roads are in good condition.

**EQUIPMENT-PETER:** Director Peter reported that equipment is running fine and ready for snow.

**TIMBER – WALLIS:** President Wallis had nothing to report. Director Peter reported that Brushbusters has not arrived as anticipated to clear the slash pile. Director Peter is continuing to work on getting them to come clear the pile.

**GATE -- ORDWEIN:** The gate is operating regularly, but if homeowners need help with their gate keys or have any problems to report, they should contact Bill Ordwein or Mark Higgins.

**HEALTH AND SAFETY -- ADAMS:** Director Adams had nothing new to report.

**RECREATION:** Director Wallis would like to remind everyone that the Holiday Dinner will occur on December 8th at 5 pm. Looking forward to seeing everyone there!!

**RECREATION FACILITIES:** There is nothing to be done at this time.

**FINANCE -- ORDWEIN:** Director Hawke reported that this month's bills amounted to approximately

\$23,949.72. Another \$30,902.05 has been paid from the Timber fund for Cedarbrook and Caretaker cabin expenses. Currently, unpaid assessments total \$38,263. Collections options including termination of services and/or legal actions are being reviewed. Director Peter moves to pay all bills; Director Adams seconds. Motion carries unanimously.

## **LEGAL ACTIONS:**

### **SMALL CLAIMS COURT**

**PLAINTIFFS:** Charles Varvayanis and Patricia T. Jones

**DEFENDANTS:** Odd Fellows Sierra Recreation Association, Inc.

**COMPLAINT: Sc18553** – Claims Defendant owes them \$8,860.00.

**Plaintiffs** claim OFSRA fraudulently billed and collected assessments, special assessments and late fees for two parcels that did not exist.

**Defendants** – Plaintiffs fail to prove certain elements of a Cause of Action for fraud.

In this matter between May 29, 2005, and May 29, 2011, Plaintiff Varvayanis was a Director, Shareholder and President of HOA (2006-2007). It appears Plaintiff Varvayanis is accusing himself of fraud!

**Trial date:** November 28, 2012

### **PUBLIC UTILITIES COMMISSION**

**PLAINTIFFS:** Fred Coleman, Ruth Dargitz, Steve Wallace and Larry Vaughn

**DEFENDANT:** Odd Fellows Sierra Recreation Association, Inc.

**COMPLAINT:** Odd Fellows Homeowner's Association ("OFSHA") is a non-profit mutual benefit corporation whose Director's are democratically elected by owners of all 281 lots within the Odd Fellows Sierra Park. The water for all the lot owners is supplied by Odd Fellows Sierra Recreation Association ("OFSRA"). The water system is required to be regulated by the CPUC under California Public Utility Code 2701 and 2702, but it is not. OFSRA consists only of Odd Fellows and Rebekahs; OFSRA provides no financial transparency concerning costs it incurs in providing water to lot owners.

**DISPOSITION:** A conference call with the Judge is scheduled for November 30, 2012.

### **OLD BUSINESS:**

Sierra Nevada Communications is still working on their plan to improve services to the Park. No time schedule has yet been developed.

### **NEW BUSINESS:**

None

THE NEXT REGULAR OFSRA BOARD MEETING WILL BE DECEMBER 15, 2012.

**No Executive Session was needed.**

There being no further business, President Wallis adjourned the meeting at 9:56 A.M.

Claire Velayas, Secretary

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ODD FELLOWS SIERRA RECREATION  
ASSOCIATION, INC  
BUDGET REPORT  
PERIOD ENDED OCTOBER 31, 2012

<u>REVENUE</u>	<u>FIVE MONTHS ENDED 10/31/12</u>	<u>2012-2013 BUDGET</u>	<u>VARIANCE</u>	<u>% OF BUDGET EXPENDED*</u>
MAINTENANCE INCOME	\$ 331,898	\$ 372,736	\$ (40,838)	89.04%
PROPERTY RENTAL(CARETAKER'S CABIN)	2,669	6,900	(4,231)	38.68%
GATE INCOME	3,805			
RECREATION INCOME	817	-	817	
FISH DONATIONS	1,048			
TRANSFER FEES	100			
INTEREST INCOME	106	-	106	
TIMBER INTEREST	6	-	6	
UNREALIZED GAIN/(LOSS) ON INVESTMENTS		-	-	
MISCELLANEOUS	21,479		21,479	
<b>TOTAL REVENUE</b>	<b>361,928</b>	<b>379,636</b>	<b>(22,661)</b>	
 <u>OPERATING EXPENSES</u>				
ACCOUNTING SERVICE	11,983	18,000	(6,017)	66.57%
BANK CHARGES	272	50	222	544.00%
CAMP CEDARBROOK LAND	* 44,530		44,530	
CREDIT CARD FEES	1,106		1,106	
CONTIGENCY		3,100	(3,100)	0.00%
EMPLOYEE BENEFITS/HEALTH INS REIM	4,995	12,000	(7,005)	41.63%
EQUIPMENT RENTAL	1,055		1,055	
EQUIPMENT RESERVES		2,000	(2,000)	0.00%
FISH DERBY	2,072	2,800	(728)	74.00%
FRANCHISE TAX	800	800	-	100.00%
FUEL	3,278	9,000	(5,722)	36.42%
GARBAGE	5,585	14,000	(8,415)	39.89%
GATE EXPENSE	1,547	3,873	(2,326)	39.94%
HEALTH AND SAFETY	1,746	4,000	(2,254)	43.65%
INSURANCE - GENERAL	5,541	17,000	(11,459)	32.59%
MAINTAIN BUILDING	5,936	11,000	(5,064)	53.96%
MAINTAIN BUILDING - CEDARBROOK	* 13,650		13,650	
MAINTAIN EQUIPMENT	6,554	15,000	(8,446)	43.69%
MAINTAIN LAKE		9,000	(9,000)	0.00%
MAINTAIN ROADS	35,280	35,000	280	100.80%
MAINTAIN WATER	396	8,000	(7,604)	4.95%
MAINTENANCE COMMON AREA	5,000		5,000	
MAINTENANCE GENERAL	6,770	25,000	(18,230)	27.08%
MEMBER COMMUNICATION	2,307	4,500	(2,193)	51.27%
NEEDLE EXPENSE		10,000	(10,000)	0.00%
OFFICE EXPENSE - INCLUDES CLERICAL	90	1,500	(1,410)	6.00%
PAYROLL - LABOR	27,278	70,000	(42,722)	38.97%
PERMITS AND FEES		2,500	(2,500)	0.00%
PROFESSIONAL SERVICE - LEGAL	5,207	30,000	(24,793)	17.36%
PROFESSIONAL SERVICE - CONSULTING	35,342	25,000	10,342	141.37%
RECREATION	658	1,000	(342)	65.80%
ROAD RESERVES		2,000	(2,000)	0.00%
SUPPLIES SHOP	337	1,500	(1,163)	22.47%
SUPPLIES RECREATION HALL	242	100	142	242.00%
TAXES - PAYROLL	2,292	7,000	(4,708)	32.74%
TAXES - PROPERTY		3,300	(3,300)	0.00%
TAXES - PROPERTY CEDARBROOK	*	3,800	(3,800)	0.00%
TAXES AND LICENSE	43	1,500	(1,457)	2.87%
TELEPHONE	902	1,200	(298)	75.17%
TIMBER EXPENSE	**		-	
UTILITIES	5,264	14,000	(8,736)	37.60%
UTILITIES - CEDERBROOK	*		-	
WATER RESERVES		3,113	(3,113)	0.00%
WATER TESTING	2,480	8,000	(5,520)	31.00%
<b>TOTAL EXPENSES BEFORE DEPRECIATION</b>	<b>240,538</b>	<b>379,636</b>	<b>(139,098)</b>	

ODD FELLOWS SIERRA RECREATION  
ASSOCIATION, INC  
BUDGET REPORT  
PERIOD ENDED OCTOBER 31, 2012

	<u>FIVE MONTHS ENDED 10/31/12</u>	<u>2012-2013 BUDGET</u>	<u>VARIANCE</u>	<u>% OF BUDGET EXPENDED*</u>
DEPRECIATION	13,805			
<b>TOTAL EXPENSES</b>	<u>254,343</u>			
NET INCOME FROM OPERATIONS	<u>107,585</u>			
ADD BACK CEDARBROOK EXPENSES	* 58,180			
ADD BACK TIMBER EXPENSES	**			
TOTAL INCOME FOR RESERVE FUNDS	<u>\$ 165,765</u>			

BANK ACCOUNT BALANCES

GENERAL ACCT	\$21,754
MONEY MARKET	171,730
TIMBER RESERVE	76,939
ROAD RESERVE	10,900
EQUIPMENT RESERVE	10,961
WATER RESERVE	11,027
MONEY MARKET - LAND	9,763

\*Attributed to Cedarbrook expenses.  
(Monies to offset Cedarbrook expenses will be transferred  
from the Timber/Land purchase accounts.)

\*\* Monies to offset timber expenses will be transferred  
from the Timber account.

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the Board of Directors