



Odd Fellows Sierra Recreation Association Newsletter



Phone: 209-586-3098

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WWW.Recreation Association-PARKMGT.ORG

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Board of Directors - 2012-2013:

<i>President:</i>	<i>Del Wallis</i>	<i>Buildings:</i>	<i>Dick Barrett</i>	<i>Health and Safety:</i>	<i>Larry Adams</i>
<i>Vice President:</i>	<i>Ron Hawke</i>		<i>Friedhelm Peter</i>	<i>Gate:</i>	<i>Bill Ordwein</i>
<i>Secretary:</i>	<i>Claire Veleyas</i>		<i>Larry Adams</i>	<i>Water:</i>	<i>Ron Hawke</i>
<i>Treasurer:</i>	<i>Bill Ordwein</i>	<i>Timber:</i>	<i>Del Wallis</i>		<i>Bob Cloak</i>
			<i>Gloria Harvey</i>		

PRESIDENT'S MESSAGE

Can you believe Spring is already here, and if you haven't been to the Park, you're missing out. The Board has been "shepherding" the forest. We plan to add a little fire safety by masticating several more acres bordering the subdivision. The idea is to keep fire from encroaching the subdivision from the outside through our timberland, and/or maintain fire problems within the subdivision and not allow them to escape to our timberlands.

We continue to have "incidents" with the same 4 to 6 "concerned" property owners. The latest was a complaint to the County and State regarding a broken well head on the Cedarbrook property. How it was broken is a mystery. We fixed the problem within 48 hours of meeting with a County representative. Interesting note to that meeting with the County was the disclosure to us that during the County meeting with the complainers, they were informed about the perils of vandalizing wells, especially since 9/11. Apparently, law enforcement takes a dim view of such shenanigans. Don't know what all that indicates ..., just interesting and a word to the wise.

Our annual meeting is set for May 25, 2014, at 9:00am. If you can not make it to the meeting, be sure to send in a proxy.

~Del Wallis



**ODD FELLOWS SIERRA RECREATION ASSOCIATION BOARD OF DIRECTORS
REGULAR MONTHLY MEETING
March 22, 2014**

INTERIM MINUTES

The meeting was called to order at 10:00 AM by President Wallis. Board members present: Velayas, Ordwein, Wallis, Harvey, and Peter. Board members Barrett, Cloak, Adams, and Hawke excused.

INVOCATION: Given by Director Peter.

Please note that no recordings of the meeting are allowed.

HOMEOWNERS AND OTHERS PRESENT: Homeowners Heidi Ordwein, Linda Clark, and Craig Wend.

Ms. Ordwein came representing the Services Board with a request that the OFSRA might provide a new tractor and a new bridge for the Services Board. She mentioned that the Services Board has circulated a petition amongst RA shareholders requesting the Rec Assn purchase the tractor and replace the bridge across Sugar Pine Creek.

Mr. Wend came with questions regarding what the consequences are for people who do not pay their dues. President Wallis explained about the lawsuit currently pending.

CORRESPONDENCE: Director Ordwein reported there was no correspondence.

MINUTES OF REGULAR BOARD MEETING of November 2, 2013: Velayas moved that the minutes be accepted with no corrections. Director Peter seconded, motion carried.

DIRECTOR REPORTS

TIMBER -- WALLIS: President Wallis reported that Cedarbrook logging plan is going forward and will cost approximately \$8,000. It is the advice of the forestry consultant that we do not harvest timber this year. As a result of the Rim Fire, prices for lumber have gone down significantly. President Wallis requested a motion be made that the acreages previously masticated be treated by herbicide as suggested by the Forester for a total cost of approximately \$5,000. Motion was made by Director Ordwein and seconded by Director Harvey. Motion passed unanimously. President Wallis also requested a second motion to masticate the area around Cedarbrook and the western border of the Park for a total cost of approximately \$15,000. Director Velayas made the motion, and Director Harvey seconded. Motion passed unanimously.

RENTAL PROPERTY -- PETER: Director Peter provided a copy of the home inspection obtained on the caretaker's cabin. Director Ordwein made a motion to provide the Committee responsible for the cabin a budget of \$5,000 to make repairs as needed. Director Harvey seconded. Motion passed unanimously. President Wallis obtained a market analysis of the caretaker's cabin.

FINANCE -- ORDWEIN: Director Ordwein reported that bills amounted to approximately \$55,309. Income was approximately \$106,800. Director Peter made a motion to remove the broken bridge next to the pond; Director Ordwein seconded. Motion passed unanimously.

LEGAL ACTIONS:

PUBLIC UTILITIES COMMISSION

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

DEFENDANTS: 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 the Odd Fellows Sierra Recreation Association (OFSHA). 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 Rebekah's; OFSRA provides no financial transparency concerning costs it incurs in providing water to lot owners.

DISPOSITION: CPUC is studying submitted documents. Preliminary decision is scheduled for August 1, 2014.

Case No. CVL58100 in Superior Court of California.

PLAINTIFFS: Odd Fellows Sierra Recreation Association, a California corporation

DEFENDANTS: Charles P. Varvayanis and Patricia Jones; Freddie Glen Coleman and Barbara Ann Coleman; Jewel Ruth Dargitz; Larry Lee Vaughn and Karin Louanne Vaughn; Steven P. Wallace; Rudy Aldama, Glenn Dalzel, Christine Foreman, Juan Tovar and Mae Tovar; Harold Babb and Mary Babb; Philip Barthman, Susan Bolt-Barthman, Richard Quinn, and Christine Quinn; Joseph G. Bonjean and Gloria Bonjean; Patricia L. Bremicker, Eric Canales and Catherine Canales; Gregory J. Collins, Sr. and Heidi M. Collins; Jose Angel Garcia and Deborah L. Garcia; Larry V. Giacomino and Jill S. Forester; Louis J. Kazas and Cleo Kazas; Mildred Kern; Onita Pombo and Dorothy K. Leighton; Gerald W. Johnston, Steven G. Johnston and Sharon Lorenz; Deanna G. Mooney; Joseph M. Nelson, Jr.; Michael J. Perry and Katherine M. Perry; William D. Piech and Clare Thompson; Timothy J. Plaza and Darann P. Plaza; Betty L. Salomon; Joseph F. Schultz and Karin V. Schultz; Scott R. Thomas and Brandi L. Thomas; John David Weitzel and Nancy Anne Weitzel; and does 1 through 30 inclusive.

COMPLAINT: Complaint for Damages for: (1) Quantum Meruit; (2) Maintenance of Right of Way Easement; (3) Common Counts-Account Stated; (4) Common Counts-Open Account. (This is the complaint filed against the property owners who have delinquent assessments.)

DISPOSITION: Settlement Conference scheduled for June. Trial dates have been scheduled in August, 2014.

OLD BUSINESS:

None.

NEW BUSINESS:

Some problems have arisen regarding the gate. Homeowners Giacomino and Coleman submitted complaints to the Dept of Transportation and/or the Tuolumne County Community Resource Agency that they were being charged to access their property and that the gate was improperly located on CalTrans property. The gate was subsequently red-tagged by CalTrans, meaning it was supposed to be

removed within 7 days. The Board was polled via phone, and eight of the eight Directors asked agreed that moving the gate was the best option. After several communications with CalTrans, the red tag was rescinded but may be reinstated at any time. The OFSRA has decided that moving the gate off of CalTrans property and entirely onto Park property at an estimated expense of \$50,000 should be accomplished at the soonest possible time. Director Harvey so moved; Director Peter seconded. Motion passed unanimously.

In February the State took an interest in the two Cedarbrook wells after receiving a couple of complaints from Park resident's. The two wells actually came under the jurisdiction of the County, but to alleviate any issues, we evaluated the wells usefulness; i.e. what it would cost to bring the wells up to State requirements for inclusion into the Park's water system, versus the cost to abandon them and later if needed, drill a new well. The latter option made the most sense. While we were at it, we also abandoned Well No. 2, using the same criteria. President Wallis polled the Board by telephone and eight of the nine directors available for voting, voted to abandon all three wells.

The annual Fishing Derby will occur on Saturday June 14th, 2014. Donations would be greatly appreciated and should be directed to the Services Board at PO Box 293, Mi-Wuk Village, CA 95346.

THE ANNUAL MEETING WILL OCCUR ON SUNDAY MAY 25, 2014.

THE NEXT REGULAR OFSRA BOARD MEETING WILL BE DETERMINED AT THE ANNUAL MEETING.

No Executive Session was convened.

There being no further business, President Wallis adjourned the meeting at 1:15 P.M.

Claire Velayas, Secretary

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ODD FELLOWS SIERRA RECREATION ASSOC.
STATEMENT OF REVENUE AND EXPENSES
FOR THE PERIOD ENDED
FEBRUARY 28, 2014

	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC	JAN	FEB	MARCH	APRIL	MAY	YEAR TO DATE
REVENUE													
Maintenance income	1,099	2,620	0	1,024	1,024	0	0	949	0	0	0	0	6,716
Property rental	0	531	531	531	531	531	796	531	265	0	0	0	4,246
Timber revenue	0	0	0	60,000	30,000	0	0	2,088	0	0	0	0	92,088
Water tank easement	417	417	417	417	417	0	833	417	417	0	0	0	3,750
TOTAL REVENUE	<u>1,516</u>	<u>3,567</u>	<u>947</u>	<u>61,971</u>	<u>31,971</u>	<u>531</u>	<u>1,629</u>	<u>3,985</u>	<u>682</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>106,800</u>
EXPENSES													
Accounting	0	2,352	0	1,49	225	0	835	102	175	0	0	0	5,179
Credit card fees	55	15	0	0	0	0	0	0	0	0	0	0	70
Depreciation	237	237	237	237	237	237	237	237	237	0	0	0	2,133
Employee benefits	0	0	0	191	0	0	0	0	0	0	0	0	191
Equipment rental	0	0	0	0	0	0	0	0	106	0	0	0	106
Gate expense	0	0	0	0	0	0	225	0	0	0	0	0	225
Health and safety	0	0	0	40	0	0	0	0	0	0	0	0	40
Insurance	5,194	-3,772	0	-812	0	0	0	0	0	0	0	0	610
Interest/bank charges	0	60	15	255	0	0	0	0	0	0	0	0	330
Maintain buildings	0	0	0	0	0	0	710	0	139	0	0	0	849
Maintain water systems	0	0	0	0	0	0	0	0	150	0	0	0	150
Maintenance - common area	0	10,500	0	0	0	0	0	0	0	0	0	0	10,500
Member communications	0	413	0	678	70	0	371	31	0	0	0	0	1,563
Outside service	547	0	0	0	0	0	0	0	0	0	0	0	547
Permits and fees	0	0	0	0	0	345	0	0	0	0	0	0	345
Professional services - Consulting	0	0	0	1,55	-1,552	315	0	0	0	0	0	0	315
Professional services - Legal	14,531	-680	0	0	0	0	14,205	10,899	-11,225	0	0	0	27,729
Recreation	0	0	0	238	0	0	0	0	0	0	0	0	238
Taxes-payroll	0	0	0	0	0	0	92	0	0	0	0	0	92
Property taxes	0	0	0	0	0	2,304	0	0	0	0	0	0	2,304
Taxes and licenses	0	0	0	0	0	0	0	25	0	0	0	0	25
Utilities	968	0	0	0	0	0	0	0	0	0	0	0	968
Franchise tax	0	0	0	800	0	0	0	0	0	0	0	0	800
TOTAL OPERATING EXPENSES	<u>21,532</u>	<u>9,125</u>	<u>252</u>	<u>4,669</u>	<u>-1,020</u>	<u>3,201</u>	<u>16,675</u>	<u>11,294</u>	<u>-10,418</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>55,309</u>
OTHER REVENUE													
Interest income	2	9	2	3	75	15	15	14	13	0	0	0	148
Timber interest income	1	1	1	1	1	1	1	1	1	0	0	0	13
Miscellaneous income	25	227	704	227	0	0	0	75	0	0	0	0	1,258
TOTAL OTHER REVENUE	<u>28</u>	<u>237</u>	<u>707</u>	<u>231</u>	<u>76</u>	<u>16</u>	<u>16</u>	<u>90</u>	<u>14</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>1,419</u>
TOTAL EXCESS REVENUE OVER EXPENSE	<u>-19,988</u>	<u>-5,320</u>	<u>1,402</u>	<u>57,533</u>	<u>33,067</u>	<u>-2,654</u>	<u>-15,030</u>	<u>-7,219</u>	<u>11,114</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>52,910</u>