



# OFSRA NEWSLETTER

SEPTEMBER 2011

[WWW.OFSRA-PARKMGT.ORG](http://WWW.OFSRA-PARKMGT.ORG) Phone 209-586-3098

Email [OFSRA-PARKMGT@sierrapark.org](mailto:OFSRA-PARKMGT@sierrapark.org)

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

Rebekah Dogwood Lodge #200 meet the third Tuesday in the Board room. **Many thanks** to the Rebekah members and helpers who cleaned and restored the Snack Shack, (including a new roof). Labor Day weekend 82 people visited the Snack Shack and played pick up ball on the newly chalked ball diamond. An impromptu BBQ was held on Sunday.

## 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 Ron Hawke at 586 4528, Shaun Velayas 209 840 2530, Bill Ordwein 586 1618 or Friedhelm Peter 586 5950, Please, call until you are able to speak to one of us.

## President's Message

Busy, busy, busy... We are almost ready for winter and it's only the end of September. The bar ditches, tire chains and general vehicle maintenance are all done or will be done soon. A new power line has been installed to the sand shed, this time underground. The snack shed and the playground have power as well.

Now that Mark has a water license, he has taken over water sampling and testing duties. It has been a long time since these tasks were done by our Caretaker.

The "BIGGEST HIT" this month was the pick-up baseball games on Labor Day weekend. It was a lot of fun watching our community come together for some great baseball under the lights on a warm summer night.

As your Board, we would also like to have your constructive input. If there is something that you think needs to be done, or if you have any ideas for improvement or fun activities to do together, please, feel free to contact me personally at (916) 532-0802 or (209) 840-2530 (they both ring to the same phone).

Shaun Velayas

## OFSRA WEB SITE

THE OFSRA web site address is:

[WWW.OFSRA-PARKMGT.ORG](http://WWW.OFSRA-PARKMGT.ORG)

The password to read documents is OFSRA all capital letters

We are in the process of placing documents on our website.

The OFSRA email address is: [ofsra-parkmgt@sierrapark.org](mailto:ofsra-parkmgt@sierrapark.org)

**Sierra Nevada Communications** is diligently working towards providing high speed Internet and improved Cable TV service to our Park. Laser, optical cabling and other equipment has been ordered and will be checked out during the winter. Several right-of-way access routes to the Park are under consideration. If the access can be worked out, possible installation is hoped to begin as early as Spring or Summer 2012.

## INTERIM MINUTES SEPTEMBER 17, 2011

MEETING CALLED TO ORDER AT 8:32 A.M. BY PRESIDENT SHAUN VELAYAS

INVOCATION BY Ron Hawke

MEMBERS PRESENT: Adams, Barrett, Harvey, Hawke, Ordwein, Peter and Velayas.

MEMBERS EXCUSED: Wallis

GUESTS PRESENT: Mike VanGundy, Charles Varvayanis, and caretaker Mark Higgins. There were no concerns expressed by the visitors.

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

CORRESPONDENCE: a letter was received from Judith Wallin expressing concern about damage to steps during snow removal. Directors Hawke and Peter will investigate.

### **DIRECTOR REPORTS**

**WATER-Ron Hawke-** Our final response to the California State Department of Public Health, CDPH, has been completed. The Emergency Chlorination Plan was finally approved on Aug. 26, 2011! This completes the requirements that were precipitated by the CDPH inspection of our system in Oct. 2010. Three procedures have been approved, [1] Cross Connection Survey [which didn't apply to us and resulted in a "Waiver" on May 19, 2011], [2] Bacteriological Sample Site Plan [BSSP] approved on June 28, 2011, and [3] Emergency Chlorination Plan [ECP]. While the inspection in Oct. 2010, found no issues, **none**, with our system, the bureaucratic process that followed was excessive. Each of these approvals took numerous communications via phone and email over the course of months. Our representatives, Paul Krawchuk, and in the early phase, Don Nessler, were patient, perseverant and successful.

Mark passed his State certification test and has received his D1 license. Congratulations Mark! Our relationship with our licensed water operator, Paul Krawchuk has changed to an "As needed" basis as has been the case with Don Nessler for the last several months. Mark has assumed responsibility for our monthly water sample tests.

There was one major water line break on Sept. 1, when a 4-inch diameter PVC elbow fractured. It was located about 5 feet under the asphalt road on West Jordan at the intersection of Deborah. Thanks are due to Larry Vaughn who quickly and voluntarily helped Mark determine which valves needed to be turned off to isolate the break from our system. Simunaci Construction was the first to respond and began a 3-day project to repair the line. The repaired section was completed with far better components than those replaced. The new components will better accommodate slight misalignment and vibration. A thrust block was installed to absorb pressure pulses. The roadway was restored with compacted fill, road-base and asphalt.

Water pumped for the month of August was 811,300 gallons.

Respectfully submitted by Ron Hawke, September 17, 2011.

**Buildings-Dick Barrett-** Power has been restored to the sand shed by using the conduit that had been installed under the road at an earlier date by Steve Wallace. After lengthy discussion it was decided that follow up contact will be made with the contractor to determine how best to divert the water from the Lodge building.

Barrett stated that the Snack Shack was stabilized (many years ago) by attaching a wire from the main beam to a tree. It has been popular in the past to attach lights, satellite dishes and other objects to trees. He has concerns about the health of the tree. A logger will be questioned regarding this practice.

**Roads-and Health and Safety-Larry Adams** reported that Ken's Asphalt has been contracted to repave the loop in front of the caretaker's cabin, the road to the corporation yard and some maintenance at the exit gate. They will be in the park October 3<sup>rd</sup> and 4<sup>th</sup>.

**Equipment -Friedhelm Peter** stated the grader is at the Chevron Station in Sierra Village for evaluating the restoration of the front wheel drive. The Case backhoe had a broken radiator. Upon removal, it was determined that a new radiator was cheaper than repairing the old one. Oil and filters were changed on all our equipment. The International was being serviced, oil and filter changed, when the bracket holding the transfer case was found with a crack. New brackets are no longer available so the old one was welded and will be replaced. Additional snow chains have been ordered. There will be 3 sets of chains to avoid down time repairing chains during the heavy snow periods.

**Gate-Bill Ordwein-**Bearings were replaced for the inbound gate. Battery needs to be replaced on the outbound. Investigation will be done to determine why the inbound gate sometimes remains open.

**Timber-** no report

**Fuel reduction Grant monies- Gloria Harvey** reported that bids are being prepared and will be submitted as soon as the environmental studies are complete. Our Forester Will Dorell was consulted for help in determining the extent of fuel reduction. Dorell will prepare a report and recommendation for the area near the corporation yard and the newly purchased Camp Cedarbrook property. All fuel reduction expenses will be funded through the Hwy 108 Fire Safe Council grant monies received from the Resource Advisory Committee (RAC). If the good weather continues the fuel reduction should be done this fall. If early rains and snow prohibit the work, it will be delayed until next summer. Harvey also reported that as part of park maintenance, a logger will be in the park next week to remove a dead tree on park property near Wheeler Road, two trees on Jordan Way West, and to remove a pine branch hanging in an oak tree on Wheeler Road. P.G.&E workers are in the park to remove or trim marked trees that endanger power lines.

**Finance-Del Wallis**-Harvey reported in Wallis's absence, that the total for vendor bills for the month is: \$23,338.28. Director Peter moved that the bills be paid. Motion carried.

Hawke moved that \$7416.28 be taken from the Money Market Land account (Timber funds) and pay down the Camp Cedarbrook line item in the operating expense budget. Motion carried.

Hawke moved that \$25,000 be transferred from the Timber Fund to the general fund to pay current bills. Motion carried.

Copies of the monthly budget report were distributed as well as a copy of the bill submitted to the Homeowners association for past due funds of \$252,120.00.

**Old Business:**

1. Budget Velayas reported that the membership vote for an increase in assessments failed to pass.
2. Camp Cedarbrook- Velayas reported that the bank agreed to sell the property for the reduced price of \$326,700.00. The purchase has been completed. Hawke reported that the electrical power will be transferred into an OFSRA account. He advised that locks have been installed on the swimming pool and cautions all residents to stay away from the property. There are many hazardous conditions still on site. Caution Danger signs will be posted on the pool. Hawke will seek estimates on repairing the leaking skylight and dry rot where the deck attaches to the building. Some repairs may be needed to prevent further deterioration.
3. Website- some problems persist in accessing the site. They should be corrected at this time.
4. OFSRA membership-Harvey reported that she has confirmed 76 members of the OFSRA. Anyone wanting to confirm their membership in the OFSRA, please, call Gloria at 209-586-6161.
5. Friedhelm Peter reported that he is expecting final bids from two contractors to shred the debris in the pine needle dump area and haul it to the cogeneration plant. The estimates are promising that this can be done for less cost than was expected.

**New Business:**

1. Meeting with the HOA. Three directors from the OFSRA board met with three directors of the HOA to seek ways to improve relationships between the two groups. Directors Velayas, Hawke, and Wallis represented the OFSRA. Directors Coleman, Wallace, and Dargitz represented the HOA. They agreed to return to their respective boards and seek a 90 day extension of the old Water Use Agreement and the License Agreement. Although the agreements were approved by the membership of both groups at the annual meeting this past Memorial Day weekend, the newly formed HOA is not comfortable signing the agreements without first studying it in depth. The OFSRA has been advised by legal counsel not to sign it at this time if the HOA is not willing to sign. Both groups have agreed to work together to review the documents and make recommendations to their membership at a future date. Hawke moved to extend the current documents for 90 days. Harvey seconded. Motion carried. The extended expiration date is now January 10, 2012.
2. Sierra Nevada Communications- Hawke reported that SNC is acquiring the equipment to provide high speed Internet to the park. The equipment will be tested this winter. The earliest the installation might begin is next spring or summer. Acquisition of right-of-way to enter the Park is the biggest remaining requirement.

10:40 AM--Meeting adjourned to executive session to discuss legal matters and personnel matters

10:45 AM-Executive session called to order by President Velayas

12:15 PM-Executive session adjourned. Velayas announced that no action was taken in executive session.

12:22 PM-Meeting adjourned.

Next meeting October 15, 2011

November meeting was set for November 12, 2011.

Respectfully submitted

Gloria Harvey

Secretary OFSRA

# CAMP CEDARBROOK

While the OFSRA has acquired the Cedarbrook property, everyone is cautioned about the dangers. There are many buildings and other structures in disrepair and pose a potential danger, especially to children. Please, refrain from entering the area without a clear purpose. The swimming pool, even though it is surrounded by a fence and locked gates, poses many dangers.

## FALL IN SIERRA PARK-

The dogwoods are starting to change colors, apples are turning red and there is a crispness in the air that says WINTER IS COMING. We all love the signs of fall but they are also a forewarning to us to begin WINTERIZING OUR CABINS. If you are an infrequent visitor don't forget to turn off the water, clean your chimney, cover your wood and take other precautions to protect your property through the winter months.

WOOD CUTTING – There is wood in the campground for park residents to cut for use in the park.

ODD FELLOWS SIERRA RECREATION ASSOC.  
STATEMENT OF REVENUE AND EXPENSES  
FOR THE PERIOD ENDED  
AUGUST 31, 2011

REVENUE	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC	JAN	FEB	MARCH	APRIL	MAY	YEAR TO DATE
Maintenance income	0	50,000	0	0	0	0	0	0	0	0	0	0	50,000
Recreation income	100	0	0	0	0	0	0	0	0	0	0	0	100
Property rental	531	796	531	0	0	0	0	0	0	0	0	0	1,858
Refunds	0	0	-250	0	0	0	0	0	0	0	0	0	-250
<b>TOTAL REVENUE</b>	<b>631</b>	<b>50,796</b>	<b>281</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>51,708</b>
<b>EXPENSES</b>													
Accounting	1,448	1,297	1,078	0	0	0	0	0	0	0	0	0	3,823
Auto mileage expense	18	0	0	0	0	0	0	0	0	0	0	0	18
Camp Cedarbrook land	0	5,898	1,519	0	0	0	0	0	0	0	0	0	7,417
Depreciation	2,893	2,893	2,893	0	0	0	0	0	0	0	0	0	8,679
Employee benefits	1,491	172	1,672	0	0	0	0	0	0	0	0	0	3,335
Equipment rental	138	0	0	0	0	0	0	0	0	0	0	0	138
Fish derby	1,375	0	0	0	0	0	0	0	0	0	0	0	1,375
Fuel	0	1,688	0	0	0	0	0	0	0	0	0	0	1,688
Garbage	901	999	1,611	0	0	0	0	0	0	0	0	0	3,511
Gate expense	42	53	155	0	0	0	0	0	0	0	0	0	250
Health and safety	399	0	600	0	0	0	0	0	0	0	0	0	999
Insurance	11,713	0	1,686	0	0	0	0	0	0	0	0	0	13,399
Interest/bank charges	0	10	0	0	0	0	0	0	0	0	0	0	10
Maintain buildings	130	0	0	0	0	0	0	0	0	0	0	0	130
Maintain equipment	653	590	688	0	0	0	0	0	0	0	0	0	1,931
Maintain roads	97	0	0	0	0	0	0	0	0	0	0	0	97
Maintain water systems	0	0	449	0	0	0	0	0	0	0	0	0	449
Member communications	230	154	0	0	0	0	0	0	0	0	0	0	384
Office supplies	0	2	0	0	0	0	0	0	0	0	0	0	2
Outside service	0	0	3	0	0	0	0	0	0	0	0	0	3
Professional services	6,462	1,356	7,289	0	0	0	0	0	0	0	0	0	15,107
Repairs and maintenance-general	2,229	643	2,429	0	0	0	0	0	0	0	0	0	5,300
Supplies-shop	72	46	0	0	0	0	0	0	0	0	0	0	119
Supplies-rec hall	23	0	0	0	0	0	0	0	0	0	0	0	23
Taxes-payroll	354	429	524	0	0	0	0	0	0	0	0	0	1,308
Settlement expenses	500	0	0	0	0	0	0	0	0	0	0	0	500
Telephone	73	73	100	0	0	0	0	0	0	0	0	0	247
Utilities	1,160	1,055	856	0	0	0	0	0	0	0	0	0	3,071
Wages	3,954	5,270	5,718	0	0	0	0	0	0	0	0	0	14,942
Water testing and fees	985	355	505	0	0	0	0	0	0	0	0	0	1,845
<b>TOTAL OPERATING EXPENSES</b>	<b>37,341</b>	<b>22,983</b>	<b>29,775</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>90,099</b>
<b>OTHER REVENUE</b>													
Interest income	28	26	31	0	0	0	0	0	0	0	0	0	85
Timber interest income	34	1,873	48	0	0	0	0	0	0	0	0	0	1,954
Unrealized gain/(loss) on investments	1	-1,774	-287	0	0	0	0	0	0	0	0	0	-2,061
<b>TOTAL OTHER REVENUE</b>	<b>62</b>	<b>125</b>	<b>-209</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>-21</b>
<b>EXCESS REVENUE OVER EXPENSES</b>	<b>-36,648</b>	<b>27,938</b>	<b>-29,703</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>-38,413</b>

TIMBER

I am compiling a list of current members of the Odd Fellows Sierra Recreation Association. The by-laws state that any property owner in Sierra Park who is also a member in good standing with an Odd Fellows or Rebekah Lodge is a member of the OFSRA. Membership in OFSRA grants certain voting rights to those members including voting for Directors of the OFSRA Board. As long as one of the property owners is a member, he/she is entitled to one vote. If both property owners are Lodge member, they only get one vote. One lot, one vote. If two property owners are BOTH Lodge members and own TWO LOTS they would have two votes. Spouse names are listed for some members. I regret that this is not consistent and will address that as time permits. Please, review the list. If you feel you qualify for membership and are not on the list, please, send a copy of your current Lodge card and contact information to: OFSRA P.O. Box 116, Long Barn CA 95335, or contact [ofsra-park-mgt@sierrapark.org](mailto:ofsra-park-mgt@sierrapark.org), or 209-586-6161. I will be out of the country until after October 10, 2011.

Sincerely, Gloria Harvey

ADAMS, LAWRENCE(BARBARA)  
 ARMSTRONG, RANDALL (KATHERINE)  
 ASTON, JOYCE  
 BETTENCOURT, MARILYN(GORDON)  
 BORDES, JOHN W.  
 BRADLEY, PATRICIA,(MARK)  
 BREMICKER, PAT  
 CLARK, DARYL  
 CLARK, LINDA  
 CLOAK,ROBERT,REYNOLDS, SUE  
 COLE,EDWARD  
 COLEMAN,ANN AND FRED  
 COLLIE, ALAN AND SUSAN  
 COYLE, RAY  
 CROCKETT, ALAN AND WENDY  
 EMERY, PAUL  
 ENGVALL, WILLIAM  
 ENNIS, CARMEN (MATTHEW)  
 FASSETT, YVONNE  
 FAUKNER, TAM,ANDREW  
 FOBELLI, BOB R.  
 FORD, MICHAEL  
 FOWLER, WALTER  
 GARNER,JOE  
 GUIDICE,DAYLENE

GWIN,BETTY J.  
 HAGUE,VERDINA  
 HARVEY, GLORIA  
 HAWKE,RON, NANCY  
 HELMER,DARLENE  
 HINKLEY,JOHN  
 HINTZ,ROBERT  
 IRWIN, LEROY  
 JACKSON, AUDREY  
 JOHNSON, BARBARA  
 KELLOGG, CLARK  
 KILGORE,DORIS  
 KRASSOW, RANDY  
 MANNING, ELSIE  
 MARCH, DAVID  
 MCDOUGALL EARL AND SHARON  
 MONAHAN, PATRICIA  
 MOODY, DONALD  
 MOODY, RICHARD  
 MOONEY, DEANNA  
 MORGENROTH, JOHN D.  
 NELSON, JOSEPH  
 ORDWEIN BILL AND HEIDI  
 PECK, SHARON  
 PETER, FRIEDHELM AND YVONNE  
 PETERSON, JEFFREY AND LILIANA  
 QUIONES, RALPH  
 RAINWATER SHIRLEY MIKE  
 RETZLOFF, MARJORIE  
 SELMAN,NEIL AND DORIS (2VOTES)  
 SMITH EDWARD AND CLAIRE (2 VOTES)  
 SOURS, ESTER  
 TENBRINK, JOHN  
 THORNTON, R. WAYNE  
 TOKARSKI, ETER AND JULIA  
 TOWNSEND, ROGER  
 UNRUH, DAVID  
 VALENTINE, MARYJANE  
 VAN GUNDY, BRADLEY "MIKE"  
 VAN NORMAN, ANNETTE  
 VARVAYANIS,CHARLES  
 WACH, KIMBERLY  
 WALLACE, JOHN  
 WALLACE, STEVEN  
 WALLIN, MAYNARD  
 WALLIS, DELWIN  
 WHEELER, RICHARD  
 WORSHAM, JESSIE AND MARIANE