

Sierra Recreation Association

APRIL 2006

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**FISHING DERBY JUNE 17, 2006**

**Can you HELP?** Dan Meade needs workers to: sign in the kids—measure fish—cook & serve—sell raffle tickets and handle prizes and do some clean-up. It may be work, but it is also a fun day and a time to get to know neighbors. Don't forget donations of raffle prizes again. This is the BIG fun day of the year. To contribute, Call Dan at 209-524-1243 or e-mail him [dkmeade@sbcglobal](mailto:dkmeade@sbcglobal). Thank you!!

**Weather:** Whatever the weather Drive Safely. The latest storm brought over 2 ½ inches of rain and another 2 inches of snow. Total since March 1<sup>st</sup> (unofficial) Snow in March was 6ft. 6 inches & Rain / snowmelt 9.76 inches. As of 4/18/06 for April, snow 9 inches and rain/ snowmelt 11.20 inches. The streams are running full but no problems, so far, with mudslides. Come on Sunshine!

The Board was sorry to hear of the passing of long time homeowner, Gordon Green. He loved the Park and served on the Board. He was instrumental in getting the security gate. Our condolences to the family.

**Calendar:** Next **Board Meeting:** May 20, 2006 8:30a.m.  
 I.O.O.F. Lodge meetings: 6:00 p.m.

**Change of meetings. The members of the Lodge voted to hold ONE MEETING A MONTH. 3<sup>RD</sup> Wednesday ONLY**  
**Followed by Potluck at 6:30 p.m.**

Rebekah Lodge meetings: 1<sup>st</sup> Weds. meet 12 noon  
 3<sup>rd</sup> Weds. Meet 5:30p.m. Joint Potluck

If you have any questions for Lodge call Doris or Bill Williams  
 586-5580

**CORRECTION**

**I made a mistake on the board openings in the last newsletter and it was strongly pointed out by members before the Board who were upset and angry about the matter. Please read the corrected openings inside. This was an honest mistake and I am sorry if it caused anyone else problems or confusion.**

Be sure to attend, vote, send in your proxy and consider the future of our Park. Please communicate with us if you have any special comments or recommendations for the new Board. **ANNUAL MEETING : MAY 28, 2006**  
 Sign in at 8 a.m. **MEETING 9:00 A.M.**  
 Proxies, budget and insurance report mailed separately.

**PINE NEEDLE REMOVAL – Obviously the weather did not permit the Apr. 1<sup>st</sup> opening. The old burn area is still very muddy due to lots (!) of rain and snow this month. We are hoping the worst is over and the grounds will start to dry out. As soon as Mike can get the area prepared for disposal and opens, a message will be on the park message phone & the web site that it is open.**

**REMOVAL PROCEDURES**

1. Dump area to open April 1<sup>st</sup>, weather permitting, in old burn area.
2. Do NOT dump:
  - A. Old lumber (raw, treated or painted of any kind.)
  - B. Stumps
  - C. Trash of any kind
  - D. Anything in boxes or plastic bags
  - E. Try not to get dirt or rocks in with the needles. (We know you can't avoid all of it)
3. VIOLATIONS OF items in #2 will result in dumping area being closed in future years.
4. No outside needles or slash to be brought into park.
5. Dump to be **closed** at sundown on **JUNE 11, 2006**
6. Starting June 12<sup>th</sup> you will have to haul your needles out of the park

There will observers over-seeing the adherence to the rules but everyone is responsible for the success of this program.

**Thank you to the homeowner's who volunteered help to the board to keep the Park running efficiently. Out of 300 + homeowners we received offers from less than 10.**

**Requests for Gate cards, remotes or names in gate:** Call message phone or e-mail and I will make arrangements with you to get them. Remotes are \$40 and cards \$30. Doris.

Present: President Roger Townsend, Treasurer Doris Selman

Members present: Charles Varvayanis, Clark Kellogg, Ed Smith, Dan Meade Excused: Mike VanGundy & Charles Aston.

The meeting was called to order by President Roger Townsend at 8:30 a.m.

**Members before the board:** Tom Clark and Mike Rainwater and later Maynard Wallen

Minutes of the March meeting were approved as mailed. (Motion Smith/Meade) I noticed when typing these minutes however, that Clark Kellogg's excused absence was omitted from the attendance.

**Correspondence:** (1) Schedule of Insurance from Caldwell Insurance (2). IRS Pkg. 941 (3.) Caldwell Insurance confirming name(s) on policies (4) Timber forms from Stated Board of Equalization (5) Copy of bill to Insurance Company from Roger Brown. (6) Letter from homeowner, Bob Hintz requesting a by-law change to be placed on Annual meeting agenda. The change he requests is to open the board to all homeowners.

**Committee Reports:**

**WATER** – Charles—Water usage was 452,700 gals. He responded to information requests from State of California for use of water from stream for the Lake and a spring for water use. The water use license renewals have been paid. Roger also reported waste of water from a home on Rebekah. The homeowner or their representative left water running and accidentally turned off the neighbors water instead of their own when they left the Park. The neighbor reported “no water” when they visited. The offending homeowner has been notified.

**ROADS** – Mike has been plowing and sanding as needed.

**BUILDINGS** – Clark, no actions

**TIMBER** – Townsend- no actions

**HEALTH & SAFETY**- no actions

**EQUIPMENT** – no actions

**RECREATION** – Meade – Reported that the St. Pat's dinner was well received but it was a small group due to bad weather. Dan asked for support for the Fishing Derby and said he and Tom Clark are looking for donations and help. The date is Saturday June 17<sup>th</sup>.

**FINANCE** – Selman – Motion to pay the bills as reviewed and signed this a.m. (Smith/Varvayanis, unan)

**OLD BUSINESS-** (1) Park rules: Approved motion to pass the park rules and send with newsletter. (Smith/Meade, unan) (2)Approved removal of two pines at the Martin property. Martin's are to assume full liability for any and all damage. (3) Pine Needles: Mike will establish the disposal area as soon as weather permits. Observers will take names and addresses of those using the area and violating the rules. (4) Garbage: An employee of a contractor in the park was observed dumping construction items and has been spoken to regarding the matter.

**NEW BUSINESS:** (1) Civil codes of California require the publishing of Insurance information. This will be done. (2) Changes in pay for Arlen Santos was discussed and will be corrected. (3) The error in the newsletter regarding terms of office for board members was addressed and will be corrected in the newsletter and annual meeting information. 7 board positions are open. 3 three year terms, 1 two year term and 3 one year term. (4) Maynard Wallen's request to work on the Rec Hall door was Okayed. It has been sticking due to wet weather for many months. He, also reported a possible water problem behind his home. Charles will investigate.

Meeting adjourned at 10:00 a.m. Next meeting is on 5/20/2006 at 8:30 a.m.

Respectfully submitted,

Doris Selman, Acting secretary

Date	Chk. #	Payee	Memo	Amount
3/31/06	11687	Michael Caropreso	Payroll 3/13 - 3/26	\$ 1,495.78
3/31/06	11688	Robert Cloak	Water license	91.55
3/31/06	11689	Phillip M. Rainey	Payroll 3/13 - 3/26	104.37
3/31/06	11690	State Farm Bank	Payroll deduction	50.00
4/10/06	11691	EDD	Payroll expense	214.17
4/10/06	11692	U. S. Bank	Payroll Taxes	1796.79
4/14/06	11693	Michael Caropreso	Payroll 3/27 - 4/9	1101.61
4/14/06	11694	Arlen Santos	Payroll 3/27 - 4/9	100.70
4/14/06	11695	State Farm Bank	Payroll deduction	50.00
4/19/06	11696	A & A Portables	Health & Safety	76.68
4/19/06	11697	Joanne Caropreso	Empl. Health benefits (spouse)	181.00
4/19/06	11698	Eric A Carlson Acctg.	Accounting Service	470.00
4/19/06	11699	J.S. West	Utilities/ propane	133.85
4/19/06	11700	P G & E	Utilities/ electricity	480.43
4/19/06	11701	SBC	Utilities/ phone	71.04
4/19/06	11702	Twain Harte Lumber	Supplies shop	45.24
4/19/06	11703	Postmaster	Member communications	160.00
4/19/06	11704	Village Mail & Print	Member comm. 2 mos.	144.15
4/19/06	11705	W H Breshears, Inc	Fuel	888.56
4/19/06	11706	Waste Management	Garbage	555.79
4/19/06	11707	Zaks	Supplies shop	83.76
			TOTAL	\$ 8,295.47

#### Board Terms to be Filled

3 Three-year terms: Officers completing these terms, Roger Townsend & Chuck Aston. Resigned: Norrine Coyle.

1 Two year term: Resigned: Tom Clark ( 2 currently on Board, Mike VanGundy and Doris Selman)

3 One year term: Resigned: Mike Rainwater & Bob Cloak ( completing a 1 year term Charles Varvayanis.)

Appointed Board members: Ed Smith will not be running for a full term. Two new members, Clark Kellogg and Dan Meade will be running for full terms. Dan could not be appointed to complete one of the resigned position as stated in the last newsletter because it is against the by-laws to do so.

Odd Fellows and Rebekahs are eligible to self nominate. Call, write or e-mail the Board of your intention to run or members can be nominated from the floor.

There is a request to change the by-laws to allow all homeowners to serve on the Board. This will be discussed at the Annual Meeting as an agenda item.

Hope it is actually  
Spring soon. Call  
or check web site  
for needle disposal  
information.

Annual meeting  
May 28, 2006  
Proxies and  
agenda sent  
separately

Odd Fellows Sierra Recreation Association  
P.O. Box 116  
Long Barn, CA 95335

**RETURN SERVICE REQUESTED**

U.S. Postage Paid  
Bulk Mail  
Permit #2  
Long Barn, CA 95335

**RULES & REGULATIONS FOR THE ODD FELLOWS SIERRA PARK RECREATION  
ASSOC. &  
HOMEOWNER'S ASSOCIATION**

**PHILOSOPHY**

In any community rules are necessary in order to create a safe environment and promote harmony between all residents. By following the rules and helping in the enforcement of them, all residents will contribute to making our mountain community a pleasant and enjoyable place. Members are responsible for understanding and following the rules as well as being responsible for the actions of family members, guests and renters.

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Approved January 19, 2002  
Amended May 18, 2002  
Amended July 17, 2004  
Amended June 11, 2005  
Amended March 18, 2006

## RULES

### I. Recreation Area – Picnic and Barbecue Grounds/Recreation Hall

#### A. Rental

1. Requests to be sent in writing to the Board of Directors sixty (60) days prior to event.
2. Fifty dollars (\$50.) rental fee for use of picnic & barbecue grounds and recreation hall.
3. Two hundred-fifty (\$250) deposit is required. Deposit refunded if Board President or representative determines that the area is clean, undamaged, and nothing missing.
4. The Board of Directors may change the fees. Members will be notified via monthly newsletter thirty (30) days prior to change.
5. Sponsored only by a member and *signed rental agreement completed prior to event.*
6. Sponsor must be present at all times.
7. Limited to seventy-five (75) people in either the Park or Recreation Hall.
8. Event must end no later than nine (9:00) P.M.
9. \$1,000,000 liability insurance required.

#### B. Activities Prohibited

1. Driving or parking any motor vehicle off of paved roads or outside designated parking places.
2. *No camping in tents or RV's of any kind on park property.*
3. Operation of any device (radio, generator, amplifiers, etc.) which emits sound at such a high level that it is deemed inappropriate by the Board President and or his representative.
4. The removal of any Park property
5. The use of any supplies belonging to the Park.
6. The use of any illegal substances.
7. Commercial or business use

### II. Licensed Motor Vehicles

- A. All vehicles must be licensed for use and approved by the Dept. of Motor Vehicles for use on all roads, Highways, and freeways in the state. *In park speed limit is 20 MPH.*
- B. All State and County regulations governing motor vehicles apply on all Park property.
- C. Only licensed drivers may operate a motor vehicle within the park.
- D. Park off the roadways at all times – extra parking available in lot by lake.
- E. Illegally parked vehicles will be towed at owner's expense.
- F. No excessive noise – 80 decibels (EDBA) or greater.

### III. Unlicensed Motor Vehicles – (ATV's, Dirt Bikes, Snowmobiles, etc.)

- A. Use on any Park property is prohibited.
- B. Exception to "A":
  1. Dirt road to the water tank may be used to access the forest service road behind the water tank.
  2. Unlicensed vehicles must be transported to the cul de sac bordering the dirt road by a licensed vehicle and a licensed driver. (The cul de sac is off of the upper portion of Abraham.)
- C. Board of Directors may modify or change rules at any time.

### IV. Garbage Dumpster

- A. Wet or household garbage only – no forest debris.
- B. Carpet, building material, chairs, mattresses, oversize objects, etc., are prohibited.
- C. Hazardous waste prohibited. *This includes household batteries & electronics, etc as cited in state law.*
- D. Contractors are prohibited from using the Park dumpster.
- E. *Homeowner's will be billed for the dumping of any inappropriate items, whether dumped by themselves, guests, renters, or contractors in their employee. Fee for illegal dumping will be \$100 - \$500 on any occurrence.*

### V. Lake

- A. Fishing is limited to those fifteen (15) years of age or younger. (*Except if opened at the end of season to older persons with state fishing license.*)
- B. Activities **prohibited** :
  1. Nude swimming or sunbathing.
  2. Dogs or other animals in or around the lake pursuant to Tuolumne Health Dept..
  3. Motorized craft.
  4. Behavior that endangers or interferes with the safety of self or others.

**VI Activities PROHIBITED in the Park**

- A. **Excessive noise** as determined by the Board President and/or his representative or Park caretaker.
- B. Violation of Park **quiet time** – 10:00 P.M. to 8:00 A.M.
- C. **Dogs** running wild or unleashed pursuant to Tuolumne County Code.
- D. **Loaded firearms** or discharging firearms.
- E. Commercial activity.
- F. **Dogs** constantly or excessively barking.
- G. **Wasting water**, as determined by the Board or Park caretaker.
- H. **Camping in tents or RV's of any kind on Park property.**

**VII. Wood Cutting**

- A. Prohibited in active timber harvest areas.
- B. Open only when announced by the Board of Directors *based on CDF rules and recommendations.*
- C. Down timber only – cutting of standing trees is prohibited.
- D. *Wood cut as allowed on park property is for use in the park only.*
- E. Property owners are responsible for trees on their own property such as dead or damaged ones. They must be removed as soon as possible to prevent fires *and possible property damage to surrounding neighbors.*

**VIII. Burn Area: CLOSED**

- A. Needle and Slash Disposal The Board will determine on a year to year basis if help can be provided to dispose of needles and/or slash in a centralized location. If they do NOT provide help, then each homeowner is responsible for disposal.

**IX Conditions & Restrictions of Individual Property Owners.**

- A. Property owners must maintain property with fire prevention in mind.
  - 1. Debris and/or pine needles must be cleared one hundred (100) feet from residence or to the property line and in compliance with CDF regulations. ( Properties are inspected yearly and violation notices sent by the CDF)
- B. Property cannot be used as a location for the collection of garbage, debris and/or junk.

**X Conditions and Restrictions for Access Across Park Property**

- A. The following conditions and restrictions apply for access across Park property to private property for the building of a road, drive, or other forms of access requiring construction.
  - 1. Access must be from an improved (paved) road.
  - 2. The road, drive or access must remain within the property lines of the property being accessed.
  - 3. All County codes must be met.
  - 4. All permits required by the County must be obtained.
  - 5. Proper culverts must be installed. *A member who must access his/her property by traversing a bar ditch must provide a culvert of a size suitable for drainage. No culverts shall be installed without the approval of the Board of Directors. All such culverts are to be maintained by the property owners.*
  - 6. Removal of Park trees must be approved by the Board of Directors and only upon the submission of a County approved plan.
  - 7. The Board of Directors must approve all plans and work **before** commencement of any work.
  - 8. The person seeking approval for the access must be the owner or legal agent of the owner.
  - 9. All access through or across Park property is by permission of the Board of Directors before, during or after any improvement to private property under these conditions and restrictions. Owners of private property shall not acquire any prescriptive rights or easements over Park property, and the Park Board may deny permission to cross or occupy Park property at any time.
  - 10. The Board of Directors may demand proof of insurance applicable to the construction of the improvement(s) themselves as a condition precedent to permission to use or cross Park property.

## **XI Warnings and Fines:**

- A. Steps involving violations
  1. First violation by a homeowner or guest will be a verbal warning and an explanation of the Park rule.
  2. A second violation of the same rule by a homeowner or guest will require the homeowner or guest's homeowner to address the Park's Board of Directors in regards to the rule violation.
  3. A third violation of the same rule by a homeowner or guest will result in a fine imposed by the Park's Board of Directors based on the rule violation and any costs that the park might have incurred to enforce said rule. Payment is to be made within thirty (30) days after receiving a notice from the Park's Directors. *Unpaid fines may be added to assessments and subject to liens on the property, loss of use of Park facilities and/or water disconnection.*
  4. *Fines for dumping illegally in the garbage bin or vandalism/damage to park property are on the first occurrence.*

## **XII. Water system Maintenance Charge Policy**

- A. The Company's water system is the responsibility of the Company and any work associated with the system will be performed under the direction and supervision of the Company (Park) Board or manager.
- B. Should a breakage or malfunction occur and it is determined by the Company Board or caretaker that someone or company is responsible, the following charges will apply:
  1. Initial response: (\$100) One hundred dollars per hour with a (2) two hour minimum charge. (Includes use of backhoe if required) Time spent beyond the two hours will be charged at fifty (\$50) dollars per thirty (30) minute increments.
  2. If it is determined by the Company Board or caretaker that additional assistance is required, a charge of \$50.00 per hour with a two-hour minimum will apply for each additional person/employee responding. Time spent beyond the two-hour increment will be charge at \$25.00 per 30-minute increment.
  3. Costs that may be incurred by the necessity of having others respond to assist the Company repair water service will be billed at actual cost.
  4. Materials and service costs, i.e. related testing, valves, pipes, etc., will be charged to those responsible for the breakage.
- C. This policy does not relieve those responsible for the system breakage or malfunction from any liability or consequence of their actions.

## **XIII. Assessments and Fees.**

- A. The annual assessment is due the date it is approved by the Board (per the by-laws of the Corporation) or June 1<sup>st</sup> whichever date is the latter.
- B. Unpaid assessments become delinquent on the following August 1<sup>st</sup>.
- C. A fee of twenty-five (\$25.00) *dollars per lot assessment will be billed monthly on any outstanding balances beginning September 1<sup>st</sup>. To avoid this fee the payment must be received before September 1<sup>st</sup>. (not postmarked) The fee of \$25.00 will be added monthly on the first of each month until paid in full.*
- D. Property owners whose accounts are delinquent are subject to having their water disconnected and prohibited from using all other services and common areas provided by the Corporation. If a water service is disconnected and the property owners bring their account current, a fifty (\$50) dollar reconnection fee will be levied and must be paid prior to service being reconnected.
- E. Delinquent accounts are subject to legal action, including recovering of attorney fees and costs incurred in collection or validated litigation.
- F. *Sale of Property. Homeowner's selling their property are responsible for notifying the Board of the sale. Personally or through a Title Company provide a copy of the Grant Deed or Quit Claim Deed and pay the required Transfer fee of \$100. (The Transfer fee is generally paid by the buyer but that is to be determined between the seller & buyer.) If a Title Company is not involved, it is the seller or buyers responsibility to provide the legal documents and Transfer fee to the Board, along with the responsible party's name and address to be billed for assessments. . Any prorating of assessments due to a sale during the year is between the buyer(s) and seller(s). Two gate cards are to be given to the new owners, as they were free to each homeowner. Any exchange of additional cards or remotes is between the seller(s) and buyer(s). Additional cards are available at \$30 each and remotes at \$40 dollars. These fees are subject to change by the Board.*
- G. *Failure to provide the legal documents, pay the Transfer fee and notify the Board could result in actions as in "D" and "E" above.*