



# SIERRA RECREATION ASSOCIATION

Odd Fellows —Long Barn, California, USA

May 2009

2008-2009

◀ Directors ▶

- President ➤ Jesse Worsham
- Vice Pres. ➤ Jeanne Knapp
- Secretary ➤ Andrea Miller
- Treasurer ➤ Paul Emery
- Gate ➤ Charles Varvayanis
- Safety ➤ Mike Rainwater
- Recreation ➤ Sue Collie
- Water ➤ Charles Varvayanis
- Timber ➤ Charles Varvayanis
- Timber ➤ Jesse Worsham
- Roads ➤ Jesse Worsham
- Equipment ➤ Alan Orth
- Buildings ➤ Mike Ford
- Member ➤ Mike Rainwater



## ◀ Rebekah's Corner ▶

➤ Dogwood Rebekah Lodge now holds its business meetings on the 3rd Tuesday of each month.



## ◀ Coming Events ▶

### ➤ **Pine Needle Clean-Up**

Continuing until June 21. Get an early start and beat the heat!

### ➤ **Annual Meeting**

Saturday, May 24<sup>th</sup>. Board of Director applications due by May 15<sup>th</sup> through the Park website.

### ➤ **Fishing Derby**

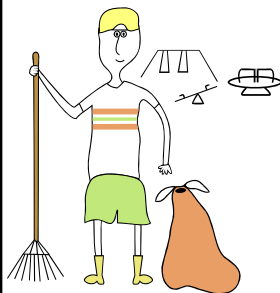
Saturday, June 20<sup>th</sup>—Father's Day weekend. Contact Mike Ford through the website to make prize donations for our young competitors.



## **Park Information**

- **Phone:** (209) 586-3098
- [sierrapark@sierrapark.org](mailto:sierrapark@sierrapark.org)
- [www.varvayanis.com/sp](http://www.varvayanis.com/sp)

## Notes From The Board



### WELCOME PARK MANAGER "GORDIE" GODBEY

As you know, your Board determined in April that the Park needed not just a caretaker, but also a true Park Manager. To fulfill this position one would need both the skill required to do general maintenance of the Park, but also proven decision-making capacity, people management skills, and great communication skills. To find this person the Board advertised in the local newspaper and on two employment websites focused on the general San Joaquin Valley area. Resumes were invited either by mail or email. The result was more than 200 applications being received.

To process these applications the Board appointed a Committee of Four who screened the applications using numbers only. Ultimately there were 4 sortings done using the number only system in which the Committee assigned points to each applicant based on criteria that had been determined as necessary to find the right person to fulfill the Park's needs. This resulted in a list of 12 applicants who met all or most of the Board's pre-established requirements. The top five point recipients were close in overall points but widely separated from the next group of 7. It was therefore decided to interview the top five applicants and only if none of them was subject to a job offer would the next 7 be interviewed.

The top 5 applicants were interviewed by the Board the following week and ranked based upon skill sets, willingness to live in the Park, and personal suitability for the role to be filled.

We are happy to report that we found the "right man" in Thomas Godbey and he accepted our offer of employment at a salary consistent with the budget allotted for this purpose.

You will all meet Mr. Godbey – who prefers to be called "Gordie" – at the Annual Meeting. But the character of the Park has already been disclosed to Gordie by the number of Park residents who stopped by to introduce themselves when he arrived, who voluntarily participated in getting the Park Manager's Cabin ready for his occupancy, and who brought him furniture and household goods that would help him settle in comfortably.

We know we got a great person for our Park Manager and our Park Manager knows he got a great place to work filled with wonderful people.

\*\*\* For those of you who would like to receive your Newsletters more promptly and directly, and to save the money we are now spending on reproduction and postage, please provide an e-mail address to the Sierra Park email address listed to the left. Remember, every Newsletter that we have to mail costs the Association \$.42 in postage and between \$22 and \$36 in reproduction costs, depending on how many pages the newsletter is. With over 250 lot owners who do not receive it by e-mail we spend between \$125 and \$140 each month to be sure you are kept informed—that's over \$1,600 per year! Your help in reducing this cost would be greatly appreciated.

\*\*\* Thank you to those already receiving the newsletter electronically! \*\*\*

# Notes From The Board, Continued

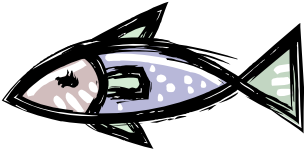
## ANNUAL MEETING

**Our Annual Meeting will be held on May 24, 2009.** The Annual Meeting will be held on Sunday, May 24th. Breakfast begins at 7:00 a.m. and will end at 8:00 a.m. to allow for clean up and the tables to be taken down and the room arranged for the meeting. Sign-ins will begin at 8:00 a.m. and the meeting will begin at 9:00 a.m.



Here's a big Head's Up to remember that the Rebekah's have their annual sale at this time. Come prepared to support this group which provides such wonderful service to our Community!

## FISHING DERBY



The Annual Fishing Derby will take place on June 20th. For the first time we will be holding pre-registration in the evening of Friday, June 19, from 5:00 to 7:00 p.m. Registration will begin on Saturday morning at 6:30 a.m.

## ANNUAL REBEKAH'S RAFFLE AND BAKE SALE

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## PINE NEEDLE REMOVAL



Pine needle removal is in full swing! Many homeowners were observed performing this annual "duty" over the last few weeks. Remember, don't put it off until the last minute! Get it done while the weather is still cool enough to avoid heat stroke. That's *NOW* folks!

## NEW AND IMPROVED LAKE!!!

As a result of the dredging discussed under Health & Safety in the Minutes, Park residents and guests are advised that the lake is deeper than in recent years. In some areas of the lake the depth is as great as four feet.

**\*\*\* Please use, and encourage others to use, best safety practices when enjoying the beach and the lake in light of this change.**



# BOARD MINUTES FOR MAY 16, 2009

## Odd Fellows Sierra Homeowners' Association ~ Board of Director's Meeting Minutes

The meeting was called to order at 8:35 am by President Jesse Worsham. The invocation was delivered by Alan Orth. Messrs. Ford and Rainwater and Mrs. Collie and Mrs. Miller were excused from attendance due to unavoidable conflicts. Motion by Mr. Emery and seconded by Mr. Orth to approve the minutes from the April Board Meeting. Passed unanimously.

**Homeowners Present:** None

**Correspondence:** A resident sent a letter asking for a response to a March 14, 2009 email regarding snow storage on a parking pad. Mr. Worsham will contact the resident directly.

Received letter from the Rebekahs inquiring about an additional sun screened picnic table at the lake as well as the concrete base and setting in place of two additional benches. See Old Business section for discussion.

Three proxy votes were received and given to Mr. Worsham.

Sue Collins sent a rental agreement for use of the Lodge; received a communication regarding the Williamson Act. See discussion in Old Business section.

### **Committee Reports:**

**Water** — Charles Varvayanis: Charles has contacted the State Department of Health and Safety regarding our water documentation. There are a series of reports that have to be filed regularly and they have timeliness requirements, some of which we have missed. Charles has made a personal connection with a staff person who is assisting by making a review of reports, current status and the details of necessary timelines. Mr. Cloak is currently identified as the person to oversee much of this process, but Charles has stepped forward to do the reviews and bring us current with our obligations. The result of the review was the discovery that most of the tests and reports have been done, but it appears they had not been filed appropriately. There have also been ongoing difficulties connected to our communications with Aqualab. Contacts will be made with others in the area who must file and work with similar reports to see if we can streamline the process, and consider other testing options or processes. The new Park Manager has committed to acquiring a water license and thereafter handling oversight of these requirements as part of his responsibilities. There may be a future need to increase the water testing budget as we may have additional expenses, once a complete review has taken place.

Charles reminded the board of his e-mail detailing the importance of notifying PG & E if there is a recurrence of the recent problem of the wells repeatedly shutting off spontaneously. The regulators on Highway 108 have been the reason for earlier issues. Those regulators are not usually thought of as linked.

Water usage in the last 30 days is the lowest in ten years at 382,500 gallons.

A brief discussion took place regarding the tank overflow that occurred after the last meeting. This occurred due to decisions that were made based on erroneous information.

**Roads** — Mike Ford: No report. Discussion regarding sealing and maintenance of the roads as well as long range planning. Previous plans included sealing one half of the Park each year, alternating sides. It is anticipated the next sealing will take place late in 2010 based on the most recent sealing and condition of the roads. The crack sealing on the roads will continue to be done annually. The roads appear to be in excellent condition due to our emphasis on caring for them well.

A review of the plow/grader settings will be completed to be sure they are positioned well.

There is a deteriorating spot on Wheeler Road where a stump is sinking. It appears this can easily be managed with minor repairs, as they may be needed.

Scheduling for repayment of the road loan was reviewed.

**Buildings** — Mike Ford: Mr. Ford sent word that he put another coat of brown paint on the newly constructed area of the Lodge. Thank you to Mike Ford.

Discussion regarding the locks on the front door of the lodge.

Mr. Worsham will replace the locks on the Park Manager's home tomorrow.

A complete set of Park keys will be made for the new Park Manager. It was suggested the Board acquire a key box for the maintenance of

# BOARD MINUTES FOR MAY 16, 2009

the various Park keys.

Discussion with regard to expressed concern of water in the well houses. Some investigation indicated it may simply be condensation due to lack of circulation. Well 6 vents are no longer covered with insulation. Well 5 has no vents.

**Recreation** — Jesse Worsham: Pres. Jesse will get the permit for the Fishing Derby. He will also collect the food for the days' festivities.

**Health & Safety** — A report on the dredging of the lake was given to the Board. As approved at the 2008 annual meeting, the lake has been dredged to remove sediment and to improve water storage capacity for the Park. A slight berm will remain in the meadow area of the lake to minimize the natural tendency of soil and sand to flow into the lake.

**Equipment** — Al Orth: The grader adjustments have not been completed; a very careful review of all aspects of grader maintenance continues with emphasis at this time on a slight oil drip.

We have paid for the tire chains but have not yet received them. Delivery is free, which is great since they come in a very, very large, heavy container. The trade off is that the delivery is made at the convenience of the seller. Actual chain construction will occur upon receipt.

A complete review and accounting of the purchase, updates and equipment related to the grader will be prepared for the Annual Meeting. A discussion of the establishment of a maintenance account will take place at the annual meeting as well. All who have worked with the grader agree that it is an excellent piece of equipment. An internet link from the Sierra Park web site has been created with information regarding the grader, and related operations. Anyone with questions are encouraged to view it.

The snow plow needs some linkage work, and a valve. A conversion to electronic controls is being considered insofar as it has been suggested that will increase ease of operation.

The truck is in good shape but the new sander still needs to be installed. An extension for the blade that will improve safety and reduce road damage is being built with donated labor.

The lawn mower is reported to have some problems. A brief discussion of board member information regarding styles, options, questions, and things to be considered with regard to the mower occurred.

**Finance** — Paul Emery: Total Expense: \$25,980.68 inclusive of partial completion of dredging at \$20,000. Total Income \$1,063.00.

Discussion regarding reserve fund accounts resulted in a motion by Mr. Emery, seconded by Mr. Orth that a four member Board committee be created to prepare a proposal for appropriate reserve fund caps and define how they are to be funded as a basis for further discussion. The motion passed unanimously.

Discussion regarding the importance of acquiring information and actively managing investments for the largest benefit of the Park.

Mr. Varvayanis presented and the Board discussed a homeowner's concerns with regard to final employee compensation.

Motion by Mr. Orth, seconded by Ms. Knapp to approve payment of bills with the exception of the withheld Valley Entry Systems payment until receipt of keys passed unanimously.

**Gate** — Charles Varvayanis: Gary Maris, who has worked as a contractor removing leaves and needles for residents, has paid for and cleared his fine. He again has Park access.

The gate was rammed and damaged recently. It has been repaired at an expense of about \$350. The video equipment did not capture the responsible party. Adjustments to the video system were made.

A resident asked that 5 of his cards be inactivated as he no longer has control of them.

Valley Entry System has failed to provide the board with the requested (multiple times/forms/fashion) keys. We will hold payment until we receive the agreed upon keys.

As soon as money is available and approved, lightning protection will be installed on the gate .

**Old Business:** 1. After discussion, a motion made by Mr. Varvayanis and seconded by Mr. Emery to secure and retain the firm of Hoge, Fenton Jones & Appel, Inc. as corporate lawyers for the Park was passed unanimously. The current focus will be on our corporate structure, licensing and most recent Park issues. The retainer fee is \$7,500.

# BOARD MINUTES FOR MAY 16, 2009

2. Mr. Thomas Godbey has been employed as our Park Manager. (See News section).
3. The agreed upon budget will be presented at the annual meeting.
4. With respect to the Rebekah's requests regarding the completion of previously discussed bench concrete work and installation and an additional sun shaded picnic area for the beach, the Park Manager will be asked to personally meet with the Rebekahs to confirm the agreed upon location and installation of the benches and to get more information regarding what they suggest for the beach installation. He will attend the Board meeting, where the discussion of project needs and associated completion timeline will take place.

**New Business:** 1. Discussed the issue of compensation for extraordinary amounts of time spent on work within the park by a resident. More detailed information is required before further discussions by the board.

2. Citing concerns regarding the status of a tank installed in 1997, Mr. Varvayanis inquired about the possibility of a dive test to review the condition of all of the water tanks. Paul Emery agreed to provide assistance with this request.

The board will meet briefly on Saturday evening, May 23rd at 7:00 p.m. at the Lodge to be sure the agenda and accompanying details are ready for the annual meeting on Sunday morning.

**Next meeting will be Saturday, June 18, 2009, at 8:30 a.m.**

Minutes humbly submitted,

*Jeanne Knapp*  
Fill-in Secretary

## CHECKS DISBURSED FROM 4/27/09—5/19/09

Type	Date	Num	Name	Memo	Split	Amount	Balance
							<b>10,762.51</b>
Liability Ck	04/27/2009	1039	EDD	074-1658-9	payroll taxes	-453.70	10,308.81
Liability Ck	05/04/2009	1041	Oak Valley Bank	94-1181950	payroll taxes	-15.30	10,293.51
Check	05/05/2009	1042	Oak Valley Bank		796 · Income Tax Expense	-2,560.00	7,733.51
Check	05/05/2009	1043	Franchise Tax Board	0233544	795 · Franchise Tax Expenses	-1,192.00	6,541.51
Check	05/05/2009	1044	Joe Cover & Sons Inc.		780 · General Park Maintenance	-10,575.00	-4,033.49
Check	05/05/2009	1065	Odd Fellows Sierra Recreation Assn.		133 · Oak Valley Community Bank M.M.	15,000.00	10,966.51
Check	05/19/2009	1045	A & A Portables Inc.	429077	740 · Health & Safety	-179.44	10,787.07
Check	05/19/2009	1046	A-Snap		773 · Maintain Equipment	-1,667.37	9,119.70
Check	05/19/2009	1047	Angels Pest Control		772 · Maintain Buildings	-130.00	8,989.70
Check	05/19/2009	1048	AquaLab	7815	794 · Water Testing & Fees	-240.00	8,749.70
Check	05/19/2009	1049	AT&T		Telephone	-96.78	8,652.92
Check	05/19/2009	1050	Dept. of Motor Vehicles		786 · Taxes and Licenses	-213.00	8,439.92
Check	05/19/2009	1051	Eric A. Carlson Accounting Corp.	14122	756 · Accounting Services	-828.02	7,611.90
Check	05/19/2009	1052	Ford, Mike		731 · Fish Derby	-200.00	7,411.90
Check	05/19/2009	1053	Joe Cover & Sons Inc.	186014	780 · General Park Maintenance	-9,865.00	-2,453.10
Check	05/19/2009	1054	Miller, Andrea M.		758 · Member Communications	-132.54	-2,585.64
Check	05/19/2009	1055	PG&E		Utilities	-1,037.27	-3,622.91
Check	05/19/2009	1056	Twain Harte Lumber & Hardware	63098	775 · Maintain Water Systems	-175.13	-3,798.04
Check	05/19/2009	1057	Charles P. Varvayanis		Various	-439.45	-4,237.49
Check	05/19/2009	1058	Vaughn, Larry		780 · General Park Maintenance	-60.00	-4,297.49
Check	05/19/2009	1059	Wallace, Steve		Various	-339.94	-4,637.43
Check	05/19/2009	1060	Waste Management of Cal Sierra Corp.		736 · Garbage	-854.76	-5,492.19
Check	05/19/2009	1066	Odd Fellows Sierra Recreation Assn.		133 · Oak Valley Community Bank M.M.	15,000.00	9,507.81
<b>TOTALS</b>						<b>-1,254.70</b>	<b>9,507.81</b>