



# SIERRA RECREATION ASSOCIATION

ODD FELLOWS —LONG BARN, CALIFORNIA, USA

JULY 2008

## 2008-2009

### ◀ Directors ▶

- President ➤ Jesse Worsham
- Vice Pres. ➤ Steve Wallace
- 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 ➤ Steve Wallace
- Equipment ➤ Alan Orth
- Buildings ➤ Mike Ford
- Member ➤ Mike Rainwater

### ◀ Rebekah's Corner ▶

The Dogwood Rebekahs will host a potluck in the Recreation Hall on Saturday, **August 15<sup>th</sup> at 5 p.m.** As usual, attendees should bring their place settings and one dish to share—entrée, salad or dessert. The Rebekahs are also planning a potluck to be held on **September 20<sup>th</sup>**. All park residents are invited to attend.

### ◀ Coming Events ▶

- **Assessment Vote**  
August 30, 2008 @ 9:00 a.m.

The **Compiled Financial Statement for the Association** for the just ended fiscal year may be reviewed on the Park's web site, [www.varvayanis.com/sp](http://www.varvayanis.com/sp).

The **2007 Water System Consumer Confidence Report** is now available on the website at [www.varvayanis.com/sp/water.htm](http://www.varvayanis.com/sp/water.htm). If you do not have access to the web and would like a copy mailed to you, please contact us.

### Park Information

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

## Notes from The Board

### SNOW REMOVAL EQUIPMENT SPECIAL ASSESSMENT VOTE

August 30, 2008 ~ 8:00 a.m.

The Special Assessment Meeting to discuss equipment that must be purchased for snow removal will, as was earlier noticed, be held on Saturday, August 30. Sign-in will be held at 8:00 a.m. and the meeting will begin at 9:00 a.m. and should conclude before noon. We look forward to a high attendance to deal with the very critical issue of equipment purchase and the decision of the homeowners regarding a special assessment to finance the purchase.

### Pancake Breakfast



Your Board of Directors invites you to attend a Pancake Breakfast preceding the Special Assessment Meeting on August 30. We will be preparing and serving pancakes, sausages, fruit and coffee. There will be no cost to the attendees and we look forward to high attendance at this event. Come out and meet your neighbors in the traditional way – by breaking bread together.

Did we say it was FREE? It is, but of course donations will be accepted.

**When:** 7:00 a.m.—8:30 a.m.

**Where:** Odd Fellows Lodge

**Why:** For FUN!!!

### Items of Interest From the Minutes

**COYOTES:** Just a reminder – there are lots of coyotes in the Park. Watch your small animals closely. We have counted up to a dozen babies which will, inevitably, grow into full size coyotes!



**EMERGENCY PLAN:** The Board is developing an emergency plan for the residents. At this time, however, note that egress from the Park in case of fire is through the Long Barn Road at the end of Jordan. The gate will be unlocked by either Mike Caropresso, Jesse Worsham, or Mike Rainwater. Signage will ultimately be placed to mark the location, but until that is done this is the only notice you will receive.

**NEW GATE CARDS:** The new gate cards are “contact” cards, rather than the slot cards that were used in the past. You merely need to place the card in proximity to the card reader plate to open the gate. We apologize for any confusion.



\*\*\* 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 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, and with over 250 lot owners who do not receive it by e-mail we spend \$102.00 each month to be sure you are kept informed. Your help in reducing this cost would be greatly appreciated.

# BOARD MINUTES FOR JULY 19, 2008

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

The meeting was called to order at 8:35 a.m. by President Jesse Worsham. The invocation was delivered by Alan Orth. All Board Members were present except Charles Varvayanis who was excused attendance because of vacation. Motion by Paul Emery to approve the minutes from the May Board Meeting was seconded by Mike Rainwater. Vote: unanimous.

**CORRESPONDENCE:** ♦ Garren San Julian inquired about an emergency exit procedure from the Park in case of fire or other emergency. See the response in the Safety section below. ♦ Ron and Kathy Sweet reported difficulty in using the new gate cards. See response in the Gates section below. ♦ A Water Treatment Workshop flyer was received. It will be forwarded to Bob Cloak.

### **COMMITTEE REPORTS:**

**WATER** - *Jesse Worsham*: Water consumption for the preceding month was 1,160,301 gallons. Mike Rainwater reported that Aqua Lab has been testing the water in the Lake monthly at a significant cost. In fact, that water needs to be tested only at the end of the season, or in September, each year. Bob Cloak will be contacted regarding notifying Aqua Lab to take lake testing off of their monthly agenda.

**ROADS** - *Steve Wallace*: The roads are to be fog sealed which will necessitate closing Wheeler Road for periods of time. Egress from the Park during shut-down will be via Long Barn Road, the gate to which will be disengaged when appropriate. Paving of the roads will occur after Labor Day. All residents and guests must park on the Long Barn Road side of the Park while the paving is going on to avoid driving on newly paved roads and causing damage to them.

**BUILDINGS** - *Mike Ford*: The Lodge porch needs to be replaced. After discussion it was decided that Board members will volunteer to do the necessary work. All agreed that instead of having a solid structure, there will be open rails installed, and stairs will be built at the far end of the porch from the parking lot to allow access to the Lodge from the recreation area. Target date for completion is August 15.

The pine needle ramp was completed and Mike Ford thanked the volunteers who accomplished that effort and commented how greatly it improved access to the needle area.

**TIMBER** - *Jesse Worsham*: Will Dorrell continues to examine the Williamson Act renewal issue and will report soon on the overall issue and the tax effects of any recommended action.

**RECREATION** - *Sue Collie*: The Pancake Breakfast starts at 7:00 a.m. with General Meeting sign-ups at 8:00 and the meeting at 9:00 a.m. Breakfast includes pancakes, fruit, and sausage, and will be free to all residents. Donations will, however, be accepted happily! Unfortunately the person who ran the Bingo event last year is not available so our Bingo night is cancelled.

There are still a lot of fish in the Lake and we are getting close to the end of the water year. All adults and kids—go fish through the end of August!

**HEALTH & SAFETY** - *Mike Rainwater*: There were Highway Patrol and CDF emergency vehicles in the Park this month because a person who was injured at Cedarbrook was transported to the Park property before emergency assistance was summoned. The serial sirens stirred up the coyotes and their reactionary howls made it clear that there are a lot of them in the Park. Children should not be unattended at the Lake when these activities are going on. Questions and comments were offered by Larry Adams, Ann Coleman, who mentioned danger of coyotes, and Doris, who reminded us to also be careful of mountain lions.

**Emergency Egress** - *Mike Rainwater*: In the case of a fire or other emergency that may arise in the park that prevents egress through the Wheeler Road gate, the Long Barn Road at the end of Jordan should be used. Upon notice of an emergency the gate will be unlocked and opened for this purpose. In addition, Andi Miller provided an emergency procedure she acquired from the UC Alumni Camp up the hill that identifies various emergencies and the means of dealing with them. The Board will examine this document to determine whether we should produce and post something similar for our residents. The Board will look into proper signage for the Long Barn Road as there is some confusion about which way to turn at certain points along the course.

**EQUIPMENT** - *Al Orth*: Small tools are being accumulated, in no small part because of donations from Steve Wallace. The search for snow removal equipment that is within a reasonable price range and has a reasonable number of miles on it continues. One has been located in the \$60-70,000 price range but it has very high mileage. Steve Wallace inspected a similar piece of equipment at Dodge Ridge and investigated the potential to rent from Holt which supplies equipment to Dodge Ridge. Holt, however, has all the work it needs at Dodge Ridge and could not be relied upon by a small operation like ours. The last question is whether to acquire a grade similar to what they use at Dodge, or a grader similar to that which we had before. The latter is less maneuverable, but in conjunction with the truck, which is still useable, could do the job. New equipment is priced in the area of \$200,000 minimum. For the General Meeting Mr. Orth will make a recommendation based upon the completion of his research for consideration of the members.

**GATE** - *Jesse Worsham*: In response to the Sweet inquiry the Board noted that the new cards are "contact" cards rather than "insert" cards. Thus one need only place the card in proximity to the card reader in order to open the gate. We thank the Sweets for calling this issue to our attention. They have been ordered and should be here and get installed any day.

**FINANCE** - *Paul Emery*: Monthly expenses for June, without payroll, were \$13,831.87. Motion to approve the expenses by Steve Wallace, seconded by Mike Rainwater. Vote: Unanimous.

**OLD BUSINESS:** Two assessments remain outstanding. Kathy Leighton at 25331 Esther and Williams J. Salmina at 23750 Esther. The Board will take action to place liens on these properties for the amount of the assessments that have not been paid plus interest

**NEW BUSINESS:** Ace trimmed the trees along the roads but could not complete the entire job for their \$2,000 estimate. They will need another \$1,650.00 to finish. Steve Wallace, who has inspected the work, believes that the additional work was not anticipated at the time of the estimate and the new estimate is reasonable. Motion by Andi Miller to approve the additional cost to complete the trimming, seconded by Sue Collie. Vote: Unanimous. Mike Rainwater moved that the timber fund be used for this work as it is for the health of the forest; Mike Rainwater seconded the

# BOARD MINUTES FOR JULY 2008

motion. Vote: Unanimous.

Contractor access to the Park has required each property owner that engages a contractor to either be in the Park to admit them or to provide them with a gate key. This has led to many more gate keys being out that are necessary for the residents and their normal guests, and gives access to some who have been removing wood and dumping garbage and needles in our facilities. The Board discussed going back to the old system wherein a new gate code was created each month that could be given to contractors when then are hired by residents or the Park, but automatically expire at the end of each month. It is the sense of the Board that this is a better system that provides greater protection to the Park and its residents and we will return to that system as rapidly as possible.

There is a boat trailer parked at a property on Rebecca that intrudes into the roadway. Mike Rainwater will speak to the user of the property and then look into an impoundment or nuisance action if compliance is not achieved.

Jesse Worsham indicated a desire to have a specific website and email address for the Board arranged in a way that all board members can access it and respond to those messages that apply to the messages directed to them and know what people are inquiring about timely. Andi Miller will research the cost of a website host, setting up a website, and acquiring an independent e-mail address, and report at the next meeting.

The need for a corporate attorney who can become familiar with our issues remains. A committee was appointed last year to look into various attorneys who were recommended, but time ran out before they could complete the task. The central issues likely to be directed to an attorney will be leases, contracts, and land use, all of which will be coming up for action in the next few months. Andi Miller will contact the committee members for the information regarding who they were going to interview, and we will solicit CVs from each of them to determine qualifications before we spend time on interviews.

Lot inspections have not yet been done but they will be scheduled for the week of July 21.

Mr. Worsham adjourned the meeting at 10:50 a.m. **Next meeting will be August 16, 2008 at 8:30 a.m.**

Minutes submitted,

*Andi Miller*, Secretary ~ July 24, 2008

## CHECKS DISBURSED FROM 6/27—7/23/08

Date	Num	Payee	Memo	Amount
06/27/2008	738	Caropreso, Michael W.	-SPLIT-	-815.33
06/27/2008	739	Cloak, Robert B.	-SPLIT-	-91.55
06/27/2008	740	State- Farm Bank	185 · Payroll Deductions IRA	-50.00
06/27/2008	741	Ace Tree Service	780 · General Park Maintenance	-2,000.00
06/30/2008	EFT		752 · Interest & Bank Charges	-15.00
07/08/2008	742	EDD	-SPLIT-	-87.49
07/08/2008	743	Oak Valley Bank	-SPLIT-	-1,066.49
07/11/2008	744	Caropreso, Michael W.	-SPLIT-	-1,058.62
07/11/2008	745	State- Farm Bank	185 · Payroll Deductions IRA	-50.00
07/23/2008	746	A & A Portables Inc.	740 · Health & Safety	-188.54
07/23/2008	747	AT&T	-SPLIT-	-86.33
07/23/2008	748	Blue Shield Of California	728 · Employee Benefits	-516.00
07/23/2008	749	Caropreso, Mike	745 · Employee Health Ins. Reimburse	-320.73
07/23/2008	750	Eric A. Carlson Accounting Corp.	756 · Accounting Services	-3,222.28
07/23/2008	751	Franchise Tax Board	795 · Franchise Tax Expenses	-3,974.00
07/23/2008	752	Glenn S. Caldwell Insurance Services	744 · Insurance	-2,287.00
07/23/2008	753	Hughes, Mark	774 · Maintain Roads	-690.00
07/23/2008	754	J. S. West	792 · Utilities	-105.20
07/23/2008	755	Miller, Andrea M.	758 · Member Communications	-156.34
07/23/2008	756	Oak Valley Bank	796 · Income Tax Expense	0.00
07/23/2008	757	PG&E	792 · Utilities	-592.93
07/23/2008	758	Pyro Corp.	773 · Maintain Equipment	-1,009.59
07/23/2008	759	Wallace, Steve	-SPLIT-	-1,917.12
07/23/2008	760	Waste Management of Cal Sierra Corp.	736 · Garbage	-845.15
07/23/2008	761	Worsham, Jesse R.	773 · Maintain Equipment	-556.35
07/23/2008	762	Zaks	735 · Fuel	-46.44
07/23/2008	763	Zenith Insurance Co.	744 · Insurance	-4,448.00
07/23/2008	1050	Oak Valley Bank	133 · Oak Valley Community Bank M.M.	41,000.00
			<b>Net</b>	<b>14,803.52</b>