

Sierra Park Services News and Updates

Phone 209-533-7909

Volume 2.5

December 2014

Board of Directors 2014-2015

President	Michael Lechner
Vice President	Heidi Ordwein
Secretary	Wanda Lenhardt
Treasurer	Bill Ordwein
Director at Large	Mark Logan

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www.sierraparkservices.com

PO Box 293, MiWuk Village, CA 95346

President's Message

Happy Holidays In Review

We had a dynamite holiday party in the lodge on the 6th. So many thanks to go around, there is a special note after this message to rave about the volunteers who contributed to the good time had by all.

On a more serious note: luck was on our side - this time. A careless homeowner dumped fireplace ashes off their deck - "I thought for sure they were out." Then they dumped wet pine needles on top of the ashes - "Just in case." Of course the embers dried out the pine needles and by pure chance someone spotted the smoke and managed put out the fire before it had a chance to take off - otherwise bye-bye deck, maybe house, and more. **PLEASE use the fire-safe ashbin at the trash dumpster for burned material, whether you are "sure" it's out or not.** Make double sure your renters and anyone using your house know about this too.

Just so you are aware, the official web site for the Services Company is www.sierraparkservices.com. Questions asked about the Park at other websites that may sound similar can't be responded to because we never see them. Also, this is the only site on which official information about the Park is posted.

A bear has been spotted in the area. Best not to take trash to the bin after dark!

-- *Michael Lechner*

**HAPPY
NEW
YEAR TO
ALL!**





Upcoming Events

Mark your calendar for this meeting

February 7th, 10:30 am

Sierra Park Services Co. Board Meeting --
No Board meetings in January

Holiday Party Thanks

Volunteers made it happen! Yvonne Peter and Heidi Ordwein gathered a big group of willing, creative folks to transform the lodge into a holiday scene - prettiest ever. All guests brought food to share, and volunteers in the kitchen made sure that food kept coming - and coming! Neil Selman and Darcy Wend handcrafted a dozen beautiful centerpieces for the tables.

Joe and Gladys Freitas provided seasonal music, a Park tradition for many years. A drawing for prizes raised much-appreciated funds for next year's Fishing Derby. Santa made an appearance with his toys for the kids, and Friedhelm Peter led us all in singing carols to close out the party. It was a fun, relaxing chance to catch up with old friends and meet new ones.



A huge THANK YOU to all who made this a special evening!



Sierra Park Services Company Board of Directors Meeting Minutes for December 6, 2014

Meeting called to order at 10:55 by President Michael Lechner

Board Members Present: Heidi Ordwein, Bill Ordwein, Mark Logan, Michael Lechner and Wanda Lenhardt

Others present: John and Dawn Wohler

Approval of the Minutes: Bill Ordwein made a motion to approve the minutes from the October 4, 2014 Board of Directors Meeting. Mark Logan seconded the motion that was then unanimously passed.

Correspondence

Email:

- One Inquiry as to how lot mergers are handle once the county has finished the merger.
- One property owner requested permission to clear the meadow across from her property on Jordan Way East.
- One property owner requested a code for the gate to allow a contractor in. Codes are not given to contractors. Property owner can provide his card key to the contractor if he chooses to.
- One property owner requested to purchase a gate opener.
- One property owner needed help with gate card keys
- One property owner inquired about what the plan was for getting keys to those who use the road behind the cabins on Jordan Way East.
- A new owner contact wanting gate access.
- One email regarding the gate near the water tank. The road is on part of their property and the gate was installed at their request. They need a key if the key has been changed. People are now using their driveway to access the road and get around the gate.
- Two demand letters were received for property sales.
- One prospective property owner with questions about the Park and the structure that runs it.
- One property owner felt the Board was doing a great job!
- One property owner wanted to discuss her bill.
- One email inquired as to whether a caretaker was hired, from an applicant that was not interviewed.
- One property was broken into and vandalized. It appeared to be kids who had broken in.
- One contact regarding potential caretaker openings.
- Fourteen emails were received requesting newsletters be sent by email instead of USPS.
- One email request to discontinue newsletter as cabin sold.
- A new owner emailed and provided contact information.

Mail:

- Notice of bankruptcy

Telephone Calls:

- One call from a Realtor inquiring about Rules and Regulations.
- One phone call was received regarding a property sale that is in progress.

Attendees Introduction/Comments/Questions: John and Dawn Wohler were present They are fairly new to the community and wanted to learn more about the Park

Directors' Reports:

Secretary - Wanda Lenhardt - A note was included in the last newsletter sent by United States Postal Service mail requesting recipients consider receiving the newsletter by email. The USPS mailing list is now reduced by fourteen newsletters This will create significant savings over an extended period of time. Property owners who have email but receive the newsletter via USPS mail are encouraged to contact us and request to receive newsletters through email.

Treasurer - Bill Ordwein - The bills are not available until next week. The bank balance for the general account is currently approximately \$93,103. The balance for the bridge reserve is approximately \$25,489. There are currently 48 unpaid bills. The pine needles have been removed. There was a lot more dumped in the pine needle dump than normal due to not having the gate. The total cost of disposing of the pine needles/slash was \$13,655.18. The needles were ground and then sold to the Cogeneration Plant, which paid \$5000 for them. When the Cogeneration plant no longer wanted the grindings, Diestel Turkey Ranch allowed us to dump the grindings for free but we had to transport them to China Camp. We had to pay \$715 dollars to repair the grinder because there was metal mixed into the pine needles. The road surfacing has been completed and paid. We have replaced some of the missing tools and will need to replace more. Quotes have been received for the installation of cameras at critical areas in the Park. Wanda Lenhardt made the motion to pay the bills. Heidi Ordwein seconded the motion which was then unanimously passed

Roads - Mark Logan - As reported last month, the 2014 road maintenance project was completed in September. A bill was received in the amount of \$35,662.35 on October 28th, 2014 from the contractor, Simunaci Construction. The square footage of the road work was verified and the bill was paid in November. Simunaci honored the pricing in the original bid he submitted in 2013. The road work was done well and at a reasonable cost. The goal for next year is to have road work done the second half of July if possible, in the hope that delays can be avoided; delays are often connected to fire season, which peaks later in summer.

Michael Lechner reported that Caltrans has been consulted and we will be allowed to maintain the road between the gate and the highway

Caretaker Report - Heidi Ordwein - John Marshall continues to learn the job and the Park. He has been involved in multiple water projects as well as maintaining the common areas of the Park.

The volleyball net and other recreational items have been stored in the Snack Shack.
Tree removal by PG&E and four removed by the Park have been coordinated by him.
He is working on signage necessary for winter.
He is adhering to the Caretaker's Job Listing as a guide to planning his day.

John worked 6 hours on Sunday, November 30, 2014 to fix a water line break. He worked with the contractor, Siminaci.

Gate - Bill Ordwein reported that the gate is currently open because the keypad had malfunctioned and needed to be repaired. The servicing company has been contacted.

Equipment - Heidi Ordwein reported that the chains are ready to use and a storage container has been set in the Corp Yard.

Buildings/Common Areas - Heidi Ordwein reported that the sand shed still needs work but it will not be done until after winter passes. Two ramps have been installed on the Rec Hall. All the common areas look good and the insides of buildings are in good condition.

Health and Safety - Heidi Ordwein reported that the garbage dumpster needs to be used properly. We have a bear and two cubs in the Park. It is very important that the gate be kept closed so the bears do not get into the dumpster. It is also suggested that for safety the dumpster be accessed during daylight hours, to avoid wild animals. The lake is not being drained this year because of various issues. We will be obtaining signs which say "stay off the ice." Cal Fire had concerns about logs saved for use around the gate. There are trees near the Corp Yard that are dead and need to be removed. Mark Logan discussed the need to put fire safety signs up at the gate. The Recreation Association will be contacted to obtain permission to put them in.

Recreation - Michael Lechner reported that the holiday party would be later that evening. All preparations have been made. The format is different this year. We will provide ham, turkey and rolls for sandwiches and everyone will bring appetizers and desserts to share.

New Business - None

Old Business:

Bridge Project Status: October 29, 2014 Land & Structure (project engineers) emailed that they had spoken with Fish & Wildlife staff. The Draft Agreement from them will be sent to us within 60 days, letting us know what their conditions for bridge installation will be. We should know by the end of 2014. Three engineers said "it didn't sound like the conditions were going to be prohibitive, but we will see when we get the Agreement." Keep fingers crossed!

Update on Survey - on hold

The Rules and Regulations document needs further review. A small committee was established with Mark Logan, Heidi Ordwein and Wanda Lenhardt.

The New Property Owner's Quick Start Guide also needs further revision. Mark Logan, Heidi Ordwein and Wanda Lenhardt will continue to review the document.

The New Property Owner Package will also be reviewed in the same small committee.

Temporary Adjournment to Executive Session for issues relating to legal, personnel, financial matters at 12:45.

The general meeting was reopened at 1:06 pm. There was nothing to report from executive session.

The meeting was adjourned at 1:07. The next meeting will be held on February 7, 2014.

SIERRA PARK SERVICES, INC.
BUDGET REPORT
FOR THE PERIOD ENDED
December 31, 2014

	SEVEN MONTHS ENDED 12/31/14	2014-2015 BUDGET	VARIANCE	% OF BUDGET EXPENDED*
REVENUE				
MAINTENANCE INCOME	\$ 170,575	\$ 193,120	\$ (22,545)	88.33%
BRIDGE RESERVES	15,544	17,750	(2,206)	87.57%
EASEMENT LEASES	-	46,100	(46,100)	0.00%
FISH DERBY DONATIONS	864	2,000	(1,136)	43.20%
TRANSFER FEES	1,000	-	1,000	
INTEREST INCOME	-	200	(200)	0.00%
MISCELLANEOUS INCOME	1,325	7,703	(6,378)	17.20%
TOTAL REVENUE	<u>189,308</u>	<u>266,873</u>	<u>(71,187)</u>	70.94%
MAINTAIN AND REPAIR ROADS				
ACCOUNTING	9,816	15,322	(5,506)	64.06%
CONTINGENCY	-	3,000	(3,000)	0.00%
CREDIT CARD CHARGES	1,297	1,800	(503)	72.06%
EMPLOYEE PAYROLL	-	25,958	(25,958)	0.00%
HEALTH & SAFETY	2,600	4,740	(2,140)	54.85%
INSURANCE	(335)	28,000	(28,335)	-1.20%
LEGAL CONSULTING	656	13,000	(12,344)	5.05%
MEMBER COMMUNICATIONS	1,189	2,924	(1,735)	40.65%
PROFESSIONAL CONSULTING	-	1,000	(1,000)	0.00%
PROPERTY TAXES	2,023	3,400	(1,377)	59.50%
TAXES AND LICENSE	-	100	(100)	0.00%
MAINTAIN AND REPAIR ROADS SUBTOTAL	<u>17,245</u>	<u>99,244</u>	<u>(81,999)</u>	17.38%
MAINTAIN ROADS AND SNOW				
MAINTENANCE	3,235	55,000	(51,765)	5.88%
ROAD EQUIPMENT RESERVES	-	10,000	(10,000)	0.00%
ROADS FUEL	2,632	8,000	(5,368)	32.90%
ROADS SUPPLIES	52	2,000	(1,948)	2.59%
MAINTAIN ROADS AND SNOW SUBTOTAL	<u>5,919</u>	<u>75,000</u>	<u>(69,081)</u>	7.89%
CLEAN UP WORK				
CLEAN BAR CULVERTS	-	8,500	(8,500)	0.00%
CLEAN DITCHES	-	8,200	(8,200)	0.00%
CLEAN DRIVE CULVERTS	-	5,000	(5,000)	0.00%
CLEAN UP WORK SUBTOTAL	<u>-</u>	<u>21,700</u>	<u>(21,700)</u>	0.00%
MAINTAIN GATE				
GATE EXPENSE	1,387	-	1,387	
TELEPHONE	(0)	-	(0)	
MAINTAIN GATE SUBTOTAL	<u>1,387</u>	<u>-</u>	<u>1,387</u>	
REFUSE COLLECTION AND DISPOSAL				
EMPLOYEE PAYROLL	-	3,000	(3,000)	0.00%
GARBAGE	10,194	14,522	(4,328)	70.20%
REFUSE COLLECTION AND DISPOSAL SUBTOTAL	<u>10,194</u>	<u>17,522</u>	<u>(7,328)</u>	58.18%

SIERRA PARK SERVICES, INC.
 BUDGET REPORT
 FOR THE PERIOD ENDED
 December 31, 2014

	SEVEN MONTHS ENDED 12/31/14	2014-2015 BUDGET	VARIANCE	% OF BUDGET EXPENDED*
PINE NEEDLE MANAGEMENT				
EMPLOYEE PAYROLL	-	1,045	(1,045)	0.00%
NEEDLE EXPENSE	-	20,000	(20,000)	0.00%
PINE NEEDLE MANAGEMENT SUBTOTAL	-	21,045	(21,045)	0.00%
MAINTAIN COMMON AREAS				
EMPLOYEE PAYROLL	-	523	(523)	0.00%
FISHING DERBY	2,544	-	2,544	
GENERAL MAINTENANCE	54,220	12,131	42,089	
LODGE SUPPLIES	273	14	259	1950.00%
MAINTAIN LAKE	-	4,084	(4,084)	0.00%
MAINTAIN STRUCTURE	598	1,181	(583)	50.64%
MAINTAIN COMMON AREAS SUBTOTAL	57,635	17,933	39,702	321.39%
GENERAL ADMINISTRATION				
CAPITAL IMPROVEMENTS-BRIDGE	3,275	-	3,275	
BANK CHARGES	132	300	(168)	44.00%
EMPLOYEE PAYROLL	7,761	713	7,048	1088.50%
EQUIPMENT RENTAL	255	1,026	(771)	24.85%
FRANCHISE TAX EXPENSE	2,400	-	2,400	
INSURANCE	(1,591)	-	(1,591)	
OFFICE EXPENSE	242	1,428	(1,186)	16.95%
PERMITS AND FEES	614	-	614	
OUTSIDE SERVICES	291	-	291	
RECREATION	826	1,723	(897)	47.91%
TELEPHONE	1,019	-	1,019	
UTILITIES	3,101	9,239	(6,138)	33.57%
GENERAL ADMINISTRATION SUBTOTAL	18,325	14,429	3,896	127.00%
TOTAL EXPENSES BEFORE DEPRECIATION	110,706	266,873	(156,167)	41.48%
DEPRECIATION	3,731	-	3,731	
TOTAL EXPENSES	114,437	266,873	(152,436)	
NET INCOME FROM OPERATIONS	\$ 74,871	\$ -	\$ 81,249	

CHECKING ACCOUNT \$87,697
 BRIDGE ACCOUNT 25,534

Sierra Park Services Corp.
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