



# RECREATION ASSOCIATION NEWSLETTER

P.O. BOX 116  
LONG BARN, CA 95335

**Phone: 209-586-3098**

**MARCH 2012**

**WWW.Recreation Association-PARKMGT.ORG**

**email: Recreation Association-PARKMGT@sierrapark.org**

## BOARD OF DIRECTORS – 23011~2012:

*President:* Shaun Velayas  
*Secretary:* Linda Clark  
*Treasurer:* Del Wallis

*Buildings:* Dick Barrett  
*Roads:* Larry Adams  
*Equipment:* Friedhelm Peter

*Health and Safety:* Larry Adams  
*Gate:* Bill Ordwein  
*Water:* Ron Hawke

## NOTES FROM THE BOARD

### PRESIDENT'S MESSAGE

The Rec. Board is continuing its efforts to make sure the Park is taken care of. In that spirit, the Rec. Board has decided to make sure that the Park continues the beloved tradition of the Fishing Derby. The Rec. Board would like to thank Mike Ford for his long-standing and continued commitment to the Park and the Fishing Derby. His tireless efforts are much appreciated and any volunteers who would like to help out are encouraged to do so. Please call me to let me know you'd like to help.

Unfortunately, not all of the Park's happenings will generate as much joy as the Fishing Derby. Despite numerous potential negative impacts to everyone who owns a home in the Park, the HOA has filed a complaint regarding the Park's operations with the California Public Utilities Commission (PUC). Attached to this newsletter is a copy of the HOA's complaint to the PUC. The Rec. Board firmly believes that the issues in the complaint are simply false and we do not understand what the desired outcome of the complaint is. We are unsure whether or not the complaint accurately reflects the voices of the homeowners.

The Rec. Board would like every homeowner to have a voice with regards to the operation of our Park. Therefore, the Rec. Board has determined that on **April 7, 2012**, after the recall, the first of two town-hall style meetings will be assembled to discuss our options and the future of the Park. We do understand that the majority of the Park's lot owners do not live in the Park and that Easter weekend can be difficult for a meeting, so we have also scheduled a second meeting for **April 14, 2012** to discuss the same items. We have been working hard to explore all the Park's options including: forming a legal HOA, creating a mutual water company and becoming a PUC-regulated water company. All of these options are most likely going to cost significantly more than the current system. We highly encourage everyone that has an interest in the Park to get involved with the discussion and be part of the solution.

On a happier note, I would like to thank the many homeowners who shared with me their compliments regarding our caretaker and his great job on keeping the roads clear during the recent snow storms.

~Shaun Velayas

### WATER REPORT

**REMEMBER~Homeowners are strongly encouraged to turn off their water supply valves and drain their cabins whenever they are going to be away during the cold winter months.**

There were no Park water line breaks since the February 18<sup>th</sup> meeting. However, one property owner had a broken line and the water was shut off by our caretaker who tried to call the property owner to no avail because their listed phone had been disconnected. **Owners are encouraged to keep their phone numbers and address up to date by sending changes to the OFSRA BOD at PO Box 116, Long Barn, CA 95335.**

Water pumped for the month of February was 596,600 gallons.

~Ron Hawke

## ENTRY GATE CHANGES

*The administration of the entry gate to the Park is now under the supervision of the OFSRA Board Director Bill Ordwein with the assistance of caretaker Mark Higgins. If you have any questions or issues with the gate, please contact Mark at 586-5602 or Bill at 586-1618.*

## OTHER NOTES FROM THE BOARD

At the Recreation Board meeting on March 17<sup>th</sup> future road work in the Park was discussed and there will be road work being done later this year and next year. Homeowners are encouraged to schedule work on their own property to coincide with the times when the road crews will be working in the Park. Ample notice will be given to homeowners so they may schedule their work as well.

## ANNUAL KIDS FISHING DERBY



*As President Velayas mentioned in his message, the annual Fishing Derby will be coming up before you know it ~ the Saturday before Father's Day. This year the date is June 16<sup>th</sup>. Mark your calendars and plan to attend. Bring your children and grandchildren for a fabulous day! There will be the usual categories for winners and the famous lunch of hot dogs, chili, chips, cold drinks and dessert.*

## REBEKAH'S CORNER

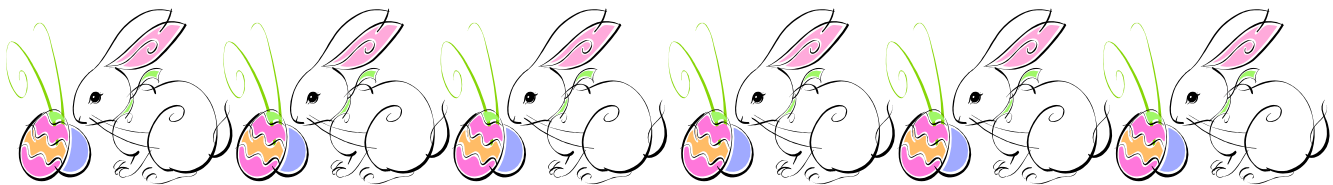
*The Dogwood Rebekah Lodge #200 meets the 3<sup>rd</sup> Tuesday of each month in the Lodge Boardroom*

*Anyone interested is welcome to attend.*

*The Rebekahs will be having a Wine Tasting event on April 14<sup>th</sup> from 4 p.m. to 6 p.m. ~ please see the flyer included with this newsletter*

***A SPECIAL TOWN-HALL MEETING WILL BE HELD ON SATURDAY APRIL 7<sup>TH</sup>  
FOLLOWING THE RECALL BALLOT READING***

***NEXT REGULAR BOARD OF DIRECTORS MEETING: SATURDAY APRIL 14<sup>TH</sup> -  
8:30 A.M.  
THERE WILL BE A TOWN-HALL MEETING FOLLOWING THE BOARD MEETING.***



**HAPPY EASTER !**

**ODD FELLOWS SIERRA RECREATION ASSOCIATION BOARD OF DIRECTORS**  
**REGULAR MONTHLY MEETING**  
**March 17, 2012**

**INTERIM MINUTES**

The meeting was called to order at 8:32 AM by President Velayas. Board members present: Adams, Barrett, Clark, Hawke, Velayas and Ordwein. Board member Wallis attended by telephone. Board member Peter was excused.

**INVOCATION:** Given by Director Hawke

**HOMEOWNERS AND OTHERS PRESENT:** Caretaker, Mark Higgins and homeowner Mike Van Gundy.

**CORRESPONDENCE:** Clark reported the receipt of a letter from the Kellys in response to our letter requesting further information on their request for a lot realignment. President Velayas will contact them by phone for further information.

A complaint was filed with the C.P.U.C. by attorney Ann Rankin who represents the OFS Homeowners Association. A hearing with the C.P.U.C. is scheduled for April 12, 2012.

**MINUTES OF BOARD MEETINGS of February 18, 2012:** Hawke moved that the minutes be accepted as presented, Barrett seconded, motion carried.

**DIRECTOR REPORTS**

**WATER-HAWKE:** Director Hawke reported there were no water line breaks since the February 18<sup>th</sup> meeting. However, one property owner had a broken line and the water was shut off by our caretaker who tried to call the property owner to no avail because their listed phone has been disconnected. Owners are encouraged to keep their phone numbers and addresses up to date by sending changes to the OFSRA BOD at PO Box 116, Long Barn, CA 95335. Water pumped for the month of February was 598,600 gallons.

**BUILDINGS-BARRETT:** Director Barrett reported the microwave has been installed in the caretaker's cabin. Coming up for the next fiscal year there will be some expenses to repair the dry rot in both the caretaker's cabin and the lodge. The costs are yet to be determined.

**ROADS-ADAMS:** Director Adams reported that caretaker Mark received three bids for a four year plan for crack sealing and slurry sealing. Mark presented a prioritized chart of work to be done. The three bids were from Simunaci Construction, George Reed and Ken's Asphalt. It was determined that the first year will be the most expensive due to the inbound side of the entry gate needing to be resurfaced along with the entry to the con yard. Director Adams will further review the bids received before the next regular BOD meeting and then make his recommendations. If property owners need to have their driveways resurfaced, they can schedule the work to be done with the contractor themselves to coincide with the time when the contractor is in the park doing the park road work. Ample prior notice will be given to all homeowner's as to when the road work will be done so they can schedule their own work.

**EQUIPMENT-PETER:** President Velayas reported for Director Peter the solenoids for the switch for the grader have been ordered.

**TIMBER – WALLIS:** President Velayas reported he and Del have received a forest management report from forester Will Dorel regarding the timber on the old Cedar Brook property. They have not had a chance to review the report yet, but will have a report for the membership at the annual meeting.

**GATE-ORDWEIN:** Director Ordwein is now fully in charge of all gate functions. He is still waiting for some additional records. Discussion was held regarding policies, procedures and record keeping methods. It was also suggested that a gate report be part of the regular Director Reports at each Board meeting. For the Newsletter it was suggested that homeowners contact Mark or Bill with any gate

issues.

**HEALTH AND SAFETY-ADAMS:** No report.

**FINANCE-WALLIS:** Director Wallis noted that the budget is at about 75% of the annual amount and that is where it should be at this time of year. Funds are still being transferred from the various reserve accounts to cover the costs of managing the Park expenses. These funds should be reimbursed when the dispute with the OFSHA is settled. Bills in the amount of \$18,835.78 were approved for payment. Del suggested the chart of accounts be reviewed and brought in line with generally accepted charts of accounts. He will get together with Carlson to do this. Board members will present to Del an anticipated budget for the next fiscal year.

**OLD BUSINESS:**

THE TIME OF THE SPECIAL TOWN HALL MEETING ON APRIL 7TH WILL BE HELD IMMEDIATELY FOLLOWING THE RECALL BALLOT READING, *NOT AT 9:00 AM AS PREVIOUSLY REPORTED.*

THE NEXT REGULAR OFSRA BOARD MEETING WILL BE APRIL 14, 2012 WITH A TOWNHALL MEETING IMMEDIATELY FOLLOWING THE BOARD MEETING.

**THERE WAS NO NEW BUSINESS**

**ADJOURNED TO EXECUTIVE SESSION at 10:39 AM**

**ADJOURNED EXECUTIVE SESSION at 11:28 AM**

**OPEN REGULAR SESSION 11:28 AM**

**PRESIDENT VELAYAS ANNOUNCED that in the Executive Session** a motion was passed to engage Heidi Ordwein as a consultant to establish revised employee compensation policies.

There being no further business, President Velayas adjourned the meeting at 11:29 A.M.

Linda Clark, Secretary

**BEFORE THE PUBLIC UTILITIES COMMISSION OF THE STATE OF CALIFORNIA**

(A) Odd Fellows Sierra Homeowners' Association, a California non-profit mutual association

**COMPLAINANT(S)**

vs.

(B) Odd Fellows Sierra Recreation Association, Inc., a California Corporation

**DEFENDANT(S)**

(Include Utility "U-Number", if known)

N/A

(for Commission use only)

(C)

Have you tried to resolve this matter informally with the Commission's Consumer Affairs staff?

☐ YES ☒ NO

Has staff responded to your complaint?

☐ YES ☐ NO

N/A

Did you appeal to the Consumer Affairs Manager?

☐ YES ☐ NO N/A

Do you have money on deposit with the Commission?

☐ YES ☒ NO

Amount \$ \_\_\_\_\_

Is your service now disconnected?

☐ YES ☒ NO

**COMPLAINT**

(D)

The complaint of (Provide name, address and phone number for each complainant)

Name of Complainant(s)	Address	Daytime Phone Number
Odd Fellows Sierra Homeowners' Association	P.O. Box 236, Long Barn, CA 95335-3733	(510) 653-8886 ext. 101

respectfully shows that:

(E)

Defendant(s) (Provide name, address and phone number for each defendant)

Name of Defendant(s)	Address	Daytime Phone Number
Odd Fellows Sierra Recreation Association, Inc.	P.O. Box 116, Long Barn, CA 95335-3733	(209)586-3098

(F)

Explain fully and clearly the details of your complaint. (Attach additional pages if necessary and any supporting documentation)

Odd Fellows Sierra Homeowners' Association ("OFSHA") is a non-profit mutual benefit corporation whose directors are democratically elected by owners of all 281 lots within the Odd Fellows Sierra Park. The water for all the lot owners is supplied by Odd Fellows Sierra Recreation Association ("OFSRA"). The water system is required to be regulated by the CPUC under California Public Utility Code 2701 and 2702, but is not. OFSRA consists only of Odd Fellows and Rebekahs; OFSRA provides no financial transparency concerning costs it incurs in providing water to lot owners.

(G) Scoping Memo Information (Rule 4.2(a))

(1) The proposed category for the Complaint is (check one):

☒ adjudicatory (most complaints are adjudicatory unless they challenge the reasonableness of rates)

☐ ratesetting (check this box if your complaint challenges the reasonableness of a rates)

(2) Are hearings needed, (are there facts in dispute)? ☒ YES ☐ NO

(3) ☒ Regular Complaint ☐ Expedited Complaint

(4) The issues to be considered are (Example: The utility should refund the overbilled amount of \$78.00):

The CPUC should regulate the water company to make sure rates and water quality are reasonable.

(5) The proposed schedule for resolving the complaint within 12 months (if categorized as adjudicatory)

or 18 months (if categorized as ratesetting) is as follows:

Prehearing Conference: Approximately 30 to 40 days from the date of filing of the Complaint.

Hearing: Approximately 50 to 70 days from the date of filing of the Complaint.

Prehearing Conference (Example: 6/1/09):	April 12, 2012
Hearing (Example: 7/1/09)	May 29, 2012

Explain here if you propose a schedule different from the above guidelines.

(H)

Wherefore, complainant(s) request(s) an order: State clearly the exact relief desired. (Attach additional pages if necessary)

The CPUC should regulate the water quality and the rates of the water system

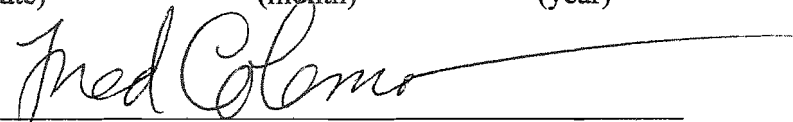
(I)

**OPTIONAL:** I/we would like to receive the answer and other filings of the defendant(s) and information and notices from the Commission by electronic mail (e-mail). My/our e-mail address(es) is/are:

mtbunch@dishmail.net

(J)

Dated Long Barn, California, this 3 day of March, 2012  
(City) (date) (month) (year)


  
Signature of each complainant

(MUST ALSO SIGN VERIFICATION AND PRIVACY NOTICE)

(K)

REPRESENTATIVE'S INFORMATION:

Provide name, address, telephone number, e-mail address (if consents to notifications by email), and signature of representative, if any.

Name of Representative:	Ann Rankin
Address:	3911 Harrison Street, Oakland, CA 94611
Telephone Number:	(510)653-8886
Email:	arankin@annrankin.com
Signature	



VERIFICATION  
(For Individual or Partnerships)

I am (one of) the complainant(s) in the above-entitled matter; the statements in the foregoing document are true of my knowledge, except as to matters which are therein stated on information and belief, and as to those matters, I believe them to be true.

I declare under penalty of perjury that the foregoing is true and correct.

(L)

Executed on \_\_\_\_\_, at \_\_\_\_\_, California  
(date) (City)

\_\_\_\_\_  
(Complainant Signature)

VERIFICATION  
(For a Corporation)

I am an officer of the complaining corporation herein, and am authorized to make this verification on its behalf. The statements in the foregoing document are true of my own knowledge, except as to the matters which are therein stated on information and belief, and as to those matters, I believe them to be true.

I declare under penalty of perjury that the foregoing is true and correct.

(M)

Executed on March 3, 2012, at Long Barn, California  
(date) (City)

 President  
Signature of Officer Title

(N) **NUMBER OF COPIES NEEDED FOR FILING:**

If you are filing your formal complaint on paper, then submit one (1) original, six (6) copies, plus one (1) copy for each named defendant. For example, if your formal complaint has one defendant, then you must submit a total of eight (8) copies (Rule 4.2(b)).

If you are filing your formal complaint electronically (visit <http://www.cpuc.ca.gov/PUC/efiling> for additional details), then you are not required to mail paper copies.

- (O) Mail paper copies to: California Public Utilities Commission  
Attn: Docket Office  
505 Van Ness Avenue, Room 2001  
San Francisco, CA 94102

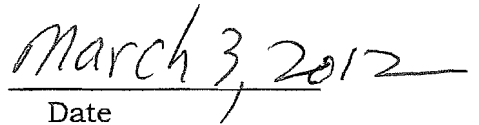
## PRIVACY NOTICE

This message is to inform you that the Docket Office of the California Public Utilities Commission ("CPUC") intends to file the above-referenced Formal Complaint electronically instead of in paper form as it was submitted.

Please Note: Whether or not your Formal Complaint is filed in paper form or electronically, Formal Complaints filed with the CPUC become a public record and may be posted on the CPUC's website. Therefore, any information you provide in the Formal Complaint, including, but not limited to, your name, address, city, state, zip code, telephone number, Email address and the facts of your case may be available on-line for later public viewing.

Having been so advised, the Undersigned hereby consents to the filing of the referenced complaint.

  
\_\_\_\_\_  
Signature

  
\_\_\_\_\_  
Date

**Fred Coleman, President**  
\_\_\_\_\_

Print your name      Odd Fellows Sierra Homeowners' Association

ODD FELLOWS SIERRA RECREATION  
ASSOCIATION, INC  
BUDGET REPORT  
PERIOD ENDED FEBRUARY 29, 2012

	NINE MONTHS ENDED 02/29/12	REVISED 2011-2012 BUDGET	VARIANCE	% OF BUDGET EXPENDED*
<b><u>REVENUE</u></b>				
MAINTENANCE INCOME	\$ 69,350	\$ 302,120	\$ (232,770)	22.95%
PROPERTY RENTAL(CARETAKER'S CABIN)	5,308	6,900	(1,592)	76.93%
RECREATION INCOME	123	-	123	
REFUNDS	(250)	-		
INTEREST INCOME	325	-	325	
TIMBER INTEREST	2,233	-	2,233	
UNREALIZED GAIN/(LOSS) ON INVESTMENTS	(2,150)	-	(2,150)	
TAX REFUNDS AND MISCELLANEOUS	10,193	10,138	55	
<b><u>TOTAL REVENUE</u></b>	<b>85,132</b>	<b>319,158</b>	<b>(233,776)</b>	
<b><u>OPERATING EXPENSES</u></b>				
ACCOUNTING SERVICE	11,945	17,000	(5,055)	70.26%
AUTO EXPENSE	18	200	(182)	9.00%
EQUIPMENT RENTAL	137	-	137	
EMPLOYEE BENEFITS/HEALTH INS REIM	7,899	12,000	(4,101)	65.83%
FISH DERBY	1,375	1,000	375	
FUEL	3,962	9,000	(5,038)	44.02%
GARBAGE	9,947	14,000	(4,053)	71.05%
GATE EXPENSE	1,025	3,873	(2,848)	26.47%
HEALTH & SAFETY	5,206	2,000	3,206	260.30%
INSURANCE - GENERAL	16,398	32,000	(15,602)	51.24%
MAINTAIN BUILDING	7,425	9,325	(1,900)	79.62%
MAINTAIN EQUIPMENT	9,673	15,000	(5,327)	64.49%
MAINTAIN ROADS	5,045	15,000	(9,955)	33.63%
MAINTAIN WATER	7,041	7,000	41	100.59%
MAINTENANCE GENERAL	14,046	23,000	(8,954)	61.07%
MAINTAIN ROADS - CAPITAL EXPENSE	26,500	-	26,500	
MEMBER COMMUNICATION	1,333	4,500	(3,167)	29.62%
PAYROLL - LABOR	47,372	63,000	(15,628)	75.19%
PROFESSIONAL SERVICE	34,349	30,000	4,349	114.50%
RECREATION SUPPLIES	45	100	(55)	45.00%
RECREATION	18	1,000	(982)	1.80%
SETTLEMENT EXPENSES	500	-	500	
SUPPLIES SHOP	529	300	229	176.33%
TAXES - PAYROLL	4,639	6,300	(1,661)	73.63%
TAXES - PROPERTY	3,209	6,800	(3,591)	47.19%
TAXES - PROPERTY CEDARBROOK	* 3,714	-	3,714	
TAXES AND LICENSE	1,000	1,500	(500)	66.67%
TELEPHONE	815	1,200	(385)	67.92%
UTILITIES	10,704	14,000	(3,296)	76.46%
UTILITIES - CEDARBROOK	* 62	-	62	
WATER TESTING	4,573	6,050	(1,477)	75.59%
BANK CHARGES	10	50	(40)	20.00%
OFFICE SUPPLIES	391	300	91	130.33%
OUTSIDE SERVICE	14	2,500	(2,486)	0.56%
PERMITS AND FEES	301	-	301	
DUES AND SUBSCRIPTIONS	-	360	(360)	0.00%
NEEDLE EXPENSE	7,310	20,000	(12,690)	36.55%
FRANCHISE TAX	-	800	(800)	0.00%
<b><u>TOTAL EXPENSES BEFORE DEPRECIATION</u></b>	<b>248,530</b>	<b>319,158</b>	<b>(70,628)</b>	
DEPRECIATION	26,037	-	26,037	
<b><u>TOTAL EXPENSES</u></b>	<b>274,567</b>	<b>319,158</b>	<b>(44,591)</b>	
NET	(189,435)	-	\$ (189,435)	
MAINTENANCE INCOME FOR RESERVE FUNDS				
<b><u>NET AFTER NOTES</u></b>	<b>\$ (189,435)</b>	<b>\$ -</b>		

\*% OF YEAR EXPIRED =75%

\*Attributed to Cedarbrook expenses.  
(Monies to offset Cedarbrook expenses will be transferred  
from the Timber/Land purchase accounts.)

Not to be duplicated or distributed without written approval from  
the Board of Directors

BANK ACCOUNT BALANCES	
GENERAL ACCT	\$7,157
MONEY MARKET	35,530
TIMBER RESERVE	166,489
ROAD RESERVE	9,960
EQUIPMENT RESERVE	20,021
WATER RESERVE	8,086
MONEY MARKET - LAND	21,303



## **WINE TASTING IN SIERRA PARK** **(At the Club House)**

April 14<sup>th</sup>, 2012 ~ 4pm – 6pm

**\$15 per person donation** (Must be 21 to attend)

**Wines and Hors d'oeuvres will be served**

You and any guests are invited to attend this event. All proceeds to be used to refurbish the Basketball Court.

Come and meet with your neighbors, have some wine, food and learn of the plans for the court.

Reservations are not required but if you need any more information or would like to help in setting up please email: [yvonnepeter@hughes.net](mailto:yvonnepeter@hughes.net)