

## **BULLETIN BOARD SEPTEMBER 2008**

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This Bulletin is the official report of the PPMC Board of Directors. It is published monthly and mailed on the second Wednesday following the monthly Board meeting.

**PARADISE PARK MASONIC CLUB  
211 PARADISE PARK  
SANTA CRUZ, CA 95060-7007**

**FIRST CLASS MAIL**

# PARADISE PARK MASONIC CLUB BULLETIN BOARD

SEPTEMBER 2008

## **HERZOG'S HIGHLIGHTS**

By Prez Pat

We had an extremely close call early Monday, Sept. 22<sup>nd</sup>, morning. A dwelling on Keystone caught fire and thanks to the diligence of a close neighbor, the Fire Department was called and responded immediately. Our own Emergency Response Team was quickly on the site.

Fortunately, the Member was away at the time. The cause of the fire is thought to be a propane leak in the area of a water heater. The fire was contained to the interior of the dwelling. The FD was aided by a fire hydrant directly across the street and this had so much to do with containment. The water project we just completed this year and the installation of fire hydrants turns out to be the best project we have done in years. The FD was so impressed; an article was printed in the Santa Cruz Sentinel. Many thanks to Santa Cruz Fire, CDF and our Park crew.

Labor Day weekend was a huge success. Loads of Members and guests were in the Park enjoying the good weather and activities. Now we are back to the quiet and noticing the cooler mornings. We are having an absolute marvelous Indian summer.

Our long time member and good friend, Bob Biendle, is moving to the Masonic Home the end of September. Park Members threw a potluck for him on Sept. 14<sup>th</sup>. Bob has contributed so much to our Park, serving on the BOD as President, so very many committees, as well as completely rewiring the Social Hall. He is such a funny guy with lots of impishness. Actually, he's a little devil, but a nice one. He will be missed. Watch out Masonic Home, Bob is coming!!

It's hard to believe that we are going into the last three months of 2008. We have Halloween festivities scheduled along with potlucks and of course, our always great Holiday Dinner. Come and join us.

As always, let's be good to each other sharing good thoughts and love. Thanks.

## **MANAGER'S REPORT**

By Cyndy Crogan

THE CREW AND I ARE BEGINNING TO PREPARE FOR WINTER. WE'RE COVERING DRAINS TO KEEP THE LEAVES OUT. WE'LL UNCOVER THESE AS SOON AS THE RAINY SEASON APPROACHES. PLEASE HELP US OUT BY RAKING IN FRONT OF YOUR ALLOTMENTS ALONG THE STREET. WE'LL BE CHECKING THE SPRINGS AND CREEKS THAT RUN THROUGH OUR PROPERTY AND CLEAR ANY DEBRIS THAT HAS ACCUMULATED. WE'LL ALSO BE ADDRESSING THE WATER RUNOFF PROBLEM AT THE BACK AREA OF THE SOCIAL HALL.

WE ARE WORKING ON THE LINOLEUM FOR THE AREAS IN MOST NEED OF REPLACEMENT BEGINNING WITH THE SMALL SOCIAL HALL AND OFFICE LOBBY I'VE MET WITH RICHARD FROM RICHARD'S TREE SERVICE TO DO SOME PREVENTIVE TRIMMING OF THE TREES ALONG THE EXIT ROAD, WE HAVE SOME LARGE DEAD BRANCHES ON SOME MAPLES THAT ARE READY TO COME DOWN, THE ROAD WILL BE CLOSED FOR A DAY AND WE WILL GIVE YOU AS MUCH NOTICE AS POSSIBLE,

THE PARK SEPTIC TANKS HAVE BEEN PUMPED AND I HAVE RECORDED THEIR STATUS AND EXACT LOCATIONS WITH THE COUNTY. ALL ARE IN GOOD WORKING ORDER.

WE'VE REPAIRED THE DRAINAGE SYSTEM BEHIND THE FIREHOUSE. WATER HAS BEEN WICKING IN THROUGH THE WALLS. WE'RE STILL IN THE FIRE SEASON. PLEASE START TAKING PREVENTIVE MEASURES BY CLEANING YOUR ROOFS,

Continued on Next Page

Manager's Report Continued

CHIMNEYS AND CHECK SMOKE ALARM BATTERIES.

I CALLED AMERIGAS ON TUESDAY; THEY'LL BE CHANGING OUT OUR SOCIAL HALL TANK TO A500 GAL AT THE END OF THE MONTH. PPMC CONTRACTED PRICE FOR AMERIGAS PROPANE IS NOW AT \$2.51 PER GAL. WILL-CALL CLIENTS NEED TO GIVE THEM 1-2 WEEKS NOTICE IF THEY WANT PROPANE.

I'VE BEEN MEETING WITH THE BUILDING AND STAKING CHAIRS ON A REGULAR BASIS. I AM ALSO SPEAKING REGULARLY WITH THE COUNTY AND WORKING ON IMPROVING OUR PUBLIC RELATIONS WITH THEM.

I'M REALLY ANXIOUS FOR THE NEW AD-HOC COMMITTEE TO BEGIN ADDRESSING OUR TRASH COLLECTION ISSUE. I LOOK FORWARD TO BEING A PART OF THIS PROCESS. I KNOW MANY OF US WOULD LIKE TO SEE THIS RESOLVED, ESPECIALLY THOSE OF US WHO CAN'T BE HERE REGULARLY.

ON MONDAY MORNING, SEPT. 22, AT 1:15 A.M. THERE WAS A FIRE AT THE NORRIS CABIN ON KEYSTONE WAY. THANKS TO THE SANTA CRUZ FIRE DEPT. AND OUR NEW FIRE HYDRANTS, THE FIRE FIGHTERS WERE ABLE TO CONTROL THE FIRE BEFORE IT SPREAD TO THE SURROUNDING AREAS. THEY ARRIVED AT THE SCENE WITHIN 6 MINUTES AFTER A NEIGHBOR CALLED 911. THIS IS THE FIRST SERIOUS FIRE SINCE OUR NEW WATER SYSTEM WAS INSTALLED. WE RECEIVED MANY COMPLIMENTS ON OUR HYDRANTS FROM THE FIRE CREW AND CHIEFS. WITHOUT THIS NEW SYSTEM, THE OUTCOME COULD HAVE BEEN VERY DIFFERENT. THE FIRE CHIEFS WERE UNDER THE IMPRESSION THAT WE WERE STILL ON THE OLD WHARF HYDRANT SYSTEM AND IMMEDIATELY CALLED FOR BACK UP. BY 1:30, FELTON, SCOTTS VALLEY AND CENTRAL WERE LINED UP ON STAND BY AND READY TO PROVIDE WATER FROM THEIR TANKERS. THIS EMERGENCY INDIRECTLY GOT THEIR

ATTENTION BY PUTTING THEM ON NOTICE THAT WE HAVE THE SYSTEM IN PLACE TO FIGHT FIRES. THE NEXT STEP IS TO ADDRESS OUR NEED FOR UPGRADING THE SUPPLY FROM THE CITY. WHICH BRINGS ME TO A POINT I WOULD LIKE TO MAKE REGARDING OUR EXISTING SYSTEM. IT WAS BROUGHT TO MY ATTENTION DURING THE RECENT WATER PROJECT THAT THE TWO 3" METERS AT THE FRONT ENTRANCE RESTRICT OUR PRESSURE AND FLOW BY AT LEAST 30%. THE CONFIGURATION OF FITTINGS, WHICH INCLUDE AT LEAST 9 ELBOWS AND REDUCERS BETWEEN THE CITY LINE AND THE PPMC 6" BACKFLOW VALVE, CONTRIBUTE GREATLY TO THIS RESTRICTION. AFTER CONSULTING WITH AN ENGINEER AND TWO COMMERCIAL PLUMBERS WE ALL AGREE THAT PPMC WOULD BENEFIT BY ADDRESSING THIS. UPGRADING THIS CONNECTION WOULD GREATLY IMPROVE OUR SUPPLY WITH OR WITHOUT THE NEW CITY LINE.

I WANT TO REMIND EVERYONE THAT I SERVE OUR ENTIRE CLUB. AFTER WORKING THROUGH THE SUMMER, I REALIZE THE WIDE AND DIVERSE PERSPECTIVES OF OUR MEMBERS, FAMILIES AND FRIENDS. WE ARE MANY THINGS TO MANY PEOPLE. WE HAVE MANY GOALS TO ACHIEVE, THERE ARE AREAS THAT HAVE BEEN NEGLECTED AND ABANDONED SOCIALLY AND STRUCTURALLY. ADDRESSING THESE CHALLENGES WILL TAKE TIME AND PATIENCE, BUT WE WILL ACHIEVE OUR GOALS.

**2008-2008  
BOARD MEETING DATES**

MEETINGS ARE GENERALLY THE  
THIRD SATURDAY EACH MONTH

10/18/08  
11/15/08  
12/20/08

06/27/09 Annual Meeting 7:00 pm

## IMPORTANT INFORMATION

**PICK UP AFTER DOGS:** IN PARADISE PARK WE ARE REQUIRED TO PICK UP AFTER OUR DOGS WHEN WALKING THEM. PLEASE CARRY BAGS WITH YOU. WHEN YOU HAVE GUESTS USING YOUR HOME, BE SURE TO NOTIFY THEM TO PICK UP. IT APPEARS GUESTS ARE THE BIGGEST CONTRIBUTORS TO THE PROBLEM. FINES WILL BE ASSESSED. KEEP OUR PARK CLEAN!!!.

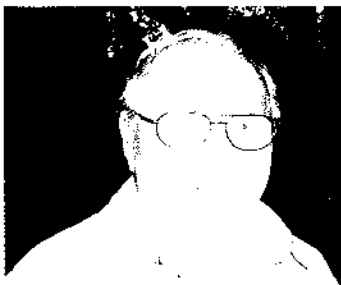
**DO YOU HEAR THE FIRE SIREN?** The fire siren is sounded each month at 9:00 a.m. on the second Saturday of the month to designate the fire training and at 1:00 p.m. on the Saturday of the Board meeting as a test for the Sirens. If you are in the Park at that time and do NOT hear the siren, please report it to the Office.

**FLOWER THIEF IN THE PARK!** Alert! Alert! After several years' absence, that man with a van is back in the Park stealing our flowers. Keep a lookout for him and if you see him, call the Sheriff's Office immediately, **471-1121**. He's white, at least 6'2" tall, about 220 lbs., gray beard, with a red van with license # 4BSW676 (although he may have a new vehicle). His verbal behavior is typical of a really slick con artist. If you do see him, you do not need to speak with to him. Just report him. Thank you for doing what you can to keep our neighborhood secure.

**BACK GATE CODE:** The back gate code will be changed on October 15<sup>th</sup>. To obtain the new gate code, please check with the office. Remember, the code is for Members and guests. You should not share the code with vendors. If you have a vendor who enters through the back gate, please make arrangements to meet them at the gate.

### BOB BIENDLE HAS MOVED TO A NEW LIFE AT THE MASONIC HOME

Bob Biendle became a Member of Paradise Park in 1978. He moved into the Powder Works foreman's house at 214 Keystone in 1979 with his wife, LaVerne. Before coming to Paradise Park, Bob lived and worked in Southern California as a production manager for Sherwin Electronics and Automation Development. His career focus was in traffic signals and related electronics. He retired in 1979, but then opened a consulting business after moving to Santa Cruz. He was hired as the consultant for the San Jose Light Rail, and spent a year in Saudi Arabia as a consultant for a private concern in 1985. At the end of his contract in Saudi Arabia, LaVerne joined him in London and they toured 11 countries before returning home.



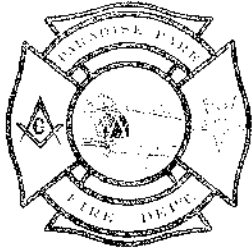
Bob became very active in the politics of PPMC. He was elected to the Board from 1981 and was its President in 1982. He has served on many committees including Investigating, Keeper of the keys, PUD, Nominating, Budget, Recreation, Building, Staking, CERTs, Past Presidents, Manager Interview, Long Range Planning and Water. He also was Fire Chief. He volunteered to help with the building of Virgil's Kitchen and the renovation of the Social Hall Kitchen with Bob Wunce. He was the main man behind the installation of our original traffic signal system, the renovation of the Manager's apartment above the Office and the re-wiring of the Social Hall. Bob was the recipient for the Golden Trowel Award in 1995.

Over the years, Bob collected beer steins, and chime clocks and enjoyed fishing, dancing, golf and playing cards, especially cribbage.

Bob moved to the Masonic Home in Union City on October 1<sup>st</sup>.

## FIRE AWARENESS MONTH

By Dennis Gloeckler, Fire coordinator



Holy cow, are we aware of fires this month! In the last couple of weeks we have had four fires in the Pogo-nip forest between UCSC and Paradise Park, one fire 1/2 mile north of the park in the Rincon area (Sept 21) and then early the morning of Sept. 22 we had a house fire at 20 I Keystone, near the office. Of the four fires in the Pogo-nip area, one was an illegal camp fire and the other three were arson. I do not know the cause of the Sept 21 fire in the Rincon area as of yet but have been informed that the house fire was cause by a gas leak in the hot water heater .

The good news is that we have had excellent response from Cal Fire and the City of Santa Fire Cruz Fire Departments. The Cal Fire fire bombers and helicopters have been flying over the park hitting the fires fast and hard, and the City crews had three firetrucks on scene before I could get our truck out of the fire house. A total of eight fire trucks responded to the Park fire. I doubt that there is anyone in Paradise Park who isn't aware of fires this month.

It's starting to get cold at night and this may be the cause of the illegal camp fires. If you see one, call 911 and report it immediately. Clean your chimney and make sure that your screen on top of your chimney is in good repair. If you're allowing a guest to use your improvement, protect them by having your chimney ready for the fire their going to build in your fireplace. Check your smoke detectors and fire extinguishers.

The E Siren is the emergency siren that is sounded to let you know that there is an emergency in the Park. PPMC Fire will be sounding the siren to announce our fire drill at 9am on the second Saturday of the month. We will sound the siren with one five second blast followed by three three second blasts to indicate that our fire drill is in section three.

**FIRE DRILLS** are always on the second Saturday of the month at 9 AM.   • Oct 11   • Nov 8   • Dec 13

### 2008 BOARD OF DIRECTORS AND OFFICE STAFF

**NOTE: EMAILS WITH @ \* END WITH  
@paradiseparkmasonicclub.com**

President: **Patricia Herzog**  
Phone: 831/458-9841  
Office: 831/423-1530, Ext 13  
Email: [patherz@juno.com](mailto:patherz@juno.com)

Vice President: **Bob Morgan**  
Phone: 831/421-9166  
Office: 831/423-1530, Ext 14  
Email: [bobmorgansmail@aol.com](mailto:bobmorgansmail@aol.com)

Secretary: **George Turegano**  
Phone: 831/423-5144  
Office: 831/423-1530, Ext 15  
Email: [georgeturegano@sbcglobal.net](mailto:georgeturegano@sbcglobal.net)

Treasurer: **Rick Lang**  
Home Phone: 925/371-5541  
Park Phone: 831/457-8944  
Office: 831/423-1530, Ext 16  
Email: [ppmctreasurer@comcast.net](mailto:ppmctreasurer@comcast.net)

Recreation: **Bill Eckard**  
Phone: 831/458-2070  
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Email: [snaraghie@aol.com](mailto:snaraghie@aol.com)

Interim Manager: **Cyndy Crogan**  
Office: 831/423-1530, Ext 12  
Cell: 831/345-0879  
Email: [ccrogan@sbcglobal.net](mailto:ccrogan@sbcglobal.net)

Park Secretary: **Dawn Shoquist**  
Office: 831/423-1530, Ext 0  
Email: [secretary@\\*](mailto:secretary@*)

Park Bookkeeper: **Pat McDonald**  
Office: 831/423-1530, Ext 11  
Email: [bookkeeper@\\*](mailto:bookkeeper@*)

Office Fax: 831/423-2806

## MORE LABOR DAY ACTIVITY RESULTS

**CRIBBAGE:** Twenty-eight players from 6 year-old Isaac Martinez on up competed in this tournament hosted Kristi Doberenz and Mark Swimmer.

Junior winners were:

First Place: Jenna Likins

Second Place: Kevin Swimmer

Third Place: Blake Swimmer

Fourth Place: Robert Sand

Adult winners are:

First Place: Ben Kuckens

Second Place: Mark Gienger

Third Place: Chad Bradley

Fourth Place: Donna Sand

Next year's tournament will be hosted by Gilbert Gardner.

**ADULT TENNIS:** This event hosted by Frank Haswell had the largest draw in many years with 32 participants. The crowds were also quite large with the numbers counted twice a day - Morning & Afternoon; we had 42 on Sat AM, 62 Sat PM, 95 on Sun AM, and approx. 67 Sun for the finals.

The winners were:

First Place: Mike Minium & Donna Crawford

Second Place: Chris Cheng & Chris Carlson

Third Place: Lois Conrado & Frank Haswell

Fourth Placer: Fritz Wach & Eric Van Loben Sels

Of the eight finalists in the tournament, 6 were previous champions.

Everyone playing seemed quite pleased and we are looking forward to next year's event.

## FUND RAISING REPORTS

**QUACKER REGATTA:** Kurt and Melanie Likins hosted this event. Cal Crawford won first place and he donated his prize to the Dam Fund. Tony Snyder won second place and Alan Mac won third. Mac also donated his prize to the Dam Fund. Fourth place was won by the Dam Fund - Bob Sand purchased one hundred dollars worth of ducks and wrote the Dam Fund by each duck purchased.

Earnings were as follows: Ducks \$571.00, Tennis balls \$21.00, Food \$110.00. With a total of \$702.00

The Regatta went very well and was nicely attended. The fire truck made things more exciting and we didn't need numerous kids to push the ducks along. All said, it was a great day.

**LABOR DAY DINNER:** Jim and Natlalie Clark hosted this event. Well, we hope everyone is recovering from the long enjoyable Labor Day weekend. We had a successful dinner with the help of Tom Weil, Sally Weil and Bill Glassey, who worked all day and evening. A special thank you to Linden Swanson for cooking the steak and chicken. Let us not forget our great servers Bill and Sharon Eckard, my son Shawn, his friend Johnny, my wife Natalie and the lady whose name I do not remember. Many thanks too: Fred and Mary Jo Dunn-Ruiz for all the help with the tickets (printing and reservations), Ray Hoffman for dealing with the garbage and cardboard and my wife Natalie, who does all the shopping and keeping this thing organized. Without her help, the dinner would not happen.



We surpassed last year's attendance, with 281 dinners served. Last year we raised \$1,600.00 plus the Cook and Uber auction dinner's items, which are being reserved for a stove at the picnic ground kitchen. This year our net for the dinner was \$2,290.00. We would like to see this go towards improving the kitchen structure and lighting for the picnic grounds. We realize this is a long way from that which is needed, but would welcome any ideas for this area or how to realize additional funds.

## **MORE FUND RAISING RESULTS**

**LABOR DAY AUCTION:** Fred and Mary Jo Dunn-Ruiz hosted this event, which was a huge success with over \$8,800 being earned for the Social Hall Renovation. Fred Dunn-Ruiz would like to thank Mable Coleman, Ron and Hilde Rundell, Jackie Rundell, Steve Taylor, our MC Jim Cook and family members Mary Jo, Bryan and Michelle and especially our auctioneer Amy for all the help.

Without those who donated the items, the evening event could not have happened. Thanks also to those who opened their wallets and purchased the items. A special thanks to Rob Ramsay, son of Betty, who donated a 3-day fishing trip in Alaska.

**DAM COMMITTEE:** Over the last two weekends of summer the Dam Committee raised \$1,931.22 to help defer the cost of the dam. The Dam committee borrowed approximately \$6,000 from the general fund to pay for various cost to secure approval from the National Marine Fisheries Service. We have submitted all required documentation to these agencies and are waiting for them to respond.

The Dam Committee raised the money through contributions made to the committee for margaritas at the Ducky Derby, the Labor Day beach activities and the Saturday Night Auction. In addition, Bob Sand built a bench that was sold at the auction, and Kurt Likins and Mark Swimmer bought a duck hunt. All in all, we had a good fund raising event but we will need to do more in order to repay the dam fund and to raise funds for construction of the fish ladder. So, if you want to help, please contribute to the Dam Fund. I know our kids certainly enjoy the beach and will have a lot more fun once we had our dam back.

The Dam Committee will let you know when we get our approval for the dam installation. In addition, we will have to figure out how we are going to pay for the construction and installation of the fish ladder. Contributions over the last few years have paid for the first \$40,000 plus in costs but the source of the remaining funds will have to be determined by the M

embers. The Department of Fish and Game has had the project since February, so it is hard to say when they will complete their review. The project will then have to go to the County of Santa Cruz in order to obtain a streambed alteration permit. So there is still plenty of paper work to go, but we are hoping to have it all resolved by the end of the year so that we can install the dam next summer. Keep your fingers crossed. Thanks again for all your help and support!!!

*Kurt Diesner*

Photos by Tom Weil



**Wahington Pathway**



**Jim Clark at Work**

# Paradise Park Potluck



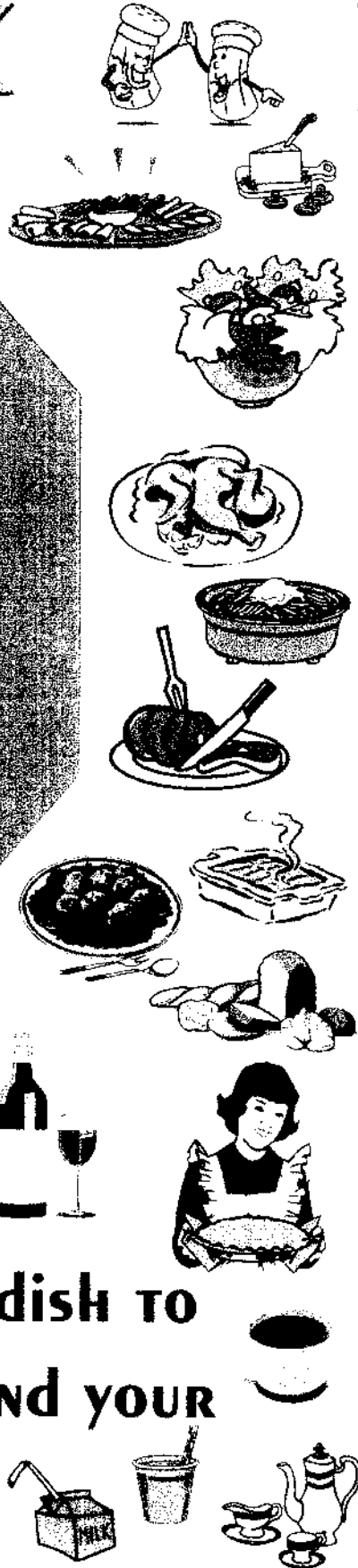
**STOP!**  
Dinner  
at  
5:30 PM  
at  
6:00 PM  
at  
6:00 PM  
at  
6:00 PM  
at  
6:00 PM

## Social Hall


Social - 5:30 PM

Dinner - 6:00 PM

PLEASE BRING YOUR FAVORITE DISH TO  
SHARE, YOUR PLACE SETTINGS AND YOUR  
BEVERAGE OF CHOICE.







When was the last time  
you Carved a Pumpkin?

Come to the  
Picnic Grounds

Saturday

Oct. 25th

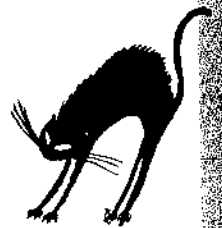
1:00 PM



The Recreation & Activities Committee  
will supply the pumpkins...

All you need is to be a Kid at Heart!

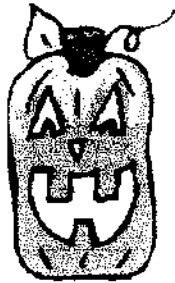
Please call the Office to  
Reserve Your Pumpkin





# HALLOWEEN

Friday, October 31st



The Children of Paradise Park will be looking forward to being Ghosts & Goblins, and would love to come to your home for their treats.



Please notify the Office by Oct. 26th for those of you who will be passing out treats.



We will make a map which will be available for parents and children to pick up at the Office before Halloween Eve.

Hope that all of you will join in making this a "FUN TIME for our Children



## OCTOBER COMING EVENTS

### MEN'S CLUB

FIRST WEDNESDAY EACH MONTH  
SMALL SOCIAL HALL, 11:30 A.M.

OCTOBER 1, 2008

CHEF: AL AVERY

SPEAKER: VICTOR CHEN  
ON: COLLECTING AND THE  
PSYCHOLOGY OF COLLECTORS

NEXT LUNCHEON: NOVEMBER 5, 2008

### KNITTIN' KITTENS LADIES' CANASTA

FIRST MONDAY EACH MONTH  
SMALL SOCIAL HALL, 11:30 A.M. – 4:30 P.M.

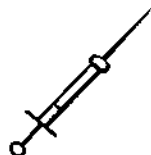
MONDAY, OCTOBER 6, 2008  
MONDAY, NOVEMBER 3, 2008

Sponsored by Pat Rundell

### TUESDAY COFFEE

EVERY TUESDAY  
SMALL SOCIAL HALL, 9:00 A.M. – 11:00 A.M.

OPEN TO EVERYONE IN PPMC  
COME JOIN THE FELLOWSHIP



### The Visiting Nurse Association

Will be conducting a  
**Flu Immunization Clinic**  
At the PPMC Small Social Hall On Saturday,  
**October, 2008**

From 9 a.m. to 12 Noon

**SIGN UP AT PPMC OFFICE**

Flu Immunizations are covered  
by Medicare Part B

Please bring your Medicare card and  
the VNA will bill this for you

See Details on Office Bulletin Board for  
HMO insurance and persons under 18.

### BOOK CLUB

SECOND THURSDAY EACH MONTH  
OCTOBER 9, 2008

7:00 P.M. TO 9:00 P.M.

BOOK: THE HANDMAID'S TALE

BY: MARGARET ATWOOD

FOR FURTHER INFORMATION  
OR TO OBTAIN A BOOK  
CALL

HOSTESS: MARILYN WELLS  
AT 831/426-3040

### PPMC QOV QUILTERS QUILTS OF VALOR

1<sup>ST</sup> & 3<sup>RD</sup> FRIDAY EACH MONTH

OCTOBER 3, 2008 & OCTOBER 17, 2008  
2:00 P.M.

AT  
SUE LOVELACE'S  
501 AMARANTH

### FIRE BRIGADE TRAINING

SECOND SATURDAY EACH MONTH

MEET AT FIREHOUSE

9:00 A.M.

OCTOBER 11, 2008  
NOVEMBER 8, 2008  
DECEMBER 13, 2008

ALL WELCOME TO PARTICIPATE

## **MORE COMING EVENTS**

### **BINGO**

THIRD WEDNESDAY EACH MONTH

SOCIAL HALL

6:30 P.M. – 8:00 P.M.

WEDNESDAY, OCTOBER 15, 2008

WEDNESDAY, NOVEMBER 19, 2008

### **BOARD MEETING**

SMALL SOCIAL HALL

THIRD SATURDAY

OCTOBER 18, 2008

9:30-12:00

### **MONTHLY POTLUCK**

HOSTED BY SUE LOVELACE

AT SOCIAL HALL

SATURDAY, OCTOBER 18, 2008

SOCIAL HOUR BEGINS AT 5:30

DINNER AT 6:30

FUTURE HOSTS NEEDED,  
CALL LOIS HARDY AT 426-3172

### **ANNUAL PUMPKIN CARVING**

AT THE PICNIC GROUNDS

1:00 P.M.,

SATURDAY, OCT. 25<sup>TH</sup>

KIDS OF ALL AGES

Sun or Sprinkle (redwood skirts will protect us)  
Hot Chocolate and Hot Apple Cider.

Call or come in to the Office  
to Reserve your Pumpkin  
by Deadline of Oct. 18th.

### **DISCUSSION GROUP**

ON THE BOOK

HOMEOWNERS ASSOCIATIONS AND YOU

“THE ULTIMATE GUIDE TO  
HARMONIOUS COMMUNITY LIVING”

1<sup>ST</sup> AND 3<sup>RD</sup> WEDNESDAYS

ALL WELCOME

NO MEETINGS IN OCTOBER  
NOVEMBER 5 AND NOVEMBER 19

SMALL SOCIAL HALL

6:00 TO 7:00 P.M.

BOOKS AVAILABLE AT THE OFFICE  
CURRENTLY ON CHAPTER SIX

## ***IN MEMORIAM***

Tipton “Tip” Banks 9/04/08

PARADISE PARK CALENDAR OF EVENTS			
<b>October 2008</b>			
1-Wed	Men's Club 11:30	Small Social Hall	
1-Wed	Long Range Planning Committee 6PM	C.Crogan	
1-Wed.	Men's Club 11:30	Small Social Hall	W. Rodler
1-Wed.	Long Range Planning Committee	Small Social Hall	
4-Sat	TreeCommittee 10AM	Conference Room	committee set
4-Sat	VNA Flu Clinic 9AM-Noon	Small Social Hall	
4-Sat	VNA Flu Clinic 9AM-Noon	Small Social Hall	Visiting Nurses
6-Mon	Knitten Kittens 11:30	Small Social Hall	Pat Rundell
7-Tues.	Coffee 9-11AM	Small Social Hall	
14-Tues.	Coffee 9-11AM	Small Social Hall	
15-Wed	Bingo 6:30 PM	Large Social Hall	R. & C. Hoffman
18-Sat	Board Meeting 9:30 AM	Small Social Hall	President
18-Sat	Potluck 5:30PM	Social Hall	S. Lovelace
21-Tues.	Coffee 9-11AM	Small Social Hall	
25-Sat	Pumpkin Carving 1PM	Picnic Grounds	K. Eneboe
28-Tues.	Coffee 9-11AM	Small Social Hall	
<b>November 2008</b>			
1-Sat.	TreeCommittee 10AM	Conference Room	committee set
3-Mon.	Knitten Kittens 11:30	Small Social Hall	Pat Rundell
4-Tues.	Coffee 9-11 am	Small Social Hall	
3-Wed.	Men's Club 11:30	Small Social Hall	W. Rodler
5-Wed.	Long Range Planning Committee	Small Social Hall	
6-Sat.	Tree Committee 10-12	Conference Room	committees set
11-Tues.	Coffee 9-11 am	Small Social Hall	
14-Sun.	Job's Daughters Breakfast	Large Social Hall	D. Macdonald
15-Sat.	Board Meeting 9:30 AM	Small Social Hall	President
15-Sat.	Potluck 5:30PM	Social Hall	H. Halladay
18-Tue.	Coffee 9-11am	Small Social Hall	
19-Wed.	Bingo 6:30-8:00pm	Large Social Hall	R. & C. Hoffman
25-Tue.	Coffee 9-11am	Small Social Hall	
27-Thurs.	OFFICE CLOSED		

**READ THE MEMBERSHIP APPLICATIONS PENDING LIST!** This list is published so that you have the opportunity to advise the Board about these candidates for Membership. If you have information that you believe the Board should consider before voting for Membership on any of the candidates, please contact the Board President in writing.

### MEMBERSHIP APPLICATIONS PENDING

<u>Applicant</u>	<u>Date posted</u>	<u>Seller/Member</u>	<u>Allotment</u>
<b><u>MEMBER</u></b>			
Rebecca Porter	09/04/08	Michael Mollica	453 York Avenue
<b><u>ASSOCIATE MEMBER</u></b>			
Lisa Slater	05/10/08	Claudia Slater	672 St. Augustine Way
Armanino, Jamie E.	08/07/08	Vest, Margo	121 Keystone Way
Om Anand	08/12/08	Tripura S. Anand	368 Eastern Star Road
Norik Naraghi	08/15/08	Peggy Naraghi	333 The Royal Arch
Sara E. Russell	09/15/08	Raoul L. Harris	108 Keystone Way
Sally H. Boyle	09/17/08	Chris Forsch	226 Acacia Lane
<b><u>ALT. ASSOCIATE MEMBER</u></b>			
Jr., James R.Reynolds	07/08/08	Linda L. Reynolds	454 York Avenue
Jill Lori Bates	07/23/08	Bill Bates	396-A Cavern Street
Alexander, Jean D.	09/12/08	Miller, Marcella	354 Eastern Star Road
Jennifer Steeves	09/15/08	Tripura S. Anand	368 Eastern Star Road

**FINANCIAL REPORT FOR THREE MONTHS ENDING August 2008**

	Spent thru August	Budg.thru August	Under(+)/Over(-)	Annual Budget
<b>Income:</b>				
Member Assessments	\$121,023	121625	-602	\$486,500
Member Dues and Transfer Fees	\$10,175	11275	-1100	\$45,100
Init.Fee/ Fin Chg/Pena/ Use Fee	\$5,571	1750	3821	\$7,000
Bank Interest	\$110	2500	-2390	\$10,000
Misc Income, Member Serv, Donations	\$3,070	875	2195	\$3,500
AT&T Comcast (7% Return)	\$2,506	2000	506	\$8,000
<b>TOTAL INCOME</b>	<b>\$142,455</b>	<b>\$140,025</b>	<b>2430</b>	<b>\$560,100</b>
<b>Employee Expense:</b>				
Employee Salaries & Bonus/Raise (\$7000)	\$43,003	39250	-3753	\$157,000
Employee Benefits	\$14,805	7725	-7080	\$30,900
Employer Federal/State Taxes	\$3,640	3500	-140	\$14,000
Worker's Compensation	\$1,573	2500	927	\$10,000
<b>Total Employee Expense</b>	<b>\$63,021</b>	<b>\$52,975</b>	<b>-10046</b>	<b>\$211,900</b>
<b>Insurance:</b>				
General Business	\$19,012	15500	-3512	\$62,000
<b>Total Insurance Expense</b>	<b>\$19,012</b>	<b>15500</b>	<b>-3512</b>	<b>\$62,000</b>
<b>General Office Expense:</b>				
Supplies/Permits/Gen.Exp.	\$1,143	1250	107	\$5,000
Postage and Communications	\$2,548	2325	-223	\$9,300
Utilities (Electricity, propane)	\$2,234	4875	2641	\$19,500
<b>Total General Office Expense</b>	<b>\$5,925</b>	<b>\$8,450</b>	<b>2525</b>	<b>\$33,800</b>
<b>Member Service Expense:</b>				
Water	\$26,690	20500	-6190	\$82,000
Security/Safety	\$857	625	-232	\$2,500
Green Waste/Dump Fees	\$2,029	1750	-279	\$7,000
Bulletin Printing	\$1,314	1125	-189	\$4,500
Trash Removal	\$9,913	9000	-913	\$36,000
Recreational Activities	\$981	750	-231	\$3,000
<b>Total Member Service Expense</b>	<b>\$41,784</b>	<b>\$33,750</b>	<b>-8034</b>	<b>\$135,000</b>
<b>Tax Expenses:</b>				
PPMC Co Prop Tax	\$11,807	12000	193	\$48,000
State and Federal Taxes/Fees		1525	1525	\$6,100
<b>Total Tax Expense</b>	<b>\$11,807</b>	<b>13525</b>	<b>1718</b>	<b>\$54,100</b>
<b>Repair &amp; Maintenance Expense</b>				
Park R&M Exp (water, trees, roads,tools)	\$1,909	4625	2716	\$18,500
Vehicle Expense (gas, oil, maint)	\$4,406	2125	-2281	\$8,500
Building R & M Expense	\$1,170	4375	3205	\$17,500
Fire Equipment/General	\$0	375	375	\$1,500
<b>Total Repair &amp; Maint Expense</b>	<b>\$7,484</b>	<b>\$11,500</b>	<b>4016</b>	<b>\$46,000</b>
<b>Other Operating Expenses:</b>				
Accounting/Tax Preparation/Audit	\$5,743	1500	-4243	\$6,000
Legal	\$195	1000	805	\$4,000
Historical Committee	\$1,953	175	-1778	\$700
Other Miscellaneous Expense	\$995	550	-445	\$2,200
<b>Total Other Operating Expense</b>	<b>\$8,886</b>	<b>\$3,225</b>	<b>-5661</b>	<b>\$12,900</b>
<b>TOTAL EXPENSE</b>	<b>\$157,919</b>	<b>\$138,925</b>	<b>-18994</b>	<b>\$555,700</b>
<b>Net Income = Income - Expense</b>		<b>-15,465</b>	<b>1100</b>	<b>-16565</b>
<b>Checking/Savings Accounts</b>	<b>\$575,771</b>		<b>SBA Loan 4%, 2028</b>	<b>\$260,439</b>
			<b>Water Loan 6.65%</b>	<b>\$489,683</b>

- - LETTERS FROM THE MEMBERSHIP - -

Your Letters From the Membership and articles of interest to the membership are welcomed for publication. Deadline for submitting articles is the Monday following the Board meeting. Submit articles to F. Dunn-Ruiz, 606 Paradise Park or [dunnruiz@hotmail.com](mailto:dunnruiz@hotmail.com) in Microsoft Word format.

Letters to the Editor must be limited to 150 words (longer letters are subject to cutting), contain no negative reference to individuals and be accurate regarding legal or procedural issues – omitting hearsay and gossip.

I would encourage all members to purchase the book available at the office titled "Homeowners Association and You". Don't get riled up over the use of the words "Homeowners Association". With a little editing, this book could be titled "Paradise Park Management Handbook."

This book endorses how we do business and has many new ideas on how we can improve the way we manage our community. The book serves as a resource. Skip around and read the topics pertinent to your interest. The information in this book is of value for managing any common interest recreational community.

*Doug Hipsley*

Dear Friends in Paradise Park What a beautiful weekend we just enjoyed in our Park. Never saw so many old friends and new faces who were all so very happy and friendly. We really need to thank Bill Eckard and his lovely wife, Sharon, for all their hard work in setting up all of the recreational activities and all of their chair people who put on all the various tournaments so we could all have a great time. I can't remember all of your names, but you are fantastic to come down year after year to help with all the activities and I love you all.

Special Thanks to Fred & Mary Jo Dunn Ruiz and their family for putting together the silent auction. It takes lots of time to price and set up the event, but everyone loves shopping!! The Live Auction was lots of fun and Amy is a great auctioneer!! Here is a place new people can volunteer to help out!! Special Thanks to Jim and Natalie Clark who put on the fantastic dinner on Saturday night. They worked their hands to the bone and never have they served so many dinners. Next year, members and friends, try to get your reservations in a little early so they don't run out of food because so many more showed up than signed up for dinner. They were working alone and really needed help, so Bill & Sharon Eckard put on aprons and helped serve after a hard day's work tending to the hotdogs at the tennis court during the day. Every once in awhile I hear complaints that no one will let others come in and help - well, friends, this is the time to step up to plate and volunteer for next year so that you will then feel a real part of the family.

The beach was so crowded with family and friends, and much fun was had by all. All sorts of contests and prizes, which the Sands family worked hard to put together. Even had an ice-cream cone eating contest which they had in age groups. I was invited to participate, but told them I was not about to compete with a 55 year old. Next year, plan one for 75 and older!!

The dance on Saturday night was a sight to behold. Once again, set up by the Eckards!! Great-grandparents and great grandchildren and all those in between out on the basketball court dancing, laughing and having a wonderful time. This is what Paradise Park is all about. Friends, fun and family!! I remember the days when I was involved in all the planning and working, but those days have past and now I love to just mingle and have a wonderful time with everyone.

AGAIN, MANY THANKS TO ALL OF YOU WHO WORKED SO HARD TO MAKE OUR LABOR DAY WEEKEND IN PARADISE PARK SUCH A SUCCESS!! Now is the time to start volunteering to help out with the myriad of events that will be taking place next year so the burden doesn't fall on the same few year after year!!!! Participation makes you a part of the family!!!

*Fraternal Love, Lois Murphy, Past President PPMC*

UNEDITED DRAFT MINUTES OF  
SEPTEMBER 20, 2008  
BOARD OF DIRECTORS MEETING

**1.0 ROLL CALL P. Herzog, B. Morgan, B. Eckard, R. Lang, G. Turegano and C. Crogan absent.  
Member introduction and story - Margaret Todd**

(a) Invocation

(b) Changes to July board minutes

1. Proposed that Jacob Pfaff supports a speed bump be installed and requested that his name reflect this, in the July minutes,. Change was approved by the board.
2. Minutes should reflect that 239 Temple and 285 Keystone were not approved at the last board meeting. The correction was motioned, seconded and approved.
3. Item 4.3 Tree Committee Report on Solo (Hanson) @338 The Royal Arch did not involve Ziegenfuss in the last reported board minutes. This clarification was approved by the board.
4. Additional wording clarification to the July minutes; Item 4.3 "litigation policy" should be referred to as "Directors & Officers liability insurance policy". Wording will be stricken and replaced. For corrected wording. The correction was motioned, seconded and approved.

(c) Consideration of Late Additions to the Agenda

1. Revised staking @472 York allowing for setbacks surrounding a hot tub site and also removal of a non-existent road from the county records. Approved to be brought up in staking items.

(d) Items from Executive Session 9/20/08 A.M., which were considered to be open board items as follow:  
Sale of a surplus computer to P. Herzog for the value placed on it by computer consultant of \$100.00. This motion was passed. The window sticker program was debated and agreed to be placed on the next election asking members if they want to make and enforce a rule requiring window stickers.

(e) Executive session 8/16/08 were reported on by B. Morgan in the absence of G. Turegano. #1. P. Herzog and interim manager are to meet with the staking committee chair concerning staking reports and authorization to sign/ allotment line documentation at the planning department., #2. The discussion regarding individual Directors being assigned to individual committees was moved to the afternoon session, #3. B. Morgan talked about the purchase of a banner to advertise events at the social hall, # 4. It was reported that 12 members are delinquent with their TADs, #5. The July minutes were read by Secretary G. Turegano, #6. An allotment line issue was not settled. Our attorney recommended that we take no action, #7. It was moved, seconded and passed that member Hansen be allowed to remove a cedar tree, #8. Concern was expressed about a retaining wall below an allotment, #9. Discussion took place regarding settlement of an issue between a member and the park, #10. Discussion took place regarding a safety issue on Temple Lane. Details confidential, #11. The board discussed issues concerning misconduct by a member, #12. Discussion took place regarding the reply to the Grand Master's letter, #13. President Herzog reported having met with a member about participating on a committee.

**2.0 CONSENT ITEMS**

(a) Members Before the Board: none

(b) Associate Members Before the Board: none

(c) Alternate Associate Members Before the Board: none

**3.0 REPORTS**

(a) Manager- Cyndy Crogan : report read by Pat Herzog- get copy (Suburban price?)- ask Pat H. if she wants it added. P. Herzog says 30% of members call ahead 1-2 weeks for filling their tank. Members should keep track of your own tank levels. A new ad-hoc committee will begin meeting to address our trash collection issues. John Mancini, who is on the committee, will be back on 22<sup>nd</sup>. Rick Lang is the board liaison to the committee, per P. Herzog. Drainage ditch across from HWY 9 discussed. Gutters and area in need of a French Drain in back of the Social Hall questioned by B. Eckard.

(b) Treasurer/Financial – Rick Lang income down \$15,000 + penalty & fines bring down our income. Expenses driven up; adjusting entry which will be looked into by P.Herzog water variances to complete the water project; office electrical decreased 30%; GreenWaste on high side year after year; members falling behind on payments. Reconciliation will get more detail on (about \$1800). P. Herzog says some months higher depending on the season.



- (c) Recreation – Bill Eckard; Good Labor Day turnout; we made money; the dance was good. There will be a potluck this evening, sponsored by the board, to honor our park volunteers. Pumpkin carving will be the Saturday before Halloween and a signup will be put out soon.

#### **4.0 BUSINESS**

- (a) Building

#### **4.1 STAKING**

- (a) Current Staking Log
- (b) E-mail re. Bible recording; August 8, 2008
- (c) Letter re. administrative follow-thru on allotment description changes
- (d) 178 St. Bernard (Deferred for further review)
- (e) 124 Keystone Way -- Staking proposed: board approved the staking.
  - 1.) Letter of 8/11/08 with recommendations
- (f) 285 The Royal Arch (put on hold; will defer & meet w C.C. as proposed in letter recd. 9/20/08).
  - 1.) 2 recommendations
- (g) 472 York added to agenda: Amended staking; deferred for more discussion and a decision before next board meeting if possible.
- (h) GPS will need to be changed when the county updates the park roads, including One Way roads. This is also a problem for EMT & Emergency Vehicles.

#### **4.2 TREES**

- (a) Current Tree Log
- (b) Forester visit still pending – not yet scheduled. Ted Keller requested trimming of tree; split at top 30 ft. will fall into his house. Also ½ on his allotment and ½ on neighbors' allotment (Cannon?). P.Herzog will contact S. Taylor and see what is going on. Sorenson & Reedy deferred. Tree Committee met 2 weeks ago to have a “history & get together” meeting.

#### **4.3 OTHER REPORTS**

- (a) Bylaws - P. Herzog would like to go ahead with the vote. Concern was expressed by members relating to a lack of checks and balances. Also there was a need for a plan to protect money given to the committee. P. Herzog charged T. Keller with the task of coming up with a written proposal to look at. P. Herzog will talk with F. Dunn-Ruiz and have something put in the September Bulletin publication. P. Herzog also approved the posting, by K. James to the Paradise Park Website, of all bylaws information and updates. B. Morgan brought up the fact that F. Dunn-Ruiz would like to propose 3 issues that need to be put into the bylaws. 1.) Bylaws (power of attorney)-B. Eckard will speak to. The use of attorney & limitations were addressed by B. Eckard as an issue that is not agreed upon and it is state law. B. Morgan moved to reject. Seconded and approved for rejection, 2.) Loophole in Bylaws, whereby a Member can attain membership and assign an Associate & Alternate and then demit to the Associate and bypass the \$5000 fee-will pass on to the bylaws committee for review, 3.) proposed item reviewed in the past and is rejected.
- (b) Dam- C. Diesner said they were told that they were overdrawn - \$2962 paid; \$2600 now owed. P.H. wants a concrete plan with detailed estimate of what needs to be done and what the expenses should be. MSA loan to Dam Committee.
- (c) Historical
- (d) Insurance - In the process of renewing as of (??/??/??). Insurance gone down (?) There has been litigation against park relating to boundary disputes. Originally used Park attorney and now turned over to the carrier for the insurance company. The board will keep the membership posted as to these events.
- (e) Long Range Planning – T. Keller – no report
- (f) Memorial – A gazebo was selected from an Amish group; 8 sided with fretwork at a cost of \$5700.00. We need to put down a 50% deposit and construct a concrete pad (which may be done in-house). The memorial fund will then be closed and the gazebo ordered. Members will construct the gazebo and there is no shipping cost involved. We will need a permit for electrical work.
- (g) Orientation
- (h) Safety

- (i) Social Hall Renovation – F. Dunn-Ruiz was not present, but Cyndy was looking into linoleum for the Small Social Hall. Ad-hoc Social Hall Renovation Committee is keeping track of their own money. B. Eckard questions the structure of the Social Hall prior to renovation. Should the two issues be incorporated together (LRP & Renovation)?
- (j) Water/Roads – B. Lind
  - 1.) Sealing sections 1 & 2 roads; Santa Cruz Paving says that 8600 l.f. x width of the roads = \$20,000 to get slurry seal done. Report of the money left in the fund (a little over \$300,000.00).
  - 2.) Between L. Pevenage and Claudia Slater put a drain pipe in between their two allotments; came up with a reno mattress 6-8" thick (like a gabion) which can be used to disapate the H2O. Also, there is a dip in the road which needs a drain.
  - 3.) River crossing issue: Going under bridge will run into many problems. We can put a 6" pipe across the bridge and replace the current sprinkler system with the 6" pipe. Ifland's study using their Jr. Engineers to assess the situation involving water flow from Woods' Cove down to Section 4 (not to exceed \$5,000) was moved to vote and approved. Sealant proposed to be done after B. Lind gives B. Morgan a specific proposal and investigates whether slurry seal can be used, as a significant cost savings, for the sections 1 and 2 road sealing (not to exceed \$20,000 from the capitol improvement fund) as needed.
- (k) ERT – up & running; tasks defined; go bag teams will be ???, 3 calls to ERT responded to.
  - 1.) Minutes and Mission Statement; August 7, 2008
- (l) Triangle Park- B. Morgan expressed his desire to make sure this is reprioritized as a priority by the Mgr.
- (m) Clearing of River
- (n) Garbage/Waste disposal –end of Sept. when J. Mancinni returns.
- (o) Fire – B. Morgan says fuel pump needs to be replaced; pump seizing up – B.O.D. gave permission to D. Gloeckler to get the pump fixed.
  - 1.) Add siren blast before scheduled drill – Notice will be given in the Bulletin to notify Members on fire drill day and time, which will be 9:00 A.M.

## 5.0 NEW BUSINESS

- (a) Reinstate Fish and Game Permit to clear river growth – Permit renewed every yr. by paying. B.Eckard said “no”, the permit has lapsed and now we need to see what we can do. R. Monti says new employees at Fish & Game so we should look into the procedure and review what we need to do before we attempt to get the permit renewed. There are restrictions on the time of year at which permits can be taken out (applied for) and when trees can be cut, etc. With B.O.D.'s permission R. Monti offered to look into the best method to the application process. B. Morgan proposed board support unofficial research. P.Herzog asked board to approve. Proposed research was approved.
- (b) Members' real estate agents placing sale on multiple listing – M. Zevanove Sr. and A. Melikian will research this matter and report back to the B.O.D.
- (c) Policy proposal regarding the placing of “For Sale” or “Free” items at curb was discussed. Board will talk to C. Crogan and propose the suggestion that a 72 hr. limit be placed with no more than 3 items.
- (d) Incident Report @ 403 Consistory; 8/2/08
- (e) Incident Report @ 212 Keystone; 8/15/08
- (f) Incident Report @ various locations; 8/18/08

**6.0 DISCUSSION** - Replaced bookkeepers computer and will sell to Pat Herzog for \$100 after stripped of software, and will donate the monitor to Greybears. Motioned, seconded and approved. Proposal was made that the window sticker program be abandoned; advisory on next election to decide if the window stickers should be a rule. Advisory for action at time of next election was approved.

- 1.) G. Laskey would like to be on the committee to investigate the water going across the bridge
- 2.) Lights in the picnic grounds area, near the Bocci Ball courts were discussed.
- 3.) T. Keller offered to share cost details he has regarding putting lights in the picnic ground.

## 10.0 ADJOURNMENT

# For Sale By Member

Member's improvements offered for sale as of **September 25, 2008**. All allotment use privileges and Membership are subject to the approval of the Board of Directors.  
**IMPORTANT NOTICE**

The sellers solely provide the descriptions of improvements for sale. Such information is not verified or checked for accuracy by Paradise Park Masonic Club, Inc. The Club does not warrant, and disclaims any responsibility for, the accuracy, truthfulness or completeness of any information provided. All questions about allotment improvements should be addressed solely to the seller.

## SECTION 1

437 York Avenue	Alcinda Walters 831/425-2842	<del>\$283,000</del> Reduced Price <b>\$265,000</b> No Financing	2 Story 3-BR 2-BA with new flooring. New appliances, new forced air(central heating), new custom fireplace, new water heater, new deck w/hot tub, lg eat-in-kitchen w/skylight & beautiful Victorian ceiling, lg balcony off master BR, carport w/shed. Lots of storage & closets. Great location near playground & covered bridge. Low maintenance.
468 York Avenue	Todd Hoffman 423-7432	<b>\$300,000</b> No Financing	2BR, 2 ½ BA, 2,440 sq. ft. allotment, approx. 1,500 sq. ft. improvements. Room downstairs with stove & sink. Bath with shower in garage. Upstairs kitchen & living room, 1 ½ bath and 2 bedrooms. Screened porch upstairs. Two car garage with work bench. Propane heater 2 <sup>nd</sup> floor & electric ceiling heat. Two stoves & fridge.
464 York Avenue	Robert (Bob) Biendle 831/429-9420 or Doug Hipsley 429-9341	<del>\$279,000</del> Reduced Price <b>\$265,000</b> No Financing	1 BA, 2 BR, 1100 sq ft improvements. Skylights, low maintenance, newer construction, full foundation, forced air heat, 8 x 10 storage shed. Ready to move in. Refrigerator, stove, 6kw generator, washer and dryer. Private 16' x 14' Deck, Room for additional bathroom.
453 York Avenue	Michael Mollica (831) 763-9454	<b>\$97,500</b> Sale Pending	1½ BR, 1 BA, 2030 sq. ft. allotment, 650 sq. ft. improvements. Cement septic, new pellet stove, insulation throughout. Includes washer/ dryer, stove, microwave, 2 refrigerators, window coverings, some furnishings and storage shed.

## SECTION 2

395 Hiram Road	Bill & Virginia Uber (831) 426-0614	<b>\$575,000</b> No Financing	Spacious 3 BR, 2 BA, 2 Story home just under 2,000 sq. ft. perfect for year round living. 1,200 sq. ft. of decking. Custom built wood fired brick PIZZA OVEN. Home occupies 3 fully landscaped allotments. Kitchen has granite countertops and butcher block island. Large built in hutch, beam ceiling and hardwood floor in formal dining room. Garage, tool room, concrete septic tank, lots of storage, all appliances and most of the furniture included. Low maintenance.
396-B Cavern	Doug Hipsley 831/429-9341 or pacifico1@juno.com	<b>\$457,000</b> No Financing	One of a kind, 1,608 sq. ft. 3br and 2ba home located on a large fully landscaped allotment. There is a 1,042 sq. ft. deck that is completely landscaped including a spa, fountain and propane fire pit. Five doors from the home open on to the deck. This allotment is in a prime location and is out of the San Lorenzo River Floodplain. It has sun, seclusion, views, and a detached garage. Access is from either Cavern or Hiram. Stop by and enjoy a glass of wine and take a look. All appliances and some furniture included. Will be available for occupancy in late 2009. Full disclosure will be provided.
265 Keystone Way	Gretchen Logan Call Dean or Irene Logan, 10am – 7pm 831/423-5343	<del>\$300,000</del> Reduced Price <b>\$260,000</b>	2 1/2 BA, 3 BR, Allotment 5,850 sq ft, improvements 4,400 sq ft, spacious deck connecting bedroom & bath to main house; lg covered front porch; detached lower bldg – use for storage etc.; separate utility washroom & shower; includes electric range & refrigerator; not included are yard or landscape equip, statues, fountains; full disclosure by owner.
287 The Royal Arch	Cyndy Crogan 831/426-2756	<b>\$ 198,000</b> No Financing	1 BA, 2 BR, 1,872 sq ft improvements, large carport/storage area & tool room, small yard, semi-furnished, covered patio, includes 2 propane wall heaters, washer/dryer, refrig., oven, wood burning stove insert; septic tank in good condition.
364 Eastern Star	Jeanne Jelcick Call for Appt./Info. 831/429-2215	<b>\$289,500</b>	Cute little 4BR + sleeping loft or 2BR + office + den. Upgraded septic & electric. Modern kitchen, stack washer/dryer. Good sun & great privacy w/huge beautifully landscaped allotment. Call 831/429-2215, 426-7666, 247-7792.

## SECTION 4

610 Keystone Way	Gail Marshek Call for appt/info (760)777-1323	Price Reduced to <b>\$295,000</b>  No Financing	One of the very best locations in the park. Sunny all day; large deck; south facing; overlooking the San Lorenzo River on the high side of the river bank. 2 BR, 1 ½ BA, 1,845 sq. ft. allotment, 1,063 sq. ft. improvements. Furnished excluding personal items. Seller is California Licensed Realtor. Don't miss this opportunity; it may not come available for another 30 years. Included are electric stove, dishwasher, refrigerator, garbage disposal, microwave, new water heater, and fireplace. Tastefully furnished with some antiques (see inventory list).
616 St. Augustine Avenue	George M. Saam Home 423-1778 Or call Tripura Anand to see 420-1008	<b>\$332,000</b> Willing to Finance	1BA, 1 BR, Allotment 6500 ± sq. ft., Improvements 800 ±. Elegant Japanese style cabin next to the bridge. Stone, bamboo and tatami floors. Soji dividers. Deck overlooks the river. hydraulic floor.
636 St. Augustine Avenue	Lula Pattison 429-2215 contact number for showing by appointment only	<b>\$248,500</b> Financing considered	2 BA, 3 BR, 1500 Sq. Ft. of Improvements. Great opportunity with this prime location across from tennis courts and with view of the river. Upstairs is kitchen, LR, 2 BR, and 1 BA and downstairs has additional rooms and bath. House needs TLC but with some work it will be a real gem. Appliances included in the sale are the stove and dishwasher.
SECTION 6 124 Keystone Way	Kim Mathews Home (209) 982-4519, Work (209) 401-5675, Park (831) 426-3941	<b>MAKE OFFER</b> No Financing	2BA, 3 BR, semi-furnished, washer/dryer, River view – good neighbors. Refrigerator/ washer dryer/ bedroom furniture, kitchen stuff, etc.