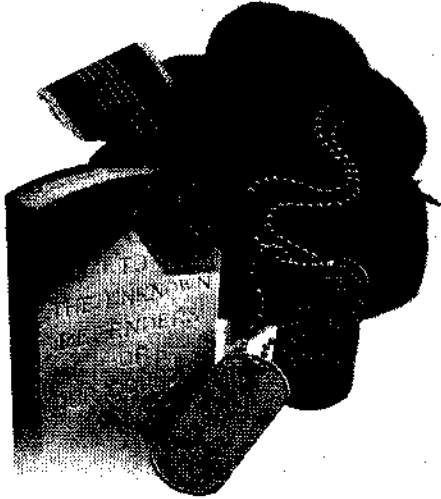


Paradise Park Masonic Club, Inc.
211 Paradise Park
Santa Cruz, CA 95060-7003



FIRST CLASS MAIL

from The Advocate's Website.

MAY 2013
PARADISE PARK MASONIC
CLUB BULLETIN

HARMONY, MUTUAL RESPECT, TRUST, HONESTY
AND COOPERATION ARE THE BACK BONE OF ANY
MASONIC SOCIETY INCLUDING OURS!

PARADISE PARK MASONIC CLUB



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Greetings to all Paradise Park Members and Their Families:

First, I would like to express my sincere apology for having to miss the May 18, 2013 Meeting of the Board of Directors (BOD). For those who were there, you heard why my absence was necessary as my wife, Michelle, was hospitalized for a week. The good news is she was released after a week and feeling much better. Thanks to all of you who expressed your sentiments about her getting better.

Because of the volume of detail in the month's Bulletin, I will keep my report short and concise. As many of you know, it has been a longstanding goal of mine and others on the BOD and members to have some clean-up undertaken of the brush and build-up along the San Lorenzo River. The last time we undertook such an endeavor was in 2004. In nearly ten years, a great accumulation has occurred. That said, I had arranged with Fish and Wildlife to have a site visit which we conducted on May 14. I was pleased to ask a seasoned compilation of Members to assist as we did a walk-thru of the river. The Fish and Wildlife representative was very pleased and expressed interest in accommodating our trimming/clean-up application. As this application advances to the permit stage, I will coordinate the clean-up crew with the California Conservation Corps. I was hopeful we would have this done earlier, but as long as we attend to it before the fall/winter storms arrive, I think we will have accomplished what we need.

The BOD addressed Members who have not taken the initiative to demonstrate their good standing in Blue Lodge or Eastern Star. Sadly, we must move forward in accordance with our Bylaws until such proof is provided.

Finally, we have some Members who have received high honors and I would like to acknowledge them here.

Fred Dunn-Ruiz received the Hiram Award Saturday, May 19, 2013 and Howard Benfield had his reception as Grand Representative to North Carolina in California Order of the Eastern Star. If you happen to see these Members, please congratulate them for the excellent awards/titles they have been granted.

Sam Cannon,

PPMC Board President

Manager's Report: I would like to ask everyone for their support for Memorial Day Cleanup. The Park is looking very nice, but we still have more work to do. Let's not forget about the picnic at noon in the picnic grounds. The dump sites are open from May 15th to July 15th, but let's make sure you fill your green waste containers first before filling up the dump sites. Let's also remember to dump all standing water to avoid mosquito breeding grounds. And last, please be conscious of people in the Park, and report all suspicious people to the Office. Terry Douglas

Paradise Park Masonic Club Board of Directors DRAFT Open Session Minutes -
211 Keystone Way, Santa Cruz, CA 95060, May 18, 2013 10:30 a.m. Park Social Hall

Roll Call: those present were Vice President Joanne Nelson, Secretary Nick O'Donnell, Treasurer Gary Brandenburg, Director at Large/ Recreation Lois Keithley. President Sam Cannon was absent. Some 25 members were present.

1.0 Opening Items

- (a) Invocation - led by Joanne
- (b) Pledge of Allegiance led by Nick
- (c) Consideration of Late Additions to the Agenda: none
- (d) Report from Executive Session for April 27, 2013: read by Nick O'Donnell

A.M. Executive Session- The meeting was opened at 8:00 AM with all members present.

8 AM-10:00 Board met with attorney regarding upcoming law suit.

EXECUTIVE MINUTES of March 23, 2013 were unanimously approved as read.

Motorcycle trial policy was added to open agenda.

The 2013-2014 Budget was unanimously approved after a brief discussion on the new chart of accounts.

Manager Terry, reported on a member installing windows without a permit. Also requested funding for the purchase of new radio system after having received three quotes. Also reported was a burglary at Keystone Way. When the Sheriff investigated the scene of the crime a marijuana garden was discovered. Terry contacted the member to find out if a medical marijuana permit existed.

At 10:20 the morning Executive Session was concluded to attend the Open Session.

P.M. Executive Session – The Executive session resumed at 1:00 PM with all members present.

5.0 APPOINTMENTS

5.1 - 1:00 –**Shawna Mora** of Santa Cruz Conflict Resolution Center met with the Board to discuss plans for a Conflict resolution program aimed at trying to restore harmony and better relations among all members of PPMC.

5.2 – 2:10 - **Virginia Williams:** Associate for Geraldean Minor- the Board unanimously approved her application to become an Associate member to Geraldean Minor.

5.3 - 2:30 - **Suzanne Thompson:** Member- 417 Joppa - the Board unanimously approved Suzanne's application for membership.

5.4 - 2:45 - **Julie Hagelin:** absent; Gary was able to meet with Julie during her brief visit from Alaska. It was agreed to put a letter in her file that the Board is supportive of her becoming an Alternate Associate Member. Every effort will be made to arrange a meeting as soon as possible, maybe even using Skype.

5.5 - 3:00 – **Kerri Ramsey-Price** 444 York requested extended guest privileges till October 1, 2013.

CFO Gary stated that the accounts receivable are "under control," and was pleased with the new Budget approved earlier in the morning session.

After a brief update on other legal issues, the meeting was adjourned at 4:20 p.m.

Gary motioned for the Minutes to be approved, Nick seconded. Unanimously accepted.

2.0 Membership Information:

The Board is meeting with Membership today and will report on the results at June's Board Meeting.

3.0 Reports

Manager's Report - Terry Douglas: Terry is absent, Nick read his report: I am recommending that we do not bring in sand for our beaches. Recommendation is based on the two cases that we have with members that are located near the beaches. We have already graded the sand on both middle and Sandy Beach.

Capital improvement plan projects for 2013-2014:

- | | |
|--|--|
| 1. Rewiring of PPMC bridge; | 2. Computers for office; |
| 3. Equipment for fire department; | 4. Replace damaged drains; |
| 5. Upgrading electrical panels (front gate & Social Hall); | 6. Handicap ramps for picnic ground bathrooms; |
| 7. 20 Digital radios and repeater | |

April 23, 2013 robbery at a residence and Manager's Report April 27, 2013. Member's granddaughter reported to me that she broke a window. Also, she has brought in a marijuana grow card which is included in this report.

I am pleased to report that there is an additional reduction the project due to the return of unused parts.

Radios are in and ready to be installed. We will be installing the repeater on 5/24/2013.

President's Report - Sam Cannon:

Joanne reported that Sam's wife is still in the hospital and he is sorry he is unable to make the meeting. He is available by phone.

Treasurer's Report - Gary Brandenburg:

Gary said that we just finished the 2012-13 Fiscal Year, and are preparing for the Audit and Escaped Taxes. Gary and Sal are meeting with the County Assessor this coming Thursday to discuss the Escaped Back Taxes. He will report the results at the June Board Meeting. There was an approximate surplus of \$42,000 from this last fiscal year, and a projected \$20,000 to \$25,000 for next year, barring anything major.

As of Close of Business: April 30, 2013:

Cash on Hand			
Petty Cash	\$	335.00	
Checking	\$	153,351.36	
Savings	\$	323,694.22	
Reserve Accounts	\$	412,656.59	
TOTAL IN BANK	\$	890,037.17	
Other Assets			
A/R	\$	148,146.17	
Other Current Assets	\$	40,357.51	
Fixed Assets	\$	4,004,899.23	
TOTAL ASSETS	\$	5,083,440.08	
			Liabilities
			Total Current Liabilities
			Total Long Term Liabilities
			TOTAL LIABILITIES
			Equity
			TOTAL LIABILITIES AND EQUITY

Other Director's Report:

Nick read a letter aloud from Dan Hinz Painting.

Dear Secretary. It was so nice meeting you the other week. I want to give you something in writing after our discussion about donating my services to any needy people in the Park. My goal in life is to give back to society what has been freely given to me. That is peace, joy, happiness and a blessed life. So like I said, you find someone in need and I will donate one interior paint job and one exterior paint job free of charge as long as can get the paint costs donated anywhere from \$300-\$400. Past paint references of people I have painted for in the Park are: John Densem, John Sorenson, Sharron Radosevich, Elizabeth O'Donnell and Nick O'Donnell. Looking forward to making someone happy. Sincerely yours, Dan Hinz

It was recommended that maybe the Almoner's Fund receive this generous gift, and that The Men's Club might donate the paint.

4.0 Committee Reports

4.1 Other Committee:

4.1a - Offer to Sell: According to the Bylaws, Article IV, Section 1.f: If a Member resigns there shall be a transfer fee assessed the Member in the amount \$200.00. If a Member sells his or her allotment improvements, there shall be assessed a transfer fee of \$200. If a Member resigns his or her Membership in favor of an Associate Member, or, if no Associate Member exists, in favor of an Alternate Associate Member, the person assuming such Membership shall be assessed a transfer fee in the amount of \$500. If a Member changes his or her Associate or Alternate Associate Member, a transfer fee of \$100 shall be assessed against the Member; provided, however, that there shall be no charge for the first time that a Member names an Associate and/or an Alternate Associate Member. All transfer fees shall be payable to PPMC. (6/09)

Therefore, the \$200 Transfer Fee shall be assessed upon sale of the allotment, not at posting time.

4.1b - There was a discussion on how Members can post the sale of their home besides the Improvements For Sale sheet available at the Office and posted in the bulletin each month. A few Members want to post a flyer on the bulletin boards throughout the Park, but there are security issues surrounding that thought. It was decided that a binder be kept in the office for Members to put their flyers in for prospective buyers. This will be free of charge. It was mentioned that you can get great exposure by buying ad space in the bulletin.

4.2 Tree Committee - Jessica Snyder. None

4.3 Building Committee - Michael Bates. The Building Committee has only had one application for a small re-roof project to review since our last committee minutes and report. That member was told that the park would not be able to move forward with review and approval until the member gave PPMC the required insurance information listing the park as additional named insured. The member is now working on giving the park the information.

Requirements for site plan and setback measurements still required by PPMC and County: Michael Bates, chair, PPMC Building Committee, went to the County Planning Dept. on 5-7-13 and asked Dan Page of Planning and also talked with the Environmental Planning staff regarding the "no plans" permit for repairing or replacing an existing deck. Building plans are still required by PPMC. A site plan is still required by the County and PPMC. Before any approval by the county of the site plans, PPMC must stamp approval of these site/building plans. The County has assured PPMC that without these stamps of approval, permits will not be issued by the County. Come to the office for the current Building Packet. For more specific details contact Michael Bates.

4.4 Bylaws - Dick Lovelace. Verbal. The Committee had to take the Bylaws Proposals from last year that were not published correctly, and reworked them for this year's ballots. This year's ballots are being prepared and the second publishing will be in the May Bulletin.

4.5 Picnic Grounds Renovation Committee - Jim Clark. Verbal. Working on Handicap entries for the restroom and are placing new lights up that will be temporary. Half the lights have already been installed. The lights will up and working from Memorial Day to Labor Day. They will be plugged in by hand with no timer attached.

4.6 Historical Committee - Barry Brown. None.

4.7 ERT - Dick Lovelace. Verbal. This coming Friday, May 24th, all Park radios are due in the office at 10 am. Those people will be issued a new radio which they will have to sign for. If those individuals that have radios that cannot be in the Office on Friday must contact Dick and make arrangements to return their radio. The security in the Park has improved. Some members are still letting strangers in the back gate. When you enter the back gate, check to see if you absolutely know this person should be passing along behind you. If not, make them wait and punch in the code themselves. You can always check to see if they have a green Park sticker on their windshield. When there is a power outage, the back gate will automatically open. No need for panic. Plus there is a Park Emergency Team in effect.

4.8 Website - Tim Heer. Verbal. The official website is moving forward. There are some questions as to what should be visible to the public, and what is private to the Members. The Bulletin is a private posting and will require you to have a username and password.

4.9 Recreation - Tami Macdonald. Written. *Memorial day dance at the picnic grounds with new lighting done by Terry. Funds provided from profit of last Labor Day bar-b-cue. Bob Sand is working on information regarding portable bar-b-cue. Still looking for a chair for flea market (see below); have many members willing to work. Possible chair for Labor Day Bar-b-cue.*

Bob Sand reported that the portable BBQ has finally bitten the dust and needs to be replaced. He tried to salvage what he could, but due to the lack of care and maintenance it is dead. They will purchase a replacement portable BBQ at the approximate cost of \$4,200.00 and provide a cleaning brush for cleaning after it is rented. This will come out of the restricted Rec Fund. At the Staff Meeting, it was decided that a rental charge of \$25 will stand, and will now require a \$100 cleaning deposit as well. A member said that the grill should be inspected before and after each use.

Lois K. has found a new tennis court net in the amount of approximately \$195, and has the shipping and first installation at no charge. The new net will only be used from Memorial Day through Labor Day. A question of whether a new volleyball net should also be purchased. The Board will check the condition of the net when they check out a staking question at the afternoon session.

4.10 Insurance - Pat Herzog. None.

4.11 Budget - Natalie Heer. Tim Heer gave Natalie's verbal. The Budget has been submitted and set for 2013-2014. No more news until next year.

4.12 Mediation Committee - Allan Melikian. None.

5.0 Unfinished Business

5 (a) - Gary said that the Park has retained Shauna Mora, Santa Cruz Conflict Resolution, to gather data only on the Park Membership. This is not to resolve individual conflicts, but rather to come up with a game plan on how to help bring peace into the Park. Gary will be handing off 8-10 names to Shauna, and she will interview them at her office to get an idea of the different opinions of the Members. The Board will not interfere with the findings. A goal is to find things in common instead of conflict. The Park will pay a non-profit fee, capped at \$3,000.00.

5 (b) - The Motorcycle Policy adopted by the Board in April is for an impact study only. The park attorney told President Sam Cannon that the board has the right to create the temporary policy of limited use of motorcycles in PPMC. Lois reminded the members that this policy can be rescinded prior to the Oct. 31, 2013 deadline if this temporary policy is being abused. The only real way to determine if limited use of motorcycles by collective members would have an impact on the Park is to test it.

6.0 New Business - Joanne, Dick Lovelace, Terry Douglas and Bob Sand did the river walk with Fish & Wildlife employee, Melissa on

Tuesday, May 14th. A Biologist was to attend but was unable to make it. They showed Melissa the beach areas and all the debris. Her concerns are about cleaning the river is the fish. They will try and get the biologist and hydrologist out to check the flow of the river and use of debris in the river for fish habitat and spawning. The last permit was issued to the Park in 2004. Maybe CCC will pile the debris allowed to be removed from the river, however PPMC would be responsible to take it away. Fish & Wildlife like PPMC and would like to work with the Park and their concerns. 7.0 Staking - Tim Heer. Verbal. Tim said that the Board has not voted on two allotments that were staked. This was the first the Board had heard of it, and they will make their decisions in their afternoon session. A third allotment had staking problems, so the Board is visiting the area in their afternoon session to see what the problem might be. Then they can ask informed questions regarding the staking.

8.0 Open Forum.

8 (a) Real Estate postings: see Committee Report 4.1a above.

8 (b) Social Hall use as per Page 2 of the Rental Agreement to book the Social Hall: *Member Memorial - No Charge, Deposit Only. Masonic-Affiliated Youth Groups - No Charge, Deposit Only.*

In order to use the Social Hall and have the Fee waived, it must be a Board Sponsored event. Non-Masons can rent the Social Hall, but it must be sponsored by a Member. Even if you invite everyone in the Park, if it is not Board Sponsored, it is still considered a Private Event and the rental fee applies. The Rental Agreement will be revised to reflect this clarification.

8 (c) Offer to Sell, \$200 Transfer Fee: see Committee Report 4.1b above.

Open Forum: Linda Dyson-Weaver questioned the accuracy of a statement made on an unofficial website wherein it was stated that, "For a fact, PPMC is a non-profit mutual benefit corporation, owning and operating a Common Interest Development (CID), under a county-issued Planned Unit Development (PUD) permit." Carole Nelson agreed that this information was not correct, that PPMC does not own and operate a Common Interest Development nor is PPMC itself is a Common Interest Development. She added that PPMC is not a Planned Development.

John Mancini was asking about the side hill project and heard that the Park was paying a Geologist money. Sam might have some information, and Gary said there has been no money spent and no money has been requested.

Linda Reynolds and Heather Gloeckler are chairing the Flea Market Committee. The preview will be held Friday, August 2nd in the evening, and the Flea Market itself will be held Saturday and Sunday, August 3 & 4. They will start collecting as of July 1st.

Nick made a motion to adjourn the meeting, Lois seconded. Unanimously approved.

Minutes taken by Dana Price per Nick O'Donnell, Board of Directors Secretary

PARADISE PARK MASONIC CLUB

211 Paradise Park

Santa Cruz, CA 95060

Phone 831-423-1530 Fax 831-423-2806

May 23, 2013

Dear Member,

Please take notice that the PPMC Annual Meeting of Members will be held at the Picnic Grounds in Paradise Park on Saturday, June 29, 2013 at 2:30 p.m. per the Bylaws, Article V, Section 1, Annual Meeting.

At this meeting the Election Committee will deliver its report on the election of Directors to the Board of Directors of the Corporation, as well as other measures and changes that are included on the ballot. The Membership may receive additional reports and transact such additional business as it deems appropriate, as provided in the Bylaws of Paradise Park Masonic Club.

The nominees for election as Directors of Paradise Park Masonic Club are:

Samuel Cannon

Gary Brandenburg

Patricia Herzog

I hope to see you at the meeting.

Very truly yours,

Sam Cannon, President

BALLOT INFORMATION ONLY-RATIFICATION OF RULES AND PROCEDURES

(If proposals pass any words shown in strike-through text would be omitted and any words shown in underline bold text would be added).

Ratification of R&P # 1 to

1. Use of Allotment

~~1.01 General Usage A Member, Associate Member or Alternate Associate Member may use a Member's allotment in accordance with the Bylaws and Rules and Procedures of Paradise Park Masonic Club (hereafter PPMC). A Member, Associate Member or Alternate Associate Member is hereafter referred to as a Collective Member when no differentiation is being made.~~

~~1.02 Family Members' Rights A Member's family shall be entitled to all the privileges of PPMC except voting. A~~

Member's family shall be defined as his or her immediate family, which includes spouse, children, parents, grandparents, grandchildren, siblings, and domestic partners. No person under 18 shall be permitted to occupy the premises of the Member without adult supervision on an ongoing basis. Family Members making Paradise Park their primary residence for more than one year, when the Member lives elsewhere, must have a Masonic affiliation.

~~1.03 Visitor(s) A Visitor is someone who stays with a Collective Member for any period of time. A Collective Member shall be entitled to as many visitors at one time as may be conveniently accommodated on his or her allotment.~~

~~1.04 Guests A Guest is anyone occupying an allotment, other than the member of a Collective Member's immediate family, when the Collective Member is not present.~~

~~1.05 Guest Privileges All guests must check in at the Park Office at their earliest convenience. A Member may extend guest privileges by making written notice to the Manager. The Manager, at his or her discretion, may issue a Guest Permit, which entitles a Guest(s) to be on PPMC property. Such Guest Permit shall set forth a period of time for which the Permit is authorized. A guest shall be given a copy of the pertinent Rules and Procedures. Guest Permits shall be limited to no more than 30 days. The Board of Directors may further extend Guest privileges. Extended Guests staying at an allotment for more than six months, without a Collective Member present, must be affiliated with a Masonic organization. The Board of Directors may revoke Guest Privileges for any violation of these Rules and Procedures or the Bylaws of PPMC. The Member assumes all responsibility for a G. Guest(s). Do not ask for extended guest privileges without adequate parking on your allotment.~~

~~1.06 Renting No allotment may be rented at any time.~~

~~1.07 Businesses A Collective Member may operate a business on his or her allotment, but may not advertise the business within PPMC except as permitted in the Park Office. No business may be conducted which interferes with the quiet enjoyment of other Collective Members of PPMC.~~

~~1.08 Responsibility The Member is responsible for the behavior of his or her family, visitors, guests and workers.~~

New in its entirety

from The Advocate's Website.

1. Use of Allotment

1.01 Family and Guest Privileges - Anyone who is not a Collective Member of PPMC is considered either a "Family Member" or a "Guest." The term Family Member includes those family members identified by the Member in long-term or frequent residence on the allotment. The term Guest includes other family and non-family adults and their dependent children under the age of 18. Family Members and Guests may stay on an allotment within the Park according to the requirements of this section and the Rules and Procedures of PPMC.

1.02 A Collective Member is in residence on the Allotment - When a Collective Member is in residence on the allotment, as many Family Members and Guests are allowed as can be accommodated on the allotment for any period of time. The Collective Member must notify the Park Office by phone or in writing of all guests proposing to stay on the allotment over 72 hours prior to the guest's arrival.

1.03 No Collective Member is in residence on the Allotment - When no Collective Member is in residence on the allotment, the Member must submit an Application for Guest Privileges for approval by the Board of Directors prior to the occupancy and use of the allotment by Guests proposing to stay over 30 days. For Guest visits of less than 30 days, the Member must authorize the Guest's use of the allotment by contacting the office by phone or in writing prior to the arrival of the Guest.

1.04 Application for Guest Privileges - The Application for Guest Privileges form is available at the office and is posted for download on the official website of PPMC. This form may also be used to request an extension of guest privileges that have been previously approved by the Board. The extension must be approved by the Board of Directors.

1.05 Orientation - All Family Members and Guests are encouraged to attend an orientation session to become knowledgeable about the Rules and Procedures of the Park and become informed about its unique environment. Family Members and Guests staying in the Park over 30 days must attend an orientation session.

1.06 Family Exemption - The Member shall inform the Board of Directors of all non-Collective Family Members in long-term or frequent residence on the allotment. A form shall be provided for this purpose. The Board shall

confirm in writing that for use of the allotment Applications for Guest Privileges are not required for the identified family members.

1.07 Special Circumstances - On occasion the Board of Directors may be asked to approve Guest privileges for a long-term stay of one year or more. The Board will consider these applications on a case by case basis.

1.08 Review of Guest Privileges - The Board of Directors will review the status of approved Guest privileges at regular intervals to ascertain whether the Guest is observing the requirements of the approval, including compliance with the Bylaws and Rules and Procedures, as well as upholding the fraternal principles of Masonry.

1.09 Minors Occupying the Premises - No person under the age of 18 shall be permitted to occupy the premises of the Member without adult supervision on an ongoing basis.

1.10 Rental Prohibition - No allotment may be rented at any time.

1.11 Performing Business Activities on the Allotment - A Collective Member may operate a business on his or her allotment, but may not advertise the business within PPMC with signage or in any way interfere with others' quiet enjoyment of Paradise Park.

Ratification of R&P # 2 to

2. Vehicles

2.01 General Usage - The only vehicles propelled by internal combustion engines allowed to be driven on the roads in Paradise Park Masonic Club are licensed four (4) or more wheeled passenger cars, vans, trucks and motor homes. Right of way: Pedestrians have the right of way in Paradise Park Masonic Club. Please yield. Courtesy: Please be courteous and careful so we may have safer streets for everyone. All vehicles and operators shall comply with the California Vehicle Code.

The maximum speed limit for all vehicles on PPMC property is 15 mph. However, reduced speed limits are posted on the Covered Bridge and around the children's play areas.

Ratification of R&P # 3 to

2.07 Golf Carts - The PPMC Member is responsible to assure that any golf cart associated with the Member's allotment is operated in a safe and responsible manner. All golf carts must be equipped with headlights that must be on ~~at all times when in use in the Park~~ when driving (a) through the covered bridge, (b) on the one-way portion of the Entrance Road and (c) at night as defined by the California Vehicle Code. All golf carts must have an audible horn. All Golf carts must shall not exceed the posted speed limits. Only licensed drivers may operate a golf cart. Only electric powered golf carts are allowed. No Golf carts are not allowed on Washington pathway. The allotment number ~~at least one inch (1") in height~~ must be posted on the front and rear of all golf carts in reflective letters that are clearly readable. All golf carts must yield the right of way to motor vehicles. All golf carts must carry their own be covered by liability insurance.

New in its entirety

Ratification of R&P # 4 to

2.09 PPMC Security and Vehicle Identification - It has been determined that the ability to easily identify the vehicles that belong in Paradise Park is an important part of PPMC's Security Program. To that end Paradise Park will provide the following for vehicles of Collective Members, Family Members and Guests: an attractive representational decal that can be permanently or temporarily placed so that it can easily be seen from outside the vehicle.

Decals will be provided to the Member. It is the Member's responsibility to assure that the vehicles associated with the allotment have this identifier visible whenever they are in Paradise Park.

The Member shall provide the office with the following information for each vehicle associated with the allotment: Name of Member/Allotment Number, License Plate Number of the Vehicle and General Description of the Vehicle. This information shall remain confidential and shall not be available to Collective Members, Family Members, Guests and the general public.

In order to identify the vehicles of contractors and tradespeople, the Member shall notify the office whenever large deliveries or work is expected to take place on an allotment.

Ratification of R&P # 5 to

3.04 Membership Information - Selling Members shall inform prospective buyers as to the complete membership application and approval process required by PPMC before formally entering into sales negotiations. Potential buyers may obtain membership information, procedure and application forms at the Park Office. **A Financial Obligations for Membership Sales form must be completed and filed with the office prior to any transfer of funds and membership.**

New in its entirety

Ratification of R&P # 6 to

ADDENDUM A - REMODELING AND NEW CONSTRUCTION RULES

Addendum A - Remodeling and New Construction Rules Addendum A is removed from the Rules and Procedures and is to be used as a stand-alone document. Members shall follow the instructions in the document for the preparation and submittal of plans and observe applicable Santa Cruz County Building Codes for remodeling and construction projects in Paradise Park.

New in its entirety

Ratification of R&P #7 to

ADDENDUM E - THE COMMITTEE MANUAL

Addendum E - Committee Manual Addendum E is removed from the Rules and Procedures and is to be used as a stand-alone document. Members shall consult the document for updated information on the formation and responsibilities of PPMC Committees. The Committees shall follow the instructions in regard to requirements for organization and process in the work of the Committee.

Ratification of R&P #8 to

2.07 Motorcycles - Riding a motorcycle **powered by an internal combustion engine** on PPMC property is not allowed.

REMINDERS – OUR BUSIEST WEEKENDS

Now that Summer is almost over, we will have our busiest weekend of the year, the Labor Day Weekend Festivities. The Park will be crowded and full of small children and pets. Please remember that our Rules and Procedures are set up to protect our families and ensure that we respect our neighbors and their right to quiet enjoyment of Paradise. Please make sure all your family members and guests are familiar with the Rules and Procedures, and especially the following:

MAXIMUM Speed in any part of PPMC is 15 MPH. Go slower when conditions require or children are present.

MAXIMUM speed on covered bridge and at playgrounds is 5 MPH. Go slower when conditions require or children are present.

Pedestrians and bicycles have the right of way. Our streets are private and often narrow. Yield to all pedestrians and bicycles. Cooperate with other vehicles (including golf carts).

Golf carts are vehicles and required to obey all traffic laws as well as PPMC Rules applicable to vehicles. Only drivers with valid state driver's licenses may operate golf carts (or any other vehicles) in PPMC. Persons are not allowed to hang on, stand up, or otherwise ride on a golf cart unless seated in a proper seating area of the golf cart. All golf carts MUST have their allotment number prominently displayed as per the Rule 2.08. Golf carts are not allowed on Washington pathway.

Quiet hours in PPMC are 10PM to 8AM, as per section 8.30 of the Santa Cruz County Code. Please keep it down after 10PM and before 8AM.

HEADLIGHTS MUST BE ON WHEN CROSSING THE COVERED BRIDGE. This is so vehicles coming the other way can see that the bridge is occupied. If you try to cross without your lights on, you will have to back up if someone with lights on comes the other way. Only vehicles with lights on have the right of way on the covered bridge.

All pets must be on leash when off your allotment. **This means cats too.**

Park all vehicles on your allotment. Parking is prohibited in Park common areas without the Manager's written permission. **NEVER** park on another allotment without the Member's permission.

Bicycles, skateboards, scooters, etc. are prohibited from the bottom of Cardiac Hill to the Office.

Gary Brandenburg

351 Crypt Lane

12664 Kinman Court, Saratoga, CA 95070
408-255-7217, Cell 408-621-5191

Masonic Affiliations:

Liberty Lodge 299, Santa Clara, Board of Trustees
32nd Degree Scottish Rite

glbhrc@aol.com

Reasons For Running For Paradise Park Board of Directors:

My wife, Susan, and I have found Paradise Park to be a truly beautiful and amazing place. We have found warm, friendly people who are passionate in their desire to make PPMC a true paradise. Many of them volunteer their time and effort, which is why it is such a wonderful place to spend time with family and friends.

In my opinion, each member of the Board of Directors has a responsibility to set an example by leading, speaking, acting, and conducting themselves in a manner that reflects the high Masonic principles. They are expected to follow the bylaws, enforce the rules and procedures, follow the code of ethics, and provide guidance to committee volunteers.

In the past two years that I have served on the Board of Directors, we have gone from a dysfunctional and argumentative Board to a positive and forward thinking Board with no personal agendas. We are all volunteers who are truly committed to do what is best for the PPMC members. I do not want to leave a job undone. I am committed to see these positive changes continued to regain our untamished Masonic reputation with the Grand Lodge and the local community.

Professional Qualifications:

Director/Manager of Personnel and Administration for a number of small to mid-size high tech companies. In addition, I founded and managed a Human Resource Consulting and Executive Search firm for 25 years and have served on the Board of Directors of several organizations. Currently, I am the President of Greenbriar Homeowners and Taxpayers Association, which consists of 176 homes in Saratoga (I know PPMC is not an HOA and should not be).

Education:

BS in Industrial Relations and Personnel Management, San Jose State University
Graduate work, University of Santa Clara
Certified as a Senior Professional in Human Resource Management

Professional Experience:

Currently: Senior Partner, Brandenburg Investment Partners (semi-retired), which involves purchase, rehab, and marketing of single-family homes.

Previously: Senior Partner and Founder of Brandenburg, Smith & Associates, which was a Human Resource Consulting firm, providing full human resource development and support to start up and medium size companies. Experience included all levels of staffing, policies and procedures, company benefits, compensation plans, facilities management and overall administration.

Previously: Director of Personnel Relations, HR Manager, and Staffing Manager for Fairchild Semiconductor, Electroglas, Antekna, and International Video Corporation.

Organizations:

Liberty Lodge 299, Santa Clara; Elks Lodge 1471; Saratoga Rotary; Boy Scouts of America; Bay Area Human Resources Forum; CERT Certified; Sempervirens; Wilderness Society; Sierra Club; World Wildlife Fund; National Resources Defense Council; AYSO Coach.

Sam Cannon

Spouse: Michelle

544 Council Street

432 Berkwood Court,

Roseville CA 95747

Park Member Since 2007

Alternate and Associate Members from 1995-2007

Family membership since 1952

Lodges: Soquel-Pajaro, later Confidence # 110 1995-2002

Tehama # 3 2002-Present

Ben Ali Shrine, Scottish Rite

Education, BA, History, University of California, Santa Cruz

Hobbies: Outdoor recreation, camping, cooking, reading, any activities with my daughters

Principal Occupation: Chief of Staff, California State Legislature-1999-Present

Roseville Public Utilities Commissioner-2001-2005

Roseville Planning Commissioner-2005-Present

The Board is charged with the day-to-day management of Paradise Park Masonic Club including fiduciary, personnel, and operations.

I ran for the Board two years ago because of the rich experiences I have garnered in Paradise Park growing up. My colleagues immediately elected me to serve as President of the Board—an honor for which I have been very grateful. Serving in this capacity is by no means easy. I wanted to return some of my appreciation by working toward collaborative solutions-based successes for many of the challenges the park faces. I feel with many of the challenges have been solved and accomplished, that there are others remaining.

PATRICIA HERZOG

BIRTHDAY Old enough to have accumulated much wisdom and young enough to have the energy to get it accomplished

RESIDENCE 462 YORK AVENUE

LODGE/OES SANTA CRUZ REDWOODS CHAPTER #273,
GREEN EARTH, U.S NAVY RESERVE

EDUCATION: NEW BEDFORD HIGH SCHOOL GRADUATE.
SAN JOSE CITY COLLEGE – 2 YEARS OF ACCOUNTING

HOBBY/AVOCATIONS: HIKING, TRAVEL, BASEBALL, HISTORY

BRIEF CAREER SUMMARY: Paradise Park Board Member 2007 – 2009 w/second year as President
12 yeas accountant Arch./Engineering Firm
10 years accountant Gen. Contractor/Developer
8 years accountant wholesale bakery/café
5 yrs. Bookkeeper/acct. Paradise Park Masonic Club

EXPERIENCE IN BUSINESS FINANCE: 30 PLUS YEARS

COMMITTEES PAST & CURRENT Budget Committee, Bylaws Committee, Long Range Planning Committee, Industrial Safety, Orientation Committee, Insurance Committee, Election Committee

FUNCTION OF BOARD: Participate in the governance of Paradise Park Masonic Club following the PPMC Bylaws and Rules and Procedures. Be flexible to approved changes which would enhance our governance and the well being of our membership. Protect the rights of Park members experiencing negative treatment by others. Communicate with membership on different levels of issues, etc. The Board is also responsible for policy decisions, maintaining a healthy financial condition, insuring the physical condition, present and future, of Paradise Park.

REASON FOR RUNNING: I am deeply concerned about current negative issues saturating our Park. I am a staunch supporter of our Charter and current Bylaws being our governing documents. I hear words of changing our basic structure to an HOA which would then fall under the guidance and restrictions of the Davis-Stirling Act and more words of changing our status to 'fee simple' which would negatively affect our Park and each member in the present and our future. All of these changes will have a negative bearing on our long standing Masonic foundation and affiliations.

STATEMENT: It could be asked by the opposition and others why am I running for the Board of Directors when my house is up for sale? I have been a member since 1984 and until my house may sell, I will continue to be a strong Paradise Park member with continued hard working, energetic service on committees and in any other capacities I am asked to serve our Park. Paradise Park means a great deal to me. I care about Park member's satisfaction and if elected, I am committed to represent the interests of the membership, the continued well being and healthy growth of the Park itself and the forward journey of good stewardship.

CALENDAR FOR May and June 2013

MAY

May 25 - Sat	Bylaws Committee: 10:30 am	Small Social Hall
May 25 - Sat	Rec Committee Dance: 6 to 11 pm	Social Hall
May 25 - Sat	Cleanup Day	Throughout the Park
May 25 - Sat	Memorial Day Cleanup: 9 am	Meet at Picnic Grounds
May 26 - Sun	Candidates Night: 7 to 10 pm	Social Hall
May 28 - Tues	Tuesday Coffee	Small Social Hall

JUNE

June 3 - Mon	Knitten Kittens: 10 am	Social Hall
June 4 - Tues	Tuesday Coffee	Small Social Hall
June 5 - Wed	Men's Club	Small Social Hall
June 11 - Tues	Tuesday Coffee	Small Social Hall
June 13 - Thurs	Wine & Cheese: 4 to 6 pm	Social Hall
June 14 - Fri	Rec Committee: 4 pm	Small Social Hall
June 15 - Sat	Board: Open Session: 10:30 am	Social Hall
June 15 - Sat	Potluck: 5:30 pm	Picnic Grounds
June 18 - Tues	Tuesday Coffee	Small Social Hall
June 19 - Wed	BINGO!: 7 to 10 pm	Social Hall
June 22 - Sat	Bylaws Committee: 10:30 am	Small Social Hall
June 25 - Tues	Tuesday Coffee	Small Social Hall
June 26 - Wed	Rainbow Board Meeting: 6 to 9 pm	Small Social Hall
June 27 - Thurs	Wine & Cheese: 4 to 6 pm	Social Hall
June 29 - Sat	Annual Meeting: 2:30 pm	Picnic Grounds
June 30 - Sun	Park BBQ: 12 noon	Picnic Grounds

*Community Garden is looking wonderful; a bit "Thank you" to all for your efforts.
A quick reminder for the few who haven't started their boxes, June 1 is coming up fast and we do have a waiting list of people who are eager to have a box. And to those in the Park who are not Community Gardeners, please feel free to come visit the garden, admire the boxes and relax under our new gazebo.*

Notice to all members who are going to do a building project in Paradise Park. If you are planning to do any building projects in the Park, please plan ahead and obtaining a building packet from the Park Office. You are encouraged to discuss your project with the County Planning and Building Department if your project has a chance of requiring a permit. According to PPMC Rules, however, you will need PPMC's approval before you can formally apply and receive a county permit. Submit your completed plans and return the signed members building packet to the Park Office for the Building Committee and Park Manager to review, at least 2 weeks (unless it is truly an emergency) before you need to receive back the Park's answer to your application for building. This 2 week period, gives the volunteers at the Park time to review your project, so please plan ahead. We have members who know for months that they want to do a project, like new windows or reroof, but wait until the last day to apply to the Park about the project! Plan ahead!

Thank you, the Building Committee

Reminder: sign-up sheets are in the Office for Clean-up Day that will be held on Saturday, May 25th. You can also meet up with Terry the Manager at 9 am at the picnic grounds if you didn't get a chance to sign-up.

ANNOUNCEMENTS

The **ANNUAL MEETING** will take place in the Picnic Grounds on June 29th at 2:30 pm

KEYS: With the recent medical emergencies, we realize that many Members do not have a key on file in the Office for their allotment. Feel free to drop a key by the Office if you would like an emergency key on file, or let us know if a neighbor or friend has a key in case of emergencies.

Fire Brigade There is a practice on the second Saturday of every month at 10:00 am in the Fire House. Come and be a part of your community's first responders.

For Your Protection: "No Smoking" signs to be posted at propane tanks are available in the office.

Receive Your Bulletin by Email: To help defray the cost of mailing the Bulletins we are asking members to receive their bulletin by email. please send your email address requesting the change from printed to electronic to the secretary at secretary@paradiseparkmasonicclub.org. The secretary will alter the mailing list and provide those hard working Bulletin Buddies with your request.

Document Requests: Charges for approved document requests includes copying costs & staff time, billed at \$25/hr.

UPCOMING RECREATION EVENTS

A MEMORIAL DAY DANCE is scheduled for **SATURDAY, MAY 25TH** from 7:00 until 10:00 in the Picnic Grounds (unless weather moves us to the Social Hall).

JUNE POTLUCK NEEDS HOST(S). If host(s) step forward, it is scheduled for **SATURDAY, JUNE 15TH** at 5:30 in the Social Hall. Check the Bulletin Boards to see if there is a Potluck. Bring your own service and beverage and a dish to share.

FLEA MARKET is **SCHEDULED** for **AUGUST 2ND, 3RD & 4TH.**

VOLUNTEERS, DONATIONS AND STORAGE AREAS ARE NEEDED. Donation collection will begin on July 1st.

Contact: Heather Gloeckler at 831/428-5717 OR e-mail heathergloeckler@gmail.com
Linda Reynolds at 831/423-9583 OR e-mail ammasmail@yahoo.com

LABOR DAY DINNER is scheduled for **SATURDAY, AUGUST 31ST.** Julie Kelty will be the lead person, but she needs help with the many aspects of making the dinner a success - such as shopping, setting up, cooking, serving, cleanup, etc. **If you are willing to help**, please contact Julie at 831/425-1228 or by email at julie.kelty@yahoo.com.

LIVE AUCTION is scheduled for **AUGUST 31ST** in the **PICNIC GROUNDS** following the dinner. There will be **NO Silent Auction** this year. Fred Dunn-Ruiz is leading the Auction. Auction items are needed. We are looking for major items, which will sell for \$200 or more. Good sellers in the past were dinners, cocktail parties, wine parties, cabin, resort or condo for a week or weekend, fishing outing, duck hunting, etc. Contact Fred at 831/426-6472 or dunnruiz@hotmail.com

VOLUNTEERS NEEDED to help with: **FLEA MARKET**, and/or **THE LABOR DAY DINNER.** See contact info above.



Annual Meeting

June 29, 2:30 pm

Park Picnic Grounds

ANNUAL PICNIC

Sunday, June 30, 2013

in the Picnic Ground at noon

New and retiring Board members sponsored.

Bring your table service



Come and enjoy an afternoon with your neighbors and friends!

DANCE

SATURDAY,

MAY 25TH

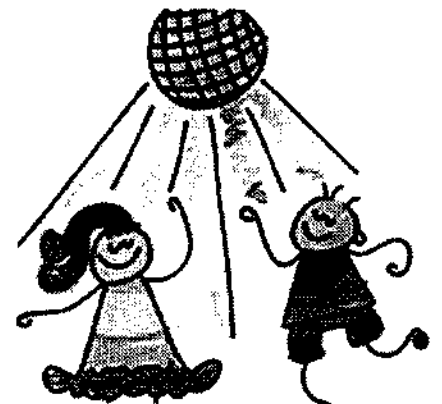
7:00- 10:00 pm

In the Picnic Grounds

Weather permitting

Otherwise at Social Hall

All ages



IT'S TIME TO VOTE AGAIN

**PPMC MEN'S CLUB
PRESENTS THE 2013**



**ON SUNDAY, MAY 26TH
FROM 7 TO 10 PM
IN PPMC SOCIAL HALL**



**Paradise Park Men's Club
Invites you to a**

Summer Barbecue

An "All-Masonic-Family" Event

Sunday, July 14, 2013

In the Paradise Park Picnic Grounds

12:00 Noon – gather for refreshment and fellowship

1:00 PM – bar-b-que will be served.

Menu – Steak, chicken, fresh garden salad,
savory beans, garlic bread, plus ice cream for dessert.

Please bring your own refreshment (water, soda, or whatever).
Tableware will be provided.

1:30 PM – guest speaker – County Supervisor Bruce McPherson.

Our Fifth District Supervisor will be addressing issues of interest to Park members.

\$12.50 per person – attendance is by advance ticket purchase, please invite your friends and family, everyone is welcome.

For tickets please contact any of the Men's Club bar-b-que committee volunteers:

Bill Lind, Event Chairman – 429-6735

Mark Zevanove, Club Pres. and M.C. for the event – 588-2089

Bob Morgan, Publicity – 421-9166

Allan Schattenberg, food arrangements – 427-2190

Fred Dunn-Ruiz, Treasurer, financial arrangements 426-6472



A temporary policy will go into effect May 1, 2013 and last until October 31, 2013. If at the end of the trial period the Board votes to make this temporary policy permanent, the new rule will be placed on the membership ballot for member's approval in 2014

TEMPORARY POLICY FOR LIMITED USE OF MOTORCYCLES IN PPMC EFFECTIVE MAY 1, 2013 THROUGH OCTOBER 31, 2013

Replacement to read: Limited Use Exception – Provided the exhaust system is factory stock issue or emits no more noise than a factory stock system, a collective member may ride his/her street legal motorcycle to and from his/her allotment for the SOLE purpose of entering and exiting the park via the most direct route possible between his/her allotment and the exit point. Motorcycles being used for this limited purpose must be registered with the PPMC office and have the numbered revocable sticker issued by the office affixed to a tab and easily visible from the rear of the motorcycle. A motorcycle is defined as per California state law for freeway legal machines. Scooters, motor-driven cycles or others are not covered by this policy. Electric motorcycles must also be registered. All motorcycles and operators must comply with the California Vehicle Code.

MEMBERSHIP APPLICATIONS PENDING

<u>Applicant</u>	<u>Date posted</u>	<u>Member/Seller</u>	<u>Allotment</u>
MEMBERS			
Paige Alam	08/06/2012	Mohammad Alam Estate	412 Keystone Way
Mark Kevin Buchanan	05/02/2013	Charles Buchanan	182 St Bernard St.
Patricia Lopez	05/11/2013	Catherine Brown	130 Keystone Way
ASSOCIATE MEMBER			
James Voss	09/14/2012	Joanne Voss Brown	443 York Ave.
ALT. ASSOCIATE MEMBER			
Gregory Allen Schack	07/11/2011	Francis J. Freenor III	161 St. Bernard St.
Julie Claire Hagelin	01/10/2013	Ronald Hagelin	666 St. Augustine Ave.
Andrea Levy	01/17/2013	Robert Levy	237 Temple Ln.
Natalie Stiefelmaier	05/09/2013	Elizabeth Stiefelmaier	494 Knight Templar Way

Improvements for Sale by Member All allotment use privileges and Membership are subject to the approval of the Board of Directors. May 2013
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 the allotment improvements should be addressed solely to the seller.

ADDRESS	MEMBER	PRICE	DESCRIPTION
SECTION 1			
412 Keystone Way	Mohammad Alam Estate Contact Mark Zevanove, Agt. 831-458-1222	\$295,000 \$245,000	Your palace by the river. Located on 3 lots with 3 BR, 2BA, including an in-law unit downstairs with its own kitchen, living room, & bath. Recent upgrades include roof, bathroom and kitchen. All appliances and furnishings are included with the exception of 4 religious items.
462 York Ave	Pat Herzog 831-458-9841	\$250,000 No Financing	2BR, 2 BA, 1,100 sq. ft. of improvements. Newly decorated; split level; great natl. light. Crown molding' forced air heat + gas log stove; walk in closet; inside laundry; lg front deck w/all day sun' 1 car garage; some furn. & all appl. Included. Move in ready.
468 York Ave	Todd Hoffman 831-423-7432	\$300,000 No Financing	2BR, 2 ½ BA, 2,440 sq. ft. allotment, approx. 1,500 sq. ft. improvements. Rm downstairs with stove & sink. Bath with shower in garage. Upstairs kitchen & living room, 1 ½ bath & 2 bedrooms. Screened porch upstairs. 2 car garage with work bench. Propane heater 2 nd floor & electric ceiling heat. 2 stoves & fridge.
488 Knight Templar Way	Claude Lindquist 831-457-9206	\$249,000	Cozy, fully furnished 2BR 2BA two-story redwood cabin with 950 sq.ft. Improvements upstairs and 1060 sq.ft. shop downstairs. Winterized and very low maintenance. Perfect year-round residence. Lg private sunny front deck. Move-in ready! (See pictures at www.LindquistSystemsGroup.com/cabin.pdf)
525 St. Ambrose St.	Frank Haswell (925)552-7095(H) (925)890-4974(cell)	\$159,000	2BR, 1 new Bath with tub & shower, NEW Kitchen with granite countertops and eating area. Appliances included. Large family room with vaulted ceilings and brick fireplace. Newer carpets, NEW paint inside & out. NEW composite roof. Sunny NEW deck. Double pane windows through most. Large storage shed. 3 car parking. Renovated and pumped septic tank. Great location near green swings. GREAT NEIGHBORS!

ADDRESS	MEMBER	PRICE	DESCRIPTION
SECTION 2			
265 Keystone Way	Gretchen Logan 831-227-7712 or 831-423-5343 Mark Zevanove, agent 831-588-2089	\$149,500 Motivated Seller!! Seller Financing Available	2BR, 1BA w/ vaulted ceilings in living room & a large propane fireplace. Separate dining room, fresh paint, & new carpet throughout. Large covered porch and deck. Laundry & shower facilities below main house. Property includes cute guest cottage. Move in ready.
326 The Royal Arch	Cara Feyas 505-984-1098	\$295,000 Financing Available	2 BR, 2 BA, 2600 sq. ft. allotment, approx. 1400 sq. ft. improvements. Great house. Priced to sell!!! Appliances included in the sale: Fridge, Dual Fuel Range, D.W., & washer/dryer.
368 Eastern Star Rd.	Tripura Anand 831-420-1008	All Serious Offers Considered	1 BR, 1 BA, 4825 sq. ft. allotment. Warm and cozy cabin facing Picnic Grounds. Recently remodeled. Thermal windows and wooden floors throughout. Lots of skylights. Original cathedral ceiling. New roof & foundation. Well maintained septic. Ample parking. Also detached studio with loft. <tsanand1008@yahoo.com>
381 Hiram Rd.	Mable Coleman	\$275,000 With some financing available	Approximately 1,275 sq. ft., 2 BR, 1-1/2 BA, on 50 x 110 allotment with afternoon sun and rm to add on. Updated kitchen, spacious living rm w/ efficient propane fireplace, in addition to forced air heat throughout. Lge laundry/pantry area with lots of storage. New laminate wood floors, efficient windows & treatments. Newer WH, washer/dryer and electric range. ALL appliances included, plus generator for power outages. Back side patio for entertaining. Attached single car covered parking and workshop/tool area.
383 Hiram Rd.	Marilynn Britton Mark Zevanove, agent 831-588-2089	\$49,500	1 BR, 1 BA, 5226 sq. ft. allotment, 750 sq. ft. improvement. Great price for this cute cabin on Hiram. Price reflects need of work. Bring your contractor and fix the property to your own taste.
SECTION 3			
210 Keystone Way	Mark Akin 925-258-9715 or 415-879-2398	\$299,000 Financing Available	3 Bedroom, 2 Bath. 1500 sq. ft. of living space. Home move in ready. Features soaring 14 ft. open beam living room. Large master bedroom. New septic Tank system just added. Attached two car garage on large flat allotment. Newly remodeled tile bathroom, updated kitchen, wiring and plumbing. Maintenance free Redwood bark siding gives home a log cabin look. Lots of charm!
SECTION 4			
616 St. Augustine St.	George M. Saam 423-1778 or to see T. Anand 420-1008	\$332,000 Willing to Finance	1BA, 1 BR, Allotment 6500 + sq. ft., Improvements 800 ±. Elegant Japanese style cabin next to the bridge. Stone, bamboo & tatami floors. Soji dividers. Deck overlooks the river. Hydraulic floor.
650 St. Augustine St.	Jean Mackenzle (510) 523-8865	\$225,000 OBO	3 BR, 1BA, on the river. Rock wall. Knotty Pine inside. Carpet. As is – Deck needs to be replaced. Stove & Refrigerator included in sale.
696 St, Johns Ave.	Lagille Rodriguez (650) 802-8341 or cell (650) 504-5027	Reduced \$179,000 Partial Financing Make Offer	2BR, 1 BA + 1 detached BR, on quiet street w/ flagstone patio, new roof, updated foundation 2002, Knotty Pine LR, new Hardwood floors & newer carpeting, wood burning stove + forced air heating. New stainless steel appliances in kitchen, large laundry room, lots of storage. Appliances included: electric range, microwave, dishwasher, washer dryer, some furnishings included. See photos & additional info at www.696saintjohns.weebly.com
SECTION 6			
124 Keystone Way	Tom Fung 831-438-4677 Jim Cook 831-426-8398	\$265,000	Great river view near the entrance. Big deck 3BR, 2BA. Allotment's square footage is 4,021. 1 car garage, three outdoor parking spaces. Recent upgrades: 3 skylights, new fireplace & high flash water heater, new kitchen sink, exhaust air duct, new shed, all new windows, meta gutta guard, expensive oriental rose wood furniture. 2 queen sized beds, appliances, new TV DCD system are also included. Perfect move in condition.
148 St. Alban St.	Carol Lynn Houser Mark Zevanove Agt. 831-588-2089	\$149,900 Partial Financing	2 BR, 1 BA house with den. Lot approximately 3400 sq. ft. and an improvement on approximately 1000 sq. ft. Living room with fireplace. Great section 6 location. Storage shed/workshop.
177 St. Bernard St.	Garrett Lenz Mark Zevanove Agt. 831-588-2089	\$195,000	5BR, 1 BA 1736 Sq Ft. improvement. Large home on the River. Unique floor plan Can build new 1736 sq ft. home on site. Located on two lots. Call agent Mark Zevanove for showing @ 831-588-2089.
196 St. Bernard St.	Gretchen Logan Contact James Leinenbach (831)234-3715 surfshape@aol.com	\$260,000 Financing Available	2BR, 1BA, plus bonus 300 sq.ft. finished rm downstairs. Knotty pine interior throughout upstairs. Large double car garage. Separate shop. Carport. New exterior paint. All new flooring, includes (ceramic tile, hardwood and carpet). Very sunny allotment with lots of room for gardening and privacy.



412 Keystone Way

Your palace by the river!
3 Bedroom, 2 Bath, with in-law unit below.
Located on 3 lots.
Great view of the historic covered bridge.
NOW \$245,000!



148 St. Alban St.

2 Bedrooms plus a den
Great Section 6 location
Baseboard heat w/ fireplace in living room
\$149,500



265 Keystone Way

Seller motivated
Seller financing available
Excellent Section 2 location
2 Bedrooms, 1 Bath with guest cottage
Vaulted ceilings & fireplace
\$149,500



383 Hiram Rd.

Sunny Hiram Rd. location
Nice size allotment
Be creative with your contractor
1 Bedroom, 1bath
\$49,000! **Lowest price in the Park**



585 Keystone Way

Beautiful section 4 location
Large allotment next to babbling brook
1 bedroom with 1 bath
\$150,000

**Mark Zevanove Presents:
5 Beautiful Paradise Park Properties
(831) 588-2089
DRE #00662936**