



Board of Directors

• **President**

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klikins@icloud.com
831-423-9512

• **Vice President**

Dick Lovelace
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831-420-0501

• **Treasure/CFO**

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Cell-509-991-4887

• **Director at Large**

Harold Brown
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831-426-2648

• **Secretary**

Verdie Polizzi
Cell: 831-515-2165
ppmc.verdie@gmail.com

Park Staff

- Steve Polizzi,
Park Manager
831-423-1530 ext. 12
manager@ppmc-sc.org
Emergencies only:
831-345-0879 Cell
- Bookkeeper
831-423-1530 ext. 11
bookkeeper@ppmc-sc.org
- Annie Levy ext. 10
Park Secretary
831-423-1530
annie@ppmc-sc.org

Presidents Message

This has been a challenging year. We dealt with the CZU Lightening Fire, and a World Wide Pandemic that shut down so many activities, schools, and businesses. On top of that we are dealing with legal issues here in Paradise Park. It is positive, however, that things are starting to move towards what we once considered normal lives.

One thing that has changed for all of us is Zoom meetings. At first, I was not a proponent of Zoom meetings. However, I do believe that in some instances they can be positive and that they aren't going away. We have four to five times the number of Members involved in Board meetings because of Zoom and that is extremely positive.

I want the Members to know that this Board is trying very hard to do the right thing for this Corporation and sometimes that requires making tough decisions. Some decisions won't be popular, but we also know that it's not possible to please all the people all the time. I know that we will approach this next year optimistically, and I hope that we will be able to focus our attention on improving our Park and closing the divide in our community.

Summer is here, which means a large influx of members and guests. Please park vehicles on your own allotments, at the picnic grounds, or the office parking lot so the roadways are clear for emergency vehicles if the need arises. Water use is something we all need to be conscious of, let's do the best we can to conserve water this summer.

I hope everyone enjoys the rest of the summer!!

Fraternally,
Kurt Likins
President of PPMC



**“Nurture your mind with great thoughts.
To believe in the heroic makes heroes.”**

Benjamin Disraeli

PARADISE PARK MASONIC CLUB, INC.

An IRC Section 501(c)(7) Social Club
211 Paradise Park
Santa Cruz, CA 95060 – 7003
Board of Directors OPEN Session Minutes
May 15th, 2021
11:05 a.m. via ZOOM

1.0 Opening Items:

- a)** Roll Call: 4 Board Members present with Joe Mayo attending via Zoom.
- b)** The Invocation was given by Dick Lovelace.
- c)** The Pledge of Allegiance by Dick Lovelace and all in Attendance via Zoom.
- d)** Consideration of Late Additions to the Agenda: None.
- e)** Open Minutes from April 17th, 2021 were read. Motion made by Dick Lovelace to approve with corrections. Second by Verdie Polizzi. Approved 5-0. April 18th, 2021 Open Minutes were read but not approved pending corrections and clarifications. Tabled until next Month's meeting.
- f)** Executive Minutes from April 17th, 2021 have not been completed due to the litigation issues the Board has been dealing with. A great deal of time has had to be devoted to the litigation so executive minutes will be submitted for approval at the June Meeting.

2.0

a) Manager Report

Manager Steve reporting that the Section 6 mailboxes have been installed. If you live in Section 6 and have not picked up your mailbox keys, they are in the office. Steve reporting that there have been multiple water leaks throughout the Park tied into the old water system, not the new. All have been repaired. Steve has heard from Earthworks and the roads are to be resealed in mid-June to mid-July. Earthworks will begin in the front of the Park on day 1 and will move towards the back. Roads will not be able to be use for 8 hours. 2nd day to go from the office to the back of the park/back gate. Steve looking into adding a 3rd day to add Section 4 and Section 6. Steve reporting that he has received a 25K bid for the repair of the entrance road retaining wall. Steve to get 2 additional bids. Steve would like to get this repaired before the sealing to avoid damage to the new resealed road. End of report.

b) President's Report-

President Kurt informing all that that Santa Cruz County had set stage 1 warning for water conservation. Please conserve water. If the Park's usage goes over a certain amount, the costs rise dramatically. Kurt reminding all that Memorial Day is coming up. Please be vigilant on safety as more and more people will be arriving in the Park.

c) Treasurer Report-

CFO Joe Mayo has reached out to the CPA firm regarding the audit but has not heard back from them. This is the busy time of year for CPA'S as it is tax season. Joe also clarifying the travel costs that were paid for his travel in the past. CPA moved the travel expenses into the prior year which Joe does not believe they should have. Joe to work with the CPA as to the location of these expenses. These costs were related to litigation that was improperly filed by a Member against the Park. It was eventually settled in mediation, but it was necessary for Joe to travel to three different court appearances. These costs were not spent for routine Board meetings as some membered believed. Joe working to set the record straight. End of report

d) Other Directors Reports-Dick Lovelace

Dick also explaining the process and the bylaws when there are disagreements in the Park. Bypassing mediation causes expenses. It was necessary for Joe to appear in Court, but it would not have been necessary if the mediation process were followed. Dick also reporting that all the Board Members present in the office conference room, have been vaccinated for the Covid virus.

3.0-Committee Reports-

a) Budget

CFO Joe Reporting that he wants to look at the existing budget regarding insurance deductibles litigation budget. Joe to research.

b) Building- Steve Polizzi

Steve reporting that there is a building packet for 593 Keystone Way. The allotment currently has a parking spot but now want to have a non-enclosed carport. If Board approves, they will then go through the county for all necessary permits. Motion made to sign off on the building packet as written made by Verdie Polizzi.

2nd by Dick Lovelace. Approved 5-0

At this point in the meeting, it should be noted that Board Member, Joe Mayo had to leave for a family commitment. Time was 11:54 a.m. Meeting to continue with remaining 4 Board members present.

c) Bylaw-Dick Lovelace

reporting that the Bylaws proposals and R & P options have been published in the monthly bulletin for Members to review. Dick in favor of having a Town Hall Meeting to answer any questions related to the Bylaw and R & P proposals. Dick suggesting the date of Saturday May 29th via Zoom from 1:00-3:00. Verdie also in favor and encouraged Members to submit their questions in advance to the Board can answer. Dick will conduct the meeting and encouraged the Bylaw committee members to also be in attendance.

d) Long Range Planning- No Report

e) Recreation-

Donna Sorenson reporting that Mother's Day event was a huge success and enjoyed by all. 85 flowerpots were hand delivered. Father's Day treats to follow too!

f) Staking

Board Member Verdie Polizzi reporting that there was a pending sale that had a staking that was older than the required 10 years. Allotment at 239 Temple Lane. The Board examined the existing staking and confirmed what was previously reported. Oliva and Bob Levy, the only other contiguous neighbors also approved of the information. Motion to approve the existing 10+ staking that was done in February of 2008 made by Dick Lovelace. 2nd by Harold Brown. Approved 4-0.

5.0- AD HOC Committees

a) ERT-Donna Sorenson

Donna Sorenson wanting to dispel a rumor that the ERT team met during covid restrictions in the Small Social Hall. This is incorrect. A group met in the Large social hall where all were fully vaccinated and masked for a AED and CPR training. Second rumor for correction was that during a Section 4 emergency no one from the ERT team showed up. Completely false as 3 ERT team Members showed up and rendered aid. Donna encouraging all to stop with the rumors. Donna reporting that the Team is always looking for new Members. Please consider joining. Donna also reporting that the instructor for the CPR and AED training said he would be happy to come back and train additional Members if it became necessary.

b) Historical -No Report-

c) Staking Committee-

Kurt asking for Staking volunteers. Please contact Steve/Office if available.

d) Tree Committee

Member Eddi Brown reporting that the committee received 2 request shortly before the meeting. The committee will meet on Tuesday and will have report for the Board for the next Board meeting.

President Kurt reminding all to conserve water and follow water restrictions. Reminding all that we are in a Stage 1 warning. These restrictions will affect the upcoming June bill. Harold Brown is hopeful that all Members will do the responsible thing and conserve. Verdie Polizzi reporting that these warning and restrictions will run through the whole summer through November 1. Manager Steve reporting that they will no longer wash the Park vehicles and will not be purging the fire hydrants in an effort to conserve. Board in favor of guidelines to include no car washing in the Park and no watering of plants between 10:00 am and 6:00 pm.

Vice President Dick Lovelace discussing the opening of the Social Hall for Member use.

Kurt in favor of following all County wide restrictions. All private businesses Still in charge. Park to follow and will make changes as they come. Board to look at sanitizing options as well after Social Hall has been used. Board to investigate once restrictions have been completely lifted.

Open Forum

Member Donna Sorenson asking for explanation regarding the financial restricted accounts. Verdie to ask the Bookkeeper Corrie to clarify.

Member Karen Freidman asking for an explanation regarding the new lawsuit and the effect to the rest of the membership as a result of a small group of members including the entire membership in their suit.

Answer-Unfortunately, the Board is unable to answer specifics regarding the lawsuit but as soon as they can answers will be made known.

Member Laura Crafts thankful for the explanation of the detour signs throughout the Park. Please note detour signs are for the Ocean street extension and the road work being done back there.

Member Winston Chavoor reporting that he was named as a possible witness in the new lawsuit. Winston requesting access to his notes for the ballot counting process that is in the Office safe.

Answer- Board to look into and ask legal counsel advice.

Member Sevilla Granger informing all that she too was asked to be a witness in the lawsuit and is also requesting access to the ballot documents.

Sevilla believes she is entitled to the information as well.

Answer- Board to ask legal counsel.

Member Laura Crafts- requesting clarification of new pet rules and procedures recently added and up for membership vote.

Member Tawni Servi pointing out that the PPMC website is out of date. Encouraging it to be corrected and updated.

Board to look into.

Verdie Polizzi reporting that in the past year 18+ members have passed away. Verdie and the Board encouraging all members to make sure they have an Associate Member and an Alternate Member designated. Important process to take care of.

Member Sevilla Granger asking if the Board will now be conducting zoom interviews with associate and alternate membership applicants-

Answer- Yes.

New Business:

President Kurt reporting that they are in the middle of litigations and have been advised by counsel, both corporate and individual, to hold off on sharing information. Board eager to supply information as soon as possible. It is possible to see details of the court filing at the Santa Cruz County portal.

Board reminding all about Candidate's night to be held at 5:00 pm today!

Motion to adjourned made by Dick Lovelace. 2nd by Harold Brown. Passed 4-0.

Meeting adjourned at 12:50

Upcoming Meetings

**THE NEXT
ZOOM
BOARD OF DIRECTORS MEETING**

SATURDAY JULY 17th 2021 @ 11:00AM

ZOOM INVITATION WILL BE SENT OUT VIA E-BLAST PRIOR TO THIS DATE!



Remember!!!



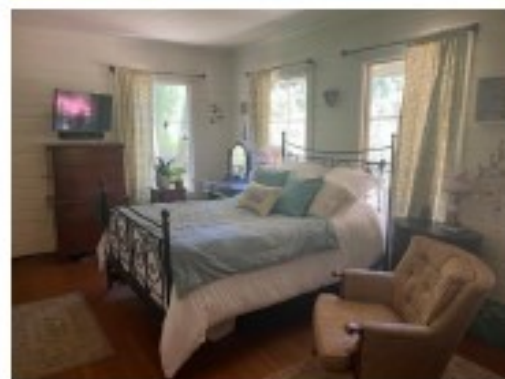
For Sale: Riverhouse

Please contact Allan Melikian, agent

831.588.4901



Rare opportunity to own a 6-bedroom, 3 bath home, in Paradise Park. Continue the legacy started by Captain Gates and be the new steward of the "Riverhouse". The largest house in the Park, she occupies a very special location with a beautiful garden and an expansive covered deck overlooking The San Lorenzo River. This large home includes a grand living room, a den, a bar, and a laundry area. The Riverhouse has many recent updates including all new appliances, on demand hot water heater, newer forced-air heating system, new efficient wood burning insert, new on demand generator, fresh paint, remodeled bathrooms, 4 car garage, 2 car tandem carport able to accommodate an RV, and plenty of extra parking. The layout is ideal for a multi-generational family. Do not miss this chance to live in one of the most amazing homes in Paradise Park.



Please contact Allan Melikian, agent
831.588.4901

\$795,000 - Partial Financing Available



https://www.youtube.com/watch?v=ERN7Dw_RXXM

Mark Zevanove Presents 8 Paradise Park Properties



622 St Augustine – \$429,000 “NEW LISTING”

Fabulous 3bd/2ba home approx. 1600 sq.ft. Situated along the San Lorenzo River. Just steps to historic covered bridge, tennis court, river beach and playground. Great deck with views of river. Bright and airy open floorplan. Wonderfully appointed with fireplace, dishwasher, & kitchen island. Beautiful views from living room, dining room and master bedroom. Longtime owner knows of no flooding of house during their ownership.



457 York – \$275,000

Light & Bright 2 Bd/1 Ba with bonus office/storage unit. Carport. Living/dining room features vaulted ceilings, modern fan & skylight. New hardwood floors and carpet in bedrooms. Separate laundry room. Master bedroom has walk in closet plus additional storage in attic area. New interior paint. Secluded back yard. Designed with low maintenance in mind.



462 York Avenue – \$275,000 “JUST REDUCED”

2 Bedroom 1 Bath approx. 900 sq.ft. Improvement. Walk in closet in master bedroom, enclosed laundry area with washer and dryer included, & central heat. Spacious front deck with Master bedroom access. Great for summertime bbq’s. Generac 9kw backup generator with auto start. Enclosed garage.



139 St Alban – \$299,000

Huge potential with lots of possibilities here (@7500 sq.ft. allotment). 3 Bedrooms 2 Bathrooms approx. approx. 1700 sq.ft. improvement with garage & carport. 2 fireplaces. Come and see and let this be your blank canvas.

Mark Zevanove has recently closed 225 Acacia, 498 Amaranth, & 239 Temple in last 40 Days. This takes Mark’s total sales to over 60 in the Park. Generating more than \$300,000 in Park initiation fees.



Mark Zevanove DRE# 00662936

(831) 588-2089

Mark@oceanstreetrealty.com



Mark Zevanove Presents 8 Paradise Park Properties



351 Crypt – \$349,000 “Secluded compound overlooking the picnic grounds”
Remodeled in 2009 & features a 4bd/2ba home dispersed between 2bd/1ba main house, 1bd/1ba cottage with workspace and a 1 bd bungalow. Enjoy the large wrap-around deck on this double allotment with parking for 3 cars and a private horseshoe pit & fire pit. This turnkey sale includes everything (furniture, appliances, dishes, etc.) and a golf cart. Ask Agent about restricted use.



628 St Augustine – \$249,000 “PRICE REDUCED”

Must get inside to appreciate this single level 3 bedroom 1 bath riverside home. 2017 flood did not enter the house. 2017 new hot water heater, 2013 new deck, 2011 new roof, 2014 tented and fumigated. Located across from tennis court and playground area. Just steps to covered bridge. A super value at \$249,000



195 St Bernard – \$400,000 “SALE PENDING”

This modern 3 bedroom, 2 bath home features almost 2100 square feet of level floorplan. Built in 1983 this home has it all. Central heat, fireplace in living room. Large deck overlooking the river. Two car garage with shop area. Kitchen includes dishwasher and disposal. Formal dining room. Get in to see this one.



495 Knight Templar – \$545,000

2 Houses in one. One of the largest homes in Paradise Park. 1 side a modern home with 2 huge bedrooms, central heating, modern appliances & skylights. The other side a rustic home with high ceilings in living room with loft & separate bedroom. Both sides have their own kitchen & baths. 2 car garage. Over 3200 sq.ft of improvements.



Mark Zevanove DRE# 00662936

(831) 588-2089

Mark@oceanstreetrealty.com



Improvements for Sale by Member

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.

SECTION 1			
457 York Ave.	Jennifer Hostetler Arthur (831) 251-6782 Contact: Mark Zevanove, Agent (831) 588-2089	\$275,00 Seller financing available	Light and bright 2 bedrooms, 1 bath. Carport and bonus 10'x12' office/storage unit on the back deck fully lined with windows. Living/dining room features vaulted ceiling, skylights, high windows, and modern fan. New hardwood floors and new carpet in the bedrooms. Mexican tiled kitchen with deep surfaces and drawers throughout. Separate laundry room. Master bedroom has a walk-in closet with access to storage in the attic. The entire interior is freshly painted. Back yard is secluded and bright. Low maintenance yard.
462 York Ave.	The Estate of Pat Herzog Contact: Mark Zevanove, Agent (831)588-2089	\$275,000 New Listing!	2 Bedroom, 2 Bath, 900 Sq. Ft. improvement. Walk in closet in Master bedroom, enclosed laundry area with washer and dryer included, central heat. Sunny, spacious front deck. Generac 9kw backup generator with auto start, enclosed garage. Large front deck with master bedroom access. Great deck for BBQ-ing!
495 Knight Templar	Laurie Harden Contact: Mark Zevanove, Agent (831) 588-2089	\$545,000	Two houses in one. This is one of the largest homes in the Park. One side a modern home with 2 huge bedrooms, central heating, modern appliances, and skylights. The other side, a rustic home with high ceilings in living room with a loft and separate bedroom. Both sides have their own kitchens and bathrooms. This is an ideal place for a large family. Must see inside to appreciate!
428 Joppa Street	David Sellery Contact: (831)479-4409 david@davidssellery.com Contact: Rose 831-227-1149 rose.sellery@gmail.com	\$550,000	3 Bedroom 1.5 Bath. One of the largest, most sought-after properties in Paradise Park. Quiet oasis with expansive terraced gardens and patios. A perfect home for parties or mediation in a gorgeous, sunny natural setting above the river, yet far above the flood zone. Raised knotty pine living room ceiling with fireplace and all new flooring, along with a completely tiled master bath. Plenty of parking and large detached garage- all minutes from downtown Santa Cruz! 1293 Sq. Ft. improvement.
SECTION 2			
272 Keystone Way	Pamela Maxwell pamsfgiants@yahoo.com (530) 545-0911	\$280,000	2 Bedroom, 1 Bath w/ Sunroom. Beautiful T & G pine ceilings. New granite counter tops. New flooring in bathroom and laundry. New driveway. Cozy riverfront cabin in great, sunny location.
351 Crypt Lane	Susan Brandenburg Contact Mark Zevanove, Agent (831) 588-2089	\$349,000	*Secluded compound overlooking the Picnic Grounds* This oasis in the forest was remodeled in 2009 and features 4 bd/2ba dispersed between a 2bd/1ba main house, 1bd/1ba cottage with workspace and a 1bd bungalow. Enjoy the large wrap-around deck on this double allotment with parking for 3 cars and a private horseshoe pit and fire pit. This turnkey sale includes everything (furniture, appliances, dishes, etc.) and a golf cart. Ask agent about restricted use.
280 Keystone Way	Gary Newton Contact: Home (650) 344-3245 Cell (650) 334-9495 garynewton@gmail.com	\$345,000 \$310,00 New Price!!	2 Bedroom, 2 Bath. Double lot with sunny southern exposure towards the river with one of the best river views in Paradise Park. Cozy cabin exterior with approx. 1000 sq. ft. Covered double carport and nice deck overlooking the river. Interior is bright and updated and has vaulted ceilings, skylights, deluxe kitchen with granite countertops. Hardwood and stone floors. Appliances, washer/dryer and some furnishings also included. Cabin and yard are in good condition
SECTION 3			
199 Keystone Way	Sidney Cox Please Contact: Allan Melikian Agent (831)588-4901	\$329,000 SOME FINANCING AVAILABLE	Perfect privacy yet only 3 houses from office. 4bd, 2ba, almost 1500 sq ft. Triple lot, Partial River views from 2 decks- one is 20x13. Brand new forced air furnace, new water heater, recently painted. Huge 15x18 eat in kitchen with island and Fireplace. Parking for 3 cars. Enclosed shop. Inside utility. Comes furnished.
200 Keystone Way	Alcinda Walters Please Contact: Allan Melikian Agent (831)588-4901	\$795,000 New Listing!! Financing Available	Rare opportunity to own a 6-bedroom, 3 Bath home in Paradise Park. Continue the legacy started by Captain Gates and be the new steward of the "Riverhouse". The largest house in the Park, she occupies a very special location with a beautiful garden and an expansive covered deck overlooking the river. This large home includes a grand living room, a den, a bar, and a laundry area. The Riverhouse has many recent updates including all new appliances, on demand hot water heater, newer forced air heating system, new efficient wood burning insert, new on demand generator, fresh pain, remodeled bathrooms, 4 car garage, 2 car tandem carport able to accommodate an RV, and plenty of extra parking. The layout is ideal for a multi-generational family. Do not miss this chance to live in one of the most amazing homes in Paradise Park.
220 Keystone Way	Bonnie & John Vogel (805)444-1254 Dkmimi09@yahoo.com	\$429,000 New Listing	Cabin with river view across from the parking lot near the Social Hall. Approx. 1000 sq ft. 2 Bed, 1.5 Bath updated cabin. Front entry has wheelchair ramp with two driveway entries. Concrete Septic and wood burning fireplace. Recently updated with new roof, gutters, paint inside and out, new kitchen, refurbished deck, refreshed bathroom, new flooring & window treatments, new main electrical switch, emergency generator and new flooring in garage with new barn door entry.
224 Keystone Way	Meredith Loughlin Contact: Allan Melikian Agent (831)588-4901	425,000 New Listing! SALE PENDING!	Built in 2009, 2 Bedroom, 1 Bath Craftsman style home with detached 1 bedroom, 1 Bath guest unit. Features include deck overlooking the river and Washington Path. Sunny and bright, vaulted ceilings and skylight. Top of the line kitchen with bamboo flooring, exquisite windows and doors forced air heat, 2 car parking carport, move in ready!
SECTION 4			
610 Keystone Way	Gail Marshek (760) 777-1323 Cell (760) 574-6866 gmarshek@dc.rr.com	395,000 New Price!	Sunny, south facing amazing views of the river. Over 300 Sq. Ft. deck. Private location. 2 Bedroom, 1.5 Bath. Approximately 1250 Sq. Ft. sold Furnished. Large lower level family room with wood burning fireplace and direct access to the deck overlooking sandy beach. Sold As-is. Owner's husband is a licensed real estate broker. Must see this amazing location to appreciate Paradise Park!

616 St. Augustine Ave.	Karyn Ryan (831) 566-7932 Karyncryan2@gmail.com No Agents Please	\$349,000 or Highest Bid New Listing!	Beautiful Japanese Zen retreat house approx. 875 Sq. Ft. 1 Bedroom 1 Bath + Unfinished 8X20 room. Large allotment on river, next to bridge, not in the flood zone. Living and dining area has bamboo flooring. Open beam ceilings with double skylights, & windows overlooking the river. Propane fireplace insert will heat 1100 sq. ft. Hand carved stone flooring in the hallway, bath & kitchen. Bath has a 2-person jacuzzi with skylight. Separate stone tiled shower & washer dryer. Kitchen has granite counters & modern appliances. Bedroom windows also overlook the river. Handcrafted wood shoji doors and window coverings throughout. No agents please.
628 St. Augustine	Sarah Yeager Contact: Mark Zevanove 831-588-2089 mark@oceanstreetrealty.com	\$249,000 New Listing!	Must get inside to appreciate this single level, 3 Bedroom, one bath riverside house. 2017 flood din does not enter the house. 2017 new hot water heater, 2013 new deck, 2011 new roof. 2014 tented and fumigated. Located across from the tennis courts & play area and just steps from the covered bridge. Great Value at \$295,000
696 St. Johns	Verdie Polizzi 831-515-2165 vpolizzi68@gmail.com or Steve Polizzi 719-209-1451	\$349,000 New Listing!	The best of both worlds – newly renovated 1938 beach house in the redwood forest! This move-in ready 1,000sqft 2bd/1ba cabin was renovated in 2020, with new floors throughout, interior paint, and double-pane windows. [It's one street off the San Lorenzo River, so there's no flood hazard, and the allotment is tree-free so the backyard and front porch get lots of sun year-round! The electrical system is generator-ready, with a flip switch for ease of hook up during power outages. The roof was completely re-done in 2010 and the foundation was installed in 2003. In addition to the beachy feel of the cabin, the allotment also has a fully insulated 168sqft cottage (currently the "man cave") on a full concrete foundation, AND a 120sqft professionally built shed that you could run electrical to and use as a workshop, gym, etc. with its own porch seating area. Both out-buildings have new double-pane windows and exterior paint (all including the house were painted in 2019). The front porch can either be used as an outdoor living area, or the front planter box/fencing can be removed to create a parking space. The backyard is fully fenced with a covered flagstone patio area perfect for grilling. Call to see!
SECTION 6			
109 Keystone Way	Julie Bast 831-334-0334 Clifford Bast 831-334-0888	\$26,500. New Price!	Beautiful, nice sized empty parcel which fronts on Keystone Way in Section 6 See Santa Cruz County APN # 06130120- Characteristics (Santa cruz.ca) Construction of residence with water use and wastewater discharge probably not allowed due to Santa Cruz County's long-standing restrictions on new septic systems permits and installations in San Lorenzo River basin. Installation of garage and or storage units(S) subject to Santa Cruz County building codes and permitting requirements, as well as PPMC Membership and other applicable PPMC requirements.
135 St. Alban	Leonie Stern Please Contact: Allan Melikian 831-588-4901	\$255,000 \$215,000 Price Lowered	New listing. Single story, 2 bath, 2 bedroom in the front of the Park. Lots of sun, 1000 Sq. Ft. improvement. Move in condition! Call Allan Melikian for more information.
114 Keystone Way	Rebecca Coker Rebeccalovelaceus@yahoo.com 831-331-8483	\$219,000	Cottage with 2 Beds, 1 Bath. Large parking area, carport, gazebo, additional grey water system, airtight windows and a nice sunny area.
127 Keystone Way	Jennifer Kato (209) 765-7984 jjkato@comcast.net	425,000 New Listing!	Beautiful 2 story home with 2 bedrooms and 1 extra room that can be used as a bedroom/playroom/office. Open floor concept upstairs with a beautiful fireplace. This house is a home! Sold as is
139 St. Alban	Michael DeVore/DeVore Estate Contact: Mark Zevanove, Agent (831) 588-2089	\$299,000	Huge potential, lots of Possibilities here with a 7500 Sq. Ft. allotment. 3 Bedrooms, 2 Bath approx. 1700 Sq. Ft. improvement. Garage and carport. 2 Fireplaces. Come and see and let this be your blank canvass.
144 St. Alban	Lauren Pottinger Please Contact Mike Pottinger (925)785-6433 mikepottinger@aol.com	\$229,000	2 Bedroom, 1 Bath cozy cottage. Detached garage. Parking. Front Patio, semi enclosed backyard. Dining, living room with fireplace. Sky lights. Recent roof well maintained. Call for more information and/or photos.
191 St. Bernard	Jennifer Hostetler Arthur 831) 251-6782 Jen.d.arthur@gmail.com	\$409,000	Nestled in the warm heart of the 'Riviera' of the park, lies a sunny 3 Bedroom, 2 Bath, 1450 square foot, two-story home. Sit on the ample back porch overlooking the river and enjoy the majesty of nature. Newly updated, modern and move-in ready. Stylish kitchen and dining area full of natural light all day long. High vaulted ceiling in the freshly painted living room with elegant ceiling fan. Garden with fruit trees out the back and loads of potential for your own kitchen garden. Each large bedroom has built in closets and beautiful laminate flooring throughout the home. Bonus 1450 sq. ft. basement includes 2 car garage, workshop, two large rooms with separate entrance, ½ bath and kitchenette. Attic with tons of storage. Must see to appreciate this large slice of Paradise!
195 St. Bernard	Estate of John Fisher Contact: Mark Zevanove (831) 588-2089	\$400,000 SALE PENDING/ CONTINGENT	This modern three-bedroom, 2-bathroom home features almost 2100 square feet of level floor plan. Built in 1983 this home has it all. Central heat, fireplace in the living room. Large deck overlooking the river. Tow full garages with shop area. Kitchen includes dishwasher and disposal. Formal dining room. Get in to see this one.

Questions about an allotment improvement should be addressed solely to the seller.



**PLEASE WELCOME NEW MEMBER
BRANA BUZEL - 225 ACACIA LANE
WE ARE VERY HAPPY THAT YOU ARE HERE!**




**WE WOULD ALSO LIKE TO WELCOME NEW
ASSOC./ALTER. ASSOC. MEMBERS**

**KARIE LEE SUTTER
MARTH SORGE-JAUSS
CLAIRE DESMITH
JENNA DESMITH
DAWN SCHMID MCGUIRE**

MEMBERSHIP APPLICATIONS PENDING

<u>Applicant</u>	<u>Date Posted</u>	<u>Member/Seller</u>	<u>Allotment</u>
<u>MEMBERS</u>			
Emily Fontana	06/01/2021	Jen Arthur	457 York Ave.
Kathy Johnston	06/03/2021	Meredith Loughlin	224 Keystone Way
Erin Cox	06/11/2021	Ken Cox	445 York Ave.
Roxanna Wilday	06/16/2021	Rebecca Coker	114 Keystone Way
<u>ASSOCIATE MEMBER</u>			
Patricia Pardue	01/14/2021	William Pardue	179 St. Bernard
Alexis Miller	02/17/2021	Marth Miller	133 St. Alban St.
Sherri Langford	03/11/2021	Ted Langford	594 Keystone Way
Taylor Cox	04/21/2021	Sidney Cox	199 Keystone Way
Lisa McCracken	04/21/2021	Cheryl Marconi	267 Keystone Way
Melissa Allred	01/27/2021	James Keeton	194 St. Bernard
Kristy vanLoben Sels	05/19/2021	Brad vanLobenSels	556 Crescent Ln.
Alicia Shively	06/11/2021	Mike Shively	248 Washington
<u>ALTERNATE ASSOC.</u>			

ATTENTION PPMC Ladies

Join us for a summer interdenominational overview Bible study called "The Bible: God's Amazing Book" if you've ever thought you might want to study the Bible join us each week for a short video and discussion followed by chatting and lunch!

It's seven weeks starting Thursday, July 8 at 11am- 12:30pm.

We'll meet at 593 Keystone Way Diane's Treehouse!!

RSVP to Barbara 831-600-7936



ATTENTION!

PLEASE BE AWARE THAT THE PARK SIRENS WILL BE TESTED THE 1ST SATURDAY OF EVERY MONTH AT 9:00 A.M.

