

Sierra Park Services News and Updates

Phone 209-533-7909

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October-November 2017

Board of Directors 2016-2017

President	Michael Lechner
Vice President	Susie Lechner
Secretary	Wanda Lenhardt
Treasurer	Mitchell Gabriel
H.R. Director	Heidi Ordwein
Director at Large	Mark Logan

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www.sierraparkservices.com

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President's Message

This rain will turn to snow someday soon...

And you want to be ready! Before you close up your cabin, be sure your pipes are drained and the water supply is turned off. Culverts have been cleared but the rain brings down needles that can clog them, causing water (or ice) to sheet across the road. If you notice an unsafe condition, please call the answering service line and let us know so that the caretaker can address the problem: 209-533-7909. And remember, **no parking in roadways during snow removal season** - be sure to remind your guests, as well.

To keep your family safe, please limit snow play to open areas and Toboggan Hill (past the far end of East Jordan). Though tempting, the roadways are not a safe spot for sledding!

This newsletter is the first for a while. We were waiting until we could bring you news about the long-running legal action involving SPS, the OFSRA and six homeowners - and we are finally near resolution! Please see next page for a summary and update.

Have a happy and healthy holiday season and hope to see you at the Annual Holiday Party on December 29.

-- *Michael Lechner*

Next SPS meeting will be at 10:30 am on February 9th, 2018.



Holiday
Party 5 pm
December
29th. See
next page
for details.

Holiday party!

This year's party will be after the holiday rush, with a relaxed meal and a chance to meet your neighbors. The board will provide hot sandwiches, baked beans and coleslaw, and coffee/tea/hot chocolate. For the young and young-at-heart, we'll have a corner set up with Xbox Kinect - *Just Dance*, anyone?

To benefit the next Fishing Derby, there will be a drawing for prizes. **Please consider "re-gifting" or donating items for the raffle**, even if you will not join us for the party.

All property owners in good standing are invited, so bring your desired beverages and something to share - desserts and side dishes welcome!

June's fishing derby a huge success

Thanks to the efforts of Jesse Worsham and family, this was a derby worth waiting for. Fish were plentiful and hungry, and the catching was quick. Homeowners donated some great prizes, so no kids went away empty-handed. And the food was delicious! We are looking for volunteers to organize next year's derby, so please consider taking a lead or support role - just leave a message with the answering service, and we'll call you back!

Litigation - a refresher and an update

As many of you know, SPS has long been entangled in a lawsuit filed by a number of property owners (known as the cross-complainants). Since 2015 the case has dragged its way through mediation, arbitration, three judges, depositions and finally a trial. At close of trial, the judge asked each attorney (SPS's, OFSRA's and cross-complainants') to present a written Proposed Tentative Decision for his review. Happily, the judge signed our document, thereby signaling his agreement that SPS does indeed have the right to charge for road maintenance, as well as other services for those who choose to use them. The cross-complainants then formally requested a Statement of Decision, asking the judge to cite legal justification for his Tentative Decision.

The judge responded by providing a Statement of Decision that identified points of law supporting his Tentative Decision. The cross-complainants then filed an objection to the Statement of Decision. At this point we are awaiting a Final Decision. Since the judge has supported SPS's position thus far, we are hopeful that the Final Decision will be completely in our favor. This will allow us to collect much-needed revenue that has been owed since our company's inception.

We will post the Final Decision on our website as soon as it is received.

***Remember - even if the lake appears frozen, the ice may be dangerously thin.
Stay off the ice!***



Sierra Park Services Company Board of Directors Meeting Minutes for Oct. 6th, 2018

Meeting called to order at 11:00 by president Michael Lechner.

Board Members Present: Wanda Lenhardt, Mitch Gabriel, and Susie Lechner. Mark Logan took part by telcom.

Shareholders Present: Shaun Velayas and Jesse Worsham.

Others Present: Jeff Petersen

Attendees' Comments/Questions: Jesse commended Robert's work as caretaker, but stated that more and better tools are needed for his tasks. In the wake of the Fishing Derby's success, he also requested more community-wide events.

Jeff thanked the Board for their efforts. He hopes the court will soon define exactly what each property owner owes to SPS, so all owners will bear their fair share of the costs.

Minutes for Annual Meeting: on hold pending review.

Directors' Reports: (Heidi's written reports filed in advance)

Caretaker Report - Heidi Ordwein - The caretaker and a part-time helper are working hard to get all culverts cleared before winter. Robert continues to do a good job.

Roads - Heidi Ordwein - Topcoating of the last ¼ of Park roads was scheduled for this year, but due to winter damage additional repairs are needed. Areas where the road has subsided must be cut out and the base rebuilt before repaving. Bids were higher than budgeted, so topcoating will be deferred until PG&E's logging trucks have finished using the roads.

Vice President - Susie Lechner - We will have a casual holiday party again this year, between Christmas and New Years' Eve.

Secretary - Wanda Lenhardt - Annual Meeting minutes will be out in midwinter. They will be mailed to all shareholders and to those who signed up for mailed communications, and will be posted on the website. Any property owners interested in becoming shareholders can find the application on our website.

Treasurer - Mitch Gabriel - Mitch reviewed accounts and payment of bills was unanimously approved. With legal costs for the ongoing trial, the budget is tight and the Board must be prudent with expenses.

Buildings and common Areas - Heidi Ordwein -

- Pine needles have been ground into mulch. This will be distributed as ground cover, but is also available to all property owners for their own use. One owner has requested that no more wood chips be spread on the meadow. Hauling them away is not in the budget, so alternative suggestions are welcome.
- Needle dump will be closed at the end of October. The old campground will be permanently closed to dumping, except by permission.
- Needle dump contractors have requested a list of who has requested and paid for Ancillary Services (needle dump trash, common areas, etc.) The Board will post a list of who is authorized to use these services. This will allow contractors to include in their pricing the additional cost of hauling debris to the waste transfer station, if required.
- PG&E continues to cut down trees threatening its lines. They promise to remove logs/debris within a one-week window.

Equipment - Heidi Ordwein - The snowplow needs repairs and upgrades to comply with new state regulations. A replacement fire hose has been donated, and Robert will receive training on operating it.

Gate - The control board has been replaced. All bearings have been replaced, and the gate has been tuned up. With winter approaching, it will be fixed at "open" when roads may be slick.

Old Business: none.

New Business: Holiday Party will be held on December 29th at 5 pm at the Lodge. The Board will provide a main course and request potluck desserts and sides. There will be a drawing for prizes.

The meeting temporarily adjourned to executive session at 10:30 to discuss issues relating to legal and financial matters. The regular meeting reopened at 12:00 pm, and adjourned at 12:10. *Next meeting will be November 10 at 10:30 am.*

Note: These minutes reflect our recollection of the proceedings. If additions or revisions are needed, they may be noted by calling the hotline number, 209-533-7909, emailed via the link on our website, or brought to the Board's attention at the following meeting.



Sierra Park Services Company Board of Directors Meeting Minutes for Nov. 10th, 2018

Meeting called to order at 10:15 by president Michael Lechner.

Board Members Present: Heidi Ordwein, Mitch Gabriel, Wanda Lenhardt, Mark Logan and Susie Lechner.

Shareholders Present: Mark Meyer

Others Present:

Attendees' Comments/Questions: Mark Meyer called the Board's attention to the recent road repairs on East Jordan. He believes more work is needed to bring the job up to standard, but our contractor has been called up to fight fires in Butte County. Depending on weather, work may be delayed until spring.

Minutes for October Board meeting: deferred pending review.

Directors' Reports:

Caretaker Report - Heidi Ordwein - Robert has been with us for a year now. He has had a chance to learn seasonal aspects of his job, and is doing well. Work continues on blowing out the culverts in advance of winter storms.

Roads - Heidi Ordwein - New reflective snow stakes have been ordered, and sand for the roads has been delivered.

Vice President - Susie Lechner - Newsletters will be sent out after Thanksgiving.

Secretary - Wanda Lenhardt - Interest in renting the Lodge for private events is increasing. The Board needs to review policies and fees vs. costs to be sure they are current.

Treasurer - Mitch Gabriel - Mitch presented the bills. Board members all approved payment.

Gate - Heidi Ordwein - The gate has been repaired and a new control board installed.

Buildings and common Areas - Heidi Ordwein - The needle dump is closed for the winter. Dead trees need to be removed along Wheeler Road, and many trees have been marked by PG&E for removal.

Equipment - Heidi Ordwein - In preparation for winter our equipment has been serviced and parts repaired or replaced. New strobe and backup lights for the backhoe have been ordered and will be installed.

Old Business: none

The meeting temporarily adjourned to executive session at 10:30 to discuss issues relating to legal and financial matters.

The regular meeting reopened at 12:00 pm. As part of the Accounting Report, Mitch Gabriel submitted a breakdown of how we currently document expenses and income for roads vs ancillary services, and suggested a more-detailed breakdown moving forward. He also scanned copies of documentation for the records.

New Business:

- SPS is required to repay former easement charges to the Water Company at \$15,700 per year. However, uncertainty about final legal costs has prompted the Board to hold off payment temporarily to make sure we can meet expenses.
- Carlson will destroy all financial records after 5 years. We can pick them up and store while researching scanning costs.
- Because the current equipment was not designed for the task, we have long needed a riding mower. The Board researched equipment reviews and checked repair records with local shops to buy a mower at the end-of-season sales. The mower can also be used for cleaning culverts/ditches. This will reduce wear and tear on our valuable larger equipment, and eliminate the need for extensive weed-eating by hand so will save on labor.

The meeting adjourned at 12:10. *Next meeting will be February 9th at 10:30 am.*

Note: These minutes reflect our recollection of the proceedings. If additions or revisions are needed, they may be noted by calling the hotline number, 209-533-7909, emailed via the link on our website, or brought to the Board's attention at the following meeting.