

# PARADISE PARK MASONIC CLUB

# BULLETIN BOARD

JUNE 2005

**OUT AND ABOUT!!** Here we are again, . . . Memorial Day approaching and the summer is just around the bend. It meant at one time, the start of the summer rush to Paradise. For the majority of our members it still means coming to Paradise for lengthy stays with family and friends. Those of us on the Board wish to "Welcome" all new and former summer visitors. We have a wonderful array of activities planned. The weekly hot dog roasts and potlucks are coming. The summer of walks, talking with old and new friends, reading that book you put off for so long, everything is possible here, please come often and enjoy what you have here. The Park is you and you become the Park, so smile (smirk), give the Paradise Park wave and fly the flag when you're here.

The candidates coming forward to fill the vacancies are all very capable and willing. It will be hard to fill the shoes of those going on but new goals and ways to reach the old ones are needed for any growth with the times. We have to grow with the times yet allow tradition to stay as a guidepost. We have a unique place here and for us to pass it on the next generation is to plan now for that day. Pay attention to the ballot measures, we need to start now and preserve what we have.

The Park needs you to stop and "clean-up" that area you normally walk by, to stop and pick up the litter that shouldn't be there, to take pride in "your" Park. If you have a "Park" project you'd like to do or see done, contact Bob in the office and we can see what can be done. Together, there is nothing we cannot accomplish.

We have a unique relationship here; we have a common bond with Masonry being the common thread. For us to continue any relationship, we have to relate to one another, before we speak, think, and then listen. Put yourself in the others place and enjoy your neighbor, most have lived quite a life, we all have stories that are our life's struggles. Get to know them and they will get to know you. That is the best conflict resolution. Avoid the conflict.

This may be one of the last times I get to tell you my side, I'd like to thank the support I've received from those nearest and dearest to me, without her I'd not have the courage to face the conflict that is out there. I'd like to thank Marilyn for allowing Jack to "play" with us and

to Jack for the unselfish hours he's devoted to the Park. Our thoughts and prayers go out to you. Again thank you for that smirk and support (and attendance) just when I need it.

Enjoy the summer folks; Paradise Park Masonic Club will enjoy you!! Smile, it becomes you.

Bill Eckard  
President,

## BOARD OF DIRECTORS and OFFICE STAFF

President: Bill Eckard  
Phone: 831/458-2070  
\*Email: president\_ppmc@sbcglobal.net

Vice President: Frank Haswell  
Home Phone: 925/552-7095  
Business Phone: 925/837-3320  
Park Phone: 831/454-9105  
Email: tennistime@prodigy.net

Secretary: Fred Dunn-Ruiz  
Phone: 831/426-6472  
Email: dunnruiz@hotmail.com

Treasurer: Claude Lindquist  
Phone: 831/457-9206  
\*Email: treasurer\_ppmc@sbcglobal.net

Recreation: Chuck Buchanan  
Phone: 831/471-2314  
Email: buchanan\_charles@sbcglobal.net

Park Manager: Bob Koger  
Office Phone: 831/423-1530  
Cell Phone: 831/345-0879  
\*Email: manager\_ppmc@sbcglobal.net

Park Secretary, Bookkeeper  
Office Phone: 831/423-1530  
\*Email: secretary\_ppmc@sbcglobal.net  
bookkeeper\_ppmc@sbcglobal.net

## IMPORTANT INFORMATION FROM THE BOARD

### **JACK FISHER RESIGNS FROM BOARD EFFECTIVE 23 MAY 2005:**

To: President, Bill Eckard and the Board of Directors and the Members of Paradise Park Masonic Club

1. It is with deep regret that I feel it necessary to submit subject resignation at this time. We expect that in approximately four to six weeks we will be going to San Francisco for Marilyn to have major surgery then return home for an extended period of recuperation. Since I will be functioning as Head Nurse, Chief Cook and Bottle washer I do not feel that I will be able to properly fulfill my duties as Director.
2. I would like to thank all of those members who supported me during my tour as Director. I would also like to thank all of the other Directors that I have served with the past two years for your faithful performance of what can sometimes be a difficult and thankless task to the best of each of your individual abilities. Although we did not always agree; I never saw anyone not doing what they thought was best for the Park.
3. Now that I am no longer a Director I would like to take this opportunity to make a few observations and comments. There is a small but very vocal group in the Park that represent less than 10 per cent of the Park Membership whom it appears sole purpose is to find fault with and criticize the Board. I strongly believe in the right to dissent and Freedom of Speech. But I also believe that there are constructive ways to utilize those freedoms. Such as: 1 } Serve on a committee or communicate your ideas to Committee members. 2} Get elected to the Board or communicate your ideas to a Board Member. 3} Attend monthly Board meetings and speak up. Unfortunately there are also destructive ways to utilize these freedoms and I don't think I need to enumerate them. It appears we already know how. And I fear that if we continue as we are now we will soon run out of willing volunteers to run for the board. I also support the idea of a 2 year term versus 3 for the board members.
4. Thank you all for the opportunity of serving you as a Board member, I tried my best.

Respectfully Yours, *J. C. Fisher*

**SPECIAL ASSESSMENT:** The following assessment will be presented for the membership for a vote with the ballot of candidates for Director in June 2005. On the assessment, you will be asked to vote FOR or AGAINST. On the Excess Distribution you will be asked to indicate your preference. The Board will hold a meeting of the Members on Saturday, June 18, 2005 at 1:00 p.m. in the Small Social Hall to give Members another chance to ask questions on this assessment.

**WATER ASSESSMENT:** An assessment of ONE THOUSAND FIVE HUNDRED DOLLARS, \$1500.00, per allotment for the completion of the installation of water lines, hydrants, drains and paving of the roads will be due and payable on or before September 1, 2005. Members may opt to pay in two installments of SEVEN HUNDRED SEVENTY FIVE DOLLARS; \$775.00 with the first payment due on September 1, 2005 and the second payment due on January 3, 2006. Members may opt to pay in 12 monthly payments of ONE HUNDRED FORTY TWO DOLLARS, \$142.00, due on the first working day of each month beginning with September 1, 2005 and ending with August 1, 2006. Any funds so collected, which are not needed for this project, will be dispersed as determined by the majority on a separate vote. All above payments are to be received by U.S. Mail to the PPMC Office on or before the day due or hand delivered to the Office staff on or before the date due.

**DISPERSION OF EXCESS FUNDS:** Any funds collected in the Water Assessment, which are not needed for the stated project, will be distributed by the following procedure which receives the most votes in this balloting:

- A: Excess funds will be prorated and applied to the Member's TADs bill for 2006-2007.
- B: Excess funds will be deposited in a Long-term Capital Improvement Fund to be spent on future capital improvements such as repair and maintenance of water system, roads, office, social hall, fire station, front gate house, bridge, picnic ground structures, dams in the river, etc.

## MORE IMPORTANT INFORMATION FROM THE BOARD

**PPMC WEBSITE:** You may visit the official website sponsored by the Board of Directors. Its address is [www.paradiseparkmasonicclub.org](http://www.paradiseparkmasonicclub.org). If you are interested in getting your bulletin from this website instead of having one mailed to you, call the Office and let them know.

**CANDIDATES FOR OFFICE OF DIRECTOR:** There are five candidates for the two open positions on the Board of Directors. Their resumes are printed elsewhere in this bulletin. Please take the time to read these resumes.

**WEST NILE VIRUS** is transmitted by birds and was established in Santa Cruz County bird population last year. The following quoted from the May 25<sup>th</sup> Sentinel: “**Experts say: typically the virus strikes hardest the year after it first makes its appearance. Adding to this concern: this year’s wet winter has left a bounty of water that will create a rich breeding ground for mosquitoes.**”

Please do everything possible to keep it out of Paradise Park. Check your allotment and those of your neighbors for breeding areas. If you can’t eliminate a breeding area notify the office. Mosquitoes breed in standing water.

- ▶ Don’t let water accumulate even in small containers like planters, pet dishes or rain gauges.
- ▶ Check for trapped water in tarps that cover stored items, depressions in driveways, holes in trees, cast-off tires, empty paint cans, etc.
- ▶ Flush birdbaths, play pools and pet watering bowls at least twice a week.
- ▶ Treat standing water that can’t be drained by pouring a little vegetable oil on the surface or use Mosquito Dunks (a BTI-containing “biscuit” available at garden centers; kills mosquito larvae).
- ▶ Report birds believed to have died within the past 24 hours, especially crows, ravens, scrub jays, stellar jays, magpies, sparrows, finches and red-tailed hawks, to the California Department of Health Services West Nile Virus Hotline (887/968-2473 (887-WNV-BIRD) or [westnile.ca.gov](http://westnile.ca.gov) or [santacruzhealth.org](http://santacruzhealth.org).

**FLEA MARKET:** Look for information elsewhere in this Bulletin on the newly formatted Flea Market to be held on Saturday and Sunday July 30<sup>th</sup> and 31<sup>st</sup>.

**THANKS TO DOROTHY JELCICK** who donated the funds to purchase a new pull-down screen for the Social Hall.

**HOW IS YOUR FLAG?** June 14<sup>th</sup> is Flag Day. Check to see that your flag is truly red, white and blue.

**THANKS TO THE VOLUNTEERS OF SOCIAL ELECTRICAL PROJECT:** The Board gives a great big THANKS to Bob Biendle and his crew of volunteers who did the rewiring of the Social Hall. The crew included Myron Coleman, Fred Dunn-Ruiz, Dennis Gloeckler, Ray Hoffman, Bill Hardwick, Bob Koger, Greg Laskey, Don Moore, Jim Reynolds and Chuck Stiefelmaier. Bob, Ray and Greg volunteered more than a hundred hours to this project, so THANKS AGAIN!

### **LOIS HARDY’S POTLUCK REPORTS**

- The March 19, 2005 Potluck was hosted by Pat Herzog with a Mardi Gras theme. We enjoyed music by Ada and Jay DeVore with everyone singing along. A nice group was present and everyone enjoyed the evening.
- The April 16, 2005 Potluck was hosted by Lee Corum. Tables were decorated with spring flowers. There were 15 Jobs Daughters present and there was plenty of food. Lee wishes to thank everyone for their help.
- The May 21, 2005 Potluck was hosted by Lee Heathorn with a “vote” theme. Tables were decorated with red, white and blue, with flags and the candidate’s names. Candidate Night followed the dinner

## YOUR INPUT REQUESTED

**TREE RULES REVISED:** Please review the Proposed Revised Tree Rules found elsewhere in this Bulletin. Your input before a decision is made is important. Send the Board your comments.

**CARTENT AND FENCE RULES:** The Board is considering changing these rules, which give the Board discretion to approve or disapprove each individual application. Do you think that all carports and fences should be allowed? Or should they be banned? Or is the present way best? Send the Board your thoughts?

**YORK STREET BUNKER:** The Paradise Park Historical Committee is in discussion at this time about how to restore our historic York Avenue Wheel Mill or Bunker. The following proposals are listed here for your information. The Historic Committee would like to hear your ideas and suggestions on the subject.

- Install a new corrugated metal roof over the bunker designed to look just like the original one. The purpose of the roof is to protect the bunker and give the viewer a feeling of what the building looked like in the 19<sup>th</sup> century.
- Replace the big steel girder that originally held the great overhead gear wheel that drove the giant 7-ton grinding wheels. (It is hoped that we might be able to find or make a replica of the original wheels.)
- Construct a new wall-to-wall wooden floor like the original one so as to display historical artifacts and photographs.
- Install historically accurate electrical lights to illuminate the space.
- Create an attractive path up to and around part of the Bunker.
- Create a large Historical Marker, along the lines of State Park displays, containing pictures of the California Powder Works.
- Continue to provide parking in front and at the same time making it easier for visitors to approach and view the structure.

The Committee would very much like to have your input before we proceed so please send your comments and ideas to: Barry Brown

Historical Committee Chairperson  
554 Paradise Park  
Santa Cruz, CA 95060  
transomprods@sbcglobal.net

## VOLUNTEERS NEEDED

If you are willing to serve, please contact the indicated person or the Board President.

**FOR RIVERBED MAINTENANCE COMMITTEE:** Progress has been made in our efforts to keep the Riverbed clean. Bill Gibson has stepped forward and volunteered to chair this committee. We hope to research what is necessary for us to work with the various governmental agencies to assure that we can keep the riverbed cleared and to avoid further erosion of the banks. Contact Bill Gibson.

**FOR INDUSTRIAL SAFETY COMMITTEE:** It is the policy of Paradise Park to maintain a safe and healthful work environment for each employee (including contractors and sub-contractors), and to comply with all applicable occupational health and safety regulations. Our insurance carriers have developed a program and we need you to volunteer to help implement it. Contact Fred Dunn-Ruiz.

**TO MAKE BAT BOXES:** Bob Koger is trying to attack our mosquito problem with bats. The bats already live in the Park, but if we provide them with a home in areas where mosquitoes are known to be, we may be able to minimize the problem. If you have carpentry skills and would like to help, plans are available on the table in the office lobby. Contact Bob Koger.

**YOUR INPUT WANTED:** The following are proposed to replace the current Tree Rules. The Board will revise and vote to adopt or reject these at its June meeting. Your input may affect the outcome of the vote. If you have input, please forward to a Board Member of the Park office on or before June 8, 2005.

## **PROPOSED REVISED TREE RULES**

### **Revised April 24, 2005**

#### **PARADISE PARK MASONIC CLUB RULES FOR TREE TRIMMING AND REMOVAL**

##### **Section 1. Purpose**

The purpose of these Rules is to encourage Members to promote safety and minimize the potential for personal injury and property damage from trees on their allotments, and to help responsibly manage the redwood tree forest. These rules set forth the permit process for the trimming and removal of redwood trees. It also discusses the trees and other vegetation that do not need permits.

##### **Section 2. Scope of Rules**

No Member or their representative shall trim or remove any redwood tree on his/her allotment without prior written approval from the Club. Non-redwood trees may be removed without permission consistent with Section 8. Stumps, suckers, shrubs, brush, and other vegetation may be removed without permission.

Members are required to maintain their allotments and eliminate any safety and fire hazards, and minimize threats to personal injury and property damage due to trees, shrubs, brush, and other vegetation. Particular attention should be given to fire hazards such as bay trees; injury and damage hazards due to dead or decaying trees and branches, exposed tree roots, etc. as discussed in Section 7.

Members are also encouraged to enhance the natural beauty of their allotments for all to enjoy in Paradise Park.

##### **Section 3. Definitions**

Rules mean these Paradise Park Masonic Club Tree Trimming and Removal Rules. Club or Park or Paradise Park means the Paradise Park Masonic Club, Inc. a California Corporation. Committee means the Tree Committee appointed by the Board of Directors of Paradise Park Masonic Club to make recommendations to the Board of Directors concerning tree trimming and removal under these rules. Tree means any tree with a trunk circumference of more than ten (10) inches measured one foot above ground level. Member means a person holding a Membership Certificate issued by Paradise Park Masonic Club, Inc. Forester means a registered forester.

##### **Section 4. Ownership of Trees**

The Club owns all trees growing on the real property owned by Paradise Park Masonic Club Inc., whether such trees grow on Members' allotments or elsewhere including the common areas of the Club. Members are responsible for maintaining trees on their allotments and the Club is responsible for maintaining trees elsewhere including the common areas.

##### **Section 5. Financial Responsibility**

The cost of trimming or removal of trees on a Member's allotment shall be borne by the Member. The cost of trimming and removal of trees elsewhere and on the common areas of the Club shall be borne by Club. In the unusual case where the Club requires trimming or removal of trees on a Member's allotment, the Member may request the costs be shared.

##### **Section 6. Member Requests**

Members wishing to trim or remove a redwood tree on their allotment must complete the application form and submit it to the Club for approval. Members must state, either on the form or an attachment to the form, the reasons for their request. A separate application must be submitted for each tree. The Tree Committee shall review applications within 45 days and make recommendations to the Board. The Board will approve or disapprove the requests.

The Committee may recommend to the Board that further evaluation be taken. If approved by the Board, the Manager shall arrange for a forester, at Club expense, to examine the tree and report his/her findings and recommendations to the Committee. The Committee shall then give its recommendations to the Board and the Board will approve or disapprove the Member's request.

##### **Section 7. Guidelines for Redwood Trees**

Some guidelines for redwood tree trimming, skirting, or removal on an allotment are listed below. There may be other valid reasons that could be considered if requested by the Member.

The following will be considered valid reasons:

- Satisfy fire regulations that require all tree limbs be trimmed back no less than ten (10) feet from any chimney.
- Satisfy safety and insurance guidelines that suggest all tree limbs be trimmed back no less than ten (10) feet from any structure.

The following may be considered valid reasons: A Member believes that:

- A tree is a safety hazard.
- A tree may cause personal injury.
- A tree may cause property damage.

The following may not automatically be considered a valid reason:

- New construction or remodeling. All newly built structures or remodeled structures (having a different footprint)

*Continued on Next Page*

## *Continuation of Tree Rules*

must maintain a minimum of ten (10) feet of clearance from trees unless the Board grants a variance from this setback.

The following may not be considered justification:

- A desire to reduce tree litter.
- A desire for more light.

### **Continued on Next page**

#### **Section 8. Contractors**

A licensed and insured contractor must do all tree trimming and removal. Some approved contractors are listed at the Club Office. Contractors may only perform work in Paradise Park after they deposit at the Club office: a copy of their current valid California contractor's license, and a certificate of insurance naming Paradise Park Masonic Club, Inc. as an additional insured under the contractor's insurance policy. The Member must ensure these requirements are before work begins.

Instead of a licensed and insured contractor, a Member or his/her representative may perform tree trimming and removal if the Member obtains separate approval from the Manager. If given approval, the Member will sign a liability release and will defend and indemnify the Club for any claims arising from his/her tree trimming or removal.

#### **Section 9. Safety Hazards**

Members having concerns about any trees are encouraged to conduct their own inspections, or through an appropriately licensed professional, at their expense. They should submit such information to the Committee for consideration.

A Member who believes that a tree is a safety hazard, that it may damage property, or is a personal injury threat must immediately notify the Park in writing. In the case the Member believes there is imminent danger, the Manager and the Board will decide appropriate action.

#### **Section 10. Expiration of Permits**

Permits to remove or trim redwood trees shall expire 120 calendar days from the date of issue. A Member must notify the Manager if work is not completed within 120 days and request an extension. The Manager may extend the permit for 60 days. Longer extensions need Board approval.

#### **Section 11. San Lorenzo River Riparian Corridor**

County of Santa Cruz approval is required for the removal of vegetation within fifty (50) feet of the average high water mark on the San Lorenzo River. Members wanting to trim or remove vegetation on their allotment in the riparian corridor must secure county approval if needed. The Member shall defend, indemnify, and hold the Park harmless from and against any fines, penalties, violations, or claims arising out of

a Member's failure to obtain the necessary governmental permit or approval.

#### **Section 12. Violations**

A Member or his representative who violates any provision of these Rules is subject to sanctions described in the Bylaws of the Park.

#### **Section 13. Inspection of Trees**

At least once a year the Park may hire a forester to inspect redwood trees and other trees in the Park to make recommendations regarding trimming and removal.

The forester shall be guided primarily by the need to maximize safety and minimize threats to personal injury and property damage; also to manage the redwood forest and maintain its health.

Since forester's assume no liability for their recommendations, their recommendations will be viewed as purely advisory and are nonbinding to the Club and its Members. The Club and its Members assume no liability for the findings or omissions resulting from any forester's inspection of trees, and have no liability for failure to carry out or complete any recommended work.

Based on these recommendations, the Committee shall compile two lists of trees, prioritizing trees on each list in order of importance. The (first) Common Area Tree List shall include those trees in the common areas of the Club. The (second) Member Tree List shall include those trees on Member allotments. The Committee will forward these two tree lists to the Board.

#### **Section 14. Trees on Common Area Tree List**

The Board will determine whatever work will be done on the trees listed in the Common Area Tree List. This work is subject to the availability of funds appropriated for this purpose and other Board considerations. The Park shall have no liability to any Member or other person for failure to carry out or complete the forester's recommended work.

#### **Section 15. Trees on Member Tree List**

The Club will identify the allotments having trees on the Member Tree List. The Club shall provide the Members of those allotments with a copy of the forester's recommendations. Each Member will determine whatever work will be done on these trees on his/her allotment. The Member shall have no liability to the Park, to any Member or other person for failure to carry out or complete the forester's recommended work.

End of Tree Rules

# CANDIDATES FOR BOARD OF DIRECTORS

NAME: Tripura S. Anand                      BIRTHDAY: 4/10/53                      SPOUSE: Om Anand (since 1983)

YEARS PARK MEMBER: 2+                      PARK ADDRESS: 175 Paradise Park  
Santa Cruz CA 95060

RESIDENCE: 368 Eastern Star Rd                      LODGE/OES: Santa Cruz Redwoods Chapter #273  
Paradise Park Santa Cruz                      Star Point Officer Ruth 2005

ORGANIZATIONS:    Memberships: Conflict Resolution Center of Santa Cruz (CRC)  
Non-Violent Communication Santa Cruz (NVCSC)  
Santa Cruz Institute of Contemporary Art (SCICA)  
WORKS/San Jose (artist non-profit co-op)  
Grrrrl's Art WANK (artist salon– meets at PPMC)  
New Women's Art Gallery (past Board of Directors)  
Ashtanga Yoga Institute (past Board of Directors)  
Universal Life Church Ministry (officiating at the marriage of a PPMC couple)

EDUCATION: SJSU–Master of Fine Art                      AVOCATIONS: boating; hiking; gardening (PPMC)  
UCSC–Bachelor of Fine Art  
Substitute Teacher's Certification–Santa Cruz County  
Effective Communications Seminars Certification  
Advanced Teacher's Training– Ashtanga Yoga Institute

PRINCIPAL OCCUPATION: Mediator                      SECONDARY OCCUPATION: Yoga Instructor

BRIEF CAREER SUMMARY: With the exception of some youthful years owning and operating a commercial fishing vessel off the west coast of Vancouver Island, my life's work has been devoted to the Fine Arts (museum-quality framing; exhibition artist; art faculty UCSC) and the Communication Arts (graphic design and desktop publishing). After a disabling hand injury, my career shifted to professional mediator. Mediation is an enormously fulfilling communication art. Mediators assist people in resolving issues using non-adversarial approaches. I regularly volunteer for the Small Claims Court Mediation Program (often while Judge Almquist presides) and for Community Mediation Panels sponsored by the Conflict Resolution Center of Santa Cruz. I am also the associate partner at COMMON GROUND MEDIATION SERVICES (CGMS) operating in Santa Cruz and Santa Clara Counties. We offer Real Estate, Workplace and Marriage Dissolution mediation services. I have also taught therapeutic Yoga classes (UCSC; Pacific Cultural Center; Health & Wellness Care Center) for over 20 years often working with special needs groups such as MS, HIV+, chronic pain etc. I offer the SimplyYoga classes at PPMC each summer.

REASON FOR RUNNING FOR THE BOARD:                      My intention for running is to strive to offer an equally compassionate ear and open mind to everyone who approaches (or sits on) the Board—regardless of age, length of membership, residency status, gender, or degree of involvement. I am confident that a few effective listening and communication skills would go a very long way towards improving relationships between Members, and with the Board. By the very nature of our humanity we all experience conflict and we all make mistakes. Because of our humanity we also have similar needs such as understanding, consideration, appreciation, empowerment, etc. I see increasing lawsuits and decreasing volunteerism as a sign of our times. I believe that in these times, the way we listen and communicate with each other is very important for the continued health and well-being of our community. There are some tough challenges to be faced and hard decisions to be made by the Members of Paradise Park. It is my experience that effective communication skills help to build the mutual trust and respect that inspires people to stay connected and continue working together through thick and thin. I would like to serve in order to bring to the Board some communication tools for all of us to access. If anyone wishes to contact me directly please email [tsanand@ucsc.edu](mailto:tsanand@ucsc.edu) or call (831) 420-1008 or write 175 Paradise Park, Santa Cruz CA 95060.

# **CANDIDATES FOR BOARD OF DIRECTORS**

Name: **Frank “Bill” Lind**

Born: November 10, 1932

Spouse: Married to Anna Lind for 52 years  
Three grown children – 2 boys, 1 girl and 7 Grandchildren

**Frank “Bill” Lind** Continued

Years Park Member: 11 years

Park Address: 86 Paradise Park

Residence: 435 Joppa Street, Paradise Park, Santa Cruz, CA 95060

Lodge/OES: Past Master of Mt. Moriah Lodge 292 in Los Gatos. Member of San Jose #31 OES. Recipient of the Hiram Award, Grand Masters Youth Support Award, Rainbow Grand Cross of Color and General Grand Council of Cryptic Masons Adult Leadership Award.

Organizations: Member of York Rite Bodies, Asiya Shrine, Royal Order of Scotland, Robert the Bruce and Past Masters Assoc. I presently serve on the Board of Directors of the Nor-Cal DeMolay Foundation. I am a member of the First Presbyterian Church of Santa Cruz.

Education: Northwest Technical Institute, Portland, Oregon. Graduated from a nine month Diesel Mechanic course in August of 1956.  
Attended Foothill Junior College, Cupertino, CA  
West Valley Junior College, Saratoga, CA  
San Jose State University, San Jose, CA  
Promoted to Production Engineer A by Varian Associates through a combination of College Credits and Work Experience in 1979.

Hobby/Avocations: Building items, reading and cooking. I have been a Cubmaster, Scoutmaster, Little League Coach, a DeMolay Council Advisor and on a Rainbow Advisory Board. I have worked for our youth for over 40 years.

Principal Occupation: Varian Associates, Palo Alto, CA 1961 to 1984  
Galileo Electro-Optics, Sturbridge, MA (now Corning) 1984 to 1986  
General Contractor 1987 to 2001

Career Summary: In 1961 I started as a small parts Inspector and worked up through the ranks to be promoted to Operations Manager in 1981. Responsible for all phases of a Product Line, with sales in excess of 3.5 million. Responsible for Profit & Loss with a thorough knowledge of budgets and manpower planning. In 1984 at Galileo Electro-Optics (now part of Corning), I was Manufacturing Manager of Channel Products which consisted of two operations, one of which had not been profitable in ten years of operation. One year later it turned a small profit and in 1986 the profit was over 1 million That year both operations profit was 1.75 million with gross sales of 7 million. The turn around was accomplished by good manufacturing practices, consistent process control and attention to detail. Responsibilities included all phases of manufacturing; manpower, purchasing equipment, production control and budgeting. In 1987 I became a Licensed General Contractor and started a business of remodeling houses and apartments. I performed all phases of construction, such as job bidding, plumbing, electrical, tile, painting, etc.

Military Service: Served in the U.S. Navy between January 1950 and October 1953. Honorable Discharge.

Function of the Board: As I see it, the Function of the Board is to oversee the welfare of Paradise Park. Doing what is best for the Park as a whole, knowing at times individual members may be disenchanted.

Reason for Running for the Board: Some of the problems facing the Park are the water/road project, preservation of the covered bridge, investigating thinning of trees and clearing the river channel. With my management experience I feel I can help with these projects.

## **CANDIDATES FOR BOARD OF DIRECTORS**

NAME: ALLAN MELIKIAN

BIRTHDAY: MAY 12, 1945

SPOUSE: VIRGINIA (GIGI)

RESIDENCE: 253 KEYSTONE WAY,  
SANTA CRUZ, CA

CHILDREN: 1

LODGE/OES: CLOVIS LODGE #417

ORGANIZATIONS: California Bar Association

EDUCATION: California Association of Realtors  
BA. Business, University of the Pacific 1967  
Juris Doctor( JD) McGeorge College Of Law 1970

HOBBY/AVOCATIONS: Fly Fishing

PRINCIPAL OCCUPATION: Real Estate Sales

BRIEF CAREER SUMMARY: I was raised in Fresno and attended and graduated from the University of the Pacific on a Football Scholarship. I then attended and graduated from the McGeorge School of Law. I practiced law in Sacramento for 2 years then moved to Ventura California where I practiced law for 20 years. During this time I was also purchasing and developing property in Ventura and Fresno. I began selling Real Estate in Santa Cruz in 2000.

EXPERIENCE IN BUSINESS FINANCE: Over the past 35 years I have purchased, sold and developed various properties in Ventura and Fresno. The largest of these developments was 28 acres that took over 10 years to complete. I have a practical approach to business and finance. I am a good listener and a quick learner.

MILITARY SERVICE: California Army National Guard 1966-1972

FUNCTION OF THE BOARD: I believe the function of the board is to protect the assets of the club and provide leadership. The will of the club majority should always prevail. The Board is only there to suggest, research and recommend.

REASON FOR RUNNING FOR THE BOARD: I have enjoyed my 5 years here at PPMC but have been very busy in establishing my Real Estate business. Now that some of that has been accomplished, I feel it is time to contribute my time to help with the running of the club. I believe that my legal background can be of benefit to the club in deciding some of the important issues that will face us in the near future. As a relative newcomer, I do not belong to any groups or cliques and will be independent in my approach to the task.

# **CANDIDATES FOR BOARD OF DIRECTORS**

Name: **JOANNE NELSON**

Residence: 640 St. Augustine, Paradise Park

## PARK MEMBERSHIP, MASONIC AFFILIATIONS, PERSONAL OVERVIEW:

- Member of Eastern Star Chapters, Sequoia /Redwood City, & Santa Cruz Redwoods since 1964
- Family became Park members in 1951, Personal Membership since 1964 Alternate ; Associate in 1971, Full member since 1983
- I have served on Paradise Park Committees; Investigation Committee for 5 years, Chair for 2 years, Bylaws Committee for 5 years, Historical Committee and member of the Community Emergency Response Team
- I completed my education with a Masters of Library Science, San Jose State University
- Mother of 3 Children; Michael, Elizabeth and Lara

## HOBBIES AND AVOCATIONS:

MUSEUM OF ART AND HISTORY, Santa Cruz

Member Board of Trustees

Chair of Volunteer Council

Archival Volunteer (Cataloger)

Docent, History Gallery

STUDENT OF LOCAL HISTORY,

Member of RESEARCHERS ANONYMOUS, a local history MAH sponsored group.

## PRESENT CAREER:

RESEARCH SPECIALIST, UC SANTA CRUZ, Government Publications & Law

PAST CAREER POSITIONS:

LIBRARIAN: Cities of Watsonville, Santa Cruz, CSU San Diego

BIBLIOGRAPHER, Information Sciences, Rockville, MD and Smithsonian Institution, Washington, D.C

**I WANT TO SERVE ON THE BOARD OF DIRECTORS** because I have lived here for many years and am seeking ways to help maintain and improve our beautiful piece of Paradise. I feel my research experience, capability to seek and implement solutions and various services in the Park qualify me to become a Board member. I hope to accomplish the following:

- I think that those serving on the Board should not have a personal, particular agenda.
- I would like to see that we become a community again and not the sectionalism we have become. I believe the feeling of “going back in time” here is a good thing. At one time this was a peaceful, restful place where neighbors helped one another.
- Problems should be handled on an individual basis. We should not create a new set of by-laws for individual issues rather than addressing the issue.
- Implement a 2-year term for Board members. This may encourage more members to serve on the Board as it is a shorter, more manageable commitment and two years may encourage Directors to run again for an additional 2 years.
- Implement more get-togethers with swap sessions for the sections. In addition to the Section parties, have a progressive party for all sections. Establish coffee hours for recreation and fellowship.
- More little fund raisers each year; selling pizza for instance, and allocate the money for a bridge fund. When the time comes to repair the bridge, we have a start.
- I think we should add a woman’s perspective to the Board.
- See that the committees are allowed to complete their work and become active advisors to the Board.

## **CANDIDATES FOR BOARD OF DIRECTORS**

Name : **PERRY E. OLSEN**

Residence: 524 Santa Margarita Drive  
Aptos, California 95003

I live in Aptos, about a fifteen minute drive from our cabin in Paradise Park. We spend the summers in Paradise Park. My wife's name is Ellen. We have been married for thirty years, and have three children ages sixteen through twenty-five. Only the youngest still lives at home.

My grandfather, also Perry Olsen, was a charter member of Paradise Park, and began building one of the first cabins here in July of 1924 when my dad was only two months old. Grandpa had to stop hammering in the afternoon so dad could take a nap. I have come to Paradise Park in the summer my entire life. I bought our cabin in 1979. It was 1980 before it went through the office, and I became a member of the park.

I was made a master mason in 1976. I was master of Pajaro Lodge number 110 in Watsonville in 1982. Pajaro Lodge is now, after two mergers, Confidence Lodge number 110 in Soquel. Ellen and I joined Santa Cruz Redwoods Chapter 273 Order of the Eastern Star in 2003. I am currently its Chaplin.

I was born in 1948. I graduated from the University of Santa Clara in 1971 with a degree in accounting. I graduated from the University of San Francisco Law School in 1974. I practiced law in Watsonville from 1974 to 2004 when I retired. I had my own law firm from 1977 to 2004.

I believe in the importance of a candidate for any office letting the voters know his position on issues so they will know what they are voting for when they vote. These are some of my positions.

Redwood trees and the river are the two blessings of nature which make Paradise Park a unique beautiful place. I would not support cutting down any redwood trees unless it is absolutely necessary.

I would not support any new stop signs, speed bumps or street lights. If people affected by these things were to request their removal, I would support removing them.

I would not support any unnecessary expenditures of money. Paradise Park is a Masonic club established for recreation. Consequently, expenditures for recreation, I would support as necessary to carry out the club's purpose. I feel that not having a dam in the river for the past several years has had a big negative impact on recreation in the park. If elected, I would make restoring swimming recreation through the dam a high priority.

As in all organizations, harmony is the strength and support which we need to be a healthy happy club. Harmony should also be a high priority for all of us here in the park.

## TREASURER'S REPORT

We close out the 2004 -2005 fiscal year under budget by about 10% with a budget surplus of \$47,198. This fiscal year \$465,602 has been spent and \$512,800 was budgeted. We are over-budget for employee benefits, accounting / tax prep / audit, security / safety, green waste, and park R&M. To reduce costs, the SignatureValue 10/500d health plan has been adopted, the audit fees are being negotiated downward, and the Park is hauling green waste rather than Waste Management. Thus the over-budget items are being addressed and their costs contained. Excluding interest (it's not included in the budget), we have about \$5000 more income than anticipated so our net savings exceeds \$52,000. The annual audit will determine the official final numbers.

Do you want to reduce the amount of mail in your mailbox and help the Park save money? Read, download, and print your own Bulletin from [www.ParadiseParkMasonicClub.org](http://www.ParadiseParkMasonicClub.org). Let the office know and they will remove your name from the mailing list. The Bylaws of PPMC and the Rules & Procedures will also soon be available on the website for easy reference and more savings.

The BOD and contractor have signed the contract for the water project in Section 6. They have also signed a Letter of Understanding to lock in the low bid for the complete water project. All the piping materials for the project have been purchased and are stored here. All the Castle funds have been spent so no capital gains tax will be due. The Castle fund accounts that contained approximately \$211,000 have been closed. Due to a complaint, an official at the County Planning Office is requiring that the Park obtain a permit before work on the water project can begin. We have been put on hold and are currently talking with the County.

In last month's Bulletin, the recommendations of the Assessment Committee, the Member-sponsored Town Hall water meeting, and the Board-sponsored Town Hall water meeting were summarized. The Board recommended an assessment of \$1500 with three payment schedules and two excess refund arrangements. This will be presented to the members for approval. This revenue source would generate \$589,000 in assessment funds that would complete the financing of the water project.

The operating expenses and capital expenses were also discussed last month. The operating expense budget, recommended by the Budget Committee, is reviewed, adjusted, and approved by the Board. It is financed by the member TAD's, finance charges, transfer fees, late fees, penalties, facilities / use fees, undesignated donations, Comcast rebates, and bank interest on these funds. It totals about \$513,000. The capital expenses are not budgeted but are approved by the Board on an "as needed basis". They are funded by "reserves" which are financed by and collected from member initiation fees (primary source), equipment sales, apportioned annual budget savings, and bank interest on these funds. These reserves now total about \$535,000 (\$746,000 less the \$211,000 Castle funds) and grew more than \$70,000 this year *plus* a percentage of our budget surplus. It is important to recognize that our reserves are automatically funded every year by variable amounts. So PPMC does have a reserve funding program in place. Reserve funds are now needed for the water project.

All PPMC funds are deposited in several different accounts for convenience, to avoid commingling, and for adequate FDIC insurance coverage. These accounts now include the general operating expenses, initiation fee, water lines, insurance/ taxes, memorial, and recreation. The general operating expenses, memorial fund, and recreation fund are excluded for reserve use. Capital expenditures come out of reserves. Approximately \$385,000 will be used from reserves (leaving about \$150,000) to continue the water project. The water line account (contains unspent monies from a previous special assessment) and funds from the initiation fee reserve account will be used. The special assessment, if approved by the membership, will be used to fund the completion of the water project. The complete cost projections were given in last month's Bulletin.

Summarizing on the chart below, the water project is funded with \$211,000 (Castle funds), \$385,000 (reserve funds), and \$589,000 (special assessment) which total the estimated cost of \$1,055,000 plus a \$130,000 excess against project cost overruns. The membership is being asked to ballot on two excess refund arrangements (TAD credit or reserves) for these funds.

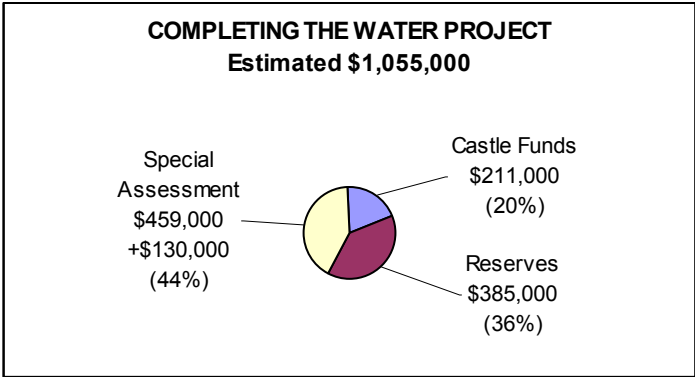
Want more savings? PPMC can save considerable money on its SBA loan by making an extra payment at the end of every fiscal year whenever we have a budget savings. The original 30-year loan was for \$371,000 beginning 1998. Our total interest paid will be about \$267,000. If we had started this in 1998, we would have saved more than half the interest. If we make one extra payment of \$5,000 per year *starting now*, we would save \$49,000 in interest; an extra \$10,000 per year would save \$75,000; and an extra \$15,000 per year would save \$92,000 in interest. So lets start now, pay down our loan using some budget savings rather than putting them all into reserves, save lots of interest, and get out of debt years sooner to eliminate the SBA special assessment to the membership.

(Treasurer's Comment)  
*My View from Shangri-La*  
 (Lost Horizon by James Hilton, 1933,1936).

Advisor Chang speaking to  
 diplomat Mr. Conway:

*"The inhabitants of this valley feel that it is 'not done' to be inhospitable to strangers, to dispute acrimoniously, or to strive for priority amongst one another."*

Since we all live in Paradise,  
 should we not try to  
 practice this wise thought?  
*Claude Lindquist*



<b>FINANCIAL REPORT FOR THE TWELVE MONTHS ENDING APRIL 2005</b>					
<b>UNAUDITED</b>	Monthly Budget	Spent thru Apr	Budgeted thru Apr	Under(+)/Over(-)	Annual Budget
<b>Income:</b>				Budget thru Apr	
Member Assessments		\$454,592			\$453,962
Member Dues and Transfer Fees		\$78,716			\$43,100
Member Finance Charges/Penalties, Use		\$4,754			\$7,200
Bank Interest		\$13,952			-
Misc Income, Member Serv, Donations		\$15,489			\$4,300
AT&T Comcast (7% Return)		\$6,736			\$6,400
<b>TOTAL INCOME</b>	<b>\$42,914</b>	<b>\$574,239</b>	<b>\$514,962</b>	<b>\$59,277</b>	<b>\$514,962</b>
<b>Employee Expense:</b>					
Employee Salaries	\$12,208	\$134,166	\$146,500		\$146,500
Employee Benefits	\$1,750	\$23,787	\$21,000		\$21,000
Employer Federal/State Taxes	\$1,833	\$13,023	\$22,000		\$22,000
Worker's Compensaton	\$1,417	\$12,331	\$17,000		\$17,000
<b>Total Employee Expense</b>	<b>\$17,208</b>	<b>\$183,307</b>	<b>\$206,500</b>	<b>\$23,193</b>	<b>\$206,500</b>
<b>Insurance:</b>					
General Business	\$3,917	\$44,066	\$47,000		\$47,000
<b>Total Insurance Expense</b>	<b>\$3,917</b>	<b>\$44,066</b>	<b>\$47,000</b>	<b>\$2,934</b>	<b>\$47,000</b>
<b>General Office Expense:</b>					
Supplies	\$625	\$6,485	\$7,500		\$7,500
Postage and Communications	\$692	\$7,115	\$8,300		\$8,300
Utilities (Electricity, propane)	\$1,083	\$13,731	\$13,000		\$13,000
<b>Total General Office Expense</b>	<b>\$2,400</b>	<b>\$27,331</b>	<b>\$28,800</b>	<b>\$1,469</b>	<b>\$28,800</b>
<b>Member Service Expense:</b>					
Water	\$5,833	\$67,144	\$70,000		\$70,000
Security/Safety	\$83	\$3,931	\$1,000		\$1,000
Green Waste/Dump Fees	\$375	\$8,533	\$4,500		\$4,500
Bulletin Printing	\$500	\$3,637	\$6,000		\$6,000
Trash Removal	\$2,917	\$32,932	\$35,000		\$35,000
Recreational Activities	\$250	\$3,079	\$3,000		\$3,000
<b>Total Member Service Expense</b>	<b>\$9,958</b>	<b>\$119,256</b>	<b>\$119,500</b>	<b>\$244</b>	<b>\$119,500</b>
<b>Tax Expenses:</b>					
PPMC Co Prop Tax	\$4,083	\$46,154	\$49,000		\$49,000
State and Federal Taxes/Fees	\$433		\$5,200		\$5,200
<b>Total Tax Expense</b>	<b>\$4,517</b>	<b>\$46,154</b>	<b>\$54,200</b>	<b>\$8,046</b>	<b>\$54,200</b>
<b>Repair &amp; Maintenance Expense</b>					
Park R & M Expense (water, trees, road)	\$1,333	\$17,046	\$16,000		\$16,000
Vehicle Expense (gas, oil, maint)	\$1,125	\$7,223	\$13,500		\$13,500
Building R & M Expense	\$750	\$4,633	\$9,000		\$9,000
Equip Rentals, R & M Expense, Fire Eq	\$375	\$1,027	\$4,500		\$4,500
<b>Total Repair &amp; Maint Expense</b>	<b>\$3,583</b>	<b>\$29,929</b>	<b>\$43,000</b>	<b>\$13,071</b>	<b>\$43,000</b>
<b>Other Operating Expenses:</b>					
Accounting/Tax Preparation/Audit	\$333	\$7,042	\$4,000		\$4,000
Legal	\$625	\$5,400	\$7,500		\$7,500
Historical Committee	\$83	\$604	\$1,000		\$1,000
Other Miscellaneous Expense	\$108	\$2,513	\$1,300		\$1,300
<b>Total Other Operating Expense</b>	<b>\$1,150</b>	<b>\$15,559</b>	<b>\$13,800</b>	<b>-\$1,759</b>	<b>\$13,800</b>
<b>TOTAL EXPENSE</b>	<b>\$42,733</b>	<b>\$465,602</b>	<b>\$512,800</b>	<b>\$47,198</b>	<b>\$512,800</b>
<b>Net Income = Income - Expense</b>		<b>\$108,637</b>	<b>\$2,162</b>	<b>\$106,475</b>	
<b>Checking/Savings Accounts</b>	<b>\$1,163,224</b>		<b>SBA Loan 4%, 2028</b>		<b>\$324,628</b>

## UP COMING EVENTS

### BACKGATE CODE

TO BE CHANGED  
JUNE 15, 2005

### KNITTIN' KITTENS LADIES' CANASTA

First Monday Each Month  
Social Hall, 11:30 A.M.

Monday, June 6, 2005  
\*Monday, July 11, 2005

Sponsored by Pat Rundell

\* Note this is second Monday, due to 4<sup>th</sup> of July

### TUESDAY COFFEE

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

OPEN TO EVERYONE IN PPMC  
COME JOIN THE FELLOWSHIP

### MEN'S CLUB

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

WEDNESDAY, JUNE 1, 2005  
CHEF: CARL CHRISTENSON  
SPEAKER: CLAY WISEMAN,  
TRAVEL PRESENTATION

NEXT MEETING  
FOLLOW THE RAINBOW PICNIC  
SATURDAY, JULY 16, 2005

### TOLE PAINTING LESSONS

COME PAINT WITH US ON TUESDAYS AT 6:30 PM.

BEGINNING STUDENTS ARE WELCOME

PLEASE CALL ALCINDA AT 425-2842

SPACE IS LIMITED.

ANYONE CAN LEARN AND WE HAVE A GREAT TIME

### POTLUCK

THIRD SATURDAY  
SOCIAL HALL, 5:30 P.M.

SATURDAY, JUNE 18, 2005

HOSTS: HEIDI & RON RUNDRELL  
THIS IS THE LAST ONE UNTIL AFTER SUMMER

WIENIE ROASTS IN THE PICNIC GROUND  
BEGIN ON SATURDAY, JULY 9, 2005

### BINGO

THIRD WEDNESDAY EACH MONTH  
SOCIAL HALL, 6:30 P.M.

WEDNESDAY, June 15, 2005  
WEDNESDAY, JULY 20, 2005

## MASONIC OUTREACH INFORMATION FAIR

Thursday, June 16, 2005

**9 am – Noon**  
Social Hall

**Find out all you ever wanted to know  
about the  
MASONIC OUTREACH PROGRAM  
And services that are available  
in our community.**

**Meet representatives from  
Local Meal Programs,  
Home Health, Transportation,  
Social Services**

**For details call Bill Uber  
At 4-831/426-0614**

**MOS Representative: Mary Jane Hodges**

### BOARD MEETING DATES

JUNE 18, 2005  
07/02/05 ANNUAL MEETING 7:00 P.M.

MORE UPCOMING EVENTS]

**PARADISE PARK QUILTERS'**

**FOURTH ANNUAL  
QUILT RAFFLE - 2005**

TO BENEFIT THE  
**PARADISE PARK MEN'S CLUB  
ALMONER'S FUND**

96" x 82" MACHINE-PIECED  
HAND AND MACHINE-QUILTED  
(ON DISPLAY IN THE OFFICE)

SUGGESTED DONATIONS:  
\$5 / TICKET OR \$20 / 5 TICKETS  
SUNDAY, SEPTEMBER 4, 2005  
ABOUT 3 PM AT MIDDLE BEACH

RAFFLE DRAWING WIL BE HELD ON  
SUNDAY, SEPTEMBER 4, 2005  
3PM~ISH AT MIDDLE BEACH

2005 SUMMER SCHEDULE

MARK YOUR CALENDARS

MAY 5 – SEPT 29 SOCIAL HALL 420-1008

**SIMPLY YOGA**

Everyone Welcome -- No experience  
needed

AM 10-11:30

PM 7-8:30

ALTERNATE FRIDAYS

ALTERNATE THURSDAYS

JUNE 10, 24

JUNE 2, 16

JULY 8, 22

JULY 14, 28

AUG. 12, 26

AUG. 4, 18

SEPT.9, 23

SEPT. 1, 15

PLEASE ARRIVE EARLY, WEAR COMFORTABLE AND  
WARM CLOTHING, BRING BLANKET OR MAT AND  
HAVE AN EMPTY STOMACH.

**GRAND MASTER'S PICNIC**

AND

**I.O.R.G. GRAND ASSEMBLY  
75<sup>TH</sup> ANNIVERSARY CELEBRATION**

**SATURDAY, JULY 16, 2005**

JOIN US FOR AN EXCITING DAY OF  
FOOD, FUN, LAUGHTER AND MEMORIES

8:30 AM	Cancer Relay registration opens
9 am-noon	Cancer Relay in Paradise Park
10 am-noon	Mixer activities
Noon	Introductions & Presentations
1:00 pm	Lunch
2:00 pm	Games and Activities
5:pm	Farewells and Clean-up

SIGN UP AT PPMC OFFICE  
RESERVATIONS DUE BY JULY 8  
Donation: Adults \$5.00 and Youth \$2.00

PPMC CONTACT: RAY HOFFMAN

**MEMORIAL FUND COMMITTEE**

WE WELCOME SUGGESTIONS FOR  
MEMORIALS

DONATIONS ACCEPTED AT THE PARK  
OFFICE

MAKE CHECKS TO MEMORIAL FUND.

WILMA VINSON, PHYLLIS GREEN,  
BETTY GLADDING AND ALDA HOUCHIN

**LECTURE SERIES**

You are invited to attend a lecture series  
conducted by Dr. Laina Farhat-Holzman  
Ancient Greek Plays: Origin of  
Western Law and Thought

June 1 Euripides, The Trojan Women

June 15 Aristophanes, Lysistrata

\$40 for Four Sessions

Noon to 2:30 P.M. Raadik's Home

Contact Lynn Raadik at 425-1038

Or [Lraadik@ix.netcom.com](mailto:Lraadik@ix.netcom.com) for more details

## 2005 PPMC Flea Market-Yard Sale

### Important - Please Read - Need Immediate Reply

This year there were no volunteers to be Committee Chairman for our annual Flea Market. In order that we may continue to raise money for our Recreation Fund the following suggestion has been made.

A Giant Yard Sale is scheduled for July 30<sup>th</sup> & 31<sup>st</sup> starting at 9AM to 3PM on both days. Each home would set up a yard sale in their yard or driveway.

You could set up tables with old items, tables with new items and tables with any crafts that you make and want to sell.

#### PPMC Yard Sale Rules:

1. A \$20.00 registration permit is required and must be posted at the allotment. If 2 neighbors go together, they would split the cost. Any additional person selling in the same driveway would have to pay an additional \$5.00. These fees go directly to our Recreation Fund from the Yard Sale Event.
2. Tables and chairs would be available to rent from the park. Tables rent would be \$5.00 each and chairs \$1.00 each. These fees go directly to our Recreation Fund from the Yard Sale Event.
3. People having a Yard Sale would determine how much to donate to the "Yard Sale Fund" from their proceeds. They could donate a percentage of what they sold or they could choose to donate all monies made. Members not participating in the yard sale, your donations to the Recreation Fund would be appreciated.
4. Sunday, July 31<sup>st</sup> at 5PM, we would all meet at the Social Hall to donate our monies to the "Yard Sale Fund" and have a success or failure party.

Please call Ray Hoffman 426-2819, Yvonne Jones 427-2346 or the Office 423-1630 and let them know by June 22, 2005 if you are interested in having a Yard Sale, so we may determine how many would be participating. Also Sign Up Sheet in Office.

# PPMC ANNUAL PICNIC

Come and Meet your New  
Board Members

## PICNIC GROUNDS

## SUNDAY, JULY 3, 2005

## 12 NOON - SOCIAL

## 1 PM - DINE (EAT)

## 2 PM - PLAY GAMES

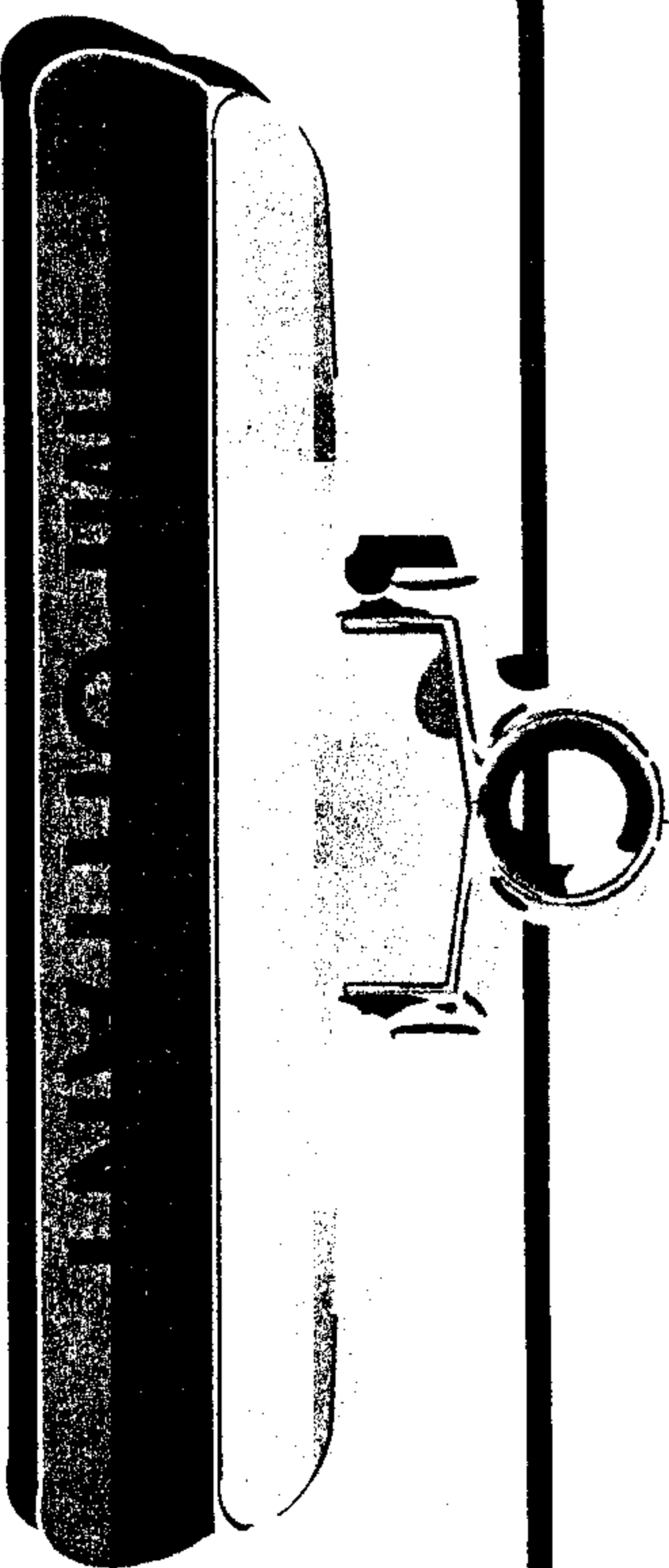
## Park will Provide

## Food, Refreshments

## and Games All Members & Guests

## are Welcome

## Bring Your Own Table Service



# ANNUAL BOARD MEETING SOCIAL HALL

## Sat. July 2, 2005

### 7:00 PM Sharp Come and meet your New Board of Directors

### ALL MEMBERSHIP INVITED

# BOOM TOWN

"The Life & Times of the California Powder Works"

1863 - 1914



A lecture on the California Powder Works by historical researcher and Park member Barry Brown will be given on Friday evening July 1, 2005 at 7PM in the Paradise Park Social Hall.

The Powder Works was a 19th century explosives manufacturing operation here from 1863 to 1914. There will be over 100 projected illustrations as well as explosives artifacts which will be used to illustrate this most interesting time. A real ghost story will be told as well, so bring the kids.

# PARADISE PARK CALENDAR OF EVENTS

<u>DATE</u>	<u>EVENT</u>	<u>Venue</u>	<u>MEMBER/Chair</u>
<b>June 2005</b>			
1-Wed.	Men's Club 11:30	Small Social Hall	R. Hoffman
2-Thur.	Simply Yoga 7-8:30 pm	Small Social Hall	T. Anand
4-Sat.	Tree Committee 10-12	Conference Room	S. Taylor
6-Mon.	Knittin' Kittens 11:30 am - 4:30 pm	Small Social Hall	P. Rundell
7-Tue.	Coffee 9-11am	Small Social Hall	D. & S. Moore
7-Tue.	Tole Painting 6-9 pm	Small Social Hall	A. Walters
7Tue-10Fri	Installation of Social Hall Doors, large hall	Large Social Hall	B. Lind
10-Fri.	Simply Yoga 10-11:30 am	Small Social Hall	T. Anand
11-Sat.	Social Gathering 12-6 pm	Small Social Hall	T. Heer
14-Tue.	Coffee 9-11am	Small Social Hall	D. & S. Moore
14-Tue.	Tole Painting 6-9 pm	Small Social Hall	A. Walters
15-Wed.	Mended Hearts Picnic 11-2:00 pm	Picnic Grounds	L. Schillig
15-Wed.	Bingo 6:30pm	Large Social Hall	Y. & M. Jones
<b>16-Thu.</b>	<b>Masonic Outreach Health Fair, 10am-2pm</b>	<b>Large Social Hall</b>	<b>Masonic Home/B Uber</b>
16-Thur.	Simply Yoga 7-8:30 pm	Small Social Hall	T. Anand
17-Fri.	ERT Committee Mtg. 9am	Conference Room	T. Keller
18-Sat.	BOD Open Meeting 9am	Small Social Hall	B. Eckard
18-Sat.	BOD Exec. Session 1pm	Conference Room	B. Eckard
18-Sat.	Recreation/Activities Cmt. Mtg. 3pm	Small Social Hall	K. Eneboe
18-Sat.	Potluck 5:30	Large Social Hall	H. & R. Rundell
21-Tue.	Coffee 9-11am	Small Social Hall	D. & S. Moore
21-Tue.	Tole Painting 6-9 pm	Small Social Hall	A. Walters
24-Fri.	Simply Yoga 10-11:30 am	Small Social Hall	T. Anand
28-Tue.	Coffee 9-11am	Small Social Hall	D. & S. Moore
28-Tue.	Tole Painting 6-9 pm	Small Social Hall	A. Walters
<b>July 2005</b>			
<b>1-Fri.</b>	<b>"Boomtown - Life &amp; Times of the CA Powderworks"</b>	<b>Large Social Hall</b>	<b>B. Brown</b>
<b>2-Sat.</b>	<b>Annual Meeting 7pm</b>	<b>Large Social Hall</b>	<b>BOD</b>
<b>3-Sun.</b>	<b>Annual Picnic 12 noon</b>	<b>Picnic Grounds</b>	<b>BOD</b>
4-Mon.	<b>OFFICE CLOSED - FOURTH OF JULY</b>		
4-Mon.	<b>ALL WHEELS PARADE ??? Details on poster ???</b>		
5-Tue.	Coffee 9-11am	Small Social Hall	Buchanans
5-Tue.	Tole Painting 6-9 pm	Small Social Hall	A. Walters
6-Wed.	Men's Club - Dark until October?	Small Social Hall	R. Hoffman
8-Fri.	Simply Yoga 10-11:30 am	Small Social Hall	T. Anand
9-Sat.	Hotdog Potluck	Picnic Grounds	Host Needed
11-Mon.	Knittin' Kittens 11:30 - 4:30	Small Social Hall	P. Rundell
12-Tue.	Coffee 9-11am	Small Social Hall	Buchanans
12-Tue.	Tole Painting 6-9 pm	Small Social Hall	A. Walters
14-Thur.	Simply Yoga 7-8:30 pm	Small Social Hall	T. Anand
15-Fri.	ERT Committee Mtg. 9am	Conference Room	T. Keller
16-Sat.	BOD Open Meeting 9am ?	Small Social Hall	?
16-Sat.	Grand Master's Visit ??? am? pm?	Picnic Grounds?	Men's Club
16-Sat.	Recreation/Activities Cmt. Mtg. 3pm ?	Small Social Hall	?
16-Sat.-17-Sun.	Rainbow Sleepover	S.H. & P.G.	T. Williams
16-Sat.	Hotdog Potluck	Picnic Grounds	Host Needed
19-Tue.	Coffee 9-11am	Small Social Hall	Buchanans
19-Tue.	Tole Painting 6-9 pm - Last Session 'til Fall	Small Social Hall	A. Walters
20-Wed.	Bingo 6:30-8:00pm	Large Social Hall	Y. & M. Jones
21-Thu.	Masonic Outreach, 10am-12pm	Small Social Hall	Masonic Home/B. Uner
22-Fri.	Simply Yoga 10-11:30 am	Small Social Hall	T. Anand
23-Sat.	Job's Daughters Breakfast	Social Hall	D. Macdonald
24-Sun.	Mt. Moriah Lodge BBQ	Picnic Grounds	B. Morgan
26-Tue.	Coffee 9-11am	Small Social Hall	Buchanans
28-Thur.	Simply Yoga 7-8:30 pm	Small Social Hall	T. Anand
30-Sat.	<b>Traveling Yard Sale 10-4 pm</b>	Parkwide	R. Hoffman/Y. Jones
31-Sun.	<b>Traveling Yard Sale 10-3 pm</b>	Parkwide	R. Hoffman/Y. Jones
31-Sun.	<b>Yard Sale Success/Failure Gathering 4 pm</b>	Large Social Hall	R. Hoffman/Y. Jones

## Bernard Peyton Mansion

At the end of this road, on the bluff above, stood two mansions. The first one you see here belonged to **Bernard Peyton**, the 2<sup>nd</sup> Superintendent of the **California Powder Works**. He resided in this house with his wife and six children from 1875 until about 1900. The family was supported by six servants, all of whom were from Ireland.

*Santa Cruz Sentinel November 20, 1875.* "Among the truly fine and costly private residences built during the past summer in Santa Cruz, none excel that recently erected west of **Thompson's Flat**, on the brow of the hill overlooking the California Powder Works, for the use of the Superintendent, Mr. Bernard Peyton, as a residence. The house is gracefully located, with rich foliage of primitive forest as a relief in the back ground, commanding a fine view of Santa Cruz and the distant bay and hills of Monterey to the South, while immediately in front is the magnificent scenery of the **San Lorenzo**, with its varied improvements of flume, two railroads and three graded wagon roads stretching ribbon-like along the hillside to the west of the works, where the hum of busy labor, crack of the teamster's whip and shriek of the locomotive send their mingled voices in echoes and re-echoes far away into the deep forest, to be lost where the plum pines whisper in the evening breeze to the piping of mountain quail or chirping squirrel."

"We learn from **Mr. John Morrow**, the contractor and builder, that the house was constructed from plans furnished by Mr. Peyton, and is of the modern Italian style of architecture, closely copied from drawings of the Palation or Palazzo composition, and is one of the best arranged residences in the State built at similar cost. The plans and specifications exhibit a two-story building 37 x 44 feet, with a wing extension 17 x 34 feet on the ground floor. A piazza surrounds the front rooms with a portico supported by Corinthian arches. There are twenty rooms in all; fifteen closets, eight fireplaces with water and gas in every room. The gas is made on the premises, and the water is brought by hydraulic ram from a spring some distance northwest of the house. The total living area is approximately 4,400 square feet and the whole cost of the house is \$20,000."

"The interior is hard finished throughout, and neatly painted gloss-white. The exterior is also white, making a strong contrast, in harmony with the deep green foliage of redwood, fir and pines growing in the vicinity. It is hoped that it will not be many years before numerous such will grace the fine plateau and bench land over-looking the western ocean in our own beautiful kingdom by the sea; the abode of merchant princes, mining lords and cattle grandees, escaping the sand dunes of the Bay City, "Washoe zephyrs" of Nevada, or burning plains of the Tulare valley. This new residence will be occupied by Mr. Peyton and family, we are informed, as soon as the state of the weather will permit."



## WILLIAM C. PEYTON RESIDENCE

The home you see here was constructed next to the original Peyton mansion at the top of this hill. It was built by William C. Peyton, third son of Bernard and Estelle Peyton. William C., born in 1868 in the original California Powder Works Office/Home, graduated from U.C. Berkeley in 1887. He then returned to the Powder Works to work for his father as Assistant Superintendent. While here he invented "Peyton Powder", a version of smokeless powder for small arms, along with a hydraulic machine which produced smokeless cannon powder of remarkable quality and consistency.

He married Anna DuPont one of the daughters of the DuPont explosives dynasty of Wilmington, Delaware in July of 1894. Returning home, he and his new wife stayed with William's parents until the completion of their own home next door in 1895. It might seem strange that an essentially west coast family should connect by marriage with such a prominent eastern family but the Peytons and the DuPonts had long been associates, the DuPont Corporation having purchased an interest in the California Powder Works as early as 1868.

The mansion William built was of the Queen Ann style so popular in the United States between 1880 and 1910. It represented the full exuberance and wealth of the Victorian age. Queen Anns are identified by an irregular shape, front facing gables, patterned shingles (often called fish scales), cutaway bay windows, large wrap-around porches, large chimneys, very steeply pitched roofs, turrets, classic columns, and spindle work (turned porch posts). The mansion was painted with multiple colors in accordance with the fashion of the day and contrasted sharply with its all white neighbor next door. (You can see several restored Queen Anns today in Santa Cruz as a reminder of what they must have looked like.)

Due to a series of events in the last part of the 19<sup>th</sup> and the early part of the 20<sup>th</sup> centuries, both mansions were abandoned. When the Freemasons bought the property in 1924 these buildings were still there forlorn and empty. Groups of young people from the Park used to take the road up the hill in the evening to visit the old ruins telling ghost stories along the way. Empty Queen Anns made perfect haunted houses. Sadly, both mansions became hazardous and were torn down in the early 1930's.



## DRAFT MINUTES OF MAY 23, 2005 BOARD OF DIRECTORS MEETING

**1.0 ROLL CALL at 9:00**, present were President Bill Eckard, Vice President Frank Haswell, Secretary Fred Dunn-Ruiz, Treasurer Claude Lindquist, plus some 40 interested members. Director At Large Jack Fisher was not able to attend.

(a) Invocation & flag salute was led by Frank Haswell.

(b) Consideration of Late Additions to the Agenda; none from the BOD. J. Mancini requested to speak re: communication & fiduciary responsibility to the Park, item 5.h.

**(c) Report from Executive Session(s) of April 23-24, 2005 and May 4, 2005**

1. Executive Minutes of the March 15, 2005 were approved.

2. Bids on the Kindwall allotment were reviewed. One bid was withdrawn. Decided to send the remaining bid, which is below appraisal value, to Kindwall estate for their consideration.

3. Discussed two-allotment, Bylaw situation. Member was unable to attend today as requested. Bill will call Member and ask him to agree to get an appraisal from an appraiser familiar with PPMC. If he is unwilling to do so, then Member will be told to meet with us at our May meeting.

5. Reviewed request from Member regarding being billed for two dues for two allotments. Board agreed that this was the practice. All Members holding more than one allotment are so billed. Letter to be sent.

6. Discussed complaint against Member's sound barrier and continuing noise from Mosquito machine. Board previously approved sound barrier. Mosquito machine does not violate Park noise rule.

Executive Session Recessed to Open Session at 8:45 am and resumed at 12:45 pm

1. George Saam joined us and indicated that the contractor doing the Washington Wall had improperly graded the pathway thus contributing the erosion, which has since occurred. He suggested that we have the contractor regrade that portion to prevent further damage. Manager is to follow-up.

2. Interviewed and approved Evangeline Frenor as Associate to Francis Frenor of 161 St. Bernard.

3. Interviewed and approved Jerrol Largin as Member at 293 The Royal Arch.

4. Interviewed and approved Michelle Green as Member at 678 St. Paul

5. Interviewed and approved Jeffery LeBeouf as Member at 113 Keystone

6. Attorney called and left message that he was unable to meet as scheduled. Bill is call him to arrange a conference call with him and the Board. Attorney's letter suggested use of a professional surveyor—we are opposed as it would not be meaningful unless entire Park was done.

7. Sandy Beach. At open session a desire to have it cleaned on Memorial Day for summer use was expressed. We agree with the goal. Fred is to contact F&G for guidelines. Bill is to include this in discussion with attorney.

Also discussed the placement of the picnic table at Sandy Beach. Fred is investigate handicap requirements.

8. Reviewed John Mancini's letter. Responses to his questions were discussed. Bill will have this on agenda for discussion with Halloran.

9. Discussed use of Round-Up. Manager is to call Forester to find out if it is ok to use to eliminate suckers.

10. Discussed reports of dogs off leash. A warning letter is to be sent to one Member. A letter is to be sent to another Member banning two dogs from Park.

11. Manager is to see that dog enclosure has been removed.

12. A letter is to be sent to Bob Morgan making his committee's suggestions due by May 11.

13. A letter is to be sent to a Member re removal of trailer and welding gear from corporation yard area.

14. A letter is to be sent to a Member re removal of road-oil tank from Corp. yard.

15. Discussed Employee Health Benefits and approved switch to PacificCare Signature Value HMO 10/500d and to create a pool of \$3000. This pool will reimburse employees for hospitalization day charges if incurred during the first six months of the new contract. If more than \$3000 in expenses are accrued, the payback will be prorated. The \$3000 pool will be funded from the budget savings generated by the switch. Frank will schedule a meeting with affected employees to explain the new coverage and the pool.

Executive Session Recessed Executive Session at 5:30 pm until 8:00 am April 24

1. We accepted the donation of \$1000 from the Downer Trust and allocated it to the Social Hall renovation project. A letter is to be sent to the Downer Trust.

2. Agreed to ask Bylaws Committee to consider a change, which would give membership a chance to ratify rules. Claude will draft and forward.

3. Review Proposed Tree Rules and all the correspondence received to date. Made many changes. Claude will incorporate into a final draft to be run in the bulletin. We will ask for membership input by June 8 Rules may be adopted at June meeting.

Adjourned Executive Session at 11:30 am

Report of May 4, 2005 Special Meeting at 4: pm

1. It was reported that \$110,000 more of the Castle fund had been spent for pipes for the Water Project. Balance remains at \$17,000. We could order more pipe to bring down to \$7,000.
2. We discussed storm drains and George Saam estimated that it would cost about \$20,000 to run a drain from St. Albans to the river, provided no permits were required. We agreed that Members whose allotments have drainage problems would be responsible for pumping to the new drains. George is to draw plans and cost it out. Board approved no more than \$25,000 for these drains.
3. Water Project: Discussed where to store supplies when delivered? Nor Cal will do a few house hook-ups to better determine their cost and will then submit a bid for the rest. A motion was passed to release Malcolm Kirby from liability for his work on the drawings for the Water Project. A motion was passed to authorize Bill Eckard to sign the Contract, General conditions and Letter of Understanding with Nor Cal Engineering.

Adjourned Special Meeting at 5:15 pm

## **2.0 CONSENT ITEMS**

- (a) Acceptance of Minutes, April 23, 2005; remove items d & e, until after meeting with those persons. All other consent items accepted.
- (b) Financial Report – April 2005.
- (c) Executive Session Report – April 2005.
- (d) Members Before the Board
  1. Sharon ‘Shari’ Keller purchasing from Noreen S. Hansen @ 362 Eastern Star Road, 1:00.
- (e) Associate Members Before the Board
  1. Billie Halliday to Earl ‘Hap’ N. Halliday @ 155A St. Alban Street, 1:15.

## **3.0 MANAGER’S REPORT**

- (a) Bob Koger’s Monthly Report; Bob Biendle & crew were thanked for the Social Hall upgrading and Barry Brown for installation of the screen, which was donated by Dorothy Jelcick. The crew built a barricade at Washington Way pathway, where it was slipping into the river, and the pathway was graded to slope toward the drain. Sand was placed in all the appropriate play areas. Two water leaks were repaired by Manager, crew, & volunteers. A Bat box was placed in the Picnic Grounds, each box will hold 25 bats, each of whom can eat 1000 mosquitoes per night. Abatement costs are \$200 for each parkwide application, lasting only 30 days. Bob is asking for volunteers to make more bat boxes. Building plans are on the table in the mailroom lobby. The Volleyball court is ready for the net to be installed. A Handicapped ramp has been installed at the back entrance of the Office. The Social Hall upgrading inspection is awaited, scheduled for this coming Tuesday. Power consumption there should be reduced by 2/3 to 3/4 of what it was. The new double doors are here & ready to be installed, with volunteers. Three more radios are desired for traffic control during emergencies, at \$450 each. Pat Herzog will investigate where we might find the money, possibly from the Memorial fund. It was moved to allocate for this request \$1500, pending the bookkeeper finding an appropriate source of funds. Passed. Jim Cook volunteered to make some bat boxes.
- (b) Dogs at large prohibited; newspaper article shared for FYI.

## **4.0 UNFINISHED BUSINESS**

- (a) Committee Reports
  1. Assessment Study – Malcolm Kirby. Not present; no report.
  2. Budget – Previously completed, so remove from agenda.
  3. Building – Bill Hardwick
    - a. 4/26/05 report on proposed deck @ 113 Keystone Way, former Strickland now LeBeouf.
    - b. 4/27/05 letter from Manager to J. LeBeouf re: deck @ 113 Keystone Way.
    - c. 5/6/05 report on proposed deck expansion @ 455 York Avenue, Hale/Hughes.
    - d. 5/10/05 letter from Manager to E. Minium re: lattice fence @ 328 The Royal Arch.
  4. Bylaws – Bill Hardwick
    - a. 5/11/05 note re: BOD term to BOD from C. Lindquist. A discussion ensued re: changing from 3 year term back to a 2 year term. More affirmative responses would be expected from potential candidates considering a 2 year term, although the 3 year term was seen as leading to greater continuity in the Board. This change would not be possible on this June’s ballot. Fred thought not printing the proposal in the bulletin until after this coming election would be best, so as not to confuse people regarding this election & its items. It was moved to accept as a proposed Bylaw change, Article 6 Section 1, changing back to 2 year terms, & postpone publication in the bulletin until after this coming election. Passed. Jack Fisher’s letter does not have a definite date of resignation; to be clarified by the BOD.

5. Dam – Malcolm Kirby. Not present. No report. Question from Pat Herzog re: how much longer will we be trying to acquire a dam, and what costs might continue to be involved, such as increasing legal costs. Claude will report. Fish & Game is not really acknowledging our claims.
  - a. 4/20/05 letter re: lack of action to General Counsel, Fish & Game, from R. Bosso.
  - b. 5/2/05 letter re: resolution without arbitration to BOD from Regional Manager, Fish & Game.
  - c. 5/4/05 letter re: unacceptable delays to S. Glushkoff, Fish & Game, from BOD.
  - d. 5/5/05 letter re: choice of our arbitrator to BOD from R. Bosso.
  - e. 5/7/05 letter re: wildfire suppression to Santa Cruz Fire Department from Manager.
  - f. 5/10/05 letter re: working toward solution to Regional Manager, Fish & Game, from BOD.
6. Emergency Response Implementation Team – Ted Keller. Fred re-request that the Manager & crew be trained on fire truck operation, and Bob Koger re-requested training/equipment re: the immersible pump. Bob Biendle reported the Table of Organization on the Emergency Response bulletin board in the mail lobby needs updating.
  - a. Community safety – VIP program, now chaired by Lisa Leong. Ted reported a Sentinel newspaper article re: First safety rules & insurance, changing from 30’ to 100’ the clearance of flammable material around a house. Ted is to arrange with Rodney Maddox to speak to the BOD on June 18<sup>th</sup> at a 2:00 special session on this subject, or some Monday for a walk around.
  - b. Community Emergency Response Team (CERT) – Ted Weller; need back packs, hats, vests, etc. for the 10 new CERT graduates. \$15/ea. \$150 total. Move & Passed. Fred requested a complete listing of people who have radios, back packs, pagers, etc. covering all emergency-related equipment. Ted will supply this listing to the Board.
  - c. 911 Emergency Response Team – Ray Hoffman, Greg Laskey, or Pam Hipsley
7. Historical – Barry Brown
  - a. Two more monuments were recently put up, with much help from Don Moore; these will be in the next bulletin. Barry still has 12-13 more monuments to go up, hopefully within this coming year. The York Street Bunker Project has been discussed by committee, concluding that some decisions are needed regarding several possibilities: the roof, restored as it was; the floor, restored exactly as it was, 2 feet off ground, completely wooden, with artifact displays installed; restore original electrical double-glazed non-explode light fixtures. The committee wants the PPMC general public to respond to Barry with comments, questions, ideas, best conveyed to him through in-park mail. Barry is to convey to Fred an article for the bulletin. Bookkeeper Pat Herzog reported there is \$970 for Bunker restoration from the Gardner family still available. Tina Gardner Unti is part of the committee. Barry is planning to create a self-guided walking tour booklet, to be available in the Office for a nominal fee, for members and guests, hopefully by the end of the year. Mark Stone responded that he is not available when invited July 3<sup>rd</sup>. Barry is to contact him to work on another date or two. Barry reminds us that he will lecture on the California Powder Works on July 1<sup>st</sup>, a 90-minute presentation in the Social Hall, with some 100 pictures. Yvonne Jones could do a flyer, & there might be a wine & cheese element. Stay tuned for details. Barry has not yet had success finding someone who would loan him a video projector and he might have to rent a video projector and would like funding of this possible rental amount.
8. Long Range Planning – Chuck Buchanan; not present, no report.
9. Nominating – Pat Herzog
  - a. Follow-up Report to BOD, with attachments (9 pages total)(attachments available to members).
10. Orientation – Bill & Anna Lind
11. Recreation – Karen Eneboe. Ray Hoffman, co-chair of the traveling flea market, reported it will be July 30, 31, with a \$20 registration permit, a plaque will be posted at each site, tables/chairs will be available for rent; 10-4 Saturday, 10-3 Sunday, with a 4:00 social gathering, failure/success party at the Social Hall, with donation of profits to the Recreation Fund. Ray would like volunteers to do a couple of food booths, or Masonic youth groups to be asked to do it. Ray or Yvonne Jones will take calls/comments/questions. No storage is available. Also imminently happening on the Recreation calendar is tonight’s Potluck, followed by Candidates Nights, sponsored by the Men’s Club; the Memorial Saturday activities, with clean-up at 9 followed by a hotdog lunch for the volunteer workers; bocci instruction at 1:00, followed by a bocci tournament, followed by a spaghetti dinner, followed by a dance. See the posters for details of time.
12. Safety, Industrial – chair & committee needed.
13. Staking – Bill Lind
  - a. Current Staking Log
  - b. 4/28/05 report on 293 The Royal Arch, S. Simas selling to J. Largin; approved if no negative responses received as of 5/20. Passed.

- c. 5/12/05 response on 293 The Royal Arch, G. Logan @ 295 The Royal Arch. Fred is to respond that the BOD concurs.
- d. 5/17/05 report on 236 Temple Lane, with neighbors' notice. Referred to our attorney.
- e. 5/18/05 report on 362 Eastern Star Road, with neighbors' notice. All neighbors talked with & concurred; BOD accepted pending no negative responses from members notified.
- 14. Streambed Maintenance – Bob Koger; still need some people to spearhead this committee & acquisition of permit & plan for the future. Bill Gibson, per Claude, seemed willing to be active. Rod Monti also willing. Fred is to contact Bill Gibson.
- 15. Trees – Steve Taylor
  - a. Minutes: no May minutes since Committee did not meet in May..
  - b. Current Tree Log; Charlsie Harris's August 04 request has not been given notice; BOD is still awaiting recommendation from the committee.
  - c. 4/22/05 letter re: Revised Tree Rules to BOD from G. Laskey. 2<sup>nd</sup> printing to be in June bulletin; BOD seeking comments; to be decided at June meeting.
- 16. Vehicle – Greg Laskey; - to be dropped from listing of committees.
- 17. Water/Roads – George Saam. No report

Diana Cook gave a presentation on behalf of several people, who believe the water project as presented should be withdrawn. Since the tax problem is out of the way, a slow down & better planning is needed. Santa Cruz City will bring more water to PPMC at the earliest in 2009, if budgeted. North Cal is a very new company; basing the total cost of an entire project on a new company seems risky. The estimates seem very low. The weight added to the bridge is directly contrary to earlier advice given by Arnold Graton, expert in our type of bridge. Drains estimates are under-estimated. House service connections & contingencies are under even common business practices of estimating. The proposed assessment of \$1500 is not sufficient to cover the total project. 13.6% interest on the assessment payment plans is usurious at best. Diana concluded that everyone wanted the project completed, but better planned. Permits are going to be required, as stated by Jennifer Hutchinson of the Planning Department. If we turn one shovel full of dirt, she, Ms. Hutchinson, will shut down the entire Park.

Bob Biendle has concerns; water pipe storage is subject to contamination by dirt, critters, degradation by UV light, potentially toxic chemicals used for flushing the pipes, the environmental impact of the chemical runoff, etc. A reputable non-member source said the flushing of chemicals would have to be trucked away, and the pipes must be tarped immediately. Bob concluded his comments by saying that PPMC is part of the County & must go by County rules. Forget about past things, let's get together and do this project correctly.

Claude Lindquist said the permit itself is \$1-2,000; the greater cost is in the inspections. Claude reported many different statements were given to his group one Friday, when visiting various County offices. Due to a complaint filed with the County, Jennifer Hutchinson is requiring a permit. Tom Burns is her supervisor. Environmental Health is not involved; a project involving over 200 homes comes under the state. Mark Stone was contacted; he sent a letter to try to clarify our case. Claude said if we went through the City; their inspection costs would come to \$70-80K. We put a hold on the contractor, since receiving a FAX from the County of permits required by the County. The BOD will see to having pipes covered.

- a. 5/5/05 Permit Required Code Sections requested from Co. Planning Department
  - b. Drain One, Section 6
  - c. Drain Two, Section 6
  - d. Report of Punctured Water Line on Highway 9.
  - e. Permit Required Code Sections You Requested Water Project
  - f. County Business Cards
  - g. 5/11/05 letter re: S.C. County may require permit, to Nor Cal Eng., from C. Lindquist.
  - h. 5/11/05 email re: Storm Drain One & Two, to G. Saam from North Cal Eng.
  - i. 5/14/05 email re: Covered Bridge Load, to Manager from C. Crogan.
- (b) Treasurer's Report, Claude Lindquist. Last month ended our fiscal year, with \$47K surplus; the employee health plan ended the year over budget; audit fees will be negotiated downward; \$4700 has been spent on dam/legal fees; there is a total \$52K net surplus, about which we will know more in August. There has been a good response from the website; let the Office know if one wants her/his name removed from the mailing list. There are 4-5 changes in the Bylaws and Rules & Procedures that have not yet been printed; Claude wants them added to the website. Contractors have been assigned to the water project; piping materials have been purchased; the Castle funds are all spent, so no capital gains taxes are due. The recommended assessment of \$1500, which the

membership has been asked to approve, is the total needed, and it includes \$130K buffer, as excess funds. See Claude's complete Treasurer's Report in the Bulletin. The SBA loan, some \$371K, in 1998, has a total interest of \$217K, and we could use 10% of any yearly excess for principal paydown, to save interest. We could take 10+% of any savings each year, & the total load could be paid off within 12 years. Claude recommends this plan to the BOD to think about.

- (c) Several Insurance Questions; Claude spoke to the issue of liability insurance for all contractors, as well as individuals working on individual allotments. From our insurer Britt Thompson, every worker should carry their own; if not, the homeowner would be liable. If a member does not carry homeowners insurance, the Park could be liable. Ideal world and real world are not the same.
- (d) Copier Information (9 pages) Additional bids from 3-4 companies, with comparisons. No action taken.

## **5.0 NEW BUSINESS**

- (a) Car Tent Ban; Fred submitted the suggestion that the rule needs to either allow all or exclude all, and he would like Park input before deciding. He suggests putting this issue in the bulletin; fences, hedges, grandfather clauses could be included.
- (b) Two Allotments Bylaw (one member owning 2 allotments); to be discussed in Executive Session. Enforcement needs clarification, when a 2<sup>nd</sup> allotment is purchased, and the first hasn't yet sold, especially after a long duration.
- (c) Eastern Star/Hiram width; there exists a discrepancy between what the county map shows & what we list as dimensions.
- (d) Picnic Ground Drainage/Mosquitoes; the Manager is to see how drainage could be improved.
- (e) Bylaw re: 2-year Term; as previously discussed.
- (f) Buy/Sell Process; Bob Morgan, the committee has been working on this, with the work 90% completed; it probably will be ready for submission for the next Board.
- (g) Fire Chief, re: list of equipment needed for the pump & training; as previously discussed.
- (h) J. Mancini; has not received a detailed written reply, signed by the President, to his March 26th letter.. When will he receive a written response from the President? The BOD must pass by our lawyer on several items before receiving written response from the President.

## **6.0 DISCUSSION**

### **7.0 INFORMATION**

- (a) **Member Change**
  - 1. Myron Kegebein demitted to Judy Vierra @ 114 Keystone Way.
- (b) 4/19/05 Incident Report re: 2 loose dogs, near Office.
- (c) 4/25/05 Incident Report re: 2 loose dogs, Community Garden, Section 3.

### **8.0 CORRESPONDENCE**

- (a) Correspondence Log
- (b) 4/22/05 letter re: 2 letters received regarding dues receipts, to BOD from Member.
- (c) 4/25/05 letter re: loose dogs, to Member from BOD.
- (d) 4/25/05 letter re: dues/allotment, to Member from BOD.
- (e) 4/25/05 letter re: allotment boundary, to Member from BOD.
- (f) 4/25/05 letter re: allotment boundary, to Co. Planning Dept. from BOD.
- (g) 4/25/05 letter re: allotment boundary, to Member from BOD.
- (h) 4/25/05 letter re: stored tank, to Member from BOD.
- (i) 4/25/05 letter re: donation, to Downer Family from BOD.
- (j) 4/25/05 letter re: loose dog & stored equipment, to Member from BOD.
- (k) 4/25/05 letter re: Appreciation Gift/Invitation, to M. Stone from BOD.
- (l) 4/25/05 letter re: considered switch of law firms, to Member from BOD.
- (m) 5/3/05 letter re: Green Swings, to BOD from Member.
- (n) 5/3/05 letter re: loose dogs, to BOD from Member.
- (o) 5/3/05 letter re: invitation, to BOD from M. Stone.
- (p) 5/5/05 email re: mosquito machine, to Manager from Member; because BOD said they heard nothing new that would change their previous ruling, Member felt compelled to report to the Sheriff; since neighbor did not turn off machine or move it; he was sited; now mosquito machine & a water fountain are both running at night.
- (q) 5/8/05 letter re: Resignation from BOD, to BOD from J. Fisher.
- (r) 5/11/05 letter re: traffic control by private citizen, to BOD from Member.
- (s) 5/16/05 letter re: allotment purchase, to BOD from Member.

## **10.0 ADJOURNMENT 11:42**

- - **LETTERS FROM THE MEMBERSHIP** - -

Your Letters From the Membership and articles of interest to the membership are welcomed for publication. Deadline for submitting articles is the Monday following the Board meeting. Submit articles to F. Dunn-Ruiz, 606 Paradise Park or [dunnruiz@hotmail.com](mailto:dunnruiz@hotmail.com) in Microsoft Word format. Letters to the Editor must be limited to 150 words (longer letters are subject to cutting), contain no negative reference to individuals and be accurate regarding legal or procedural issues – omitting hearsay and gossip.

The SimplyYoga class would like to gratefully acknowledge the support for yoga in Paradise Park from: Gene Nicks, sales manager of MMM Carpets on River St for donating the new mats; Char and daughter Linda Reynolds for providing the fabulous new signage; and all the people who attended the first classes--we are off to a great start in our second season.---Tripura

**ARGUMENT AGAINST CURRENT ASSESSMENT PROPOSAL FOR THE WATER SYSTEM**

We ask you to **VOTE NO** on the Assessment proposal as currently presented. We are not against completing the water project, but we feel the current plan is flawed and has several potentially damaging elements for Paradise Park and its' members.

At the present time, all of the "Castle Money" has been spent, so there is no longer a tax liability. We feel with this tax problem out of the way, it's time to slow down, make sure everyone is on the same page, and produce a quality water system that will be of the greatest benefit to current members and for generations in the future.

The current assessment does not have the costs involved and the requirements of a county permit, which includes professionally engineered drawings and any new conditions generated by the permit process including inspection costs. At the current time, we do not have engineered drawings or the permits required.

Some of the problems associated with the current water plan are listed below:

**\*THERE IS NO ADDITIONAL WATER AVAILABLE IN THE NEXT 4 YEARS \*** As indicated in conversation with Bob Kocher (Head of the Santa Cruz City Water Department), the earliest the City would begin actual construction on a project to bring more water to PPMC would be 2009.

**\*COST OF THE ENTIRE PROJECT (\$1,055,242) \*** The estimated cost of the entire project has several estimates built into it. They are:

**BRIDGE ESTIMATE \$10,000 \*** Placing additional pipes on the bridge will add a considerable amount of new weight. Arnold Graton, an expert on covered bridges, in his report on Paradise Park Covered Bridge (March, 2001) stated among other things that we should attempt to remove as much weight from our bridge as possible. **NOT ADD WEIGHT!** Alternate methods will far exceed this \$10,000 estimate.

**DRAINAGE ESTIMATED COST \$50,000 \*** We have one bid for Section 6 at approximately \$41,000. and we will still need drains for Sections 3, 4, and 5(the road way between Powderhouse and Section 3) which is not included in the current estimate.

**HOUSE SERVICE CONNECTION \$51,975 \*** The bids range from approximately \$225 to \$790 per hookup! With approximately 231 hookups, we believe this is not a viable estimate.

**CONTINGENCIES (EXTRAS) \$50,000 \*** The permit costs alone will exceed this amount.

**\*ASSESSMENT OF \$1,500 WITH INTEREST** We believe the assessment is not sufficient to cover the total project. The addition of 13.6% interest on the 12-month payment option is excessive at best. It is being charged on the people who can least afford it.

If the Board of Directors will slow down and plan properly, we believe we will all benefit from an improved water project with fewer burdens on the membership. For this and the above reasons we ask you to **VOTE NO** on the current assessment proposal.

Thank you, *Emmalou Akin, Bob Biendle, Diana & Jim Cook, Cyndy Crogan, Pam & Bill Gibson, Pat Herzog, Doug & Pam Hipsley, Jan & Ray Lenau, Craig Little, Barbara & Rod Monti, Lois Murphy, Vera Reinstein, Bob & Tiny Sand, Marilyn Wells*

# Paradise Park Masonic Club

## MEMBERSHIP APPLICATIONS PENDING

<u>Applicant</u>	<u>Date posted</u>	<u>Seller</u>	<u>Allotment</u>
<b><u>MEMBER CANDIDATE</u></b>			
John A. W. Densem	05/20/05	Robert Cummings	269 Keystone Way
Estelle May McKinnon	05/09/05	Kindwall Estate	170 St. Bernard Street
Joan Carolyn Ross	04/18/05	Darrell J. Huckobey	562 King Solomon Drive
<b><u>ASSOCIATE MEMBER</u></b>			
Richard H. Ross	04/18/05	Joan Carolyn Ross	562 King Solomon Drive

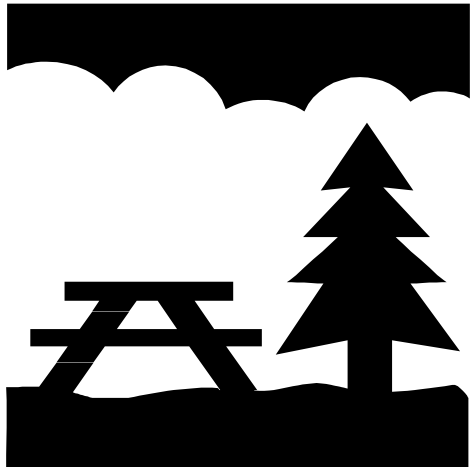
## **FOR SALE BY MEMBER**

Member's improvements offered for sale as of **June 1, 2005**. All allotment use privileges and Membership are subject to the approval of the Board of Directors. **IMPORTANT NOTICE** The sellers solely provide the descriptions of improvements for sale. Such information is not verified or checked for accuracy by Paradise Park Masonic Club, Inc. The Club does not warrant, and disclaims any responsibility for, the accuracy, truthfulness or completeness of any information provided. All questions about allotment improvements should be addressed solely to the seller.

<b>ADDRESS</b>	<b>MEMBER</b>	<b>PRICE</b>	<b>DESCRIPTION</b>
<b>SECTION 1</b>			
445 York Avenue	Patricia Straub 702/254-7818	\$195,000 No Financing	1BR 1BA, Refrigerator, Dishwasher, "new" Stove & Mrowave, Washer & Dryer; additional bed & bath connected to detached garage, on large lot. Furniture negotiable.
562 King Solomon Drive	Darrell Huckobey 831/429-8752	\$279,000 No Financing SALE PENDING	2BR 2BA 1100 sq ft imprmnt, 5700 sq ft allmnt, vlted bmd ceilings, 5 skylites, new roof& gutters, master bath & propane hot water heater; gas log fireplace, tiled w/wood mantel; stckd washer/dryer, oven, microwave, 4 brnr cooktop, frige, din table w/6 chairs, carport, shop/storerm, pvd parking for 3 cars, side & back patios w/terraced gardens, front deck.
489 Knight Templar	Nancy Longacre See Description for Contact	\$175,000 No Financing	2½ BA, 2BR, 5034 sq ft allotment, 1085 sq ft improvements, kitchen remodeled after 1989 Loma Prieta quake; home in need of repairs; appliances, furnishings to be negotiated; nice Arizona flagstone fireplace; large patio. Contact Hall Longacre, 1/925/323-8473.
<b>SECTION 2</b>			
307 The Royal Arch	Masonic Home Katherine Couture 559/217-2345	\$168,000	1 BA, 2 BR, 6,563 sq ft allotment, 918 sq ft living space, 237 sq ft workshop, incl 2 work benches & adequate lighting, 198 sq ft garage, 2 acre picnic area across street, adequate parking, includes refrigerator, washer/dryer, dishwasher, gas range.
364 Eastern Star	Jeanne Jelcick Call for Appt./Info. 831/429-2215	\$248,500	Cute little 4BR + sleeping loft or 2BR + office + den. Upgraded septic & electric. Modern kitchen, stack washer/dryer. Good sun & great privacy w/huge beautifully landscaped allotment. Call 831/429-2215, 426-7666, 325-3928.
<b>SECTION 3</b>			
216 Keystone Way	Ann L. Pfaff 831/818-4480	\$385,000 No Financing	1BA, 2BR, 8400sq ft allotment, 1200sq ft improvements, overlooking river from rear deck/hot tub, completely remodeled in 2001; a "Must See". Includes gas oven, microwave, dishwasher, hot tub.
<b>SECTION 4</b>			
591 Keystone Way	James M. Keeton 559/251-4396	\$149,500 cell 559/970-0911	Split level, 1 BA, 2BR, lg covered front deck, private parking stall, new roof, remod. , exterior/interior paint, carpets, tile floor in BA, hardwood floor KIT, 2 LP freestanding heating stoves & hot water heater, incl. kitchen LP gas range, fridge, stckd washer/dryer, partial furn, ready to move in.
<b>SECTION 6</b>			
114 Keystone Way	Judy Vierra 408/757-5839	\$149,000 OBO	2BR, 1BA, Quaint home in a great sunny location near Park entrance; newer frnt porch, newer hardwood floors in kit/ba, stone fireplace, indoor Indry, carport, gazebo; most furnishings, washer, dryer, new fridge, sm appliances & much more included.
118 Keystone Way	Robert P. Hupp 559/227-7140 559/287-7703	Price Reduced! \$189,000 No Financing	Must see. 2BR, 1BA, completely refurbished, new carpet, wood flooring in kitchen, new stove, fridge, disposal, washer/dryer included; 12X22ft deck in front, small patio in back; some new furniture & misc. items included; 3 lg outside storage sheds, large carport.
146 St. Alban Street	Larry N. Gilliland 831/423-5634 831/234-3129	\$300,000	2 BA, 2 BR, 1400 sq ft living + 480 sq ft 2-car garage on Keystone Way; just painted; lg deck in back, deck in front; storage shed; lg kitchen & all appliances; central heat & lg propane free-standing stove in living rm; new hot water heater.
163 St. Bernard Street	Shirley N. Reddick 831/458-5051 831/252-9099 209/304-3156	\$465,000 Financing May Be Provided	4 BR/2BA 1820 sq ft imprmnts, 5600 sq ft allmnt, sunny location nr Park entr, split level upstairs (grnd-lvl) 2BR/1BA, lg deck w/spectacular view ovrlooking San Lorenzo Rivr, free-standing propane stove & electric heat. Separate entrance downstairs 2BR/1BA, laundry rm & workshop, lg detached 2 car garage/ample off-street parking; incl stove, fridge.
170 St. Bernard Street	Kindwall Estate Paradise Park Ofc. 831/423-1530	\$167,000 SALE PENDING	2 BR, 1.5 BA, Kitchen w/formica counters, linoleum floor, dwelling approx. 1,160 sq ft, Basement 996 sq ft, approx 10'x18' concrete slab suitable for patio, sunny spot! Room for 1 car, possibly 2 <sup>nd</sup> car. 2 storage sheds, stove, frig/freezer, washer/dryer included.
175 St. Bernard Street	Larry Coburn To see, 423-5343	\$255,000	1 BR, 1 BA, 1100 sq ft w/deck overlooking river; new 1990/foundation engineered for 100 yr flood; built to earthquake standards. To see, 423-5343; message, 802/868-9262. Ample off street parking, 2-3 car garage. Owner w/finance \$100,000 of purchase price.
183 St. Bernard Street	Mark Akin 831/423-4885	\$525,000	3 BR, 2 BA, beautifully remodeled home on lg sunny allotment. Family rm, fireplace, hardwood floors, central heat, Marvin windows, Anderson French doors, skylights, professionally landscaped yard w/lg deck & patio. Pls. Call for more info & appt to view.
189 St. Bernard Street	Miriam Kourik 831/426-8224	\$235,000	Split level home, 2 BR, 1 1/2 BA, new septic tank, new roof; sunny with nice yard; allotment located in front of the Park.

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

**FIRST CLASS MAIL**



**BULLETIN BOARD  
JUNE 2005**

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