

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



February 2014 Bulletin



FIRST CLASS MAIL

OUR PARK INFO 32

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



PARADISE PARK MASONIC CLUB

FEBRUARY PRESIDENT'S MESSAGE By Lois Keithley

Board of Directors:

Lois Keithley , President
925-634-9932 Home
831-423-2897 Park
loiskeithley@hotmail.com

Joanne Nelson, Vice President
831-426-1505 Home
ppmc640@gmail.com

Nick O'Donnell, Secretary
925-556-0458 Home
831-423-0428 Park
nickodppmc@yahoo.com

Gary Brandenburg,
CFO/Treasurer
408-255-7217 Home
408-621-5191 Cell
glbhrc@aol.com

Sam Cannon, Director At Large
916-408-5535 Home
sam@samuelcannon.com

Office Staff:

Terry Douglas, Manager
831-423-1530 ext. 12
Emergencies only:
831-345-0879 (Cell)
manager@paradiseparkmasonicclub.org

Dana Price, Staff Secretary
831-423-1530 ext. 10
secretary@paradiseparkmasonicclub.org

Bookkeeper
831-423-1530 ext. 11
bookkeeper@paradiseparkmasonicclub.org

Fax: 831-423-2806

Currently, California is in the throes of an extreme drought condition. According to the news, the state is only at 25% of what is normally in our reservoirs at this time of year. Every member of PPMC needs to practice water conservation. We are in a unique situation as PPMC pays the water bill so individual bills for water usage are not tabulated like they are where homes have water meters. Members must be vigilant when using water as there is no way to tell how much is being used per improvement. Please check for leaks inside and outside. Every drop of water is precious.

There are two more hearings scheduled for Sal Talamo on February 21st and 25th. Any concerned member may attend those hearings. The board has chosen Joanne Nelson, VP, to be the liaison to the DA's office. She is the only person with the authority to speak on behalf of the board on this matter when the Board President is not there. If you have any written statement you wish to pass along to the ADA handling Sal's prosecution, please give it to Joanne. She will make sure it is delivered to him. Our attorney has informed us that at the hearings, concerned members may speak to the ADA outside of the court room. Gayle Logan-Silva took advantage of that opportunity to share her personal thoughts and concerns with the ADA at the first hearing. I sincerely hope other members of PPMC are able to attend the next two hearings and show the ADA and the court how strongly we feel that Sal Talamo should receive the maximum possible sentence for his crime.

I want to remind the members that a copy of your 2014 dues card needs to be in the office by April 1st. Our Bylaws are very specific as to the consequences for the member if the dues card is not in by then (Article III, Section 11, pg. 6).

Our third quarterly Town Hall Meeting was held February 14th in the Social Hall. By 7 PM, around 60 members were present to hear our speakers and ask questions. Barry Brown, Chairman of the PPMC Historical Committee, began the meeting by introducing Elaine Jackson-Retondo, Ph.D. from the National Park Service who spoke about designating a national historic landmark. She assured the members that NHL designation will NOT require public access to our covered bridge. Our current PPMC procedures concerning access to our bridge would still be in place. Gary Brandenburg, CFO, and Joanne Nelson, VP, spoke about their responsibilities in the bookkeeper theft case. Bob Morgan explained to the audience methods that can be used to conserve water in our gardens using park foliage. He also brought a display of a barrel collection system for rain water. Some members shared their ideas for water conservation. Terry Douglas also spoke about saving water in PPMC and how to locate information about water conservation on the web.

Truths and Myths from Elaine Jackson-Retondo are on the next pg.

Some Truths about NHL

Formal recognition of a property's significance	True
Possible state tax benefit & grant opportunities	True
Opportunities for specific preservation incentives (such as federal preservation grants, federal investment tax credits, preservation easements for Nonprofit organizations)	True
Part of the NHL & National Register archive	True
Consideration in planning of federal projects	True
Technical Assistance from National Park Service	True
Bronze plaque provided by National Park Service	True

Common Myths about NHL Designation

There are restrictions on property use	False
There are restrictions on transfer or disposition of private property	False
Cannot make changes to the property	False
Designation will lead to public acquisition or will require public access	False
Pots of money will magically appear at your door	False

Paradise Park Masonic Club Board of Directors DRAFT Open Session Minutes February 15, 2014
211 Keystone Way, Santa Cruz, CA 95060, 10:30 a.m. Park Social Hall

Board of Directors OPEN Session Minutes – See Below Executive 1/17-18/2014

Roll Call: Silent, Present were President Lois Keithley, Vice President Joanne Nelson, Secretary Nicholas O'Donnell, Treasurer Gary Brandenburg, Director at Large Sam Cannon was absent. There were approximately 23 members present.

1.0 Opening items:

Invocation given by Lois

Pledge of Allegiance given by Gary

Executive Minutes read by Nick. See below.

Open meeting minutes of January 18th were unanimously approved as read.

Report from the Executive Session of January 17, 2014, FRIDAY PM EXECUTIVE SESSION - started at 12 p.m.

Our meeting began with a Conference Call with our attorney updating a current legal case. All Board members participated.

Manager's Report: Terry reported that a meeting with our insurance agent wanted some better cushioning under the swings and other playground equipment at the Playgrounds. A discussion followed and Nick said he would bring a catalog for this type of cushioning. Personnel concerns were discussed.

Legal Updates - Moved to Saturday, January 18, 2014 morning session.

A discussion on Members dirt wall was discussed and continued on Saturday Executive Session.

All other items were moved to Saturday morning Executive Session.

With no further business to be discussed, the meeting was adjourned at 3:30 p.m. Gary made the motion, Nick made the second, and the motion was unanimous.

SATURDAY A.M. EXECUTIVE SESSION: Started at 8 a.m.: Lois, Nick, Joanne and Gary were present. Sam called in and joined at 8:20 a.m.

A.M. Executive Session - CONTINUED

8 a.m. - The Board discussed the hillside geology project. To date, there is not a report.

8:30 a.m. - The Board unanimously approved a letter from Mr. Bosso to be sent to a member.

Discussion: Accounts Receivable.

1. Gary reported that we have hired a forensic accountant to correct all of the faulty work done by Sal. She is an independent contractor.

2. Gary said that he found a possible candidate for the bookkeeping position. The Board voted unanimously to hire for 20 to 30 hours per week. Lois made the motion to hire this person, Joanne made the second, unanimously approved.

3. Gary reported a member in arrears was sent a letter "threatening foreclosure" so the member may get funds out of his retirement account to pay all past due amounts to the Park.

4. After a discussion on credit cards, Nick volunteered to prepare a new form that will include the fact that a 2% fee is required. Dana is checking the form to see if it will work well. The Board will approve the revised form at the next Board meeting.

Legal Updates were discussed.

A dirt wall was discussed and it was decided to invite the member to the next Board meeting.

The meeting was suspended at 10:20 a.m. so the Board members could go to the open session.

P.M. Executive Session – CONTINUED – The meeting resumed at 12 p.m. with board members Lois, Joanne, Gary, and Nick present Sam was absent.

Appointments

1 p.m. - The Board discussed a member's needs to become a member.

Shelby Moore was given guest privileges for one year. This was unanimously approved by the Board.

1:15 - Virginia Williams - inheriting 252 Keystone from Geraldine Minor. Her membership was unanimously approved.

1:30 - Member met with the Board to review her financial obligations to the Park. A payment plan was discussed and

unanimously approved.

1:45 - Since the highest bidder on the Bernard property fell through, the Board approved the second highest bidder. This member must complete all the application procedures since it is on a new allotment.

Discussion - none

Unfinished Business

1. Sharon Simas informed the Board that her son John had been charged "escaped taxes". Since he bought his property in 2003, he should not have paid these taxes so a refund was authorized. A careful search of the records indicated that John had mistakenly been charged one-time for "escaped taxes". The charge will be refunded to John.

2. Helen Kuckens presented a draft set of guidelines, from the committee, for the sale of improvements in the Park. The Board will evaluate it at the next Board meeting.

Adjournment: Gary moved to adjourn the meeting at 4:15 p.m., seconded by Joanne, unanimously approved.

Respectfully submitted by Nicholas O'Donnell.

Minutes of OPEN Session of February 15, 2014

Manager's Report: Terry Douglas

With the inspection by AIG, a formal recommendation was made that all playground equipment have a cushion underneath. Terry feels that woodchips would be the best solution. There must be 12" of cushioning. Many ideas were bantered about and the feeling was that there are better materials that should be looked in to. Rubber and foam were examples. Woodchips have to be replenished and can hold bacteria.

Terry gave many thanks to Bob Morgan for his presentation about water conservation at the Town Hall meeting the night before.

Gary complimented Terry on the work that has been done so far at the corporate yard.

The Water Department website provides tools for residents to learn how to cut their water use and the department provides free water-saving fixtures to its customers, in addition to rebates for new energy efficient appliances. "The ongoing extremely dry weather conditions have much more impact on Water Department operations than the formal declaration of a drought," said Linette Almond, interim Water Director.

In addition to the Stage 1 water restrictions, the City is asking all residents to shut off their landscape irrigation systems, check for immediately fix leaks, and to make water conservation a top priority. For more information on the City's water supply, Stage 1 water restrictions and ways to save water, visit www.cityofsantacruz.com/water.

I would like to ask for the approval of electrical work to be done in the corporate yard. The cost to upgrade the electrical from old wiring above ground which could be a danger if a limb fell on the wiring, also we have an exterior streetlight attached to a redwood tree with wires running from tree to tree. I would like to run the wires underground through conduit so that we can also install our security system from out of a member's garage into the shed that I have just completed. At the same time we will install the exterior streetlight on existing telephone pole with conduit running from underground up the pole to the streetlight the cost of the electrical work is \$1675. Board member Gary Brandenburg, the building chair, has inspected the site.

Presidents Report: Lois Keithley

Water Conservation: Every member of PPMC needs to practice water conservation during these extreme drought conditions. Please check the inside and outside of your improvement for leaks. Every drop counts! Bob Morgan has prepared an article entitled "Coping with the Drought". The handout is available on the sign-in desk. I had the article printed on blue paper to remind everyone to conserve water.

There are two more hearings scheduled for Sal Talamo. They are on February 21st and 25th. Any member may attend. Joanne Nelson, VP, has been appointed Board Liaison to the DA's office. I have asked her to be present at all the hearings for Sal. If you have any written statement you wish to be presented to the DA, please give it to Joanne. She will make sure it is delivered. According to our attorney, any concerned member may speak with the DA when a hearing is not taking place. However, we need to be respectful of his time. At the last hearing only one concerned member was able to attend. We need to send a strong message to the DA and the Court that we are extremely concerned, so please try to attend the hearings when you can.

Our Nomination Committee still needs volunteers. Please contact Joanne Nelson if you wish to serve. The job of the committee is to reach out to our membership and find members in good standing who would be willing to run for a seat on the Board.

Since our Bylaws state that an Election Committee must be formed the month before elections are held, the Board has decided to follow a recommendation from the Bylaws Committee and form a Ballot Preparation Committee from the members of that committee. Dick Lovelace will be the Chairman. The other members will be appointed later this month. The job of this committee will be to ensure that all Bylaw changes and Rules and Procedure changes are properly written on the ballot.

Treasurer's Report: Gary Brandenburg

Gary reported on the state of the banking accounts for the Park. He says they are looking healthy in spite of the embezzlement by Salvatore Talamo.

The following is a summary of all accounts.

Checking

Rabobank Bank..... \$203,984.10
US Bank \$25,217.90
TOTAL..... \$229,202.00

DESIGNATED FUNDS

BofA Escaped Taxes..... \$68,268.55
Recreation Fund..... \$7,695.83
Water Loan \$18,470.80
TOTAL..... \$94,435.18

CD'S

Comcast US Bank..... \$36,516.85
Initiation Fund: US Bank \$134,901.33
Wells Fargo..... \$112,802.10
BofA..... \$102,195.53
TOTAL..... \$386,415.81
GRAND TOTAL.....\$710,052.99

The Theft packet has been sent to the Insurance Company regarding Sal Talamo. It totaled over \$176,000, with a \$2,500 deductible. If and when the Insurance Company cuts the Park a check, the majority of the money will be placed back into the General Checking account, and two other accounts will be reimbursed.

The property tax write-off is now \$211.97. The property tax statement was over double what it has historically been, so Gary will be protesting with the help of others.

REPORTS FROM COMMITTEES:

TREE: Jessica Snyder: written. Crampton S. - There is a dead oak that desperately needs to be removed. We have unanimously recommended this for approval. After you have made your decision, I will let the owner know.

Jensen W. - This request was put in for a leach field on their property. This tree is also interfering with the cable and phone lines. It is an oak tree, and we have unanimously recommended this one tree for approval. We noticed there were three trees on the property marked, I called the owner, spoke with Tony Averill, and he assured me it was one tree. After you have made your decision I will inform the owner. - Jessica

Joanne made a motion to agree with the tree report, Nick seconded, and it was unanimously approved.

BUILDING: Michael Bates: Not much to report. Plan ahead, don't wait till the last minute to submit your plans.

BYLAWS: Dick Lovelace: verbal: The Bylaws committee is meeting today, along with the Board, and will discuss many topics. They are discussing a number of pieces of legislation and will hand off to the Board quickly for their review.

ERT: Dick Lovelace: verbal: ERT is getting a number of calls of members getting hurt or sick. Please check on your neighbors and loved ones. A member, who lived in section 6, recently passed away and it took two days before being discovered. John Mancini suggested that a call be made every morning and/or evening to your loved one or neighbor to make sure all is okay. Joanne has asked the Sheriff on several occasions that a welfare check be done on a member. There have been some undesirable and sometimes dangerous trespassers entering the Park. Be very careful about confronting these people, and never do it alone. Remember, call the Sheriff first. The Park Manager, Dick Lovelace and Dan Macdonald are secondary. This has been especially noticed at the front of the Park.

RECREATION COMMITTEE: Fred Dunn-Ruiz – verbal: The committee meets every month and is planning for the Spring and Summer. The first will be the Easter Egg Hunt on April 13th. Memorial Day will include and dance, picnic and cleanup

INSURANCE: Pat Herzog was not in attendance: CNA is our past insurance carrier; however they are covering the theft charges if accepted. We now have two different insurance companies, one for theft and one for DNO.

MEDIATION: Lee Heathorn – verbal: They are having monthly meetings, and Tony Fleming has joined the team. There is nothing to report, so they have that going for them!

UNFINISHED BUSINESS: There are revisions being made to the Staking form and will be available this coming week in the Office.

Carole Nelson gave a draft to the Board for Marketing Improvements. There is more research to be done.

There is a Proposed Motorcycle Rule for this upcoming Ballot. It is the same policy that has been in the Bulletin since last July. Please refer to your Bulletin for the policy. A permit would only be given to the collective membership, Member, Associate or Alternate. A motion was made by Gary, seconded by Nick to place the Motorcycle Policy on the Ballot only. It was unanimously approved.

Playground safety was added last minute to the agenda, and has been discussed earlier in these minutes.

There was a long discussion regarding the windows on the bridge. Nick read from last month's open minutes the five options for windows. Gary felt that windows should be on during the winter months and taken off in the summer months. Bob Morgan and Cindy Crogan were in agreement that the windows should be in year round. A motion was made by Lois, seconded by Nick to use the second recommendation of laminate glass with a wood frame be placed on the bridge. Gary opposed, it was a 3-1 vote and it was passed.

NEW BUSINESS: A Nomination Committee is in need of people. Please call Joanne and volunteer. The deadline is upon us.

There was a discussion on taking down the Roster Board that resides on the porch of the Office. It is very hard to maintain and use now, plus it makes it too easy for an outsider to look up a member. Gary made a motion to take down the Roster Board, Nick seconded the motion and it was unanimously approved.

It was decided that the Improvements for Sale be left out on the porch.

Alan Schattenberg requested the use of the Social Hall with the fee being waived for a fundraiser for a badly injured Brother who was in a car wreck recently. He does not have insurance and the bills are piling up. There are 3 or 4 other Lodges who want to participate. Joanne made a motion to waive the fee for both the planning meeting and the actual fundraising event. Nick seconded and it was unanimously approved. Mark Zevanove said that the Men's Club would be happy to cover the fee if necessary.

STAKING: Tim Heer: verbal: Tim and his committee did a staking on 182 St. Bernard. Tim's recommendation is: The left hand front location stay as shown in figure A's Red arrow and the rear corner be moved to line up with it. If the Board chooses to grant use area to 180 then it should be noted that 192 has 1/2 of lot 16 and 31 feet of lot 15. If you decide on the Green arrow or 38.42 feet of lot 15 if you uses the yellow arrow. It also should be noted that the backline should be defined as 1/2 of lot 16 and 31 feet of lot 15. Whatever amount of lot 15 that is removed from 182 must be added to the use area of 180, and not changes made to 184.

The new member is fine with the stairs as they explained to the Board this morning during their appointment with the Board. An agreement will need to be written up and signed by both parties. Joanne made a motion to adopt the staking using the Green line as a reference. Nick seconded the motion and it was unanimously approved. Tim will redo the staking according to the motion and Mark Zevanove will write up an agreement between the two parties and get it signed. The signed copies will be attached to the staking and placed in the official staking book.

OPEN FORUM: Barry Brown read a letter from Roger Reed from the National Register and National Historic Landmarks. There are no restrictions to property owners for National Historic Landmark designation. You are not required to make any repairs, (or even maintain the bridge). If an NHL property is not maintained, the only action NPS might take would be that the designation could be removed. Nor are you required to make accessible to the public. There are many private homes that have been listed as a National Historic Landmark and the public is not allowed on the property unless invited by the owner.

When federal restoration funds are available, an NHL has a better chance of receiving a grant. If a federally-funded project might have an impact on the bridge, there can be more protection in terms of mitigation.

A motion was made by Joanne, seconded by Nick to accept the nominated offer to make the bridge a National Monument. It was unanimously approved. Barry will help with the documentation.

Winston Chavoor has a friend who is knowledgeable in the materials for playground cushioning. He will try and get information on the best materials and a great price.

Bob Morgan brought to attention that Sam Cannon has been absent too much. It was understood with the illnesses in the family that he should be absent, however now he should be attending the meetings. He requested that the Board approach Sam and ask him to relinquish his position and select an alternate. The Board will discuss this in their afternoon meeting.

Gary made a motion to adjourn the meeting and Nick 2nd the motion. It was unanimously approved.

The Open Meeting was adjourned at 12:45 pm.

Minutes taken by Dana Price

ANNOUNCEMENTS

Nominating Committee: If you are interested in running for the Board of Directors please contact a member of the Nominating Committee: Marilyn Hanson 559-645-8221 or 831-466-0406; Lynn Raadik 831-425-1038; Tiny Sand 650-697-8466; Mark Zevanove 831-588-8301

In Memoriam
Milton Jones

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

Receive Your Bulletin by Email: To help defray the cost of mailing the Bulletins we are asking members to receive their bulletin by email. Please send your email address requesting the change from "printed" to "electronic" to the secretary at secretary@paradiseparkmasonicclub.org.

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

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

PPMC RECREATION AND SOCIAL EVENTS THROUGH JUNE 2014
REGULARLY SCHEDULED EVENTS

KNITTIN' KITTENS meet the first Monday of the month at 10:00 a.m. in the Small Social Hall. They play Canasta. For more information, contact Pat Rundell at 831/421-9360.

TUESDAY COFFEE meets every Tuesday morning in the Small Social Hall at 9:00a.m.

MEN'S CLUB meets on the 1st Wednesday of the month at 11:30 a.m. in the Small Social Hall.

WINE AND CHEESE meets on the 2nd and 4th Thursday in the Social Hall from 4 until 6 p.m.

BINGO meets on the 3rd Wednesday of the month in the Social Hall from 7 until 10 p.m.

CRIBBAGE PLAYERS: If you are interested in joining a group of cribbage players for monthly get-togethers, please contact Lois Laidlaw at 818-8879 or loislaidlaw@gmail.com

MARCH

POTLUCKS are held the 3rd Saturday of each month at the Social Hall and begin at 5:30 pm with social and dinner at 6. Please bring your favorite dish to share, your place settings and your beverage of choice. The March 15th Potluck is being hosted by Lee Heathorn. Hosts are needed for future Potlucks in April, May and June; please contact Karen Eneboe at 423-9111

APRIL

EASTER EGG HUNT: This year's Egg Hunt will be held on Saturday the April 19th. More details NEXT MONTH

MAY

MEMORIAL DAY WEEKEND, MAY 24—26 will include the **CLEAN UP DAY** and **LUNCH** and **DANCE** scheduled for Saturday, May 25th **MORE DETAILS** later

JUNE

ANNUAL MEETING is scheduled for Saturday, June 28th. **MORE DETAILS** later.

ANNUAL PICNIC is scheduled for Sunday, June 29th. **MORE DETAILS** later.

NOTICE: 2nd TAD payment is due April 1,
 (along with copies of all dues receipts) **late penalties will**
NOT be waived!!!!

**\$211.97 IS THE PORTION FOR OUR
 COMMON AREA YOU CAN CLAM ON
 YOUR TAXES**

~~REMEMBER Cell Phone Numbers Are now Public Information. REMINDER..... all cell phone numbers are being released to telemarketing companies and you will start to receive sales calls. **YOU WILL BE CHARGED FOR THESE CALLS. To prevent this, call the following number from your cell phone: 888-382-1222.** It is the National DO NOT CALL list it will only take a minute of your time. It blocks your number for five (5) years. You must call from the cell phone number you want to have blocked. You cannot call from a different phone number. HELP OTHERS BY PASSING THIS ON. It takes about 20 seconds. <https://www.donotcall.gov/default.aspx> Please forward to family and friends.~~

Sorry for the incorrect information! The above was a scam! Please disregard!

SEARCHING FOR A GEM IN PARADISE

Masonic couple looking to buy a home in the Park. If you have been thinking about selling your piece of Paradise, consider us. Let's make a deal. Financing is needed. We are reliable, hardworking and trustworthy. We can give you a steady monthly cash flow and interest on the sale. I have been working in a very stable industry for over thirty-five years. Mike Ray 831-334-9944

CALENDAR OF EVENTS:

FEBRUARY		
25 - Tues	Tuesday Coffee	Sm Social Hall
MARCH		
3-Mon	Knitten Kittens 10 am	Sm. Social Hall
4-Tues	Tuesday Coffee	Sm. Social Hall
5 - Wed	Men's Club - 11:30	Sm. Social Hall
11 - Tues	Tuesday Coffee	Sm Social Hall
13 - Thurs	Wine & Cheese 4 - 6pm	Social Hall
14 - Fri	Town Hall Meeting - 7pm	Social Hall
15 - Sat	Board Meeting - 10:30am	Sm Social Hall
15 - Sat	Pot Luck - 5:30pm	Social Hall
18 - Tues	Tuesday Coffee	Sm Social Hall
19 - Wed	BINGO! - 7pm	Social Hall
25 - Tues	Tuesday Coffee	Sm Social Hall
27—Thurs	Wine & Cheese 4—6pm	Social Hall

CALLING ALL COOKS, CHEFS, BAKERS, ETC.

With our 90th year of PPMC approaching it is time for us to continue pleasant memories of your past and present with a cookbook by the members and families of the Park. Let us collect and share these memories together in a new Paradise Park Masonic Club "Cookbook". Please send recipes old and new and information to:
 secretary@paradiseparkmasonicclub.org
 for compiling.



PPMC Homes for Sale
By
Members

We welcome your calls

Paid advertisement

Mable Coleman



\$275,000.00

381 Hiram Rd.
831-713-5540

Spacious allotment with room to plant/grow your own garden. 2 Bedrooms, 1 1/2 bath, laundry room with lots of storage. Back deck area for entertaining. Appliances & generator included. Some financing available.

George M. Saam



\$332,000.00

616 St. Augustine Ave.

831-423-1778 to see
831-420-1008
6,500 sq. ft. allotment. Custom Interior Japanese style Beautiful view of San Lorenzo River. Must see to appreciate.

Mark Akin



\$299,000.00

210 Keystone Way

925-258-9715
Close to Sandy Beach. 3 bedroom, 2 bath, new septic tank just added. Financing available

Tripura Anand



All serious offers considered

368 Eastern Star
831-420-1008

Warm & cozy cabin facing the Picnic Grounds. 1 Bedroom, 1 bath. Recently remodeled. With separate studio room

Tom Fung



\$265,000.00

124 Keystone Way

831-252-8342
Agent May Chan
Great river view from large outside deck. Close to entrance

MEMBERSHIP APPLICATIONS PENDING

Applicant MEMBERS	Date posted	Member/Seller	Allotment
Paige Alam ASSOCIATE MEMBER	08/06/2012	Mohammad Alam Estate	412 Keystone Way
Stephanie Games ALT. ASSOCIATE MEMBER	10/25/2013	Patricia Lopez	130 Keystone Way
Gregory Allen Schack	07/11/2011	Francis J. Freenor III	161 St. Bernard St.

Improvements for Sale by Member All allotment use privileges and Membership are subject to the approval of the Board of Directors. February 18, 2014
 IMPORTANT NOTICE: The sellers solely provide the descriptions of improvements for sale. Such information is not verified or checked for accuracy by Paradise Park Masonic Club, Inc. The Club does not warrant, and disclaims any responsibility for, the accuracy, truthfulness or completeness of any information provided. All questions about the allotment improvements should be addressed solely to the seller.

ADDRESS	MEMBER	PRICE	DESCRIPTION
SECTION 1			
422 Joppa St.	Shirley Moore Contact Mark Zevanove, Agt. 831-588-2089	\$425,000	WOW! Incredible home, not cabin. Must see inside to appreciate. All the modern conveniences including full garage, beautiful kitchen with dishwasher, trash compactor, garbage disposal. Huge living room with bar, formal dining room, separate family room, large master bath with huge tub, separate shower, 2 sinks and bidet. Generator included in sale.
468 York Ave	Todd Hoffman 831-423-7432	\$300,000 No Financing	2BR, 2 1/2 BA, 2,440 sq.ft. allotment, approx. 1,500 sq.ft. improvements. Rm downstairs w/ stove & sink. Bath w/shower in garage. Upstairs kitchen & living room, 1 1/2 bath & 2 br. Screened porch upstairs. 2 car garage with work bench. Propane heater 2 nd floor & electric ceiling heat. 2 stoves & fridge.
488 Knight Templar Way	Claude Lindquist 831-457-9206	\$249,000	Cozy, fully furnished 2BR 2BA two-story redwood cabin with 950 sq. ft. Improvements upstairs and 1060 sq.ft. shop downstairs. Winterized and very low maintenance. Perfect year-round residence. Lg private sunny front deck. Move-in ready! (See pictures at www.LindquistSystemsGroup.com/cabin.pdf)
532 St. Ambrose St.	Ted Keller Mark Zevanove, Agt. 831-588-2089	\$249,000	2 BR, 2BA, 1100 sq.ft. Great Section One sunny location. Modern home w/ central air & heat, propane powered generator. Garage converted to bedroom. Family rm w/ fireplace, nice separate den/separate laundry rm.
SECTION 2			
326 The Royal Arch	Cara Feyas 505-984-1098	\$295,000 Financing Available	2 BR, 2 BA, 2600 sq. ft. allotment, approx. 1400 sq. ft. improvements. Great house. Priced to sell!! Appliances included in the sale: Fridge, Dual Fuel Range, D.W., & washer/dryer.
368 Eastern Star Rd.	Tripura Anand 831-420-1008	All Serious Offers Considered	1 BR, 1 BA, 4825 sq. ft. allotment. Warm and cozy cabin facing Picnic Grounds. Recently remodeled. Thermal windows and wooden floors thru out. Lots of skylights. Original cathedral ceiling. New roof & foundation. Well maintained septic. Ample parking. Also detached studio w/ loft. tsanand1008@yahoo.com
381 Hiram Rd.	Mable Coleman 831-713-5540	\$275,000 Some financing available	Approximately 1,275 sq.ft. 2 BR, 1-1/2 BA, on 50 x 110 allotment w/ afternoon sun. Updated kitchen, spacious living rm w/ efficient propane fireplace, in addition to forced air heat throughout. Lrg laundry/panty area w/ lots of storage. New laminated wood floors, efficient windows & treatments. Newer WH, washer/dryer & electric range. All appliances included, + generator for power outages. Back side patio for entertaining. Attached single car covered parking.
SECTION 3			
210 Keystone Way	Mark Akin 925-258-9715 or 415-879-2398	\$299,000 Financing Available	3 Bedroom, 2 Bath. 1500 sq. ft. of living space. Home move in ready. Features soaring 14 ft. open beam living room. Large master bedroom. New septic Tank system just added. Attached two car garage on large flat allotment. Newly remodeled tile bathroom, updated kitchen, wiring and plumbing. Maintenance free Redwood bark siding gives home a log cabin look. Lots of charm!
SECTION 4			
585 Keystone Way	Ellen Smith Mark Zevanove, agent 831-588-2089	\$99,000 PRICE REDUCED!	Price at formal appraisal price done on 5/13/13. This cute 1 BD, 1 BA cottage features vaulted ceilings, stone wood burning fireplace, eat in bar, solid wood custom site built cabinets, blue tile countertops, central heat, laundry rm w/ stacked washer/dryer, huge closet off of master bedroom. Appliances included. Next to a babbling brook w/loads of parking
616 St. Augustine Ave.	George M. Saam 423-1778 or to see T. Anand 420-1008	\$332,000 Willing to Finance	1BA, 1 BR, Allotment 6500 ± sq. ft., Improvements 800 ±. Elegant Japanese style cabin next to the bridge. Stone, bamboo & tatami floors. Soji dividers. Deck overlooks the river. Hydraulic floor.
SECTION 6			
124 Keystone Way	Tom Fung Contact May Chan, Agent 831-252-8342 408-800-8940	\$265,000	Great river view near the entrance. Big deck 3BR, 2BA. Allotment's sq. ft. is 4,021. 1 car garage, three outdoor parking spaces. Recent upgrades: 3 skylights, new fireplace & high flash water heater, new kitchen sink, exhaust air duct, new shed, all new windows, meta gutter guard, expensive oriental rose wood furniture. 2 queen sized beds, appliances, new TV DCD system are also included. Perfect move in condition.
148 St. Alban St.	Carol Lynn Houser Mark Zevanove Agt. 831-588-2089	\$125,000	2 BR, 1 BA house with den. Lot approximately 3400 sq. ft. and an improvement on approximately 1000 sq. ft. Living room with fireplace. Great section 6 location. Storage shed/workshop.
177 St. Bernard St.	Garrett Lenz Mark Zevanove Agt. 831-588-2089	\$195,000	5BR, 1 BA 1736 Sq Ft. improvement. Large home on the River. Unique floor plan Can build new 1736 sq ft. home on site. Located on two lots. Call agent Mark Zevanove for showing @ 831-588-2089.
196 St. Bernard St.	Gretchen Logan Contact James Leinenbach (831)234-3715 surfshape@aol.com	\$225,000 Financing Available	2BR, 1BA, plus bonus 300 sq.ft. finished rm downstairs. Knotty pine interior throughout upstairs. Large double car garage. Separate shop. Carport. New exterior paint. All new flooring, includes (ceramic tile, hardwood and carpet). Very sunny allotment with lots of room for gardening and privacy.

Mark Zevanove Presents:
 4 Beautiful Paradise Park Properties
 (831) 588-2089
 BRE #00662936
 Paid advertisement



585 Keystone Way
 Beautiful section 4 location
 Large allotment next to babbling brook
 1 bedroom with 1 bath
 Our termite problem is your good deal
 \$125,000 REDUCED

TO \$99,000



422 Joppa St.
 Incredible home Effectively 3 Bedrooms, 3 bath, full garage 1900+sq. ft. of modern 1st class luxury. Modern Kitchen, dishwasher, garbage disposal, trash compacter, flush stove, oven & microwave. Formal dining room, separate family room, huge living room w/ fireplace & wet bar

\$425,000



532 St. Ambrose St.
 Modern Home in sunny Section of the Park
 Forced air heat, garage tastefully converted to a bedroom, Propane operated generator
 2 bedrooms plus den
 2 bath Duel pane windows, Fireplace in living room

\$249,000



148 St. Alban St.
 2 Bedrooms plus a den, 1 bath
 Great Section 6 location
 Baseboard heat w/ fireplace in living room

\$125,000

Since June of 2011 Mark Zevanove has sold the improvements at the following addresses.

- | | |
|------------------|------------------|
| 190 St Bernard | 284 Keystone |
| 140 St. Alban | 417 Joppa |
| 116 Keystone | 383 Hiram |
| 652 St Augustine | 265 Keystone |
| 184 St Bernard | 679 St. Paul |
| 169 St Bernard | 645 St Augustine |
| 703 St. John | 699 St John |
| 183 St. Bernard | 463 York |
| 252 Keystone | |