

THE PARADISE PARK MASONIC CLUB JUST THE FACTS

BOARD OF DIRECTORS

Mark Gienger, President
425-633-0057
mgienger@gmail.com

Pat McDonald, Vice President
831-423-2811 home
831-566-3357 cell
ppmcpat@gmail.com

Cyndy Crogan, Treasurer
831-426-2756
crogancy@gmail.com

Heather Mumy, Secretary
408-391-3434
heather.ppmc@gmail.com

Fred Dunn-Ruiz, Director
831-247-3097
fred.ppmc@gmail.com

TPPMC STAFF

Melissa Allred, Assistant
Bookkeeper
831-423-1530 ext. 11
assistant@ppmcsc.org



PRESIDENT'S MESSAGE

Great News!

I would officially like to welcome our newest member of our PPMC staff Shelley Seerden. Shelley will be working in our Park Office as our Official Office Administrator. Please stop by to introduce your self and say hello as she will be starting her new position the first week of April.

As we officially kick off Spring 2025, we have entered into the Final Quarter of the 24/25 Board of Directors. While I want to recognize that a great deal has been accomplished this past year. We

still have a great deal yet to accomplish, I want to especially thank everyone who has dedicated their time and has volunteered or served on our PPMC committees. As we look to this next year, we will be setting up in April new Sign Up Sheets for the 25/26 PPMC Committees. Our goal as a Board is to hit the ground running as we enter the next term supporting the PPMC Community,. If you are interested please check in at the Park Office after the April Board Meeting for our new committee sign up sheets.

I would also like to thank Bill Eckerd, Joe Mayo and Cyndy Crogan for volunteering their time and effort to run for the 2 Open

**CHECK OUT OUR
WEBSITE:
myppmc.com**

Directors Seats to serve on the 25-27 Board.

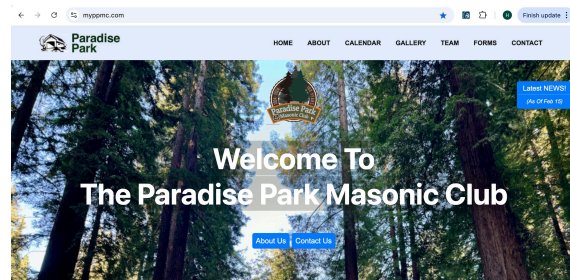
WATER TOWN HALL April 11th 2025...

I want to remind everyone that the Water Meter Town Hall will be Friday April 11th. Please plan to attend this critical infrastructure meeting in the Social Hall or via Zoom.

I will look forward to seeing you all there.

Fraternally,

Mark Gienger
President PPMC



DRAFT

Open Session
Minutes of March 15, 2025
The Paradise Park Masonic Club
Small Social Hall

DRAFT

Called to order at 11:08AM

Roll Call-Board Members present: Mark Gienger, Pat McDonald, Heather Mumy, Cyndy Crogan, and Fred Dunn-Ruiz

Invocation and Flag Salute-given by Fred Dunn-Ruiz

Consideration of Late Additions-old business-directory and new business-Almanor's Fund, Flip form, and Street Signs

Minutes: Pat moved to approve the February 2025 minutes as presented, it was seconded, and **approved** 5-0.

Reports:

President-Mark shared the new sign at the entrance looks great, dues cards are needed by April 1st to maintain our non-profit status, next year we will create an alias email to send the dues cards so there is a central location, please ensure that you have Associates and Alternates identified, thanks to the volunteers who are helping out around the park

Vice President-Pat shared the number of collective members who have submitted their dues cards, she has a list of those who have already turned them in to date, a legal update was given

Secretary-Heather reminded all to not cross into another members allotments

Treasurer-Cyndy reiterated dues cards are needed for compliance, another CD is coming due, and thanked Janet and Missy for the work on reducing the ARs

Director At-Large-Fred-shared mosquito season is about to begin so drain pots, etc.

Directors Spotlight Awards-Cyndy Crogan for all of her work around the park, Bruce Brinker and Sue Ramos for the Entrance Sign, and Cindy Weigelt for all stuff Centennial

COMMITTEE REPORTS

Recreation-Holly Swanson 577 Scottishrite shared there will be St. Patricks treats on the porch, Easter egg hunt April 19th at 4PM and then a Potluck to follow, and maybe Bingo as well-Paint and Sip night scheduled for April 27th

-Pat moved to have the Bingo proceeds go to Section 6 playground, it was seconded, and **approved** 5-0

Memorial Day pancake breakfast will be held by Eastern Star, park may waive the fee for breakfast in Social Hall-to be approved next meeting, possible Memorial Day weekend allotment yard sale

DRAFT

Safety-Jim Glockler 285 Royal Arch thanked Scott for all his work on Safety, as he moves on to more personal consultant work, next meeting is the first Saturday of the month, moving forward committee will create a long range plan, mission statement, 3-5 year goals, etc. Fundraiser on April 12th of Spuds and Suds will be held, Cyndy has a list of allotments that need roofs cleaned, If you did not receive a smoke alarm get your name on the list

Financial Oversight-Cindy Geist 192 St. Bernard shared that Pat reviewed the projections for water meter installation and committee is in support of it, it reviewed all the financial reports and found no red flags, discussed how to reduce legal fees by containing email responses from Board members, next meeting is April 14th at 10AM

Budget-Pat shared the proposed Budget for '25-'26 and the changes to consider:

Have a pro bono legal advisory council to alleviate legal fees.

Put non-cash items such as depreciation/bad debt below the line or let the CPA

Have a forester walk the park.

Have the Bylaws revised to tighten up processes, meet legal requirements & reduce legal exposure.

4300 Member service and 6815 member service should have the same items reflect in both.

Create subcategories under 4300 and 6815 for credit card convenience fees charged and paid out.

The budget is not balanced with a deficit of about \$10,000, but this past year it was a deficit of about \$30,000.

-Fred moved, it was seconded, and **approved** 5-0 to accept the recommendations from the Budget Committee.

ByLaws-Cheryl Dangreau 317 Royal Arch presented recommendation #8 for Rules and Procedures re. Construction on an allotment. Discussion ensued. Pat moved to amend the proposed R & P to include: "If a contractor is engaged," to the beginning of the amendment.

It was seconded, and **unanimously approved**.

Cheryl also shared recommendation #4 for ByLaws re. The revision of due dates for TADS. Fred moved to accept it as presented, it was seconded, and **unanimously approved**.

Water-Michael Bates 396-A Cavern shared George Brown and Cyndy have gone around to all the hydrants to ensure they function correctly, one front meter is not recording our usage so you might see our billing go down which is not realistic, but both the two front meters will be replaced shortly, the bills to the other two companies who gave us estimates on sub meter installations have been paid, the committee is planning for the TownHall on April 11th at 6PM, they are researching whether or not "drive by or cloud based" meter reading is feasible, rather than reading by hand-Mark Zevanove 274 Keystone shared that we received a quote from Santa Cruz County Bank for a loan as an option, and he was directed to obtain the other 2 bids for a loan, and work out what it would look like for each option and what it might look like if we borrowed from our reserves, as well as if any grants may be available

Staking-Michael Bates 396-A Cavern shared we are working on them, staking committee is recruiting volunteers

DRAFT

Building-Cyndy shared heaters in large Social Hall were not working, 3 bids were received.

-Pat moved to approve JC Heating to replace them, it was seconded, and **approved** 5-0.

Re. paving-3 bids were received last fall.

-Pat moved to approve Earthworks to complete the project, it was seconded, and **approved** 5-0.

She thanked Long Range Planning committee for their work, thanked Tony Fleming for helping to install the whiteboard in the small Social Hall and thanks again to the anonymous donor, she thanked Jim and Jayden for repairing a running plank on the Covered Bridge, thanks to James Caldwell and John Phillips for cleanup, George Brown for working on the main water system, Donna and John Sorenson, Rob Ramsey for helping check out under the Social Hall, and Bruce Brinker and Sue Ramos for all their work on the entrance sign, reroofing of the Social Hall will happen in May

Bridge Committee discussion-needs to be reactivated-Cindy Weigelt will host the Centennial-June 21st there will be a fundraiser for the Covered Bridge

Tree-Joanne Nelson 640 St. Augustine shared one request which was approved by the committee

-Pat moved to approve 518 Courtesy tree removal request, it was seconded, and **approved** 5-0

Forms were given to the board to review at the next board meeting, so that it can be voted upon by the membership in June. Recreation Committee also submitted a request to trim a tree in Section 6 playground-also to review next meeting

Orientation-Heather shared that there were 6 people in attendance on March 9th, next meeting is April 13th, Denise Peterson will be the Chair for the next few months, good feedback continues to come from those who have gone through it

Park Volunteers-Pat shared they continue to meet and we now have a Sunday volunteer as well

Nominating Committee-Sharon shared the potential names of Diana Lindstrom, Bill Eckard, Joe Mayo, Ed Mendenhal, and Cyndy Crogan as candidates for Board of Directors-need resumes from all as soon as possible

UNFINISHED BUSINESS

Office Administrator-2 good candidates-checking references now

Field Staff-to be posted Monday to Craigslist and local lodges

Emergency/Safety Contacts-continue to submit those forms-can be found in the Bulletin

St. Augustine Bridge Project-Fred shared the project is underway but paused due to weather

Water Meter Pilot-it was determined that it is not feasible at this time

Water Meter Town Hall-April 11th 6PM-please be there

DRAFT

Directory-Pat is still working on a form for the information gathering

2023 and 2024 Annual Audits-They will be available for review in the Office or members can request an electronic version

-Pat moved to accept the 2023 and 2024 Annual Audits, it was seconded, and **approved** 5-0.

NEW BUSINESS

Almanor's Fund-Pat moved to give Matt Kennelly a check in the amount of \$4115.74, it was seconded, and **approved** 5-0. There needs to be one member of Eastern Star on the committee as well.

Non-responsibility Notice Form-Pat moved, it was seconded, and **approved** 5-0 to send a letter to a contractor, the member, and posted on house. The form will be included in all future building packets.

Flip Membership Form-Pat moved to accept the form as presented, it was seconded, and **approved** 5-0

Street Signs-Fred shared the street signs (street name and member names) will stay in their current form, but they all need updating. Donna Sorenson will update member names as the weather improves. Please consider helping to refresh the street name signs. Note that the warning signs on Washington Pathway need to be refreshed as well.

OPEN FORUM

Question from Zoom about camera passwords-Jim Gloeckler has been researching how we can get the information or change the systems, hard drives, etc.-we are continuing to investigate our options-be reassured there is no audio in any of the park's cameras

Tawni Servi 383 Hiram suggested a possible mesh wifi around the park

Michael Sawley 413 Joppa shared xfinity is available throughout much of the park

Elizabeth Arzouni 370 Eastern Star shared past Facebook posts that included security camera footage

Cheryl Dangreau 317 Royal Arch shared tomorrow we are meeting in dog park and cleaning it up-county has approved us to put a fence up around it

Shirley Raddar 343 Royal Arch shared how nice it is to have a board who shows respect for our members

DRAFT

Mark Zevanove 274 Keystone thanked the board for meeting in person with a new member a few days ago so that his membership could be approved

Adjourned 1:55PM

ACTION ITEMS FROM MARCH EXECUTIVE SESSION:

- **Approved** to hold off on any changes to a members membership until the April meeting
- **Approved** to assess a member for all legal fees.
- **Approved** Minutes for February 2025
- **Approved** to write off the balance due from a member
- **Approved** to allow an estate sale among park members only
- **Approved** to waive the staking fee for a member
- **Consensus** reached that a disagreement between members over an allotment line will do nothing without approval of the Board of Directors
- **Approved** John Wells as Associate Member for Laverna Wells at 265 Keystone & Alternate Associate for Carrie Butcher at 396-C Cavern
- **Approved** Brana Buzel as Associate Member for Jaqueline Buzel at 252 Keystone
- **Approved** Maureen Isom as Member at 643 St. Augustine
- **Approved** Chris Bair as Member at 628 St. Augustine
- **Approved** John Mumy as Alternate Associate for Heather Mumy at 198 Keystone
- **Approved** JoAnn Lyons as Member at 319 Royal Arch-no transfer fee
- **Acknowledged** Andrew Wright as Member at 167 St. Bernard
- **Acknowledged** Jill Mautino as Member at 652 St. Augustine
- **Acknowledged** Leigh Wunce as Member at 387 Hiram
- **Acknowledged** the Members pending and the improvements for sale

OUTLINE OF OPEN LEGAL MATTERS

Lind v. TPPMC, Holt – Following the plaintiff's loss at trial, the judge awarded TPPMC its attorney fees (we spend \$86,000 and \$46,000 was awarded.) Ms. Lind and TPPMC have agreed to a \$43,000 reimbursement amount and we should be paid shortly. PPMC has received payment.

Snyder v. Polizzi, TPPMC – Ms. Snyder sued the Polizzis for fraud and breach of contract in the purchase of the allotment. Ms. Snyder alleged TPPMC aided and abetted the Polizzis. TPPMC vehemently denies the allegations. The parties are currently in mediation and recently provided a list of non-negotiable items. Case management conf 5/16.

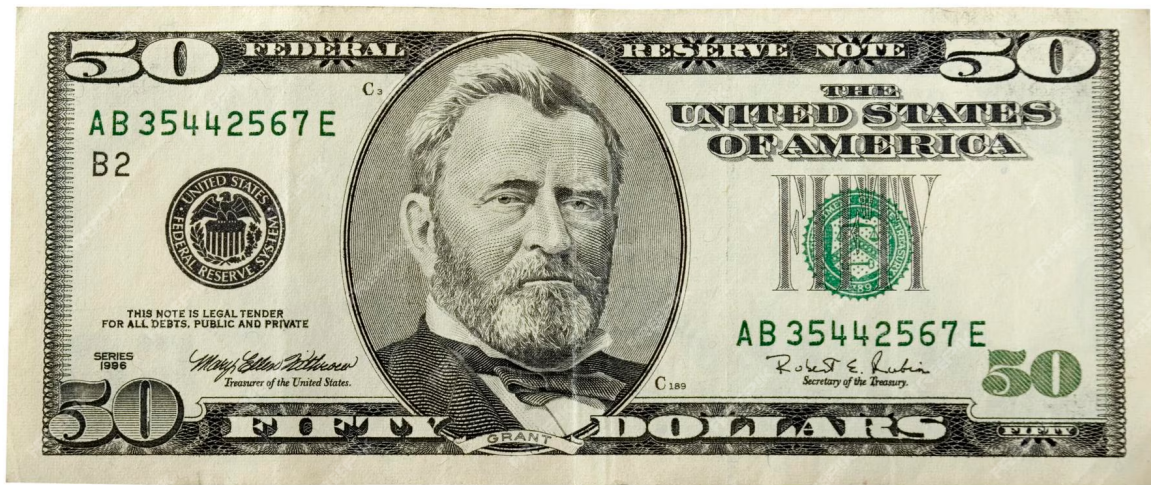
TPPMC v. Greg Laskey – Mr. Laskey is currently arguing that his case settled at a mediation. In our opinion, it is not settled, Mr. Laskey is no longer a member and he remains on site; he needs to take care of legal costs. Hearing 4/14.

James v. Laskey – The Court may want to consolidate this matter with the above matter unless it resolves first. We are not a named party, but have had to spend many thousands of dollars producing documents that were subpoenaed. All documents have been sent to James' attorney.

TPPMC v. Kane – Member passed with no Associate or Alternate Associate Member. Then, the estate executor (the son) also passed. We are trying to obtain the probate case number in order to effect sale of the property. The contacts we have are not cooperating at this time and the courts told us we had to get more information, rather than publish the notification in appropriate area newspapers and going forward. Re-submitting Ex Parte motion to sell next week.

TPPMC, Sam Cannon adv. CAP INC – CAP filed an action to foreclose on a contractor's mechanics lien. TPPMC was not properly served with the preliminary notice. We have negotiated a resolution and the case against us has been dismissed. We are having a hearing in order to consider whether the Member should reimburse legal expenses. Board held a hearing; Cannon has been notified of outcome.

TPPMC v. Phillips – We are petitioning to remove Member and sell the property. Member has been served.



DUES CARDS DEADLINE AHEAD

Just a reminder that there will be a \$50 per collective member fine assessed to the Member at each allotment for Dues cards (of ALL collective members) not on file by April 1, 2025 (see Bylaws Article III, Section 11 Verification of Masonic Membership on page 7.)

As of March 15, 2025 – this is what we are missing:

Members – missing 206 cards

Associates – missing 177 cards

Alternates – missing 76 cards

Total missing 459 cards – for a potential total of over \$20,000! While we would appreciate the income, we do not want to assess these fines.

If you aren't sure, you can call the office and anyone can check the file.

They can be turned in in person or emailed to secretary@ppmcsc.org or we now have a dues card email --- that new address is

ppmcduesards@gmail.com.

1st posting

Rules and Procedures #10

5. Remodeling and reconstruction

5.01 - Obtain procedures prior to any remodel or **planned** construction at the Park Office. Before beginning any construction project, check with the Manager regarding the need for permits or approval.

Add: If a contractor is engaged, two weeks prior to the commencement of any planned construction project on a Member's allotment, the Member must submit a copy of the construction contract to the business office. PPMC will then serve a Notice of Non-Responsibility on the contractor, thereby notifying the contractor that PPMC will not reimburse the contractor for unpaid materials and labor. If a Member fails to submit a construction contract to PPMC, and the Member's allotment becomes subject to a mechanic's lien, the Member shall be responsible for any fees and costs incurred by PPMC as a result of the lien. (7/25)

Reasoning: If a member fails to pay their contractor, PPMC is not held responsible for the unpaid costs.

APPROVED UNANIMOUSLY

1st posting**Bylaw #4****ARTICLE IV****MEMBERSHIP FEES**

1. MEMBERSHIP FEES - Every Member is required to pay Membership Fees as determined by the vote of the membership. Membership Fees consist of allotment fees: dues, assessments, regular and special, initiation fees, transfer fees, fines and taxes. One half (1/2) of the regular annual assessment, dues and taxes are due ~~December first (1st)~~ **November fifteenth (15TH)** and the balance is due ~~April first (1st)~~ **March fifteenth (15TH)** each year. The Board has the authority to establish late charges and interest for any Membership Fees that are not paid when due. A ten percent (10%) late penalty will be assessed on payments not made by the due date. A zero point nine four eight (0.948%) finance charge (11.99% APR) compounded monthly will be assessed at the end of each month on the delinquent unpaid balance. (7/25)

Change the date of December first to November fifteenth (15TH) and April first to March fifteenth (15TH).

Add: Payment will be considered late if not received in the office by December 1st and April 1st, and will begin accruing late fees if not received in the office by that date.

Reasoning:

Legally we can't charge a late fee until two weeks after the deadline, so changing it to a month prior (or even two weeks prior) could save the corporation from paying late charges when a member doesn't pay on time. Also, the postmark shouldn't be considered a date of payment.

APPROVED UNANIMOUSLY

2nd posting

Rules & Procedures #8 Sheds

ADD: “Any shed large enough to walk into, regardless of size, must have Board approval before being added to an allotment.”

Approved unanimously

Rules & Procedures #9 Cone and Chain Barriers

ADD: “Cones are only acceptable when used for temporary warning during construction or roads closure. Chains are never acceptable.”

Approved unanimously



FRIDAY, APRIL 11TH

6PM

SOCIAL HALL AND VIA ZOOM



Save Water





We have a dilemma. Here's the challenge; After several days of preparing and installing the height bars on the cover bridge, just after installation I noticed a large tow truck in section 4. Another member and I realized the truck had come in from Ocean Street extension and expected the driver to exit the same way, so I went home. Only a few minutes later I saw the same rig going up cardiac hill.

If you are in section 4 and engage with companies with large vehicles over 5 tons, please to tell them to not use the covered bridge; give them the back gate code and ask them to exit the same way.

This isn't the only historical covered bridge in the country but it is one of only two remaining covered bridges left in California that can be driven over. This is why most covered bridges are for pedestrian use only. The current abuse of our bridge is accelerating its wear and tear and I'm asking everyone to take responsibility to protect it. Those of you who are creative and good at researching please look online for ways we can restrict large vehicles from entering the bridge.

Please help us solve this problem. Since many drivers continue to ignore the bridge's signage the Board is sending letters to as many companies as possible but we also need your help in informing drivers and others about speed, height and weight restrictions of the bridge.

Please contact me with your research results at; crogancy@gmail.com

Thank you,
Cyndy Crogan

The Paradise Park Masonic Club
Balance Sheet
As of February 28, 2025

Feb 28, 25

ASSETS

Current Assets

Checking/Savings

Cash and Equivalents

Operating Accounts

1015 · SCCB Operating Checking - #2099
1015.02 · SCCB - Operating MM #5172
1020 · Petty Cash

60,801.48
283,306.11
129.97

Total Operating Accounts

344,237.56

Reserve Accounts

1018.10 · BFCU Ckg Reserve - 4190
1018.20 · BFCU Saving Reserve - 4174
1018.30 · BFCU Savings Reserve - 0669
1023 · BFCU CD - 0700
1024 · BFCU Money Market - 0677
1037 · BFCU Capital Ck #0306
1032.00 · WFB Restricted Checking - 4461
1032.01 · WFB CD - 8115
1032.02 · WFB CD - 8123
1032.03 · WFB CD - 4563
1032.04 · WFB CD - 4456
1098 · Reserve-Transfer in Transit

41,679.60
15.96
303,144.21
73,482.56
10,614.14
35,078.59
22,930.99
53,800.93
71,467.79
83,037.81
67,306.77
281.06

Total Reserve Accounts

762,840.41

Restricted

1021 · SCCB Recreation Savings 4863

18,367.87

Total Restricted

18,367.87

Total Cash and Equivalents

1,125,445.84

Total Checking/Savings

1,125,445.84

Accounts Receivable

1100 · Acct. Receivable

618,035.25

Total Accounts Receivable

618,035.25

Other Current Assets

Current Assets - Other

1190 · Allowance for Doubtful accts
1300 · Deposits

(62,000.00)
1,000.00

Total Current Assets - Other

(61,000.00)

Other Current Assets

Receivable - Other

1109 · Receivables - Comcast

4,184.00

Total Receivable - Other

4,184.00

Total Other Current Assets

4,184.00

Prepaid Expenses

8:13 AM
03/12/25
Accrual Basis

The Paradise Park Masonic Club
Balance Sheet
As of February 28, 2025

	<u>Feb 28, 25</u>
Prepaid Property Tax	
1405 · Prepaid PTAX - Members	11,760.25
1420 · Prepaid PTax Supp - Member 6/23	
1404 · Prepaid PTAX Supplemental - Mem	<u>(2,327.33)</u>
Total 1420 · Prepaid PTax Supp - Member 6/23	<u>(2,327.33)</u>
Total Prepaid Property Tax	9,432.92
1402 · Prepaid Insurance	<u>34,317.72</u>
Total Prepaid Expenses	<u>43,750.64</u>
Total Other Current Assets	<u>(13,065.36)</u>
Total Current Assets	1,730,415.73
Fixed Assets	
Fixed Assets	
1502 · Land	323,182.00
1503 · Land Improvements	637,840.20
1504 · Bldgs. & Covered Bridge	413,006.11
1505 · Upstairs office Apartment	49,401.47
1506 · Water Project - Sect. 1, 2	1,418,286.50
1507 · Water Project Sect.3 and 4	2,198,739.71
1508 · Griff Nelson Water Project	15,566.76
1510 · Autos/Trucks/Tractors	131,330.18
1511 · Radio Equipment	17,650.60
1512 · Equipment	204,103.85
1513 · Office Computers and equipment	12,443.74
1590 · Accumulated Depreciation	<u>(3,307,570.00)</u>
Total Fixed Assets	<u>2,113,981.12</u>
Total Fixed Assets	<u>2,113,981.12</u>
TOTAL ASSETS	<u><u>3,844,396.85</u></u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2000 · Accounts Payable	<u>513,378.46</u>
Total Accounts Payable	513,378.46
Other Current Liabilities	
Accrued Expenses	
2302 · Accrued Payroll Payable	1,215.00
2304 · Accrued Accounts Payable	22,201.66
2353 · Accrued Payroll Tax Payable	<u>175.57</u>
Total Accrued Expenses	23,592.23
Deferred Revenue	
2500 · Deferred Revenue (TADs)	

8:13 AM
 03/12/25
 Accrual Basis

The Paradise Park Masonic Club
Balance Sheet
 As of February 28, 2025

	<u>Feb 28, 25</u>
2501 · Deferred Revenue - Annual Dues	146,250.00
2502 · Deferred Revenue - Annual Asses	391,361.12
2503 · Deferred Revenue - Reserve	14,625.00
Total 2500 · Deferred Revenue (TADs)	<u>552,236.12</u>
Total Deferred Revenue	552,236.12
2200 · Other Current Liabilities	
2210 · Other Taxes Payable	
2212 · Federal Income Tax Payable	(40.00)
Total 2210 · Other Taxes Payable	<u>(40.00)</u>
Total 2200 · Other Current Liabilities	(40.00)
Total Other Current Liabilities	<u>575,788.35</u>
Total Current Liabilities	<u>1,089,166.81</u>
Total Liabilities	1,089,166.81
Equity	
3100 · Equity Master	
3101 · Reserve Funds-BOD Designated	
3102 · New Water Project Reserve	244,206.00
3103 · Major Improvement Reserve	506,315.97
Total 3101 · Reserve Funds-BOD Designated	<u>750,521.97</u>
3150 · Investment n Property	3,961,240.31
3200 · Other Temp. Restricted Funds	
3201 · Recreation Restricted	11,376.30
3205 · Historical restricted	0.25
3206 · Picnic Grounds restricted	13,256.03
3207 · Dog Park	2,361.23
3210 · Garden Restricted	13,565.76
3211 · ERT	0.43
3212 · Bingo	1,507.84
3213 · 100th Anniversary	11,198.28
3200 · Other Temp. Restricted Funds - Other	7,218.00
Total 3200 · Other Temp. Restricted Funds	<u>60,484.12</u>
3300 · Unrestricted Fund Balance	(1,274,734.05)
3600 · Prior Period Adjustment	(36,463.89)
Total 3100 · Equity Master	<u>3,461,048.46</u>
3900 · Retained Earnings	(611,331.95)
Net Income	(94,486.47)
Total Equity	<u>2,755,230.04</u>
TOTAL LIABILITIES & EQUITY	<u><u>3,844,396.85</u></u>

The Paradise Park Masonic Club
Profit & Loss Budget vs. Actual
May 2024 through February 2025

	May '24 - Feb 25	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense				
Income				
Annual Income				
4010 · Member Annual Dues	116,825.00	117,000.00	(175.00)	99.9%
4015 · Member Assessment Fees	435,970.85	524,357.00	(88,386.15)	83.1%
4965 · SBA Special Assess Princ Earned	12,603.50	14,220.00	(1,616.50)	88.6%
Total Annual Income	565,399.35	655,577.00	(90,177.65)	86.2%
Income - Member Services				
4200 · Membership Transfer Fees	3,500.00	3,000.00	500.00	116.7%
4300 · Member Services Fees	2,627.37	2,500.00	127.37	105.1%
4400 · Member Fines	(128.56)			
4600 · Facility Use Fees	1,100.00	1,500.00	(400.00)	73.3%
4700 · Finance/Late Charges	3,830.10	5,000.00	(1,169.90)	76.6%
4800 · AR Penalties	3,876.85	3,000.00	876.85	129.2%
Total Income - Member Services	14,805.76	15,000.00	(194.24)	98.7%
Income - Other				
4910 · Comcast Income	18,746.42	19,000.00	(253.58)	98.7%
4920 · Interest Income	4,807.19	2,000.00	2,807.19	240.4%
4950 · Other Income	0.00	0.00	0.00	0.0%
Total Income - Other	23,553.61	21,000.00	2,553.61	112.2%
Total Income	603,758.72	691,577.00	(87,818.28)	87.3%
Gross Profit	603,758.72	691,577.00	(87,818.28)	87.3%
Expense				
General & Administrative				
Administration - General				
6815 · Member Services	1,394.43	750.00	644.43	185.9%
6816 · Volunteer Awards	131.94	500.00	(368.06)	26.4%
6848 · Meals - Non Meeting	0.00	400.00	(400.00)	0.0%
6849 · Meeting Expense	703.19	600.00	103.19	117.2%
6870 · Dues & Subscriptions	0.00	200.00	(200.00)	0.0%
Total Administration - General	2,229.56	2,450.00	(220.44)	91.0%
Administration - Other				
6860 · Depreciation Expense	156,870.00	0.00	156,870.00	100.0%
6880 · Insurance	92,385.19	105,000.00	(12,614.81)	88.0%
6905 · Other Miscellaneous Expense	0.00	0.00	0.00	0.0%
Total Administration - Other	249,255.19	105,000.00	144,255.19	237.4%
Bank and Interest				
6830 · Bank Fees	1,821.01	1,000.00	821.01	182.1%
6890 · Interest Expense	49.30	220.00	(170.70)	22.4%
6985 · Penalties	130.54	200.00	(69.46)	65.3%
Total Bank and Interest	2,000.85	1,420.00	580.85	140.9%
Office				
6840 · Communications	6,151.67	8,400.00	(2,248.33)	73.2%
6850 · Computer and IT	6,387.74	3,000.00	3,387.74	212.9%
6910 · Office Supplies	1,888.29	2,500.00	(611.71)	75.5%
6950 · Postage & Delivery	1,077.63	2,000.00	(922.37)	53.9%
6960 · Printing and Reproduction	1,700.28	2,000.00	(299.72)	85.0%

The Paradise Park Masonic Club
Profit & Loss Budget vs. Actual
May 2024 through February 2025

	May '24 - Feb 25	Budget	\$ Over Budget	% of Budget
Total Office	17,205.61	17,900.00	(694.39)	96.1%
Professional Services				
Accounting	0.00	0.00	0.00	0.0%
6972 · Accounting Services	31,172.45	16,500.00	14,672.45	188.9%
6973 · Payroll Processing Fees	2,047.30	2,000.00	47.30	102.4%
6975 · Legal Services	220,681.02	50,000.00	170,681.02	441.4%
Total Professional Services	253,900.77	68,500.00	185,400.77	370.7%
Travel & Entertainment				
6946 · Travel	0.00	0.00	0.00	0.0%
6947 · Lodging	0.00	0.00	0.00	0.0%
6948 · Meals	0.00	0.00	0.00	0.0%
Total Travel & Entertainment	0.00	0.00	0.00	0.0%
General & Administrative - Other	0.00	0.00	0.00	0.0%
Total General & Administrative	524,591.98	195,270.00	329,321.98	268.6%
Operating / Program				
Operations - Other				
6913 · Recreation	2,019.56	2,500.00	(480.44)	80.8%
6990 · Safety	1,862.83	500.00	1,362.83	372.6%
Total Operations - Other	3,882.39	3,000.00	882.39	129.4%
Repairs & Maintenance				
Buildings Repairs & Maintenance				
6916.10 · Building General Maintenance	5,326.63	8,000.00	(2,673.37)	66.6%
6916.20 · Building Reserve Maintenance	0.00			
Buildings Repairs & Maintenance - Other	0.00	0.00	0.00	0.0%
Total Buildings Repairs & Maintenance	5,326.63	8,000.00	(2,673.37)	66.6%
Grounds Repair & Maintenance				
6919.10 · Grounds General Maintenance	4,202.63	7,000.00	(2,797.37)	60.0%
Grounds Repair & Maintenance - Other	0.00	0.00	0.00	0.0%
Total Grounds Repair & Maintenance	4,202.63	7,000.00	(2,797.37)	60.0%
Operations Supplies				
6914.10 · Shop Supplies	751.03	1,700.00	(948.97)	44.2%
6914.20 · Park General Supplies	3,415.93	3,800.00	(384.07)	89.9%
Operations Supplies - Other	0.00	0.00	0.00	0.0%
Total Operations Supplies	4,166.96	5,500.00	(1,333.04)	75.8%
Roads Repair and Maintenance				
6917.10 · Roads General Maintenance	524.09	3,000.00	(2,475.91)	17.5%
Roads Repair and Maintenance - Other	0.00	0.00	0.00	0.0%
Total Roads Repair and Maintenance	524.09	3,000.00	(2,475.91)	17.5%
Water Repairs and Maintenance				
6918.10 · Water General Maintenance	732.50	7,500.00	(6,767.50)	9.8%
6918.20 · Water Reserve Maintenance	0.00			
6918.30 · Water Emergency Maintenance	3,086.72			
Water Repairs and Maintenance - Other	0.00	0.00	0.00	0.0%
Total Water Repairs and Maintenance	3,819.22	7,500.00	(3,680.78)	50.9%
Repairs & Maintenance - Other	0.00	0.00	0.00	0.0%

The Paradise Park Masonic Club
Profit & Loss Budget vs. Actual
May 2024 through February 2025

	May '24 - Feb 25	Budget	\$ Over Budget	% of Budget
Total Repairs & Maintenance	18,039.53	31,000.00	(12,960.47)	58.2%
Vehicle and Equipment				
Equipment				
6810.21 · Gator(s) Repair & Maint	0.00	500.00	(500.00)	0.0%
6810.25 · Tractor Repair & Maint	205.02	1,000.00	(794.98)	20.5%
6810.26 · Trailer Repairs & Maintenance	31.82	300.00	(268.18)	10.6%
6810.27 · Equipment Other - Gas Powered	0.00	800.00	(800.00)	0.0%
6877 · Equipment Rental	1,315.62	4,000.00	(2,684.38)	32.9%
Total Equipment	1,552.46	6,600.00	(5,047.54)	23.5%
Fuel				
6810.41 · Fuel - Vehicle	858.34	1,100.00	(241.66)	78.0%
6810.42 · Fuel - Regular	643.40	1,000.00	(356.60)	64.3%
6810.43 · Fuel - Diesel	100.00	300.00	(200.00)	33.3%
Fuel - Other	0.00	0.00	0.00	0.0%
Total Fuel	1,601.74	2,400.00	(798.26)	66.7%
Vehicle Auto - Truck				
6810.11 · Truck Repair & Maint	497.86	2,000.00	(1,502.14)	24.9%
Vehicle Auto - Truck - Other	0.00	0.00	0.00	0.0%
Total Vehicle Auto - Truck	497.86	2,000.00	(1,502.14)	24.9%
Vehicle and Equipment - Other	0.00	0.00	0.00	0.0%
Total Vehicle and Equipment	3,652.06	11,000.00	(7,347.94)	33.2%
Total Operating / Program	25,573.98	45,000.00	(19,426.02)	56.8%
Payroll				
6110 · Salaries and Wages	95,382.25	170,000.00	(74,617.75)	56.1%
6150 · Payroll Taxes	8,788.25	14,400.00	(5,611.75)	61.0%
6160 · Workers' Comp	6,070.44	3,200.00	2,870.44	189.7%
6170 · Employee Health Insurance	7,000.00	14,400.00	(7,400.00)	48.6%
6181 · Personnel costs	(876.88)			
Payroll - Other	0.00	0.00	0.00	0.0%
Total Payroll	116,364.06	202,000.00	(85,635.94)	57.6%
Taxes				
6921 · Property Taxes	(538.40)	1,500.00	(2,038.40)	(35.9)%
6922 · Federal Income Tax	0.00	500.00	(500.00)	0.0%
6923 · State Income Tax	18.90	100.00	(81.10)	18.9%
Total Taxes	(519.50)	2,100.00	(2,619.50)	(24.7)%
Utilities				
6931 · Electric	10,466.69	12,000.00	(1,533.31)	87.2%
6932 · Refuse	6,606.22	7,500.00	(893.78)	88.1%
6933 · Water	165,777.74	250,000.00	(84,222.26)	66.3%
6934 · Propane	3,632.47	7,000.00	(3,367.53)	51.9%
Total Utilities	186,483.12	276,500.00	(90,016.88)	67.4%
69000 · Inactive Expense Accounts				
69016 · Equipment Repairs	0.00	0.00	0.00	0.0%
Total 69000 · Inactive Expense Accounts	0.00	0.00	0.00	0.0%
Total Expense	852,493.64	720,870.00	131,623.64	118.3%

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The Paradise Park Masonic Club
Profit & Loss Budget vs. Actual
May 2024 through February 2025

	May '24 - Feb 25	Budget	\$ Over Budget	% of Budget
Net Ordinary Income	(248,734.92)	(29,293.00)	(219,441.92)	849.1%
Other Income/Expense				
Other Income				
Other Income - Operating				
7110 · Other Miscellaneous Income	2,453.03	1,000.00	1,453.03	245.3%
Total Other Income - Operating	2,453.03	1,000.00	1,453.03	245.3%
Reserve/Restricted Income				
Reserve Income				
8510 · New Member Initiation fees	140,000.00			
8520 · Annual Reserve	4,875.00			
8610 · Interest - Reserve Accounts	15,423.66			
Total Reserve Income	160,298.66			
Restricted Income				
Restricted - Playground	1,243.81			
8001 · Recreation-Restricted	2,000.00			
8004 · Labor Day Snack Shack	0.00			
8006 · Bingo	322.00			
8009 · Recreation Interest-Restricted	293.50			
8018 · Garden-Restricted	660.00			
8020 · 100th Anniversary	26,416.00			
8021 · Safety Restricted	1,200.00			
Total Restricted Income	32,135.31			
Total Reserve/Restricted Income	192,433.97			
Total Other Income	194,887.00	1,000.00	193,887.00	19,488.7%
Other Expense				
Other Expense - Operating				
9001 · Other Expenses	(114.03)	100.00	(214.03)	(114.0)%
Total Other Expense - Operating	(114.03)	100.00	(214.03)	(114.0)%
Reserve/Restricted Expense				
Reserve Expense				
9013 · Reserve Funds Infrastructure	11,100.00			
9015 · Reserve Fund Water	1,500.00			
Total Reserve Expense	12,600.00			
Restricted Expense				
9020 · Recreation Restricted	228.87			
9021 · Bingo Expense	0.00			
9022 · Garden expense	853.66			
9023.1 · Labor Day Snack Shack	0.00			
9029 · 100th Anniversary	27,070.05			
Total Restricted Expense	28,152.58			
Total Reserve/Restricted Expense	40,752.58			
Total Other Expense	40,638.55	100.00	40,538.55	40,638.6%
Net Other Income	154,248.45	900.00	153,348.45	17,138.7%
Net Income	(94,486.47)	(28,393.00)	(66,093.47)	332.8%

THE PARADISE PARK MASONIC CLUB
MEMBERSHIP APPLICATIONS PENDING
March,2025

<u>APPLICANT</u>	<u>DATE POSTED</u>	<u>MEMBER/SELLER</u>	<u>ALLOTMENT</u>
<u>MEMBERS</u>			
Chris Bair	1/11/25	Benjamin Ruhs	628 St. Augustine
Maureen Isom	1/23/25	Diane Cheadle-Roeder	643 St. Augustine
Andrew Wright	2/17/25	Janice Vine	167 St. Bernard

ASSOCIATE MEMBERS

Morgan Long	7/01/24	Lisa Jensen-Long	516 Courtesy Ln.
Megan Estes Ramsay	8/07/24	Anne Ramsay Estes	444 York Ave
Branna Buzel	12/17/24	Jacqueline Buzel	252 Keystone
Johnny Wells	11/20/24	Laverna Wells	265 Keystone

ALTERNATE ASSOCIATE MEMBERS

Meredith Estes Guidera	8/07/24	Anne Ramsay Estes	444 York Ave
Blake Swimmer	8/17/24	Kristi Doberenz	470 York Ave
Ashley Silva	9/26/24	Tom Hansen	600 Keystone
John Mumy	12/26/24	Heather Mumy	198 Keystone
Rory Stipanovich	1/28/25	Lisa Stipanovich	463 York
John Wells	11/20/24	Carrie Butcher	369-C

ACKNOWLEDGEMENTS of New Members

Kathy Nagel	11 /24/2024	104 Keystone
Jill Mautino (Death of Bruce Wildenradt)	11/27/24	652 St. Augustine
Leigh Wunce (Death of Robert Wunce)	2/8/25	387 Hiram

**Improvements for Sale by Member
March, 2025**

All allotment use privileges and Membership are subject to the approval of the Board of Directors. **IMPORTANT NOTICE:** The sellers solely provide the descriptions of improvements for sale. Such information is not verified or checked for accuracy by Paradise Park Masonic Club, Inc. The Club does not warrant, and disclaims any responsibility for, the accuracy, truthfulness or completeness of any information provided.

Section 1			
SECTION 2			
259 Keystone	Janice Herechski Contact: Ken Wilson spm2@protonmail.com	\$26,000 NEW LISTING	Great lot with newer septic. A wonderful Builders opportunity, high above the flood zone. Beautiful setting nestled in the redwoods and a quiet neighborhood. Sold as is please do not contact the owner.
293 The Royal Arch	Contact Greg Wheatly 209-915-3804	75,000 OBO	Buildable allotment near the picnic grounds. Includes existing septic tank and plans.
272 Keystone	Pamela Maxwell Contact: Mark Zevenove Agent (831) 588-2089 Mark@oceanstreetrealty.com	\$265,000 NEW PRICE	2 Bedroom, 1 Bath w/ Sunroom. Beautiful T & G pine ceilings. New granite counter tops. New flooring throughout. New driveway. Cozy riverfront cabin in great, sunny location. Cute wood burning free standing fireplace in living room, modern appliances with gas range. Comes completely furnished
282 Keystone	Sara Laskey (831)331-1031 Laskeysara@yahoo.com	\$180,000 PARTIAL FINANCING MAY BE AVAILABLE	2 bd/1 bath cabin. Sunny river front location with stunning views of the river and covered bridge. Lots of possibilities. Home needs TLC.
344 Royal Arch	Cara Feyas 505-670-9855 interiorsxcl@yahoo.com	310,000 NEW LISTING	Well located. approx. 800 s.f. 1 bdrm 1 bath main home, includes 150 s.f. basement/laundry/workbench area. approx. 450 s.f. 1 bdrm 1 bath detached guest cabin with walk-in closet. 600 s.f.+ sunny deck with covered storage. Main home has gas wall heaters and features a living room with wood burning firestove and true-divided windows. A large skylight adds brightness to the kitchen, with lots of cabinetry, and room for a breakfast dinette. An extra room off the kitchen served as an office and pantry area. Main house 3/4 bathroom has shower only. 1 car covered parking with extra space for a golf cart and 2-3 additional parking spaces. Landscape is easy to maintain.
SECTION 3			
SECTION 4			
643 St. Augustine Ave.	Diane Cheadle, member Contact Tim Bowers, Realtor tbowers@baileyproperties.com	New Listing \$399,000. SALE PENDING	First time ever available for sale. Large kitchen, 2 Bedrooms, 2 bath, large living room, with vaulted ceiling & fireplace. Large garage w/plenty of space for storage and/or hobbies. This home has been lovingly cared for...A MUST SEE!
628 Saint Augustine	Bejamin Ruhs Contact Mark Zevanove 831-588-2089 Mark@oceanstreetrealty.com	275,000 SALE PENDING	This 3 Bedroom 1 bath riverside home did not flood in 1955,1982,2017,2022 or 2023. This warm inviting home features built in bedroom furniture. Enjoy the view of the river from the living room and deck. Priced at only 275,000.
610 Keystone	Gail Marshek (760) 777-1323 Cell (760) 574-6866 gmarshek@dc.rr.com	\$359,000 NEW PRICE	Sunny, south facing amazing views of the river. Over 300 Sq. Ft. deck. Private location. 2 Bedroom, 1.5 Bath. Approximately 1250 Sq. Ft. sold Furnished. Large lower -level family room with wood burning fireplace and direct access to the deck overlooking the river. Sold As-is. Owner's husband is a licensed real estate broker. Must see this amazing location to appreciate Paradise Park!
654 St Augustine	JILL MAUTINO (209) 484-3980(209) 484-3980	\$19,000. New Price Sold as is	"Rebuild" with a view to die for. One of only two houses with creek river frontage. 2 bd 2 bath on 2 lots. Parking for 2 cars , no flooding in house.
SECTION 6			
186 St. Bernard	Esther Gilliland (sale by owner) Call (209) 598-5063 LNEGilliland@gmail.com	\$399,000 NEW LISTING	1,350 sq. ft-2 BR-2 Bath w/carport. Gas fireplace, central heat. New upstairs Plumbing, new electrical boxes, fresh paint and newly installed carpet, electric Water heater and stove.
189 Saint Bernard	Gina Carling (831) 818-0771 ginacarling@davidlyng.com	\$169,000 REDUCED PRICE	Quaint 2 bedroom 1bath cottage with open floor plan & high ceilings. Updates Over the last 7 years include: a gas log cast iron stove w/thermostat, dbl.-paned windows, flooring kitchen cabinets, range/oven, pedestal sink/toilet, water heater and pergola with lights for outdoor enjoyment in yard.
189 Saint Bernard	Doug DuBois (831)234-0306 douglasdubois@email.com	\$349,000 FINANCING AVAILABLE	2 Bedroom 1.5 bath 1100 sq ft. Large deck overlooking the river . Front sunroom/mud room/guest room. Spacious living and dining rooms. Garage/ work shop/storage areas. Oversized 2 car carport. Extra parking for large vehicles. Large sunny lot. Morning sun in the kitchen. Large kitchen areas and fruit trees. All appliances.

Listings of Paradise Presented by Mark Zevanove

272 KEYSTONE WAY

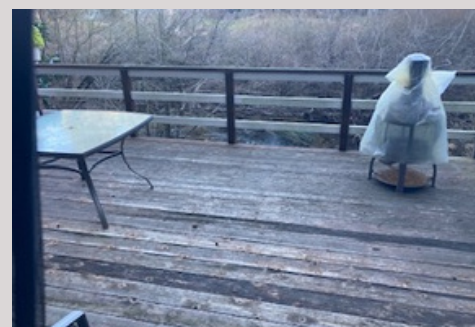
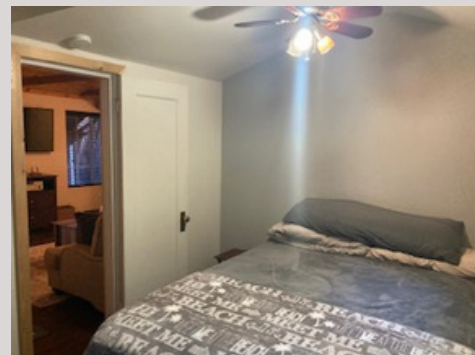
2 Bedroom, 1 Bath w/ Sunroom. Beautiful T&G Pine ceilings. New granite counter tops. New flooring throughout. New driveway, Cozy riverfront cabin in great, sunny location. Cute wood burning free standing fireplace in living room, modern appliances with gas range. **Comes completely furnished.** Seller motivated! **\$265,000**



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1



For Sale

For Sale by Owner

\$399,000

Paradise Park
149 St. Alban Street, Santa Cruz, CA

Call - (209) 598-5063

1,350 sq. foot, 2 bedroom, 2 bath home with carport. Gas fireplace and central heat. New upstairs plumbing, and new electrical boxes recently installed. Fresh paint, and newly installed carpet. Electric water heater and stove.

Call Larry or Esther Gilliland if interested in looking at the house. (209) 598-5063 or email us at LNEGilliland@gmail.com.



Paradise

Home Repair & Remodel

Contractor License# 1063735

Tony Fleming (831) 331-8563

- Interior remodels including kitchen/bath
- General repairs – roofing, plumbing, electrical
- Yard and trash cleanup
- Flood damage recovery
- Resurfacing/repairs of stairways/decks
- Repair / Replace rotting wood
- Replace doors and windows
- PPMC references available

