

# Paradise Service Associates (PSA) Newsletter

## October 2019

Welcome Fall 2019!

Fall is now upon us and preparation for the winter months is in full swing. We were fortunate, here at Paradise, to enjoy a wonderful summer with many nice days to picnic, swim, boat and fish.

I would especially like to welcome all the new homeowners at Paradise Shores Estates (PSA). Association information packets are sent out to new owners who purchase property. If you happen to see someone moving in, as you take your daily walk, stop by, introduce yourself and welcome them to our community. Let them know that a new owner packet, with association information, will be arriving in their mail box soon.

**Water System News Flash!!! On October 22, 2019, Northwest Water conducted a maintenance on our well site pumps so you may have noticed a slight drop in water pressure, for a few hours, in the morning. All went well.**

### **Reminders:**

1. The park closes on October 31<sup>st</sup> and re-opens on April 1<sup>st</sup>, 2020. All boats and personal watercraft must be out of the marina by October 31<sup>st</sup>.
2. Several members noticed the dog owners are not picking up after their pets and are letting them roam free. People that walk around our housing development are getting tired of stepping in poop and also having to remove dog poop piles from their property (They don't have a dog!). Thanks for your cooperation.

**Meeting Notices:** The next PSA Board of Directors meeting will be held at **Mason Benson Community Center on Saturday, November 16th at 10:00am.** The January 18, 2020 and March 21, 2020 board meetings will also be held at the Mason Benson Community Center. All members, in good standing (water and dues paid up to date), are welcome to attend. Please sign in when you arrive. As always, board and committee meetings are posted on the Community bulletin board.

**PSA Board of Directors (BOD):** The PSA BOD, by a majority vote, appointed Arlen Schwandt to fill the vacant, Director position, term ending in 2022.

If you are interested in serving on the PSA board of directors, please send a letter of interest and a short description of how you can contribute to our association as a PSA director to Velindab123@gmail.com or mail to 261 E Shore Dr., Grapeview, 98546. Board members serve a 3 year term.

**Park News:** Dean Graves, current caretaker, will remain at the park during the off season beginning Nov 1<sup>st</sup>, 2019, to March 31, 2020. Dean will not be a salaried employee but will keep a watch full eye on our park for us.

**2020 Homeowner Dues:** Invoices for the 2020 PSA Homeowners dues will be sent by December 1<sup>st</sup> and are due by January 31<sup>st</sup>, 2020. Dues remain \$265 per lot. Late fees will apply starting February 1<sup>st</sup>.

**Ferrill Gas Co-op:** Paradise Shores members are invited to join, contact Jacob Behrens 360-509-7645. Co-op can get reduced propane gas rates, need 5 member minimum, 10 or more is best variable rate. Current leased tanks with other vendors can be exchanged at no cost. Member will have to make arrangement for tank pick up.

**Paradise at Mason Lake T Shirts and Hoodies:** (Hoodies \$35-\$40)/t shirts (\$15) We still have some on hand (excellent gifts) and have pre-paid order forms if we don't have what you want. (Many of you had asked about children's sizes. Contact Jan Moon, 360-426-1557 or Tina Simms @simmsfab4@msn.com if you have questions.

**Dates to Remember (events will be posted on the community bulletin board):**

3<sup>rd</sup> Annual Polar Plunge/Breakfast will be held on January 1<sup>st</sup> at the Hut. Breakfast will begin at 10 am followed by the Plunge at Noon. Breakfast donation is \$5, Plunge is FREE. T shirts and Hoodies will be available for purchase.

**Committee Activities:** Committee reports are posted on the PSA website once they are approved. If you would like to volunteer your time (project supplies are also needed) for any of the PSA committees, let any of the board members or committee chairs know. *We could use more involvement on the committees so that the same members are not doing all the work.* *Chairman* contact info is at the end of the newsletter.

**Bylaws/Rules Committee News:** Committee has reviewed Bylaws and Rule/Guidelines. The committee has found several rules that need to be clarified. Since the PSA board are authorized to adopt rules changes, the committee will be submitting rule changes for board approval in the very near future. Since Bylaw changes must be approved by the members, those will be submitted at a later date.

**Facilities Committee News:** Will James, Facilities Committee chair, has been very busy installing security cameras throughout the park and setting up the walk through gate pin number software this summer. If all goes well, we will be renovating the boat launch in July 2020. During construction, which may last for several weeks, the launch will not be available. An alternative is to use the county launch at the north end of Mason Lake. We will continue replacing surface boards on the swim dock, as needed. The floating dock will be moved to the marina after the park closes on October 31, 2019.

**Finance Committee News:** Brenda Bamford provided financial information to the board members at the September 21 board meeting. The report included balance sheet, variance report (budget verses actual expenses), and profit and loss. Belfair Tax continues to provide excellent service at a very reasonable cost. The finance committee will be meeting in November to prepare the dues invoices for mailing. Your 2020 dues should be mailed to PSA at POB 1345, Belfair, WA. 98528.

**Marina Committee News:** At the September 21 Board meeting, the marina committee recommended raising the moorage fees for 2020 to \$300 (single slip) and \$600 (double slip). The board approved this increase due to marina renovation costs that will be incurred when construction begins in 2020/21. Daily moorage fees (\$15), kayak seasonal (\$70) and launch fees (\$25) remain the same for 2020.

Marina Upgrade: Permits for the marina and launch renovation, with 59 slips available, will be submitted, to all required agencies, by end of October 2019. Once the permits are submitted, Blair, Marina Chair, will be providing RFP (Request for proposals) to several contractors to submit bids for the renovation.

**Moorage Loyalty Program:** At the September 21 BOD meeting, the marina committee proposed continuing the Loyalty Program that would allow current 2019 slip renters to pay and secure the **same slip** for 2020. The program was approved by the board. The **completed** moorage applications and full payment for the 2020 summer season will be accepted from November 1 to December 1<sup>st</sup>. If you wish to participate in the program, mail your applications with payment to PSA 261 E Shore Dr., Grapeview, WA 98546. If the application is not complete, it will be returned. The cost for slips will be (\$300 single/\$600 oversized). Forms are available from Jan Moon or on our PSA website. [Paradise\\_Service\\_Associates.org](http://Paradise_Service_Associates.org). If you choose not to participate in the Loyalty Program, moorage applications and fees will be accepted on March 15th, 2010, on a first come first served basis.

**Water System Committee News:** The water system committee lead by Tom Moore, have worked on several projects this summer. Projects accomplished are: Water storage tanks cleaned, hydrants flushed, well site weeds cleared, and Mason County franchise agreement signed.

**Webpage:** All newsletters, board minutes, committee meeting minutes, and financials are posted on the PSA website. Please share the newsletter with your co-owners, family, guests, and **tenants**. This will enhance their experience visiting our community and the park. Web page address is [paradise\\_service\\_associates.org](http://paradise_service_associates.org). We now have a PSA Facebook page “Paradise at Mason Lake” that you can join for additional information pertaining to Paradise Shores. Also, check out the Belfair Community Network site.

**Safety/Security:** If you see any activity that seems suspicious, please call the *Sheriff's office at 350- 275-4467 Ext 313.*

Huge thanks to all the directors and volunteers that devote many hours to serve on committees, show up at work parties, and donate materials and labor to PSA. We all benefit from these dedicated folks.

Velinda Brown  
PSA President

**BOD contact information:**

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**Treasurer Brenda Bamford (Finance Chair)** [tnbbamford@yahoo.com](mailto:tnbbamford@yahoo.com) 360-701-9826  
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