

In this issue >>>

From Our President

Fire Safe Council Notice

Book Club

Tractor - This and That

Tree Policy Committee

GRF Survey

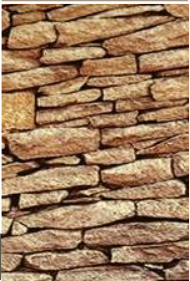
Firewise Certificate



Your Quarterly Newsletter – December 2024

Gold Ridge Forest

A Hidden Gem in Nature's Wonderland



Book Club
Friday, December 20th
6:00PM @ Lodge
Following Atticus
By Tom Ryan

Board of Directors 2024-2025

President/Recreation- Jack Mermod

VP/Secretary – Bill Simonson

Finance – Joan Fuquay

Greenbelt - Chris Soule

Communications – Mark Weiner

Gold Ridge Forest POA

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From our President

Dear Gold Ridge Forest Neighbors,

As we approach Christmas and the New Year, I wanted to take a moment to reflect on the year that has passed and express my gratitude to each of you for making our community such a special place to live. Your ongoing support and involvement help foster the spirit of camaraderie that makes Gold Ridge Forest truly shine. This time of year brings an opportunity to connect with friends and family, share joy, and look ahead to the new year.

We have a few exciting updates to share with you in this newsletter, and we hope it brings warmth and cheer to your holiday season. In this newsletter, you'll find articles authored by Directors Mark Weiner and Joan Fuquay. Additionally, we have attached the Annual Policy Statement, Collections Policy, and most recent Firewise Certificate.

Lastly, you'll also find attached a brief, 10 question survey for our members. The Board would love to hear your feedback so we can better serve the membership and continue to improve our community. Please complete the survey at your leisure, and feel free to return it to the office either by mail, email, or in person drop off.

Wishing you all a peaceful and joyful holiday season!

Warm regards,

Jack Mermod

President, Gold Ridge Forest POA



Gold Ridge Trail

The Gold Ridge Book Club

Mark Weiner

The Gold Ridge Book Club began in August 2023. The Club is open to all members and residents in our Gold Ridge Forest development. The Club participants all read the same novel and then meet to discuss the novel. The meetings usually take place at the Gold Ridge lodge on Friday evenings for about an hour and a half. At the end of each discussion, the group selects their next book and the date for the next meeting. New participants are always welcome.

The novels selected are ones that are popular with book clubs across the country. Sometimes the group borrows a book-club kit from the El Dorado County library system. Other times, participants secure the books on their own. Participants consume the novels by reading a paper book, reading an e-book, listening to an audio book, or some combination of the three. The group has read: *The Lincoln Highway* and *A Gentleman in Moscow* both by Amor Towles; *The Covenant of Water* by Abraham Verghese; *Before We Were Yours* by Lisa Wingate; *Little Fires Everywhere* by Celeste Ng; *The Women* and *The Nightingale* both by Kristin Hanah and *The Heaven and Earth Grocery Store* by James McBride.

The group is currently reading *following atticus* by Tom Ryan and will be meeting on Friday December 20 at 6 pm at the lodge. This book is about a dog and a man who walk together in the mountains. If you have ever done this or known someone who has, then you have all the background needed to attend this discussion. Thereafter, the group has selected *The Poisonwood Bible* by Barbara Kingsolver at a date to be determined in early February 2025.

Novels are made-up stories that give us the opportunity to see truths in humans and their relationships. The group usually begins with each participant describing whether they liked the novel and why or why not. Often the discussions focus on life choices made by characters, which can trigger sharing about real lives, including the participants and their families. New friendships develop, as the group operates with a strong sense of dignity and respect for each person. If you would like to participate, feel free to let the office know of your interest or just appear at a scheduled discussion.

The Association Buys a Tractor

To be more self-reliant and reduce the hiring of outside contractors, our Association has purchased a tractor. After considering numerous options, including maintaining the status quo, at the September 28, 2024, meeting of the board of directors, President Jack Mermod formally proposed the purchase. Jack explained the benefits that would accrue to the Association with the use of a tractor to include moving logs and boulders, mowing brush and clearing obstacles, snow removal, and every other conceivable task. Other board members asked numerous questions about the practicalities of owning a tractor and why the Association has not had one in its over 50 years of existence. Jack was prepared and well answered each question about insurance, safety, maintenance, and staffing its use. He explained that the tractor would be beneficial in our common areas, including the land surrounding our lodge and our dispersed greenbelts.

In October, the Association purchased a John Deere 3025E Compact Utility Tractor including a front bucket, rotary cutter, root grapple, landscape rake and safety equipment. The tractor is securely stored and has already performed a number of tasks in the common recreation area. Anyone taking a walk in the area can appreciate the clear trails and groomed landscape. The tractor is being operated by the Association's part-time grounds maintenance employees working in tandem. We can expect the tractor to serve Gold Ridge Forest for many years to come and for its benefits to accrue to the membership.

This and That

Mark Weiner

- As a reminder, the wood from trees that are down in our common areas and greenbelt is available to members for their personal use. To properly claim a downed log, fill out a simple form and return it to the lodge office for approval by the board of directors. In general, the process works on a first come – first served basis. In addition, logs placed at the edge of the recreation area are available for members to cut and carry away. If you have questions, please contact the lodge office. As mentioned, any wood collected is for personal use by members and is not a source of wood for resale or commercial purposes.
- Members are required to pay their assessed dues. For 2025, the dues are \$468 for the year. To reduce the number of transactions, and thus the accounting fees paid by the Association, members are encouraged to pay the full year dues in one payment. If not convenient, dues may be paid on a quarterly basis of \$117 per quarter. Dues may be paid by personal check or via credit card from the links to Square from the front page. There is a \$13 fee for payment of a full year's dues via credit card. In 2024, the Association adopted an updated Collection Policy and affirmed the importance of members being current in their dues and to take appropriate action against members who are not current. This year the board negotiated several installment payment agreements with members who were unable to stay fully current. If you are not current, the Association encourages you to contact the lodge office.

This and That continued from page 3

- for use of the Association's lodge. As matters stand, the Association does not have a comprehensive set of rules. We do have a complete set of instructions relating to member rentals for member private events, but we do not have a set of rules to implement the mandates of state law on free use of the lodge for certain public purposes or for use by community groups. (The ability for members to rent the entire lodge for a full day for private events at a reasonable rate [\$120] continues to be a real benefit of membership in the Association.) If you would like to A committee has been established by the Board to consider and propose rules provide your insight at the initial committee level, please contact the office and express your interest. We should expect a proposed set of rules in 2025 for consideration by the board and membership.
- As explained in some detail in the September 2024 newsletter, our Association depends on members to volunteer their time, including serving as a director on the board of directors. In 2025, three director positions will be open. All members, including those who do not reside in Gold Ridge full-time, are encouraged to consider donating their time to the Association. The volunteer service accrues to all members and enhances our Gold Ridge Forest.

Gold Ridge Forest Tree Policy Committee

Joan Fuquay

The state of California is determined to reduce reliance on fossil fuels for energy needs. One form of natural energy production to accomplish this goal is solar power. As a result, solar installation companies have been heavily soliciting business in our area. A couple of such companies have called me, and when I said there is too much shade over my roof from the trees, the response has been; no worries, we will help pay to have them trimmed or removed. Thus, the concern is that we live in a forest, and we live in a community where tree removal potentially affects our neighbor's quiet enjoyment, and the shade and healthy air the trees produce.

The CC&Rs require circumstances where members must apply for permission to cut trees on their property. It is the duty of the Board to approve or disapprove those applications. Unfortunately, there is little guidance for the board to make such decisions. You can help by providing your input on how the board should proceed with their decisions on the applications. Also, if you are interested in joining an ad hoc committee on this matter, please contact the board.

Gold Ridge Forest Property Owners Association Survey

Thank you for taking the time to complete this brief survey. Your feedback is valuable in helping us improve the community. Please answer the following questions:

1. **How long have you been a member of Gold Ridge Forest?**
 - ☐ Less than 1 year
 - ☐ 1-3 years
 - ☐ 4-9 years
 - ☐ 10+ years
2. **How satisfied are you with the current condition and maintenance of the swimming pools?**
 - ☐ Satisfied
 - ☐ Neutral
 - ☐ Dissatisfied
3. **How satisfied are you with the current condition and maintenance of the disc golf course?**
 - ☐ Satisfied
 - ☐ Neutral
 - ☐ Dissatisfied
4. **How satisfied are you with the current condition and maintenance of the tennis courts?**
 - ☐ Satisfied
 - ☐ Neutral
 - ☐ Dissatisfied
5. **How satisfied are you with the current condition and maintenance of the community's green belts?**
 - ☐ Satisfied
 - ☐ Neutral
 - ☐ Dissatisfied
6. **The 2025 annual dues are \$468.50 per property. How satisfied are you with the current dues rates for members?**
 - ☐ Satisfied
 - ☐ Neutral
 - ☐ Dissatisfied
7. **What type of improvements or changes would you like to see prioritized most over the next year?**
(Select all that apply)
 - ☐ Green belt maintenance (e.g. fire prevention, brush mitigation)
 - ☐ Roadside vegetation removal
 - ☐ Enhanced recreational facilities (e.g. disc golf improvements, pickleball courts)
 - ☐ Community events or gatherings
 - ☐ Other (please specify): _____
8. **Do you feel that communication from the association (newsletters, emails, meetings) is adequate and informative?**
 - ☐ Yes, always
 - ☐ Sometimes
 - ☐ No, rarely
 - ☐ I don't receive any communication

9. **How likely are you to recommend Gold Ridge Forest as a place to live to others?**

- Likely
- Neutral
- Unlikely

10. **Please include any additional feedback you may have below:**

Once completed, please return this survey to the GRF Office either by mail, email, or in person. Unless a response is requested, survey submissions will be kept anonymous to protect member's privacy and encourage candid feedback. Thank you for your time.





Gold Ridge Forest Fire Safe Council-Updated Firewise Certificate. Send the certificate below to your insurance company, agent/broker to request a discount.

Thank you once again to our local Fire Safe Council chairperson Sherry Hawk, and board members: Pat Schoggins, Rich Wade, Dominique Smith. and Carla Williams for your continued dedication to renewing this valuable certification for all Gold Ridge Forest owners.