

We are an equal opportunity employer and provider

**Paradise Community Club,  
Inc.**

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**Next Regular PCC Board  
Meeting**

May 16, 2021

1:00 PM – PCC Office

151 Nisqually Way

**PCC Board**

<b>President</b>	Bill Balcom
<b>VP</b>	Bill Krause
<b>Secretary</b>	Brett Anderson
<b>Treasurer</b>	Chuck Mitchell
Trustee	Rose Gaines
Trustee	Steve Olson
Trustee	Calvin Porter
Trustee	Joan Williams
Trustee	OPEN

**REMINDER**

Please remember to turn off your water when leaving our community for an extended period. Freezing weather, tree roots, construction work and more can result in some very expensive leaks!



## Message from the President

The COVID virus drastically limited your Board of Directors' ability to meet and conduct community business during 2020. As we followed the Governor's proclamations the office was closed for several weeks and after restrictions lifted, opened with limited hours. Your water department staff works diligently to maintain safe water for your use and performed priority and routine maintenance tasks alike. A number of community improvement projects slated for the 2020 work party will hopefully be completed during our next planned work day May 15, 2021 (breakfast at 8am, work at 9am). Some of the projects include mulching limbs, replacing the rotted logs along Osborne Rd with post and cable fencing, cleaning/organizing the office and a few other items needing attention. Let the office know if you can help and please note that the work party will depend on any restrictions from the Governor's office.

On another note, I met with Lewis County Road engineers early last year to look at damages from the 2019 heavy rainfall which resulted in extensive flooding and some washed out driveways. After three hours of discussion several recommendations were made that PCC can pursue in order to minimize future flooding damage. The work mainly centers around the diversion dam and is dependent on Washington Fish & Wildlife review and approval of the suggested project (currently in process). Lewis County also plans to replace two culverts at the corner of Nisqually Way and Osborne Rd with one larger fish friendly culvert during summer 2021. A second fish friendly culvert is planned to replace the current culvert on Paradise Drive, depending on future funding availability.

Lastly, our water department is seeking a part-time person to work with our water staff. Duties include recording water usage, monitoring chlorine levels, collect and analyze water samples, and monitor well house distribution equipment to name a few. Training is provided as well as required certification training to meet state guidelines. If interested contact Ben Pacatte, Water Department Manager for more information or leave a message at the office.

On behalf of your board of directors,

Bill Balcom, PCC President

## Annual Membership Meeting!

Mark your calendars! This year's Annual Membership meeting will be held as follows:

**Sunday, June 27th, 2021**

**10:00am – 2:00pm**

**PCC Community Center  
151 Nisqually Way**

(Potluck Lunch format)

### Agenda

Last Call for Ballots  
Call to Order / Introductions  
Review of Prior Years Minutes  
Treasurer's Report  
COVID-19 Impact  
Accounts in Arrears  
Prior Year's Accomplishments  
Ballot Counting  
~Potluck Lunch~  
Emergency Preparedness  
Water System Report  
2021 Projects  
Adjournment

## Community Events

### Mt. Rainier Half Marathon (7/17/2021)

This is a mixed road and trail run through some beautiful scenery! Race starts at the Ashford County Park

**Info and Registration at:**  
vacationraces.com/half-marathons/mount-rainier/





**The winter storms and flooding have created a lot of opportunity for cleanup this Spring! Please work to clean your yards and remember to keep culverts clear of any and all debris to facilitate optimal drainage.**

### Fire info:

FREE Burning Permits  
Burn Ban Status  
Pierce Alert Program

Go to:

[burnpermit.lewiscountywa.gov](http://burnpermit.lewiscountywa.gov)

For instant free residential burning permit  
(When Conditions Allow)

When in doubt, call PCFD #23:  
(360) 569-2752



### PCC Office Hours:

1-3 pm  
Mon, Wed & Fri

An **OPEN** sign is displayed during office hours

Phone/Fax: (360) 569-2669  
or

Email/Web:

[PCC007@centurytel.net](mailto:PCC007@centurytel.net)

## Living in a Covid-19 World

## Transitions

What a year we've all been through! It's been a year where many plans were put on hold, where we were separated from loved ones, where we learned to live with a new and unseen enemy, and where some of us encountered loss as a result.

For PCC, we had to cancel last year's work party, summer picnic and half of our Board Meetings. Fortunately, as of this writing, we see cautious hope on the horizon. Government – imposed restrictions are slowly being eased and we are hopeful that they will not return. Currently, we remain hopeful that our 6/27 Annual Meeting will allow us to welcome our community back. In order to protect our staff and volunteers, we have reduced our public hours for the PCC Office and will require masks until further notice. Our office building is open for the events listed below under "Opportunities", but we want to stress the need to take prudent precautionary measures. For the time being, masks and appropriate personal spacing are required and frequent hand washing is recommended. We must keep in mind that some individuals are far more susceptible than others.

We look forward to the day when such precautions are no longer necessary, when we have the freedom to enjoy all that our mountain community has to offer.



It is with great sadness that we report the passing of two long-term members of our community. Lavonne Wright and our community Yoga Instructor Erica Broska have both recently passed away. Additionally, we have lost a trusted friend and contractor – Lloyd Emery. These individuals leave a legacy of fond memories behind and we wish their families peace.

### Developing Your Lot?

Development continues in Paradise Estates. When adding **ANY** structure to your lot, please consult with the office before you commit yourself. Lewis County codes must be observed and PCC maintains additional setback requirements on top of what the County requires. So before you do any clearing, please contact us to make sure your efforts are efficient and in complete compliance of community covenants, rules & regulations.

### Opportunities

#### PCC Finance Committee

The Finance Committee meets the 3<sup>rd</sup> Wednesday of every even month – 10am at the PCC Office. All PCC members are welcome to review how community dollars are spent. Please join us!



#### Neighborhood Watch

Community Watch / Emergency Management Joint meetings are held at 10am on the last Saturday of every even month (except December)

### Buying or Selling?

If you buy or sell real estate within Paradise Estates, it is important that you or the title/escrow company) be prompt in providing our office with the closing date, as well as the contact information of the new owner. We have had several transactions lately where no such information was provided. Sometimes we don't even know that a sale has occurred. This leads to confusion in our invoicing and notification functions. Per COVENANT #4, "A lot owner selling a lot in Paradise Estates must furnish to the Paradise Community Club, Inc. business office the name, telephone number and mailing address of the new owner."

### Notices

We also hope to see you at one of our community events:

#### 5/15 – Spring Cleanup

(9am- PCC Office Building)

#### 5/16 – PCC Board Meeting

(1pm – PCC Office Building)

#### 6/27 - PCC Annual Meeting

(Sunday, 10am – 2:00pm)  
PCC Office Building

#### 7/1 - Burn Ban Estimated Start

#### TBD – Annual Picnic

(12 – 3pm @ PCC Office Bldg.)

(Dates subject to COVID-19)

### → OPEN POSITION ←

#### Part-Time Assistant Water Operator

Duties include water quality sampling/testing, system flushing, meter installation/repair, facility maintenance and on-call incident response.

**Call the PCC office if interested.**

“Be cautious. Opportunity does the knocking for temptation too.”

~ Al Batt