

~ We are an equal opportunity employer and provider ~

Paradise Community Club

PO Box 42
Ashford, WA 98304

Phone / FAX
(360) 569-2669

Water Dept. Cell Phone
(360) 523-4111

E-mail
PCC007@centurytel.net

Website
www.paradisec.org

Guardian Billing
(800) 444-9283



Message from the President

I always take time at year's end to thank all the volunteers who have given their time and talents to make our area a nice community to belong to. This year I'd like to use this letter to highlight the life of Cecile Roy, who passed away a few months ago.

For those new to the community, Cecile was Paradise Estates office person for 15 years; we asked her to assume that role around 2005. Until she made the hard decision to step down to enjoy her remaining years, she was a stalwart employee for PCC who exhibited the finest attributes in organization, trustworthiness and professionalism. For those of us who knew her well, her passing has left a huge void, especially at board meetings and other community gatherings.

Cecile's talents at the office came from years of medical office management and working closely with her late husband Jean, at his cabinet business in California. Cecile made sure our financial reports were accurate, completed required State and Federal reports, handled water billing issues and used her calming voice to answer phone calls from members as necessary. You probably drove passed her as she would often walk along the roads within our community.

I and others that knew her could relate many more memories about Cecile and you can also, when we hold a memorial next spring at the Paradise Estates Office. The board is currently working with her son Martin with planning and food arrangements. Information and details about her memorial will be posted on the Paradise Estates website and Facebook page.

I'll leave you with a photo of Cecile with her husband Jean, both of whom are sorely missed. I wish you all a Merry Christmas and a Happy New Year – Bill



Next PCC Board Meeting

January 14, 2024
1:00 PM – PCC Office
151 Nisqually Way

**Next Community Watch /
Emergency Management
Meeting**

February 24, 2024
10:00 AM – PCC Office

PCC Board

- President** Bill Balcom
- Secretary** Brett Anderson
- Treasurer** Chuck Mitchell
- Trustee Calvin Porter
- Trustee Steve Olson
- Trustee Joan Williams
- Trustee Rose Gaines
- Trustee Robert White
- Trustee Nick Neville

↓ Contact Info ↓

Our system contains 393 member owned lots. Our properties have changed hands a great deal in recent years. **To make sure that we are current, especially in an emergency, we ask that, if you haven't already done so, you complete the section below with your current information, then cut it out and return it to PCC (address in upper left corner of this page).**

Lot #(s): _____

Owner(s): _____ Spouse/SO: _____

Email: _____ Phone: _____

Emergency Contact Name/Phone: _____ / _____

Owner Mailing Address:

Please attach any other important information or special requirements.

Deadline for
2024
Membership
Dues 2/1/2024

- Still \$250 per Lot -

Avoid Potential Late Fees
by Paying on Time.
(Dues will be reflected on
your December billing
statement)

~

**Turn off Water
while Away!**

Each year, especially
during cold weather,
one or more members
suffer a significant
water loss due to an
unexpected break on
their side of the water
meter. This misfortune
can lead to very high
water use charges.
When leaving your
property for a
significant period,
please turn off your
water meter to avoid
unnecessary loss. If you
don't know how or
where to turn off your
meter, please contact
the PCC office.

~

Please Note!

Effective 12/1/23,
payments for water or
dues will no longer be
accepted by the PCC
office. All such payments
should be made to GWP,
per the instructions on the
invoice.

**PCC Office
Hours:**

1-3 pm

Mon, Wed & Fri

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

PCC/BR Study

The Feasibility Study and
Water System Plans
have finally been
approved by
Washington State
Department of Health
(DOH). The Feasibility
Study was in response to
DOH's request to study
the possibility of merging
Bavarian Retreat's (BR)
water system with
Paradise Estate. James
Taylor president of the
Bavarian Retreat HOA
was invited to the
November board
meeting to provide an
update on Bavarian
Retreats' progress
towards the potential
merger with our
community's water
system. James reported
to the board that his
community now meets
the requirements for full
time residents. He also
provided an action plan
with a suggested
timeline of items to be
accomplished should
the merger continue to
move forward.

Bavarian Retreat has
hired a water rights
attorney and NW Water
Systems to resolve their
water rights matter with
the Washington State
Department of Ecology.
The Paradise Estates
board of directors
remains steadfast that
should a merger
continue, full water
rights need to be
retained in order to
provide an adequate
water supply to both
communities. We
should hear more in the
coming weeks.

PCC + BR x H2O = PCC

Billing Service

PCC outsourced the billing
function to Guardian Water &
Power (GWP), effective with the
August water billing cycle. While
the transition has been successful,
it was not without issues. Your
PCC office team is working
diligently to resolve the issues
identified, largely due to
incorrect/incomplete mailing
addresses. All identified issues
were resolved in November but,
should you identify an issue,
please call GWP to resolve. If an
issue cannot be resolved by GWP,
please relay the details to the
PCC office for investigation.

The new servicer can accept
multiple methods of payment. As
of Thanksgiving, 332 payments
have been processed by GWP.
Of those, the following payment
types and quantities have been
received:

118 Bank-originated Checks
65 Card Payments
149 Check Payments

If you want to learn more about a
different method of payment,
please call GWP at (800) 444-9283.

H2O Pre-payment?

For the past several years, our
members have been able to pre-
pay a year's worth of base water
charges in exchange for a 5%
discount. Each year, a few dozen
members would save a few dollars
by doing so. Our newly
outsourced billing model will still
allow pre-payment at any time of
year, but unfortunately cannot
credit the traditional discount to
our members.

Avoid undue risk and injury.
Think "**25 to stay alive!**"



*Each day we are born again. What
we do today is what matters most.*

Buddha

Gratitude!

On October 10, 2023 the PCC
Board reluctantly accepted
the resignation of our Vice
President, **Bill Krause**. Bill
served on the PCC Board for
over 15 years where his focus
was professionalism coupled
with frugality. Bill used his
extensive military and civilian
experience to keep an
eagle's eye on our finances
and never wavered in terms of
integrity. We would like to
take a moment to show our
sincere appreciation for his
many years in helping with the
maturation of our association.

Salute!

Reminders

**Community Watch / Emergency
Management Meetings**

10am – Last Saturday of every
even Month (except December)

**Lewis County Sheriff
Non-Emergency# 360.740.1105**

Finance Committee Meetings
10am – 3rd Wednesday of every
even month
(Financial Review – All are welcome!)

Replenish Your Supplies!

- ✓ Reading Glasses
- ✓ Medicines/Supplements
 - ✓ Fresh Water
 - ✓ First Aid Kit
 - ✓ Batteries
 - ✓ Flashlight
- ✓ Family Photos
- ✓ Phone Numbers
- ✓ Critical Tools
- ✓ Important Papers
- ✓ Food/Pet Food

Think through being stranded
for several days to get a feel for
the things you could not do
without. Community Watch /
Emergency Management
meetings are held at 10am on
the last Saturday of every even
month (except December).