

# Cascade Connections

On the web at [www.CascadeShores.org](http://www.CascadeShores.org)

Cascade Shores Homeowners  
Association

Fall 2007

## President's Message

We residents of Cascade Shores enjoy a unique situation unlike any in Nevada County with distinct geographical boundaries in proximity to an alpine lake and with our own treasured Lost Mine Lake. The focus of the current Board of Directors of the Cascade Shores Homeowner's Association has always been to promote a neighborhood experience where residents know and care about each other and children play safely together. But promoting a neighborhood is a slow process given people's varied personalities, perceptions and perspectives (not unlike the rest of the world), but it's gratifying to see some positive progress is being made toward this goal.

- Michelle and Matt Madeiros and Lori and Matt Logan initiated the first Labor day block party on Spanish Lane, according to Michelle, "to get to know our neighbors."
- Denise Cain successfully produced the first all Shores flea market last year at the firehouse. The market was not only a success financially, but had the secondary benefit of bringing people together in neighborhood camaraderie.
- When the pump failed at Lost Mine Lake, residents pitched-in to help pay for its replacement (see story on page 3).

- Lead by Carolyn Inglis, the sewer committee gathered signatures and opposed a rate increase. Supervisor Nate Beason and the county sanitation department have made Cascade Shores the vanguard in California for small sewer districts throughout the state seeking relief from higher than normal expenses. Ironically, because of our sewer and road problems, we have a closer working relationship with county government and a closer relationship with other neighbors on the sewer (see sewer update on page 2).
- Lost Mine Lake has been the focus of summer activities, and this season began with the Luau and ended with the first family barbecue and all ages kayak races, which looks to become an annual event.
- Finally, applause and gratitude must be given to the Cascade Shores Women's Club and the hard work that is put into its children's programs and its members' promotion of the neighborhood experience.

The Board of Directors has been reviewing the CSHA insurance, and we believe that we are getting the best possible value for our insurance premium consistent with the highest levels of protection. For more details see Kent Ree's article, on page 3.

*Robert Crabb*



**The board members are responsible for removing debris from the hill area for the county. This picture shows some of the trash we hauled away that apparently was tossed from cars.**

## Cascade Shores Sewer Update

While there is no final solution for our sewer dilemma, progress has been made in several areas:

Lane Christianson, a Colorado company, has submitted a competitive bid to upgrade the sewer plant which is considerably lower than prior bids. Consideration must be made by the Sanitation Board to issue a purchase order to Lane Christianson as a deposit to avoid losing grant money. The company's project comes with a warranty.

Our Sanitation Board has asked that the compliancy date be moved to 2011 and any fines suspended to give it more time to look for funding options.

Fish and Game has backed-off on some of its requirements. This agency has determined that the area is not a cold water fishery, and that beneficial services such as camping, fishing, and kayaking were determined not to be viable. Unfortunately, this alone is unlikely to impact our rates at this time in a positive way.

It is significant that the California Regional Quality Water Board is not as adversarial as it has been in the past. On the positive side, we have an extension on the permit, we have grant money, and compliance dates have been extended.

Additional geologic tests have been completed that will determine the viability of the current location of the plant and ultimate insurance liability. The insurance company has paid some money for repairs and geological tests, but still has not made a commitment to any overall figure. If the insurance company opts for a total payoff, it would be the best case scenario.

On the legislative side, Farm Bill HR 3261 has been passed by

the U.S. House of Representatives and has been sent to the U.S. Senate for review. The bill has a line item regarding Cascade Shores wastewater treatment plant upgrade that might bring some funding. We need to write to our Senators and urge support of the bill.

### The key points in the letters are:

1. Be specific about the line item regarding Cascade Shores' wastewater treatment plant upgrade.
2. Urge support of the bill inclusive of the Cascade Shores project.
3. Remind the Senators that we live in an economically impacted area with the second highest sewer rates in the states (\$2000 annually).
4. Without assistance, we will be unable to afford plant upgrades to comply with the new standards, and rates will be driven to \$4000 and possibly higher.
5. We need grant funding for additional loans increase the debt and drive-up rates.

### Senator addresses are:

Senator Barbara Boxer  
112 Hart Bldg.  
Washington, DC 20510-0505

Senator Diane Feinstein  
331 Hart Bldg.  
Washington, DC 20510-0505

*Carolyn Inglis*



Woman's Club members Carol Carter (L) Sharon Hogan (C), and Marvina, Lepianka (R) clean the firehouse for seasons activities.

## Quick Response Fixes Lake Crisis!

In June, our hardworking LML water pump died and could not be brought back to life. With no other water source available to us, we rely on this pump to draw water from the lake to water the grounds and picnic areas. The hot weather was here, and we faced a quick decision to watch the grass die or to install a new pump. Fortunately, Peters Drilling and Pump Service in Grass Valley came to our rescue, made room in their busy schedule, and completed the work quickly and professionally. The new system works well, and the sprinklers are running each morning.



An emergency water truck had to be called to water the grass after the pump failed.

A special Cascade Shores Thank You to all the friends of LML who stepped-up to donate extra dollars to help cover the \$2,500 cost of replacing the pump (which includes the pump, new pipe and external structure, trenching and filling, and electrical hook-up). So far, CSHA has collected about \$2,100 in contributions emergency expense, and checks are still arriving. We could not have done it without you! Thank you so much for your quick response and generosity!

*Kent Rees*

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## CSHA Board Members

**Robert Crabb**, President, 265-3102, rcrabb@comcast.net

**Harry Wander**, Vice-President, 265-0884,  
wanderh@sutterhealth.org

**Carolyn Inglis**, Secretary, 265-9147, cpinglis@yahoo.com

**John Jimenez**, Treasurer, 265-3736, jjab@aol.com

**Denise Cain**, Lost Mine Lake Supervisor, 265-8680,  
lostminelake@yahoo.com

## C.S.H.A Liability Policy

The C.S.H.A. Board has reviewed the insurance coverage and has made changes to improve affordability and coverage. At the same time, steps have been taken to reduce exposure to potential problems and liabilities.

The C.S.H.A carries a two million dollar liability policy on Lost Mine Lake and one million dollar coverage for the Board. An important change is a shift to installment payments instead of an annual premium payment which allows the Association to budget its expenses over the entire year allowing dues collection to “catch-up” with our bills.

Our long-time broker has relocated to Auburn, and the Board decided to find someone closer who would be familiar with our situation in Cascade Shores and more responsive to our needs. As a result, We are going to switch our broker to Interstate Benefits & Casualty Insurance Services in Grass Valley. As part of the process, the company has reviewed our policy and has assured us that it conforms to industry guidelines and that our coverage meets industry recommendations.

As part of our policy review, we received valuable recommendations regarding the use of LML and how to further reduce our exposure.

These include:

- No “official” sales of alcoholic beverages. However, people may provide their own for personal use as they wish.
- Enforcement of the “no dogs” rule in the main area. An alternative “dog beach” is to the right side of the parking lot. New signs and a recently installed bench are provided.
- Updating of lake signs to make them clear and current.
- Removal the the lake float. Unfortunately, it’s an added risk for us especially when it becomes a magnet for rough play.

Keeping our insurance current is a priority of the Board of Directors. We will continue to do what we can to communicate insurance issues and to answer any questions you may have.

*Kent Rees*

**Kent Rees**, Commuications, Lost Mine Lake, 265-6114,  
knarees@nccn.com

**Annette Murphy**, Women's Club Liason, 470-1722

**Mike Inglis**, Security Patrol, 265-9147, r\_mike@yahoo.com,  
14864 Lake Lane

**Olivia Diaz**, CERT Liaison, 470-8303, odiaz@foothill.net

**Cascade Shores Homeowners Association**

Member of non-profit  
FEDERATION OF NEIGHBORHOOD ASSOCIATIONS

**16528 Pasquale Road  
Nevada City, CA 95959**



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**Cascade Shores Events Calendar**

October 27 (Sat) **Women's Club Extreme Haunted Firehouse-** 7 to 9 PM (free). **Scary stuff-** not recommended for kids under 8 yrs. Snacks available after the tour.



October 28 (Sun.)-**Women's Club Children's Halloween Party-** Carolyn Inglis, Secretary, 265-9147, 2 to 4 PM (free). Snacks, games, crafts and costume contest. Safe fun for the little ones.

December 1 (Sat)-**Women's Club Tamale Making Class** -9 AM to 4 PM.

Includes tamale lunch and one doz. tamales to go. Contact Olivia at 470-8303 for information and reservations. Annette Murphy, Woman's Club Liaison, 470-1722

December 8(Sat.)-**Kid's Christmas Party with Santa-** 1 to 3 PM (free).

Snacks, games, and crafts for children. Tamale lunch available.

