

PINE MOUNTAIN LAKE NEWS

NOVEMBER

2024

THE OFFICIAL NEWSPAPER OF, AND FOR, PINE MOUNTAIN LAKE PROPERTY OWNERS

TABLE OF CONTENTS

Administration	2-23, 30-32
PMLA Finanacials	6
Letters to the Editor	8
The Grill & Lounge	14-15
PML Clubs & Recreation	33-35, 40-42
Community News	43-48
Home Improvement	49-50
Classified Ads	51

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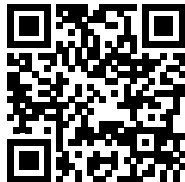


Happy Thanksgiving

TO ALL VETERANS
THANK YOU FOR YOUR SERVICE

**2025 ASSESSMENT
BUDGET PACKET
SEE PAGE 4**

**DAYLIGHT SAVINGS
ENDS NOVEMBER 3RD
TURN CLOCKS BACK 1HR**



GET
IMPORTANT
NEWS VIA
EMAIL



Signing up for the new eSNAP program is quick and easy and gives you the ability to sign up for the information that you want to receive. Just head over to *www.PineMountainLake.com* and sign up today.

ABOUT EACH OF THE PROGRAMS

PML News & Alerts – Receive emails with information regarding anything affecting Pine Mountain Lake such as road closures, utility problems, fire alerts and more.

PML Amenities News – Receive emails with information about upcoming events, specials, or news regarding all PML amenities such as the lake, marina, golf course, etc.

The Grill at Pine Mountain Lake – Receive emails with information regarding happenings at The Grill. Get information on Wine Tastings, Entertainment, Special Events and more.

This program is separate from the current email opt-in program that allows you to receive PMLA governing documents and requires your signed approval. This program can be signed up for via the online system. *Get your news and alerts via email, it's eSNAP!*

— NOTICE —

Listed below are ALTERNATE phone numbers for
EMERGENCY use during power/phone/internet outages:

DEPARTMENT OF SAFETY – MAIN GATE
1-209-768-8600

PMLA ADMINISTRATION OFFICE
1-209-768-3998

THE GRILL AT PINE MOUNTAIN LAKE
1-209-962-8658

NOTICE

The Pine Mountain Lake News, established July 25, 1973, is printed monthly for residents of Pine Mountain Lake and sold in the Groveland, CA 95321 area. Members can access the PML News monthly edition online at *www.PineMountainLake.com*. Every month the newest edition of the PML News is posted online before the first of each month. Interested parties can subscribe to the traditional "hard copy" and receive a copy by mail each month.

The PML News is mailed to approximately 3500 PML property owner households each month. Up to 500 copies are rack-sold in the local Groveland area. Our circulation reaches approximately 1200 full-time, resident, PML property owners and approximately 2300 "weekender," non-resident, property owners who maintain primary residence in Northern California, in Southern California, or in other states. For more information regarding the PML News, please call the PML Administration Office at 1 (209) 962-8600. We greatly appreciate your contributions but please note that the PML News fills up very quickly – often by the 7th or 8th of the month (long before the 10th deadline). To ensure that your submission is reviewed for publication please submit in full and as early as possible. Please remember that the PML News is limited in capacity and your submissions are reviewed on a first-come-first-served, space-available basis.

We publish all PMLA related submissions such as Board & Management Business, Clubs, Activities & Events. Where space remains, we publish non-PMLA related submissions in our "Community" section.

We do our best to provide timely news. If you experience delayed delivery or have misplaced a particular edition, please visit us at the PMLA website *www.pinemountainlake.com* for a downloadable PDF of the News posted by the 1st of the month and a downloadable PDF list of ad rates.

SUBSCRIBE TO THE
PML NEWS
TODAY!

NAME _____

UNIT _____ LOT _____

MAILING ADDRESS _____

NO CHARGE FOR PROPERTY OWNERS (BULK)
\$6/YR FOR CO-OWNERS (BULK);
\$10/YR FOR NON-PROPERTY OWNERS (BULK)
\$20/YR FOR PROPERTY OWNERS (1ST CLASS)
\$30/YR FOR NON-PROPERTY OWNERS
(1ST CLASS)

ENCLOSED IS MY CHECK IN THE AMOUNT OF
\$_____ (PAYMENT DUE IN FULL)

SEND THIS SUBSCRIPTION TO:
PINE MOUNTAIN LAKE ASSOCIATION
19228 PINE MTN. DR. GROVELAND, CA 95321
ATTN: SHARI

Submission Guidelines

The PML News is the Official
Newspaper of Pine Mountain
Lake Property Owners

The PML News is dedicated to reporting PML Association business and PML Association news to Pine Mountain Lake Property Owners.

All community related articles and notices will appear in the PML News on a SPACE AVAILABLE basis and at the DISCRETION of the PML News Publishing Editor.

DEADLINES

Advertisements must be received IN FULL (text, MLS info, images, logos, etc.) by the 10th of the month for the following month's edition. Only advertisements received in full will be guaranteed to be published in that month's edition. **NO EXCEPTIONS.**

MEDIA ACCEPTED email

SOFTWARE (Articles)
InDesign, Microsoft Word, Adobe Pages, or TXT formats only.

SOFTWARE
(Advertisements)
PSD, JPG, PDF, EPS or TIFF only.

TEXT/GRAPHICS

Handwritten text is not accepted. Material composed completely of capital letters is not accepted. Please use uppercase and lowercase letters in composition. Ink jet printed images are not accepted. Images are accepted ONLY as camera ready art, original photos (to be scanned) or as JPEG, TIFF or PDF files created with above listed software. All scans and bitmap images must be in TIFF or JPG format at least 200 dpi at 100% (300 dpi preferred). Ad files are stored for 90 days from first run date. Older ads that have not been running must be resubmitted. (See Display & Insert Advertising Contract "Design and Preparation Charges.")

E-MAIL TEXT/GRAPHICS

Text/graphics may be delivered as e-mail attachments via the Internet. Send to: *pmlnews@sabredesign.net*.

AD DESIGN and PROOFS

Ads that are requested to be sent to other periodicals require a usage fee from the advertiser (see Display & Insert Advertising Contract "Design and Preparation Charges"). Proofs are available upon request and final proof approval for all ads is expected within 24 hours. Changes made are LIMITED to typographical or graphic placement errors. NO OTHER ADDITIONS OR CHANGES WILL BE MADE.

SUBMISSION DEADLINES

Articles — 10th each month
Ads — 10th each month
Classifieds — 15th each month

VISIT US ONLINE
www.pinemountainlake.com

PHONE/EMAIL DIRECTORY**ADMINISTRATION**

General Manager
Joseph Powell
gm@pinemountainlake.com

Assistant General Manager
Michelle Cathey - 1.209.962.8640
agm@pinemountainlake.com

Admin Asst. to G.M.
Janessa Owens - 1.209.962.8627
gmassist@pinemountainlake.com

Human Resources
Shannon Abbott - 1.209.962.8628
pmlhr@pinemountainlake.com

E.C.C. Assistant - Ashley Henderson
1.209.962.8605
Plan Submittal, Compliance Fees
ecc@pinemountainlake.com

Member Relations
Shari Pingree - 1.209.962.8632
Gate Cards, Address Changes,
Webmaster, Mergers
Lake Lodge Scheduling
pmlmr@pinemountainlake.com

Community Standards Director
Suzette Laffranchi - 1.209.962.1241
communitystandards@pinemountainlake.com

Community Standards Specialist
Carrie Harvey - 1.209.962.1242
compliance@pinemountainlake.com

Rental Compliance Coordinator
1.209.962.1245
RCC@pinemountainlake.com

General Info &
Lake Lodge Scheduling
Angela Hicks-Church 1.209.962.8600
Receptionist
admin@pinemountainlake.com

Main Gate - 1.209.962.8615
General Safety Inquiries, gate
passes, campground
reservations, tennis reservations
campground@pinemountainlake.com
mailingate@pinemountainlake.com

ACCOUNTING
Controller - Dan Szathmary
1.209.962.8606
controller@pinemountainlake.com

Accounting Supervisor
Stacy Gray - 1.209.962.8618
sracct@pinemountainlake.com

**Receivable/Collections/
Assessments - Sally Owens**
1.209.962.8607
pmlar@pinemountainlake.com

Accounts Payable - Tina Parmalee
1.209.962.8626
pmlap@pinemountainlake.com

IT Manager

Yuris Daudish - 1.209.962.1243
ITManager@pinemountainlake.com

**Recreation and Seasonal
Operations Manager**
Melody Wisdom - 1.209.962.8604
pmlfun@pinemountainlake.com

DEPARTMENT OF SAFETY
Director of Safety - Natalie Trujillo
1.209.962.8633
safety@pinemountainlake.com

Sergeant - Teri Cathrein
1.209.962.1244
dossgrt@pinemountainlake.com

MAINTENANCE DEPT
Maintenance Manager
Rick Laffranchi - 1.209.962.8611
facmgr@pinemountainlake.com

Administrative Assistant
Patty Groothuyzen - 1.209.962.8612
maintenance@pinemountainlake.com

Fire Safety Coordinator
Joe Milani - 1.209.990.5260
fsc@pinemountainlake.com

Fire Safety Inspector
Amanda Darrow - 1.209.990.5263
inspector@pinemountainlake.com

Fire Safety Inspector
Jessica Heller - 1.209.990.5261
firesafety@pinemountainlake.com

GOLF COURSE
Golf Course Superintendent
Rob Abbott - 1.209.962.8610
super@pinemountainlake.com

Golf Pro Shop
Doug Schmielt - 1.209.962.8620
Golf Pro Shop/Golf Reservations
golfshop@pinemountainlake.com

Golf Pro
Mike Cook - 1.209.962.8622
golfpro@pinemountainlake.com

THE GRILL AT PINE MOUNTAIN LAKE
Food & Beverage Director
Andrea Wilson - 1.209.962.8639
clubmgr@pinemountainlake.com

Restaurant - 1.209.962.8638

OTHER PHONE NUMBERS
Equestrian Center Manager
Kendra Brown - 1.209.962.8667
stables@pinemountainlake.com

Marina Manager
Dawn Pretzer - 1.209.962.8631
marina@pinemountainlake.com

Pool Manager
Dorothy Landrum - 1.209.962.8634
pool@pinemountainlake.com

PML NEWS
David Wilkinson - 1.209.962.0613
Ad/Article Submissions
PMLNews@SabreDesign.net

PINE MOUNTAIN LAKE ASSOCIATION**1.209.962.8600**www.pinemountainlake.com**ADMINISTRATION OFFICE HOURS****8:00 AM TO 4:30 PM – MON THRU FRI****OPEN AT 8:45 AM SECOND TUESDAY OF EACH MONTH
THE OFFICE IS CLOSED BETWEEN 12:00 & 1:00 EACH DAY****2024 ADMINISTRATION OFFICES HOLIDAYS****(ADMIN OFFICE WILL BE CLOSED)****MON 11/11/24 VETERANS DAY**

TUE 12/24/24 CHRISTMAS EVE

**THUR 11/28/24
THANKSGIVING**

WED 12/25/24 CHRISTMAS DAY

**FRI 11/29/24
DAY AFTER THANKSGIVING**

TUE 12/31/24 NEW YEARS EVE

WED 1/1/25 NEW YEARS DAY

PMLA BOARD MEETINGS SCHEDULE**(THIRD SATURDAY – UNLESS OTHERWISE NOTED)****NOVEMBER 16, 2024****(ANNUAL MEMBER MEETING/ELECTION/MONTHLY MEETING)**

DECEMBER 14, 2024

PINE MOUNTAIN LAKE NEWS DELIVERY

Although we guarantee that the PML News is mailed from Modesto, CA on the same day (between the 26th-30th of month), most post offices (except Groveland) sort Bulk Mail after First Class mail. So, consider a First Class delivery subscription for just \$20/yr. (\$20 per year for property owners and \$30 per year for non-property owners) Interested? Call the PMLA Office at 1 (209) 962-8632 or see form on page 2.

The Pine Mountain Lake News is also available
(in PDF format) at: www.pinemountainlake.com.
New editions are posted by the 1st of the month.

GENERAL MANAGER’S MESSAGE

JOE POWELL – PCAM, CCAM-LS, CMCA, AMS GENERAL MANAGER

HOA ELECTRONIC VOTING WILL BE ALLOWED IN 2025

In September, the Governor signed Assembly Bill 2159, making electronic voting legal for California HOAs starting January 1, 2025. We are currently working with Association General Counsel on updating our election rules to reflect this change and bring them up-to-date with current law. Members will still have the option of voting by mail if they wish. More to follow.

SOLAR POWER PURCHASE AGREEMENT AND THE PML SOLAR SYSTEM

Some members have inquired as to the cost savings of the solar power system that was installed at Administration, Marina, Grill parking areas and the Golf electric cart facility and driving range. When we first entered into the PPA and installed the system, the solar power vendor estimated that our annual cost savings should be around \$12K. After a thorough review and analysis by our Controller, we have determined the annual savings for this year to be over \$52K. Obviously this is indicative of the multiple rate increases made by PG&E in 2024 and we should continue to see significant savings with this project plan in the future.

MEMBER REMINDER: PMLA Annual Meeting of the Membership will be held on November 16th

The Annual Meeting of the Membership that is normally held in August was postponed due to the recall Special Meeting. The Annual Meeting will be held at the Lake Lodge at 9:00 AM on Saturday, November 16, 2024 at 20270 Pine Mountain Drive, Groveland, CA 95321. For the 2024 Election of Directors for Pine Mountain Lake Association, only two nomination forms were submitted by the August 22, 2024, 5:00 pm nomination deadline for two (2) available Board positions. As a result, the qualified

candidates will be elected by acclamation in accordance with Civil Code § 5103 (“Election by Acclamation; Term Limits”). The two directors elected by acclamation are: Chuck Obeso Bradley and Craig Prouse. We would like to thank Chuck and Craig for their continued service to our community. We look forward to seeing our members at the Annual Meeting on Saturday, November 16, 2024 at 9:00 AM. The normal monthly board meeting will follow the Annual Meeting of the Membership.

PMLA OCTOBER ANNUAL BUDGET MEETING

Another annual October budget meeting is in the history books for PML once again. Your Board of Directors, management team and Budget and Finance Committee diligently reviewed every line item in development of the annual budget and related assessment for the coming year. The Board and management team work hard to prepare a budget that allows for the proper maintenance of the facilities and common areas, operation of the Association, and continuation of the excellent level of service our members have come to expect. Starting in July of this year, PML board members reminded the membership that

the October annual budget meeting was coming up, and that if they wished to provide input to the board of directors prior to the budget meeting for consideration, they should do it in time for the meeting. The Board received approximately three emails from a membership of 8,800. For the purposes of transparency, we posted a copy of the 2025 Budget DRAFT on the Official PML Website prior to the Budget meeting so that Association members had an opportunity to review it before the meeting. Several members attended the budget meeting both in person and online. The Board considered member feedback on every single department budget before rendering their decision on each budget and ultimately the entire 2025 annual budget and assessment. Many factors contribute to overall increases in costs to the Association, such as refurbishment and repair needs of common areas and facilities, legal bills and the rising cost of labor, materials and supplies. Inflation continues to impact everything we buy as an Association. Nevertheless, we continue to find savings where we can and implement new methods of efficiency so that we can provide the same level of service to our members going forward. The assessment and budget package

will be finalized and mailed out to the membership at the first of December. Members are asked to contact the PML Administration Office if they had a change in address or contact information during the year. PML NEWSPAPER IS GOING ALL DIGITAL IN 2025 As part of the cost-savings measures implemented during the annual budget meeting, the Board has approved moving the PML News to an all-digital format starting in January 2025. This change will result in a savings of more than \$60K annually in printing and postage costs. We will be asking members to update their contact information to include the email address that they wish to receive a copy of the PML News or link to the PML News. The logistics are being worked out now and we will have more information in the next edition of the PML News. If you are looking for a job, we have an employment opportunity page and that link can be found on our Official PML Website homepage at www.pinemountainlake.com. Until Next Month, wishing everyone a Happy Thanksgiving!

2025 BUDGET/ASSESSMENT PACKETS

2025 Packets will be mailed out on December 1, 2024. If you have moved or changed your address in the last year, please check with the Administration Office at 1 (209) 962-8600 now, to verify that we have your correct address on file. While you are at it, why not give us an email address and join our Email Opt-In members? Less paper, less waste! Email Opt-In members receive the bulk of the budget and assessment information via email. If you are already an Email Opt-In member, please check with Administration to verify that we have your correct email address on file. We want you to receive your 2025 Assessment/Budget Packet in a timely fashion and save you and your Association time and money. IF YOU HAVE NOT RECEIVED YOUR 2025 PACKET BY DECEMBER 15, 2024, please contact the Administration Office at 1 209-962-8600.

BOARD OF DIRECTORS

Chuck Obeso-Bradley: **President**
Mike Gustafson: **Vice President**
Karen Hopkins: **Secretary**
Craig Prouse: **Treasurer**
Brian Watson: **Director-at-large**

GENERAL MANAGER

Joseph M. Powell, PCAM, CCAM-LS, CMCA, AMS

CORRESPONDENCE TO DIRECTORS

Pine Mountain Lake Association
19228 Pine Mountain Drive
Groveland, CA 95321
PMLABoard@pinemountainlake.com

**ADMINISTRATION OFFICE
HOURS OF OPERATION***

Monday – Friday 8:00 AM – 4:30 PM
Closed 12:00 – 1:00 PM
Tel: 1-209-962-8600

The Pine Mountain Lake News,
established July 25, 1973,
is printed monthly for residents of
Pine Mountain Lake and vicinity by
Pine Mountain Lake Association,
Groveland, California 95321.

SUBSCRIPTION RATES:

Co-owner subscription: \$6 per year
Single copies: 50 cents each
Single mailed copies: \$1.35 each
For non-members: \$10 per year

SUBMISSION DEADLINE

10th of the month by 4:30 PM
LATE SUBMISSIONS MAY NOT BE ACCEPTED
Visit www.pinemountainlake.com for ad rates
and submission guidelines or email:
PMLNews@SabreDesign.net

For the mutual benefit of all property owners,
the Pine Mountain Lake News reserves
the right to edit all copy submitted for
publication. The Pine Mountain Lake News is
a private enterprise, not a public entity, and
as such is entitled to reject advertisements or
articles in the best judgment of its editor or
publisher, despite a probable monopoly in
the area of its publication. Pine Mountain Lake
Association is not responsible for, nor does
it guarantee the accuracy of, information
contained in any ad placed in the Pine Mountain
Lake News. The Pine Mountain Lake News
attempts to ensure that this publication is free
of legal infringements and the Pine Mountain
Lake Association and its contractors are not
liable for copyright/trademark infringements
from external advertisements and articles.

PMLA–Publisher
DAVID WILKINSON–Publishing Editor
SABRE DESIGN & PUBLISHING
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PINE MOUNTAIN LAKE NEWS
P.O. Box 605, Groveland, CA 95321
Tel: 1.209.962.0613
E-mail: PMLNews@SabreDesign.net

PRESIDENT'S MESSAGE

CHUCK OBESO-BRADLEY – PMLA BOARD PRESIDENT

**WELCOME TO THE FALL COLORS OF
NOVEMBER, EVERYONE!**

Ever since we bought our little
slice of PML Heaven in 2001,
my family has been taking
a family Holiday picture in
November to send to family and friends
in December, so this month holds a lot
of memories for the Obeso-Bradley clan.

The PML Budget Development
process was completed last month,
and many hard decisions were made
to come up with the final numbers. As
always, the Board has worked to forge a
compromise between the need to keep
increases in the monthly assessments

reasonable, versus the need to manage
our aging infrastructure and to keep
our various departments working at
peak performance.

I wanted to thank the members
of the volunteer Budget & Finance
Committee for participating in the
Budget Development Process with all
of our PML departments. Between the
input we received from our property
owners and the help of the Budget &
Finance volunteers, we have strived
to keep the budget process open and
transparent.

I also wanted to thank all of our
property owners for the trust that
they have shown in me and my fellow

Board Members. The recent Board
Recall was rejected with a vote of
40% to 60%, and no one filed the
paperwork required to run against
Craig Prouse and I for the two seats
in the November Board Election.

Serving on the PML Board was
something I could not have imagined
back in 2001 when we became property
owners up here, and it has truly been
an honor to represent all of you in the
Association.

Here's hoping for another wet
Winter; for continued family and
friend gatherings in our little slice of
heaven; and for the good health of us
all as we get closer to 2025!

**DAYLIGHT SAVINGS TIME
TURN YOUR CLOCKS BACK ON
SUN, NOV 3, 2024**

**COMPOST & ARCHERY RANGE
HOURS OF OPERATION**

NOVEMBER THRU MARCH TUES. – SUN. 8AM TO 4PM
WEATHER PERMITTING

APRIL THRU OCTOBER – 7 DAYS A WEEK 8AM TO 4PM
WEATHER PERMITTING

SHOOTING RANGE – TUES, THUR, SAT 9AM TO 3PM
PLEASE NOTE Hours may vary depending on weather conditions, safety
concerns, or other situations beyond control. Archery & Gun Range users
must check-in with compost attendant.

HOURS SUBJECT TO CHANGE WITHOUT NOTICE
Call Main Gate at 1-209-962-8615

**SPEED
LIMIT
25**

SLOW DOWN
BEWARE OF SLICK ROADS
WATCH OUT FOR OTHERS
PLEASE DRIVE SAFELY

PINE MOUNTAIN LAKE ASSOCIATION												
SUMMARY STATEMENT OF OPERATING FUND REVENUES AND EXPENSES												
For Nine Months Ended September 29, 2024												
OPERATION OF AMENITIES	Revenues					Expenses				Budget		
	Members' Assessments Net of Discount	User Fees	Sales, Net of Cost of Sales	Miscellaneous Income	Total Revenues	Total Expenses	Cost/(Income) Before Depreciation	Depreciation Expense	NET COST (INCOME)	NET COST (INCOME)	Variance Bud - Act	Variance %
Golf Course	\$ -0-	716,683	30,896		\$ 747,578	\$ 1,515,160	\$ 767,581		\$ 767,581	\$ 822,406	(54,825)	-6.67%
Restaurant & Bar	-0-	3,734	658,164		661,897	1,288,889	\$ 626,992		\$ 626,992	546,833	80,159	14.66%
Marina	-0-	452,590	174,464		627,054	837,233	\$ 210,179		\$ 210,179	206,447	3,732	1.81%
Snack Shack	-0-		46,996		46,996	71,283	\$ 24,288		\$ 24,288	29,777	(5,489)	-18.43%
Stables	-0-	93,932		19,124	113,056	391,543	\$ 278,487		\$ 278,487	311,459	(32,972)	-10.59%
Recreation	-0-	190,786			190,786	161,350	\$ (29,436)		\$ (29,436)	(45,328)	15,892	-35.06%
Roads & Facilities Maintenance	-0-	169,781		380	170,161	1,960,351	\$ 1,790,190		\$ 1,790,190	2,000,070	(209,880)	-10.49%
PROPERTY OWNER SERVICES												
Safety	-0-	209,400		2,147	211,548	865,288	\$ 653,740		653,740	837,030	(183,290)	-21.90%
Administration	-0-	272,244		716	272,960	2,288,381	\$ 2,015,421		2,015,421	1,718,584	296,837	17.27%
ASSESSMENTS												
+	6,310,242				6,310,242	144,885	\$ (6,165,358)	\$ 498,219	(5,667,139)	(5,630,941)	(36,198)	0.64%
Totals	\$ 6,310,242	\$ 2,109,150	\$ 910,518	\$ 22,367	\$ 9,352,278	\$ 9,524,362	\$ 172,085	\$ 498,219	\$ 670,303	\$ 796,337	(126,034)	-15.83%

Pine Mountain Lake Association				
Balance Sheet				
As of 9/29/24				
	Consolidated	Operating Fund	Reserve Fund	New Cap. Fund
ASSETS:				
Cash & Equivalents	3,909,162.31	412,650.30	3,422,830.42	73,681.59
Due To/Due From	-	(790,624.98)	790,624.98	
Accounts Receivable	1,139,351.42	1,139,351.42		
Less: Bad Debt Reserve	(80,316.83)	(80,316.83)		
Inventory	191,669.62	191,669.62		
Deposits & Prepays	244,670.41	244,670.41		
Total Current Assets	5,404,536.93	1,117,399.94	4,213,455.40	73,681.59
Fixed Assets				
Land & Buildings	17,592,442.68	17,592,442.68		
Operating Equipment	6,162,632.34	6,162,632.34		
Vehicles	1,488,826.93	1,488,826.93		
Total Fixed Asset Costs	25,243,901.95	25,243,901.95	-	-
Accumulated Depreciation	(18,171,617.77)	(18,171,617.77)		
Net Fixed Assets	7,072,284.18	7,072,284.18	-	-
Other Long Term Assets	-			
TOTAL ASSETS	12,476,821.11	8,189,684.12	4,213,455.40	73,681.59
LIABILITIES & EQUITY				
LIABILITIES:				
Accounts Payable	217,311.55	217,311.55		
Personnel Related Items	486,660.48	486,660.48		
Accrued Taxes & Liabilities	22,074.79	22,074.79		
Unearned Dues	605,892.00	605,892.00		
Other Liabilities	155,329.44	155,329.44		
Total Liabilities	1,487,268.26	1,487,268.26	-	-
EQUITY:				
Prior Year End Balance	9,334,272.73	5,233,453.00	4,058,116.27	42,703.46
Current Year Equity				
Income/(Exp)	2,637,574.74	(670,303.35)	3,252,674.81	55,203.28
Asset Transfers from Funds	-	2,139,266.21	(2,115,041.06)	(24,225.15)
Reserve Expenses	(982,294.62)		(982,294.62)	
TOTAL EQUITY	10,989,552.85	6,702,415.86	4,213,455.40	73,681.59
TOTAL LIABILITIES & EQUITY	12,476,821.11	8,189,684.12	4,213,455.40	73,681.59

DO YOU HAVE YOUR PIN?

Since PML is a private gated community, we want to offer our property owners a secure way to call in guests. When you become a member of PML you are assigned a Personal Identification Number (PIN) to utilize either when calling in a guest pass or using the Gate Access Internet program. This PIN identifies you to staff without you having to be present. This is a confidential number and should **not be shared**. When you call the Main Gate to authorize a guest or vendor access into PML, you will be asked for your PIN. The staff will look up the number in the computer and use it to confirm your identity before entering the guest information. You must have this number to utilize the Gate Access Internet program as well. If you do not know your PIN or have any questions, please contact the Administration Office at:

1-209-962-8600

Monday through Friday from 8 am to 4:30 pm and we will gladly supply this information to you.

MONEY MATTERS

DAN SZATHMARY, CAFM – ASSOCIATION CONTROLLER

As of the writing of this article we are putting the finishing touches on the draft budget for 2025. By the time you are reading this article, it has been reviewed, some version of it approved, and you should be getting your budget packets in the mail any day now.

Budget time is by far the busiest time of year here at the admin office, and it is the foundation of everything we do all year.

It is a complex process involving a pool of about \$11 Million and over 3300 properties owned by about three times as many members. There are months of work, preparation, reviews, and discussions around how to financially structure PMLA for the following year.

We have to weigh and balance tradeoffs between how much to fund ongoing day-to-day operations, how much to put into reserves to repair and replace our assets, how much we can expect from sales at the different amenities to offset our costs; and ultimately, how much all of these considerations impact the monthly assessment required to support everything.

Unless things stop getting more expensive every year, which of course they always have and probably always will, we

have to figure out how to appropriately address inflationary pressures while still improving, or at least maintaining our level of service and the benefits the community provides.

We also have to consider and balance all of these things with the wants and needs of a large and economically diverse community. There are those that live here that are quite wealthy, others on a strict fixed income, and everything in between.

When people think about inflation, they often go to the standard measure, the consumer price index, or CPI. This measure, which as of the last published figure on October 10th stands at a 2.4% increase from this point in the prior year. Not bad considering how much inflation took off from 2020 through the beginning of last year.

However, inflation is not a simple concept with one authoritative standard of measure. It also has a major impact and must be accurately gauged for a budget of the scale and complexity of PML to function properly.

So, when we talk about the most commonly used measure of inflation, CPI, what exactly are we measuring? In simplest terms CPI is a national average of how much more it costs to pay the

rent, buy some clothes, and put food on the table this month or year compared to previous months or years.

So how does that measure translate to how much more it costs to fund this community in Northern California in the year 2025? What does this 2.4% really mean for the residents of Pine Mountain Lake? Well, it doesn't directly translate very well at all.

Rents in Groveland have increased almost 10% over the last year, and would probably be higher if not for the 10% cap on rent increases statewide.

The increase in the average mortgage payment in the area? Even higher. About 12% from September of 2023 to September of 2024. Go back to 2020? Bump that increase up to an 84%.

PG&E service in Motherlode Country? Historically high increases of about 30% just this year.

Insurance? Over 15% thanks to a combination of skyrocketing home prices and being in the middle of wildfire country. That is much higher than the national average, and it is only that low for us because we have a great broker and did a lot of work to keep those rates down as much as possible.

This list goes on.
So, what does that mean for bringing

in enough money to keep the association healthy and moving in the right direction one year to the next? A combination of figuring out how to do things more efficiently one year at a time, and ultimately a reasonable and responsible increase in how much members pay to support the community, all the inflationary pressures considered.

It is a balancing act involving months or work; and layers of oversight between committees members, board members, and membership in general.

And as with all things at this scale, there are many often conflicting opinions across a diverse group of people that ultimately boils down to hitting one number. A number that represents the consensus of what members are willing and able to invest in the community for the following year.

After getting a lot of feedback on what the number should be, we would have finally come to that magic number and are off to making it a great 2025 for Pine Mountain Lake.

Thanks to all of you that provided input and suggestions, looking forward to more in the future.

Please feel free to contact me anytime.
Controller@PineMountainLake.com or 1-209-962-8606.

PML AUTOMATIC PAYMENT PROGRAM

Taking the time to write a check for your monthly assessment payment can be time consuming and costly. You can avoid this burden and eliminate the potential for late payment charges by enrolling in PMLA's Auto Payment Program. By completing the form, which can be found at www.PineMountainLake.com under the Resources/Forms, and returning it to the Administration Office, you can have your monthly assessment automatically deducted from your checking account or charged to your credit card. This means you never have to remember to write a check and mail it each month. The peace of mind that comes with knowing your payment will always be made on time is easy to attain. We can also arrange to have any other regular payment you make to the Association (such as golf membership, horse boarding fees, etc.) paid in the same way.

For more information on this simple, effective and time saving plan please contact us at **1 (209) 962-8600**

PAY YOUR PML PAYMENTS ONLINE

Did you know you can make your payments online?

Online Bill Pay is available on www.PineMountainLake.com.
Pay via your credit card, it is quick and easy!

ALL PMLA HOMEOWNERS EMAIL OPT-IN PROGRAM

The Association is pleased to offer a money saving program available to all PMLA property owners. This program allows you to receive many of the documents we are required to provide to you via email. This option is important because:

COST SAVINGS – The Association is spared the expense of printing and mailing many documents to those property owners who sign up.

ENVIRONMENTAL SAVINGS – Less paper means less trash and reduced damage to the environment both in the disposal and production of paper and envelopes.

REDUCED CLUTTER – By receiving documents via email there is less paper for you

to deal with. All documents can be saved on your computer and viewed at your discretion.

TIMELY RECEIPT – Documents sent electronically are received in minutes as opposed to the days it takes for regular mail to arrive.

If these sound like good reasons to you, please sign up for the Document Email Program today using the attached form. Simply return the completed form to the Administration office at your convenience.

If you have any questions on this program please feel free to give us a call (1-209-962-8600) and we will be happy to explain the details and the advantages.

Please read the Terms & Conditions for the email opt-in program on the website, www.pinemountainlake.com under the **Resources/Forms > Opt-In Email Program**.

Mail form below to:

Pine Mountain Lake Association

19228 Pine Mountain Drive • Groveland, CA 95321

YES, I WANT TO ENROLL IN PMLA’S EMAIL STATEMENT AND DOCUMENT SERVICE. I ACKNOWLEDGE AND AGREE TO THE TERMS AND CONDITIONS SET FORTH ABOVE AS A CONDITION FOR PARTICIPATION IN THIS SERVICE.

PMLA Account Number: _____ Unit/Lot #: _____

Name: _____ Phone #: _____

Address: _____

Email Address: _____

Signature: _____

24/7 RENTAL COMPLIANCE HOTLINE

IT JUST GOT EASIER TO REPORT, PROVE,
AND RESOLVE NON-EMERGENCY
SHORT-TERM RENTAL RELATED PROBLEMS
IN REAL TIME, 24 HOURS A DAY, 7 DAYS A WEEK

1-209-231-4543

LETTERS TO THE EDITOR

LETTERS TO THE EDITOR RECEIVED	1	DEFERRED TO NEXT EDITION BY	
DENIED BY EDITORIAL COMMITTEE	0	EDITORIAL COMMITTEE	0
Exceeds 250 word maximum	0	DENIED BY BOARD OF DIRECTORS	0
Content	0	DEFERRED TO NEXT EDITION BY	
Not a property owner	0	BOARD OF DIRECTORS	0
“THANK YOU” LETTERS RECEIVED*	0	* Thank you’s do not require editorial committee approval	

Submit Letters to the Editor by sending to “Editor, PML News”
Mail: 19228 Pine Mountain Drive, Groveland, CA 95321
Email: PMLNews@sabredesign.net

**PLEASE NOTE THAT ALL LETTERS
APPEAR IN THE ORDER THEY WERE RECEIVED BY THE PML NEWS**

The Pine Mountain Lake News welcomes letters and articles for publication provided they meet the criteria established in the current PMLA Editorial Policy (See excerpt below – entire policy on file at the Administration Office). Letters must be limited to 250 words, typewritten using upper and lowercase letters or neatly printed (no all-capital material) and signed with name, mailing address, PML unit/lot number, and day/evening telephone numbers by a property owner in good standing. **LETTERS MUST BE RECEIVED BY THE EDITOR BY THE 10th OF THE MONTH.** Letters deemed by the Editorial Committee to be improper will not be accepted. Readers are advised that **THE OPINIONS EXPRESSED IN THESE LETTERS ARE THOSE OF THE INDIVIDUAL AUTHORS, NOT OF THE PMLA, THE PINE MOUNTAIN LAKE NEWS, NOR THEIR EMPLOYEES.**

NO NEED FOR MORE AMENITIES

In September’s issue of PML News, Mr. Szathmary admonished property owner’s for their feedback and to not be silent. So, here’s my 2 cents. Beautiful golf course, driving range, & clubhouse, The Grill & bar, Marina, snack bar, and 3 beach areas, Fisherman’s Cove, playground areas, tennis courts, pickle ball courts, airport, Equestrian Center, Campgrounds, Compost facility, Shooting Range, Archery range, Swim Center, Lake Lodge, etc. Yet for some property owners and the PML Board, this is not sufficient. PML must continually expand with more and more amenities and upgrades. How many is enough? Just one more? With each new addition comes more overhead, maintenance, potential liability, and of course- ever increasing assessments. Past surveys are designed to give only options that are acceptable to the board, such as

“Do you want this new amenity, or that one?” There is no option for “No new amenities, I am satisfied with what we have”. PML is a great place and it has been maintained well. As those with deep pockets want more in order to increase their enjoyment, the enjoyment of owners who are not wealthy only decreases as the financial pressures of PML ownership squeeze tighter and tighter. As during the pandemic, and now with inflation, many owners are financially strained, yet the board continues to raise assessments. It’s not what you make, but what you SPEND. How about actually CUTTING spending and REDUCING assessments and stop adding amenities that are only used by few, yet paid for by all.

Cindy Phillips
Coarsegold, CA

www.PineMountainLake.com

FIRE SAFETY

JOE MILANI – FIRE SAFETY COORDINATOR

As fire season winds down, the holiday season is right around the corner. November brings colder temperatures, day light savings time, and Thanksgiving. We often spend the holidays surrounded by the savory smells coming from the kitchen. For many, the kitchen is where more than half your time will be spent preparing food and visiting with loved ones, especially during Thanksgiving. Please be mindful of fire safety this holiday season. Here are some interesting facts and some tips for preventing house fires, from the National Fire Prevention Association. (NFPA)

- Thanksgiving is the peak day for home cooking fires, followed by Christmas Day, Christmas Eve, and the day before Thanksgiving.
- In 2021, an estimated 1,160 home cooking fires were reported to U.S fire departments on Thanksgiving Day alone, reflecting a 297 percent increase over the daily average.
- Unattended cooking was by far the leading contributing factor in cooking fires and fire deaths.
- Cooking equipment was involved in almost half (53%) of all reported home fires. Nearly two of every five (38%) home fire injures, and it is a leading cause of home fire deaths sadly at (18%).

Below are a few fire safety tips;

- Have activities that keep kids out of the kitchen during this busy time. Games, puzzles or books can keep them busy.
- Stay in the kitchen when you are cooking on the stovetop so you can keep an eye on the food.
- Stay in the home when cooking your turkey and check on it frequently.
- Keep matches and utility lighters out of reach of children, preferably up high in a locked cabinet.

- Stay in the kitchen when you are cooking on the stovetop so you can keep an eye on the food.
- The NFPA also strongly discourages the use of turkey fryers. For more information on cooking safe at home visit www.nfpa.org. Scan QR code below for a quick video of what not to do when considering frying your turkey.



I would also strongly encourage all PMLA members, who use wood burning stoves for heat during the winter months, to have their fireplaces inspected, cleaned, and chimneys swept professionally by a qualified expert in the field. Please keep in mind the following tips from the California Air Resources Board when performing your fireplace inspection:

- Chimney caps should always be inspected they can get plugged up with debris, which will reduce draft. Also consider replacing or cleaning your spark reducing screen surrounding your chimney cap.
- Chimneys should be cleaned professionally at least once a year to remove creosote buildup. Remember - creosote can fuel a chimney fire!
- Stovepipe angles and bolts are particularly subject to corrosion and require regular inspection.
- Gaskets on airtight stove doors need replacement every few years.
- Seams on stoves sealed with furnace cement may leak. Eventually the cement dries out, becomes brittle, and may fall out.
- Firebricks may be broken or missing. Always replace when damaged.

- Grates or stove bottoms can crack or break. Always repair or replace when damaged.

By following these steps and hiring a professional to do the work you will enjoy a safer and more efficient wood burning experience.

Please remember to test your smoke and carbon monoxide detectors once a month and replace any faulty alarms or low batteries immediately.

Lastly, fire safety inspections will continue in Pine Mountain Lake.

Remember a fire safe community begins with you! If you would like an inspection of your property, or you are looking to educate yourself more, our fire safety team would love to help. If you have questions or concerns regarding fire safety, you can contact Amanda Birmingham at 1-209-990-5263 or email her at inspector@pinemountainlake.com. I can be reached at 1-209-990-5260 or Email fsc@pinemountainlake.com.

HAVE A SAFE AND HAPPY THANKSGIVING!

THE HOOF PRINT

KENDRA BROWN – EQUESTRIAN CENTER MANAGER

Our busy season here at the barn has come and gone! I would like to take this time to thank each and every one of you that came out and joined us for a horseback riding lesson or trail ride this season. Our trail horses have left for the season, but don't worry they will be back! Although our trail horses are gone, we still have lesson horses onsite for everyone's lesson needs. We will be offering 30-minute lead line lessons for the kids 4 years old and younger. 5 years old and older have the option to do a 1-hour lesson with any of our certified instructors. To reserve a lesson spot please call our barn office 1(209) 962-8667.

Fall is upon us which brings cooler weather in the evenings and warmer weather in the afternoons. Make sure your horses are still drinking plenty of water our vets tell us that these conditions are prime for bringing on colic. Soon the blankets will be coming out to help keep our horses warm through those dropping

temperatures. If you haven't thought about it already, now is a good time to wash those blankets before the cold really sets in.

CHRISTMAS AT THE BARN

This year Christmas at the barn is going to be better than ever! We are inviting all clubs, businesses and individuals to participate in Christmas Tree Lane. Participants will need to supply their own artificial tree, solar or battery lights and decorations for their themed tree. Set-Up will be December 12th between 9:00 am- 4:30 pm with the main event taking place December 13th when Santa makes his arrival at the barn. It is free to set-up and there will be People's Choice Awards.

Kendra Brown
Equestrian Center
Open Monday-Sunday 7:00am-5:00pm
13309 Clifton Way
Office: 209-962-8667
stables@pinemountainlake.com

**MAKE PML YOUR
ONE-STOP-SHOP
FOR ALL YOUR GIFT GIVING!**

**PICK UP A GIFT CARD FOR:
GOLF • GOLF SHOP APPAREL
& ACCESSORIES • THE GRILL
HUNTING & FISHING LICENSE VOUCHERS**

**GIFT CARDS ARE AVAILABLE AT THE
ADMINISTRATION OFFICE, THE GRILL,
AND AT THE PRO SHOP**

KEEP YOUR INFORMATION UP TO DATE

If you have moved or changed your contact information, please contact the Administration Office at 1 (209) 962-8600 to update your records. You can also update your information online by scanning the QR code. Staying connected helps us keep you informed about important updates, news, and events in our community.

<https://www.pinemountainlake.com/address-change-2/>



GOVERNING DOCUMENT ENFORCEMENT ACTIONS SEPTEMBER 2024	
Courtesy Notices	25
Notice of Non-Compliance	27
Final Notice of violation	5
Fines Assessed	9
Member Service	843

RECREATION UPDATE

MELODY WISDOM – RECREATION AND SEASONAL OPERATIONS MANAGER

As the summer draws to a close, we want to extend our heartfelt thanks to all the members and guests who made the 2024 season at Pine Mountain Lake one to remember. But just because summer is over doesn't mean the fun has to end!

UPCOMING FALL & WINTER EVENTS AT PML

PML Equestrian Center Flea Market – Saturday, November 23, 2024

Join us for our fall Flea Market at the PML Equestrian Center! This is the perfect chance to find treasures, connect with neighbors, and enjoy a day outdoors. Here are the event details:

Set-up Time: 11:00 AM
Event Time: Noon – 4:00 PM
Cost: \$10 for a 12x12 space (first come, first served)

Things to Bring: Your own table, chairs, shade, and plenty of cash!

Note: This event is weather permitting, and no power is available.

If you love to shop, this is your chance to browse a variety of booths and take-home unique finds. And if you want to sell, grab a space and share your goods with the community!

CELEBRATE THE HOLIDAY SEASON AT PML

Christmas Tree Lane at the Equestrian Center – December 13, 2024

We're excited to host our first-ever Christmas Tree Lane this year, and we'd love for you to be a part of it! Whether you participate as an individual, family, or group, bring your creative spirit and join the fun.

Tree Set-Up: Thursday, December 12, 9:00 AM – 4:30 PM

Tree Display & Voting: Friday, December 13, 5:00 PM – 8:00 PM

People's Choice Award: Cast your vote for the best-decorated tree!

Participation is Free: Just bring your own artificial tree, lights (solar or battery-powered), and decorations.

While you stroll through the beautifully decorated trees, don't miss out on photos with Santa, Mrs. Claus, Elsa, Olaf, and the Grinch! There will be hot cocoa, holiday cheer, and a lot of fun for everyone.

PMLA Holiday House Contest – December 13-16, 2024

Get ready for our Holiday House Contest! Decorate the front of your home or yard in dazzling holiday style and let your neighbors enjoy the view. Here's how it works:

Entry: Submit the 2024 entry form before December 6th via email to holidayhouse@pinemountainlake.com or deliver to the Admin Office.

Decorations: Set up your festive displays any time before December 13th.

Drive-By Voting: Property owners can drive by and vote for their top three favorites on December 13th.

Winners Announced: December 16th – Holiday House Contest and Christmas Tree Lane winners will be revealed!

Let's make this holiday season bright together, spreading joy and cheer across Pine Mountain Lake!

Thank you again for a fantastic summer, and we look forward to seeing you at these exciting fall and winter events.

For more information contact Melody Wisdom at 1 (209) 962-8604 or pmlfun@pinemountainlake.com.

www.PineMountainLake.com

MAINTENANCE MATTERS

RICK LAFFRANCHI-MAINTENANCE AND OPERATIONS MANAGER

“Fallen leaves lying on the grass in the November sun bring more happiness than the daffodils.” Cyril Connolly

November is here and while I am writing this (October 2nd) it is 99* outside, not your typical fall weather. Hopefully while you’re reading this, the weather has cooled, the leaves are turning and fall has finally shown up. The Building and Grounds is busy with winter preparations. The pool closed for the season on October 31st and is in process of being winterized including Boiler shutdown, pool cover installed and storage of equipment. Sweeping and constant road cleaning and clearing are in full swing and with the shutdown of the Marina we are removing boats, winterizing and powering down the buildings and shutting down and winterizing the irrigation pump system.

Painting will continue through out the association as weather and manpower allows. The Facilities crew continues to be extremely busy with their own transition to winter work. The team will spend the next week or so prepping for our November 14th DSOD inspection, nearly 600-man hours have been spent this year prepping the dam and spillway for our yearly inspection. Upon completion of the Dam work we will transition to greenbelt work, our first task will be to tackle the brush laden southern side of TA-5 this should provide us at least 6 weeks of work, simultaneously we will be firing up the air burner at our Compost site allowing us to continuously eliminate the buildup in our slash storage. Seasonal transition is always hectic, so if you see our team cleaning road edges or streets, please slow for the cone zone and enjoy the beauty that PMLA has to offer.

PML SAFETY REPORT

	1st Qtr	2nd Qtr	SEPT	3rd Qtr	YTD
Guest Passes Issued	2,246	4,192	1,396	6,058	12,496
Vendor Passes Issued	989	1,520	456	1,517	4,026
Temporary Resident Passes Issued	2,123	5,593	1,221	7,041	14,757
Vehicles Admitted	27,669	48,415	10,951	49,179	125,263
Vehicles Refused Entry	689	1,307	376	1,721	3,717
Phone Calls Received	6,079	8,185	2,294	8,432	22,696
Residential Alarm	13	10	4	9	32
Animal - Loose	24	28	2	17	69
Animal - Impounded	8	12	4	10	30
Animal - Dead/Injured	6	27	10	35	68
Animal - Disturbance	1	4	2	7	12
Patrol Assist	308	465	184	582	1,355
Public Assist	22	31	11	25	78
Welfare Check	6	6	1	2	14
Transport	8	6	0	0	14
Traffic Hazard	3	1	0	5	9
Traffic Control	3	2	0	0	5
Excessive Speed/Reckless Driving	1	9	4	8	18
Gate - Tamper	0	0	0	3	3
Gate - Follow Through	23	41	17	67	131
Gate - Malfunction	18	23	5	8	49
Gate - Struck by Vehicle	12	21	3	11	44
Control Burn Reported	164	77	0	0	241
Fire Safety - Smoke Complaint	4	4	3	5	13
Hazard - Tree Down	6	1	0	2	9
Residential Disturbance	6	5	0	4	15
Amenity Burglary	1	0	1	1	2
Residential Burglary	1	1	0	1	3
Grand Theft	1	0	0	0	1
Petty Theft	0	2	1	2	4
Trespassing	2	7	0	9	18
Vandalism	2	1	0	1	4
Property Damage - PML	1	4	0	3	8
Property Damage - Resident	3	0	1	1	4
PML Regs Violations Resident	1	3	1	6	10
PML Regs Violations Guest	0	0	0	4	4
Vehicle - Citation Issued	4	4	1	9	17
Vehicle - Accident PML	1	1	1	4	6
Patrolling Unit	3,749	2,922	1,267	3,206	9,877
Amenity Security Check	6,211	6,170	2,315	6,474	18,855
Residence Security Check	543	398	117	448	1,389
Monitoring Tennis Courts	0	0	0	0	0
Weapon Violation	0	0	1	1	1
Fixed Post	7	3	2	5	15
Courtesy Notice Issued	37	39	14	56	132
All Other Fees Collected	\$119,104	\$300,257	\$62,527	\$365,282	\$784,643.04



PML Website



PML Facebook Page

BE SURE TO LIKE OUR PMLA FACEBOOK PAGES:

Facebook.com/PineMountainLakeCA

Facebook.com/PMLARecreation

Facebook.com/PMLMaintenanceDept

Facebook.com/PMLGrill

Facebook.com/PMLAEquestrianCenter

FROM THE FRINGE

MIKE COOK – PGA HEAD GOLF PROFESSIONAL

The Golf Shop is open 7 days a week from 8:00am until 5:00pm and our staff and I are here to assist you in any way we can. Please call us if you have any questions or need to make a reservation for golf at 1-209-962-8620.

UPCOMING EVENTS

Ladies 9-Hole Golf Club
Weekly Play Day – Thursdays

Ladies 18-Hole Golf Club
Weekly Play Day – Thursdays

Veteran’s Day Tournament
4-Person Scramble
Monday November 11

PML Men’s Golf Club
Turkey Shoot; 4-Man Team
Saturday November 16

DRIVING RANGE

As of November 1, the Driving Range will be open from 8:30am until 3:00pm.

WINTER 11:00AM SHOTGUNS

On Monday November 4 our winter 11:00am shotgun will begin. Don’t forget to set your clocks back an hour on Sunday November 3.

LADIES PINE TREE INVITATIONAL

This year’s event was held on Thursday, Friday & Saturday September 26, 27 & 28. The theme of this year’s event was “Welcome to our Tailgate Party”. The field of 64 players was split into 2 flights; AFC & NFC. The event started off with a 4-person team par 3 challenge event on Thursday evening. There were 2 flights for the par 3 event;

The winning team in the AFC Flight was – Paula Parisi, Teresa Baggiolini, Cathy Brown & Vickie Menkemeller.
The winning team in the NFC Flight was – Lisa Brown-Jimenez, Dana Ebster, Catheryn Harty & Mary Kelley.

The main event was a 2 day 4-person

team event where each team played a 2 best balls of the foursome format.

The winning team in the AFC Flight was – Linda Sarratt, Nancy Johnson, Nancy Brewster & Susan Dwyer.
The winning team in the NFC Flight was – Helena McMillan, Liz Colombo, Diane Cummins & Sheree Vegas.

Thank you to all the Sponsors and Volunteers who made this event possible.

NEW PINE MOUNTAIN LAKE GOLF WEBCAM

On the pinemountainlake.com website we now have a live webcam that looks down the 10th hole. Click on the Amenities tab, then go to and click on the 18 Hole Championship Golf Course tab, then scroll down to and click on the Golf Course Webcam. You will be able to see the live conditions at the Golf Course.

HOLE-IN-ONE’S

Congratulations!!! To the following Pine Mountain Lake Golf Club Members who made a Hole-In-One at Pine Mountain Lake in 2024:
Paul Purifoy–May 1–Hole #17–158 Yards
Matt Alvarez–July 5–Hole #14–143 Yards

CALLAWAY GOLF CLUB TRIAL SETS

The NEW Callaway PARADYM AI Smoke golf clubs are available in the Golf Shop for you to try out. We have trial sets that you can take to the range or out on the Golf Course. For more information, call or come in to the Golf Shop.

SOUTHERN VALLEY SENIORS

If you are a PML Property Owner, a Member of the PML Men’s Golf Club and are 50 years of age and above, you qualify to join the PML Southern Valley Seniors (SVS). The SVS play home & away events with other Golf Courses in the Southern Valley, such as Turlock CC, Oakdale CC & Spring Creek CC, to name a few. If you are interested call the Golf Shop and we will put you in touch with the SVS PML Captain.

PUNCH CARDS

Pine Mountain Lake Association Property Owners can save up to \$6.00 per round by purchasing a Punch Card in the Golf Shop. There are; 9-Hole & 18-Hole Punch Cards available. For more information call or come into the Golf Shop.

NEW PINE MOUNTAIN LAKE PROPERTY OWNERS

If you are a new Pine Mountain Lake Property Owner and you are interested in getting acquainted with other Property Owners who play golf, call the Golf Shop 1-209-962-8620 and we will let you know what golfing groups you may be able to join or what golf activities are planned for the year.

MEN’S & LADIES GOLF CLUBS

If you are interested in joining the Men’s or Ladies Golf Clubs, you can call the Golf Shop 1-209-962-8620 and we will give you the information you need. Applications are available in the Golf Shop. The Men’s Club has a website (www.pmlmgc.com) that you can visit to sign-up online for your membership (see Men’s Club eligibility rules) or to print an application. Once you are a Men’s Club Member, you can sign-up for tournaments online.

PROPERTY OWNER ANNUAL GOLF CART RENTAL AGREEMENT

Every person who drives a golf cart on the course, is required to sign a golf cart rental agreement at the time of registration, before they can drive a golf cart. PML Property Owners sign the agreement one-time and that covers the entire year. If you have not signed your agreement you can go to the PML website (www.pinemountainlake.com) and fill it out and sign online or you will be asked to sign the form when you register in the Golf Shop. Click on amenities, then click on golf and you will see the agreement with other forms available. If you have any questions, please call the Golf Shop 1-209-962-8620.

CARE OF THE GOLF COURSE

TAKING CARE OF THE GOLF COURSE IS EVERYONE’S RESPONSIBILITY; PLEASE DO YOUR PART!

Replacing Divots – PML is a DIVOT FIRST facility; that means that if the divot is intact or even a portion of the divot is intact, we want you to replace the divot first and press the divot down firmly with your foot. When an intact divot is replaced, it will begin to root right away but a mulch filled divot will take weeks to fill in. If the divot hole is not totally filled in by the divot that you replaced then fill the rest of the hole with mulch and press down the divot firmly with your foot. If the divot is not intact, then fill the divot hole with mulch and smooth the mulch with your foot so it is level with the ground.

Repairing Ball Marks – This is one of the major negatives in our great game; players either do not know how to repair ball marks correctly or don’t even attempt to repair them. Here is the correct way to repair a ball mark:

Insert the divot tool just outside the edge of the ball mark, use the divot tool to mend in the outside portion if the ball mark towards the middle. Then use your putter to tap down the repaired turf. If a ball mark is repaired properly, you will not even be able to tell that there was a ball mark. **NEVER PULL UP THE MIDDLE OF THE BALL MARK.**

Raking Bunkers – We are back to normal procedures concerning bunkers; **PLEASE** make sure that you rake the bunker after you have hit your shot.

Golf Carts – Driving golf carts on the fairways has a negative effect on turf conditions over time. **PLEASE** use the 90-degree rule posted in each golf cart in order to minimize the cart traffic on the fairways.

PINE MOUNTAIN LAKE GOLF APP

Pine Mountain Lake Golf & CC has an app that you can download **FREE** from the app store. There are many fun and useful features on the app such as:

- Golf course GPS
- Players can measure their shots
- Golf course hole by hole flyover
- Interactive scorecard
- Score posting
- Player profile and automatic stats tracker
- Food & beverage menus and ordering
- Receive notifications concerning special events
- Weather information

VETERANS DAY MEMORIAL GOLF TOURNAMENT



At Pine Mountain Lake Golf & CC
In Memory of Tuolumne County’s Fallen Heroes
November 11, 2024, 11:30 am Shotgun Start
Maximum of 30 teams • No Dinner This Year



The First Tee Ceremony begins at 10 am
10:30 am (Missing Man) Fly-over (PML’s own Air Force)
ARMY • NAVY • AIR FORCE • MARINES • COAST GUARD
And those unable to serve

4 PERSON SCRAMBLE
Open to Men and Ladies - Gross & Net Prizes
Prizes for On Course Contests

ENTRY FEES:	
PML Property Owners (\$40 Golf & \$25 Donation).....	\$65.00
PML Annual Golf Members (Donation)	\$25.00
Non-Property Owners (\$50 Golf & \$25 Donation)	\$75.00
(Includes Golf Fees, Prizes & donation to the Fisher House, Palo Alto, CA)	

For Questions or More Info Contact:
Mike Cook – PML Golf Pro 1 **(209) 962-8620** – golfpro@pinemountainlake.com
(Keep The Above Portion for your Information)

ENTRY FORM

NAME: _____ HANDICAP _____ PHONE: _____ \$ _____

NAME: _____ HANDICAP _____ PHONE: _____ \$ _____

NAME: _____ HANDICAP _____ PHONE: _____ \$ _____

NAME: _____ HANDICAP _____ PHONE: _____ \$ _____

TOTAL PAID \$ _____

Mail entry form & fees to:
Pine Mountain Lake Golf Shop
19228 Pine Mountain Drive
Groveland, CA. 95321
Make Checks Payable to: PMLA
Or sign-up online at PMLMGC.com
Or pay at the Golf Shop with a credit card

Benefiting the Fisher House of Palo Alto (Helping the families of our military veterans’)

APPETIZERS

AVOCADO TOAST 16

Lightly grilled sourdough bread smothered with fresh avocado and tomatoes, topped with fresh arugula and green goddess dressing.

Grilled shrimp 8 • Grilled chicken 7

CAPRESE GARLIC BREAD 16



Ciabatta bread topped with fresh garlic, fresh mozzarella, sliced tomatoes, and fresh basil, and a drizzle of balsamic glaze.

THAI COCONUT PRAWNS 18

Coconut prawns (6) served with a pickled cucumber salad and our house made peanut dipping sauce.

CRISPY SESAME CHICKEN BITES 18

Tempura chicken tossed with an orange sesame sauce, roasted peanuts, and fresh green onions.

GARLIC PARMESAN SKEWERS GF 18

Tender grilled chicken skewers (4) brushed with melted Parmesan garlic butter.

QUESO FUNDIDO 20

Pork chorizo, green chili, Monterey Jack & mozzarella cheese served in a cast iron skillet. Topped with avocado, Pico de gallo, and fresh cilantro. Served with warm tortilla chips.

PIZZA DIP 20

Seasoned cream cheese layered with tomato sauce, mozzarella cheese, Italian sausage, and pepperoni warmed in our brick oven. Served with crostini.

CRISPY CALAMARI 23



Lightly battered and seasoned squid, deep fried and served with cocktail sauce.

FLAT BREADS

MARGHERITA 17

Sliced Roma tomatoes, fresh basil, mozzarella cheese and a light pesto drizzle on a flat bread.

MEDITERRANEAN 18

Extra virgin olive oil, artichoke hearts, feta cheese, sliced tomato, marinated onion, with a balsamic glaze drizzle on a flat bread.

FLAT WHITE 22

Grilled chicken, mozzarella cheese, Italian herbs, and alfredo sauce on a flat bread.

BBQ CHICKEN 22

Grilled chicken, mozzarella cheese, bell pepper, onion, jalapeño and BBQ sauce topped with cilantro on a flat bread.

PIZZA

Enjoy any pizza with cauliflower crust **GF** for 4

TRADITIONAL CHEESE 18

TRADITIONAL PEPPERONI 20

THE GRILL DINNER MENU

CALL FOR RESERVATIONS 1.209.962.8638

BACON PICKLE 21

Bacon, dill pickle, mozzarella, Parmesan, red pepper flakes with a garlic ranch sauce.

GARLIC CHICKEN 24



Chicken, bacon, artichoke hearts, black olives, green onion, and mozzarella cheese with a garlic ranch sauce.

ENTRÉES

Add a side salad or cup of soup to any entrée for 5

Side Caesar salad 6 • Bowl of soup 7

BBQ PORK BELLY TACOS GF 25

Glazed pork belly with corn tortillas, shredded cabbage, cilantro, pickled onion, and a house made avocado salsa. Served with french fries.

PASTA RAULIE 26

Fettuccine pasta tossed in a savory, spicy, and salty Asian sauce with tender chunks of chicken, broccoli, carrots, mushrooms, and topped with green onion.

PERUVIAN BAKED CHICKEN GF 26

Bone in chicken thighs (2) marinated in a blend of savory spices and paired with a cilantro dipping sauce. Served with rice pilaf and fresh vegetables.

CAJUN ALFREDO 30

Prawns, smoked sausage, peppers, onions, and celery with penne pasta, tossed in a Cajun alfredo sauce.

PISTACHIO CRUSTED SALMON 32

Lightly seasoned 8oz. Salmon filet topped with fresh scallions, served with rice pilaf and fresh vegetables.

SOUTHERN SEAFOOD GRITS 34

Blackened filet of red snapper and grilled prawns, served on a bed of creamy grits, and topped with a Cajun cream sauce.

SEARED AHI TUNA 34



Seared tuna cooked medium rare with a crispy rice cake served with seaweed salad, wasabi aioli and soy ginger vinaigrette.

APPLE HONEY PORK CHOP 35



Brined bone in Snake River pork chop grilled and topped with our house made apple, honey, chipotle glaze. Served with garlic mashed potatoes and fresh vegetables.

HANGER STEAK GF 38

8oz. Hanger grilled to perfection, topped with a roasted garlic cumin cream sauce and fresh Pico de gallo. Served with choice of side and fresh vegetables.

LOBSTER RISOTTO 42

Succulent lobster gently poached in butter, served on a bed of creamy risotto with fresh lemon.

GRILLED RIBEYE 45



14oz. Ribeye cooked to your liking, topped with gorgonzola green chili butter. Served with choice of side and fresh vegetables.

BURGERS

All burgers are cooked to your liking and served on a brioche bun with lettuce, tomato, pickle, & onion.

Add cheese (cheddar, American, Swiss, pepper jack, smoked Gouda, or blue cheese), caramelized onions, grilled mushrooms, bacon, or avocado for 1 each.

Substitute any burger (excludes sliders) for a Gluten Free Bun **GF** for 4

GRILL BURGER 17

Half pound Angus beef burger, served with french fries.

TURKEY BURGER 17

Seasoned ground turkey patty, served with french fries.

SLIDERS 18

Angus beef mini burgers (3) with choice of cheese, served french fries.

KOBE BEEF BURGER 25



Snake River Farms wagyu beef on a Bavarian pretzel bun, topped with smoked gouda, bacon, caramelized onions, tomato, fresh arugula, and pepper bacon jam. Served with french fries.

BLACK BEAN BURGER 15

Vegetarian black bean patty, served with french fries.

BEYOND BURGER 15

Plant based patty, served with french fries.

SALADS

TRADITIONAL CHICKEN CAESAR 16

Crisp romaine lettuce with grilled chicken breast, fresh Parmesan cheese, garlic croutons, and creamy Caesar dressing.

Shrimp 10

CLASSIC SPINACH SALAD GF 16

Spinach, bacon, mushrooms, feta cheese, boiled egg, and marinated red onion with our house made garlic vinaigrette dressing.

Salmon 12 • Shrimp 10 • Chicken 8

COBB SALAD GF 20

Crispy romaine with grilled chicken, bacon, hardboiled egg, avocado, tomato, and blue cheese crumbles, served with blue cheese dressing.

ASIAN CHICKEN 22

Grilled chicken, cabbage, carrots, cilantro, almonds, green onion, bell pepper, and mandarin oranges, served over a bed of romaine lettuce topped with wonton strips, with our sesame dressing.

SHRIMP LOUIE GF 26

Bay shrimp, fresh prawns, avocado, boiled egg, tomato, and cucumber over a bed of crisp greens, served with our house made Thousand Island dressing.

POKE SALAD 28



Ahi tuna on a bed of fresh greens with scallions, avocado, cucumber, jalapeno, cilantro, wasabi aioli, ginger soy sauce, and siracha, topped with wonton strips.

GF = Gluten Free



= Grill Favorite

HOT OFF THE GRILL

ANDREA WILSON – FOOD & BEVERAGE DIRECTOR

Have you seen the new dinner menu at The Grill? Chef Raul has created a wonderful dinner menu with new appetizer and entrée options, check out the new menu on the Pine Mountain Lake website or The Grill Facebook page. November also brings the return of our Comfort Food Specials and many exciting events.

- November 13th Resident’s Club Dinner
- November 14th Wine Tasting Social
- November 18th Monday Night Football (Texans VS Cowboys)
- November 23rd Western Night with Line Dancing

NOVEMBER EVENTS AT THE GRILL AND 19TH HOLE LOUNGE:

- November 1st Karaoke Night starting at 8PM
- November 4th, Monday Night Football (Buccaneers VS Chiefs)
- November 6th Trivia Night
- November 11th Monday Night Football (Dolphins VS Rams)
- November 25th Monday Night Football (Ravens VS Chargers)
- November 28th Thanksgiving at The Grill from 12PM – 5PM

For more information or to make a reservation please call 1 (209) 962-8638.



HOURS OF OPERATION

LOUNGE

MONDAY & TUESDAY 11AM – 5PM
(EXTENDED HOURS ON MONDAY FOR FOOTBALL)

WEDNESDAY, THURSDAY & SUNDAY11AM – 9PM

FRIDAY & SATURDAY11AM – 10PM
(EXTENDED HOURS FOR LIVE MUSIC)

RESTAURANT

MONDAY & TUESDAY11AM – 4PM

WEDNESDAY, THURSDAY & SUNDAY 11AM – 8PM

FRIDAY & SATURDAY 11AM – 9PM

OPERATIONS MAY VARY DUE TO SPECIAL EVENTS

FOR MORE INFORMATION AND RESERVATIONS
PLEASE CALL 1 (209) 962-8638

WELCOME TO THE
Hidden Jewel of the Foothills
**PINE MOUNTAIN LAKE
GOLF & COUNTRY CLUB**

12765 MUELLER DRIVE • GROVELAND, CA. 95321



Mountain Golf  *at its Finest!*

www.PineMountainLake.com
1-209-962-8620

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more information and prices.
www.PineMountainLake.com

A horizontal banner for Nick Chase Pest Control. On the left, there is a logo with a large 'NC' where the 'C' contains a white spider silhouette, with 'NICK CHASE' written vertically to the left and 'PEST CONTROL' below. Below this is a square logo with a green border containing a green spider and the text 'ACE Associate Certified Entomologist'. To the right, an orange bar contains the text 'OUTSTANDING PEST CONTROL SERVICES'. Below this, the text 'RESIDENTIAL & COMMERCIAL' is written in large white letters. The phone number '209-591-0184' is displayed in large white font, with a small image of a mouse peeking over the bottom line of the number. At the bottom, the website 'www.NickChasePestControl.com' is written in white. The entire banner has a black background with green borders at the top and bottom.

Pine Mountain Lake FLEA MARKET AND YARD SALE



AT THE PML EQUESTRIAN CENTER

SAT., NOVEMBER 23, 2024

SET-UP @ 11AM

GATES OPEN TO THE PUBLIC NOON - 4PM

\$10 FOR A 12X12 SPOT

Spaces are first come, first served on the day of the event.
No power.

Please bring your own table, chairs, shade, and money.

Weather Permitting

For questions or more info contact the Stables Manager at
1.209.962.8667

Clubs, Businesses, Individuals are invited to participate in
CHRISTMAS TREE LANE
AT THE PML STABLES

OPEN TO THE COMMUNITY

- Free to set-up. Must provide your own artificial tree, lights, decorations.

- On the Stables Lawn

- Lights need to be solar or battery.
NO power available.

- Set-up Thursday, December 12th
between 9:00 am - 4:30 PM

- Main Event - Friday, December 13th
5:00 - 8:00 PM
(Christmas at the stables)

- People's Choice Awards

- Trees can stay up till
January 1, 2025.
Participant must
pick up their tree.



For more information & to register, please contact the Stables Manager
1-209-962-8667

SANTA CLAUS IS COMING TO...



THE STABLES AT PML

Friday 12/13/2024 between 5pm & 8pm

Get a photo with Santa and Mrs. Claus
Meet Elsa, Olaf, and The Grinch!

Hot Cocoa will be served



For more information please call
the Recreation Manager at **1.209.962.8604**

YOU'RE INVITED



YOU ARE FORMALLY INVITED TO PARTICIPATE IN THE ANNUAL PMLA HOLIDAY HOUSE CONTEST

You decorate the front of your home and/or yard.
We map it. On December 13th, property owners drive
by and select their top 3 favorites by vote.

We will announce the winners on December 16th!

1st place gets a \$150 Gift Card

2nd place gets a \$100 Gift Card

3rd place gets a \$50 Gift Card

Entry forms need to be turned in by 12/6 • May be turned in at Admin Office or via email
Open to PML Members and long-term renters

2024 ENTRY FORM

Due by December 6th

Submit via email to holidayhouse@pinemountainlake.com or deliver to the Admin Office.

☐ Yes, I'd like to participate in this contest.

☐ I would like to participate, but I do not want to be part of the competition

Here is my information:

Name _____

Address _____ Unit/Lot _____

Phone _____ Email _____

Theme (optional) _____



Contact the Recreation Manager, Melody Wisdom,
for more information **1.209.962.8604**

COMING SOON TO PINE MOUNTAIN LAKE



PINE MOUNTAIN LAKE ASSOCIATION

Notice of Election by Acclamation
Pine Mountain Lake Association
Saturday, November 16, 2024 Election of Directors

To: Members of Pine Mountain Lake Association

The Annual Meeting will be held at 9:00 AM on Saturday, November 16, 2024 at 20270 Pine Mountain Drive, Groveland, CA 95321.

For the 2024 Election of Directors for Pine Mountain Lake Association, only two nomination forms were submitted by the August 22, 2024 5 PM nomination deadline for two (2) available Board positions. As a result the qualified candidates will be elected by acclamation in accordance with Civil Code § 5103 (“Election by Acclamation; Term Limits”).

The two directors elected by acclamation are:

Chuck Obeso Bradley
Craig Prouse

We look forward to seeing you at the Annual Meeting on Saturday, November 16, 2024 at 9:00 AM.

Sincerely,
Pine Mountain Lake Association
Board of Directors

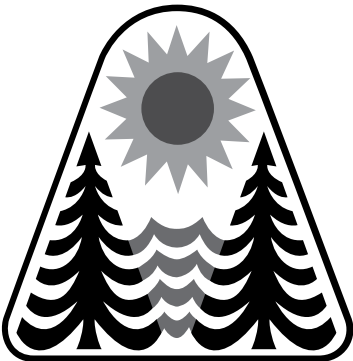
Resolution #24.05 Pine Mountain Lake Association Resolution Adopting Short-Term Rental Permit Policy

In accordance with Pine Mountain Lake Association’s CC&R’s, Article III, Section 7(c), Adoption and Amendment of Rules, the Board of Directors has approved adoption of Resolution 24.05 – Pine Mountain Lake Association Resolution Adopting Short-Term Rental Permit Policy.

The purpose of this resolution is to establish a policy governing the rental occupancy and use of dwellings for a period of 30 or fewer consecutive days in Pine Mountain Lake Association.

This amendment was published in the September edition of the PML News and posted on the PML website for member review and comment.

This adoption of Resolution 24.05 was approved and adopted by the Board of Directors at a duly noticed meeting on September 28, 2024.



Resolution 24.05
Adopted: September 28, 2024

**PINE MOUNTAIN LAKE ASSOCIATION
RESOLUTION ADOPTING SHORT-TERM RENTAL PERMIT POLICY**

SUBJECT: Adoption of a Short-Term Rental Permit Policy.

PURPOSE: To establish a policy governing the rental occupancy and use of dwellings for a period of 30 or fewer consecutive days in Pine Mountain Lake Association.

AUTHORITY: The Declaration, Bylaws, and Articles of Incorporation of the Association, California Law and Tuolumne County Ordinance Code.

EFFECTIVE
DATE: September 28, 2024

WHEREAS, a Short-Term Rental (STR) means one dwelling unit, including either a single-family residence, individual condominium unit or individual townhouse unit, rented for the purpose of overnight lodging for a period of not less than 1 day and not more than 30 days other than an ongoing month-to month tenancy granted to the same renter for the same unit; [TC Ord. 8.70.0J0K]

WHEREAS, Short-term rentals provide the community benefit by expanding the number and type of lodging facilities available and assists property owners of STRs by providing a source of revenue which may be used for maintenance upgrades and deferred costs;

WHEREAS, Pine Mountain Lake Association CC&R compliance staff have responded to numerous complaints at STRs involving excessive noise, disorderly conduct, vandalism, trespass, overcrowding, traffic, congestion, illegal parking, and the accumulation, and scattering of trash, which require response from our Department of Safety Patrol, PMLA CC&R compliance, and other PMLA staff;

WHEREAS, the transitory nature of occupants of STRs makes continued enforcement against the occupants difficult. The provisions of this policy are necessary to prevent the continued burden on Association services and impacts on residential neighborhoods and homeowners adjacent to a STR home, who ultimately bear the burden of these STRs and need to file complaints against the STR homeowner;

WHEREAS, the Board of Directors anticipates the continued rise in the number of STR's in PMLA will increase the financial requirement from the membership due to an increase in operational needs and governing document enforcement activity to maintain current standards and the quality of life for residents in the community;

WHEREAS, the Association can generally be more restrictive than the State or County in adopting certain policies and rules unless otherwise specifically prohibited by law;

WHEREAS, the Board of Directors has determined that a Short-Term Rental Permit Policy is necessary to protect the assets of the Association and its ability to repair, maintain and operate the facilities and common area and enforce the governing documents for the benefit of the membership;

NOW, THEREFORE BE IT RESOLVED, The Board of Directors adopts the following Short-Term Rental Permit Policy and operational rules:

1. An owner of a short-term rental may not rent a dwelling unit for 30 consecutive days or less without a valid PMLA STR Rental Permit. A permit must be issued by PMLA before the property can be used as a STR. No STR may be rented for a period of less than 1 day.

- 2. Each STR must be an entire permanent habitable single-family dwelling unit. Individual rooms or guest houses (q.v.) are not permitted for STR. [PMLA CC&R Art. VIII §1}
- 3. STR owners are required to provide adequate parking for the number of vehicles of the occupants renting the dwelling unit. No parking is allowed on PMLA streets. Permit applicants must list the maximum number and location(s) of parking spaces located on the property with the application. Renters must be advised of the maximum number of vehicles allowable and approved parking locations on the property.
- 4. STR owners are required to preregister arriving renters by name for gate access, noting for the Safety Department that renters are arriving at a STR property.
- 5. STR owners are required to have adequate trash removal service, in accordance with Tuolumne County ordinance and PMLA CC&Rs, sufficient in quantity and adequately stored and scheduled to prevent trash being scattered by scavengers. [TC Ord. 8.05.0308} [PMLA CC&R Art. VIII §9}
- 6. STR owners are required to post county-mandated signage at the front of their property with the following information: unit and lot number and property street address. [TC Ord. 8.70.050F}
- 7. STR owners are required to provide detailed information inside the dwelling for renters, including vehicle parking limitations, trash disposal requirements, quiet hours, advise against trespassing, community emergency egress maps and other basic PMLA rules. [TC Ord. 8.70.0508}
- 8. STR quiet hours are required between 10 pm and 7 am. Regardless, any noise or sound that causes an unreasonable annoyance to the neighbors will be considered a violation any time of day or night.
- 9. STR owners are required to designate a contact person to respond to complaints regarding their property. The designated contact person must resolve a violation within 60 minutes, or the STR owner may be subject to a fine or action against their STR permit. [TC Ord. 8.70.050AJ
- 10. At a minimum, all permit applications must contain the following information:
 - a. The address, Unit and Lot number, and assessor's parcel number for the proposed STR home rental.
 - b. The name, address, telephone number, and email address of the owner of the STR home rental.
 - c. The name, address, telephone number, and email address of the local contact person for the owner of the STR home rental. The local contact person must be available for contact regarding any complaint, 24-hours a day.
 - d. State the number of bedrooms for the STR dwelling unit along with the proposed advertised maximum occupancy limit.
 - e. State the number of onsite parking spaces. Provide a diagram or photograph of the premises showing on-site assigned parking spaces in garages, driveways, or other parking areas.
 - f. Acknowledgement by the STR owner that residential sewage and septic systems are typically designed and sized for an assumed maximum residential occupancy, e.g. two persons per bedroom plus one person. State the date of last septic system inspection, if applicable.
 - g. Evidence of a valid transient occupancy tax registration certificate issued by Tuolumne County for the STR. [TC Ord. 3.32.060]
 - h. An executed waiver of liability holding harmless PMLA for any occurrence caused by a renter, whether on the rental premises or within the PMLA common area. State whether the property is covered by a policy of insurance including premises liability and the amount of coverage, if any.
 - i. Acknowledgement that the owner, agent, and local contact person have each read the policy and all rules pertaining to the operation of a STR home rental and they will comply with all requirements of same, to include by reference pertinent county ordinances. [TC Ord. 8.70]
 - j. State whether the property is exclusively used for rental operations, or whether the owner also at times occupies the property for personal use.

- 11. If an applicant for a new STR permit or renewal unintentionally provides information that is found to be inaccurate, the applicant will be provided a reasonable opportunity to correct any errors. However, if PMLA staff believes any application includes intentionally false information, staff may issue a notice of violation in accordance with PMLA Governing Document Enforcement Procedures.
- 12. An application for a STR permit must be accompanied by an initial fee established by resolution of the board. A permit is valid for one calendar year after it is issued and may be renewed by filling out a renewal application and the payment of an annual renewal fee, established by resolution of the board, only if there have been no significant changes which would affect the conditions of the permit as required in this policy.
- 13. If there have been significant changes to the unit or property that would affect the conditions of the permit, the owner must submit a new permit application with the accompanying new permit fee. If the annual renewal fee is not paid when due, the permit will be revoked.
- 14. If a PMLA property owner is found to be renting out their dwelling unit as a STR without an approved PMLA STR Rental Permit, this is a major violation of this permit policy. The penalty for operating an unpermitted STR may include a monetary fine, suspension of STR permit privileges before a new application may be submitted, or both, in accordance with PMLA Governing Document Enforcement Procedures.
- 15. Violations of PML rules and regulations by renters will be processed in the same manner as violations by the property owner. Property owners are responsible for the violations of their renters with the same due process protections, rights of appeal, and fine schedules.
- 16. In addition to regular PMLA Governing Document Enforcement Procedures applicable to all property owners, violations at STR rental properties shall accrue "points" per violation according to a schedule designed to identify ongoing problems and repeat offenders.
- 17. The penalty for exceeding the maximum "points" threshold at a STR property may include a monetary fine, suspension of STR permit privileges before a new application may be submitted, or both, in accordance with PMLA Governing Document Enforcement Procedures.
- 18. A property owner under suspension of privileges for STR may still rent out the property in the long term for a period of more than 30 consecutive days after properly registering their dwelling unit as a long-term rental.
- 19. All PMLA property owners who apply for and receive an approved PMLA STR permit agree to abide by all rules and provisions in this policy as a condition of receiving the approved permit.

With the adoption of this resolution, the Board of Directors hereby rescinds or nullifies any portion or provision in any previous resolution, policy or rule until such time that the resolution, policy or rule can be updated to reflect the adoption of this resolution.

The Association Board of Directors reserves the right to update, amend or rescind this resolution as appropriate in the future.

Respectfully submitted,


Karen Hopkins, Board Secretary

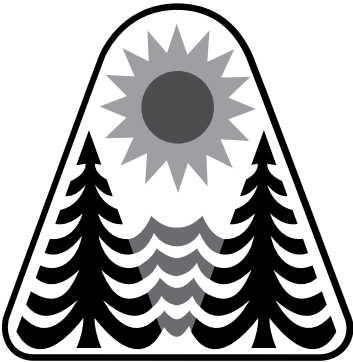
Resolution #24.06 Pine Mountain Lake Association Resolution Lifting Lot Merger Moratorium

In accordance with Pine Mountain Lake Association’s CC&R’s, Article III, Section 7(c), Adoption and Amendment of Rules, the Board of Directors has approved adoption of Resolution 24.06 – Pine Mountain Lake Association Resolution Lifting Lot Merger Moratorium.

The purpose of this resolution is to lift the previously adopted lot merger moratorium so that Owners may merge lots consistent with the proposed restated CC&Rs.

This amendment was published in the September edition of the PML News and posted on the PML website for member review and comment.

This adoption of Resolution 24.06 was approved and adopted by the Board of Directors at a duly noticed meeting on September 28, 2024.



Resolution 24.06
Adopted: September 28, 2024

PINE MOUNTAIN LAKE ASSOCIATION RESOLUTION LIFTING LOT MERGER MORATORIUM

SUBJECT: Adoption of Resolution lifting the Lot merger moratorium

PURPOSE: To lift the previously adopted Lot merger moratorium so that Owners may merge Lots consistent with the proposed restated CC&Rs

AUTHORITY: The CC&Rs, Bylaws, and Articles of Incorporation of the Association and California Law.

EFFECTIVE DATE: September 28, 2024

WHEREAS, neither the current PML Bylaws nor CC&Rs include express provisions addressing Lot mergers within the Association;

WHEREAS, Article VIII, Section 18 of the current PML CC&Rs does contain an express provision prohibiting the further subdivision or severability of Lots within the Association;

WHEREAS, the Board of Directors on June 17, 2023 adopted a Lot merger moratorium suspending the merger of Lots within the Association until the proposed restated CC&Rs (which contain explicit provisions authorizing Lot mergers) could be put to a vote of the membership;

WHEREAS, the vote of the membership on the proposed restated CC&Rs has been delayed and may not occur for some time;

WHEREAS, in the intervening time between adoption of the moratorium and the current time, several members have expressed the desire to merge their Lots;

WHEREAS, the Board of Directors has now determined that the Lot merger moratorium is not in the best interest of the Association and instead intends to adopt a policy providing express provisions guiding Lot mergers within the Association which are consistent with the Association's desire to protect the assets of the Association and its ability to repair, maintain, and operate the Facilities and Common Area for the benefit of the membership;

NOW, THEREFORE BE IT RESOLVED, The Board of Directors adopts the following resolution:

RESOLVED, that Resolution #23.04 adopting a Lot merger moratorium is suspended to lift the Lot merger moratorium effective immediately; and

RESOLVED, the following policy regarding combining Lots (i.e., mergers) shall be adopted in its place:

Combining Lots. The combining of Lots is not permitted without prior written Board approval. Once combined: (i) the Percentage Interest in the Common Area allotted to the combined Lots will equal the sum of the Percentage Interests in the Common Area of each of the combined Lots; (ii) the Assessments due and owing on the combined Lots will equal the sum of the Assessments levied against each of the respective Lots so combined; and (iii) the Owner of the combined Lots will continue to have the same number of votes assigned to the Lots before they were combined.

Respectfully submitted,


Karen Hopkins, Board Secretary

TEE TO GREEN

ROB ABBOTT – GOLF COURSE SUPERINTENDENT

As the mowing season slows down, we will soon turn our attention to fall cleanup of leaves and needles. This cleanup is arguably one of the most time-consuming processes with completion around the first of the year. Daily blowing of the tees, greens, and fairways along with sweeping and relocating the leaves to our mulch areas for grinding requires a considerable amount of time.

Other projects for fall and winter are our full course aeration, fall fertilizer applications, tree trimming, and landscape maintenance, bunker work, and planting of new trees to replace many that we have had to remove this season. We completed aerating greens tees and approaches in early October with great success and all other areas of the course should be completed by the end of October. We do not enjoy this process any more than you, however, the golf course does. We will do everything we can to complete this process while having the least amount of impact on your round of golf. I have touched on the importance of the aeration process but will give a brief description for those that may have missed it. Aerification achieves three important objectives. It relieves soil compaction; it provides a method to improve the soil mixture around the highest part of a green's roots and it

reduces or prevents the accumulation of excess thatch. Aerification is a mechanical process that creates more air space in the soil and promotes deeper rooting, thus helping the plants stay healthy. We achieve this by removing half-inch cores, or plugs from the soil, allowing for air and water to penetrate the greens surface. The spaces are then filled with sand "topdressing" that helps the soil retain air space and makes it easier for roots to grow downward.

In October during the closure for aerification we did two large asphalt repairs to the cart path near the first tee box and another near the cart barn. Additionally, we crack sealed the areas that needed it and slurry coated the entire area. This was a big improvement to the old existing path. Staff also over the last couple of months have installed 200 feet of new culvert pipe on the course where we had failures last winter. All of the projects we do have to coincide with daily duties and mowing operations. My staff does an excellent job of getting all of this done, completing projects, handling special tournament requirements, and maintaining your fine course every day. Give them a thumbs up or a job well done when you see them out there and know you are on one of the finest courses around.

DRAINAGE CHANNELS AND YARD WASTE

SUZETTE LAFFRANCHI – COMMUNITY STANDARDS DIRECTOR

Don't make your yard waste someone else's problem. If leaves or other debris fall onto your property, they are yours to eliminate. You are responsible to clean up everything on your property and dispose of it properly. Meaning not on to someone else's lot or into the common areas such as our streets or easements. *Article VIII, Section 1 (d) The vegetation and landscaping on any Lot shall be planted or maintained by the Owner or resident in such a manner as to reduce the risk of fire, prevent or retard shifting or erosion of soils, encourage the growth of indigenous ground cover and to cause the proper diversion of water into streets and natural drainage channels.*

Blowing, raking, pushing, dumping your leaves, needles or other yard waste off your property into our street or other members property is rude and causes a much bigger issue than just being rude it clogs up our waterways. Please rake and haul your leaf debris.

It is important that we maintain and keep our waterways clear, no material or debris shall be placed or permitted to remain which may obstruct or retard the flow of water through drainage channels in the easements. *See PMLA CC&R, Article X, Section 7. Owners Responsibility.*

Pine Mountain Lake offers a free

compost area for our membership. You can get directions, check out the rules, get operation hours or find out other benefits to the membership by visiting our website at <https://www.pinemountainlake.com/pmla-compost-area/>, or scan the QR for quick access. PMLA Compost area: 13500 Rocky Point Drive – follow the signs. Hours are subject to change without notice, call the Main Gate 1-209-962-8615 to check conditions and availability.



A convenient way to get information, find links, review frequently asked questions, or continue to develop a better understanding of the rules and regulations, twenty-four hours a day, seven days a week is to visit the Pine Mountain Lake Community Standards web page. You will find our page at www.pinemountainlake.com under the resource tab, click on the Community Standards Icon or Scan the QR code for quick on the go access.



As always, if you have any questions, please feel free to reach out to me at 1 (209) 962-1241 or communitystandards@pinemountainlake.com. I will be happy to guide and provide you with the information you need to navigate our governing documents to maintain our beautiful community.

Happy Thanksgiving

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Views of the Golf Course

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ATTENTION NEW PML MEMBERS!

WELCOME to PML...We're glad you're here!

Once you have received your welcome letter from the Association you will have the
information you need to log into the PML website (www.pinemountainlake.com)

Once there click on the **RESOURCES** tab & then on the **NEW MEMBER ORIENTATION** icon.

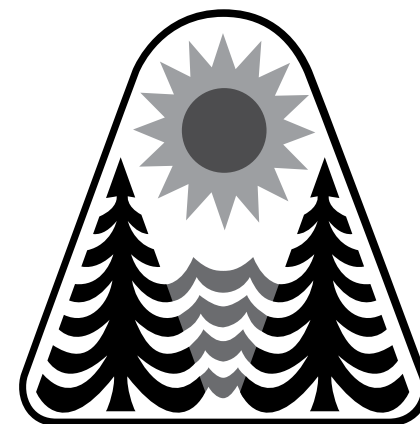
The New Member Orientation page is **JUST FOR YOU!**

Here you will find:

- Member Orientation Packet
 - o Information on the Official PML Facebook page
 - o Gate Access Guest Pass internet program information
 - o Fire Safety contact and information
 - o Board Meeting Dates and information
 - o Rules, Regulations and Procedural information
 - o Information on PML Committees and Clubs

- Assessment Information
- PML Fact Sheet
- Getting Connected
in Groveland

And **MUCH MORE!**





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MLS

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Born and raised in Groveland and an experienced, local expert. My childhood was spent on the lake and riding my horses at the Pine Mountain Lake stables while my young adult years were spent buying, developing and adventuring in real estate. I LOVE my hometown and it's surrounding areas. It would be my pleasure assisting you with buying or selling. Let's work together!



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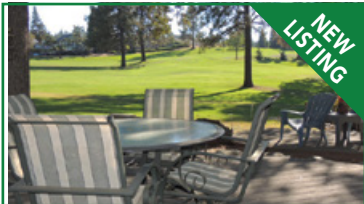
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ON THE GOLF COURSE



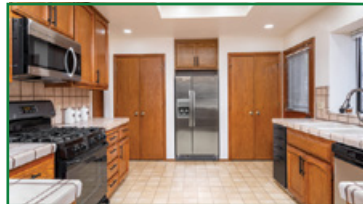
19940 Pleasantview Dr U1 L163 \$599,000 2394 sq ft 5 bedrooms/ 4 baths 2 car Extraordinary Family Home by the Beach with Beautiful Fairway Views!!! Enjoy year round gorgeous green grass/ golf course views of the 12th fairway of Pine Mountain Lake Golf Course from this wonderful large 2394 sf family home in beautiful Pine Mountain Lake gated community in Groveland, 35 miles from Yosemite. Just 2 blocks from Dunn Court Beach and a perfect home for full-time or vacation use! Move-in Ready w/ 5 Bedrooms and 4 Bathrooms ! Each bedroom has direct bathroom access - an amazing floorplan! Great Room Concept with huge open kitchen/ dining and living room, and a large open, vaulted ceiling family room facing golf course, rustic floor to ceiling stone wood burning fireplace, 2nd dining area or room for pool table, spacious back decks, large over sized 2 door 2 car garage. Tons of concrete parking, a quality built home nestled amongst beautiful mature Oak Trees and a sensational tranquil view of the golf course, must see !

MOUNTAIN HOME RETREAT



12557 Mt. Jefferson \$429,000 2223sf 2bd 2 1/2 ba plus lower level bonus floor, Great Location near beach and golf course, Every Room is super large and spacious, Huge open kitchen w/full length breakfast bar, Loads of Cabinet Storage plus Extra Large Pantry Closet, Wonderful front covered patio deck balcony, Very large back deck area too, 2 wood burning fireplaces with rustic stone hearths, Primary Bedroom with front balcony access, 2 closets, ba w/ dual sinks, wall to wall counter/cabinets, Wet bar, fireplace and 1/2 bath on lower level, Large garage storage capacity, Under house walk-in storage space, Long Concrete Driveway RV plus parking.

NEAR THE BEACH



19955 Pleasant View Dr. \$449,000 owner financing available, 2043 sf 3 Bd 3 Ba 2 car .32 acre lot, Spacious Lvrn, Kitchen, Dining Areas , 2 car oversized finished garage with shelves, Kitchen with new granite counters, New backsplash and Lighting, Gas stove/ oven, microwave, breakfast bar, Stainless appliances, 2 large pantry closets, Each bedroom has 2 large closets, Each bedroom has bathroom available, Indoor Laundry Area, Central Heating and A/C, Private back yard and deck area, Fenced Dog Run/Garden Yard, Under house storage, Lots of Paved Parking Area, 2 Blocks from Dunn Ct. Beach

BEAUTIFUL RUSTIC MOVE-IN READY



12505 Pine Brook \$499,000 3 bd 3 ba plus bonus room, 1 car, 1872 sf on .60 acre lot, A-Frame Style Cabin in Excellent Condition, Turn-Key Ready, Beautiful Stone Wood Burning Fireplace, Large open kitchen with Granite Counters, Breakfast Bar, Stainless Appliances, Pantry Closet, Knotty Wood Cabinets, Knotty Wood Tall Open Beam Ceilings, Floor to Ceiling Windows, Ceiling Fan Light, Gorgeous Engineered Hardwood Flooring, Built-in Book Cases, Stained Glass Accent Window, Lovely Updated Bathrooms, Primary Ba with electric heat fireplace, Soaking Tub, plus Tiled Shower w/Glass Door, Private Toilet Area, Tile Floors, Central HVAC, Indoor Laundry, Open Loft Sitting Area, Large wrap around front to side decks, Backyard private firepit area, Underhouse storage, Long paved driveway, Security System, Well Maintained Home.

MOVE-IN READY FAMILY CABIN



20808 Point View Dr. \$465,000 U4L170 2126 sf 4 bdr, 3 ba, bonus room, 2 car .36 acre, Large outdoor living deck area, beautiful tree and mountain views, Stainless appliances in kitchen, Breakfast Bar and Pass Through Window, Lvrn w/ vaulted knotty wood open beam ceilings, wood burning fireplace stove on rustic stone hearth, large picture windows with sun screen shades, Newer 30 year comp roof in 2019, 2 year new 50 gal water heater, central heating and A/C, upgraded sep controlled HEPA Air filtration system, Spacious Primary Bedroom w/ 2 closets, patio deck access, Primary bath dual vanity sinks, shower/tub, Primary & guest bedroom plus guest bath on main level, 2 bdrm, bath, family room, laundry on lower level, Oversized 2 car garage w/ sink and shelves, Covered carport with lots of parking space, Lots of Paved Parking Available.

COMMERCIAL PROPERTY



13051 Boitano Rd Commercial property **OWNER FINANCING \$799,000** 2.27ac **Buildings total 9442sf** Business Opportunity Potential!! Known as Down to Earth, locally owned & operated as a garden nursery supply source, landscape & paving construction business located at Ferretti & Boitano Roads, just outside of PML, is for sale. This commercial property location w/existing buildings, vast spacious grounds, structures, shop areas & garages, can accommodate a variety of uses for the next business entrepreneur. The property itself is for sale, not the business. Please contact Chris Lake at 209-768-6156 or Gina Hernandez at 408-506-6944 for additional information & a tour.

LOCATION, LOCATION!!!



12395 Mills Street U8L36 \$325,000, Adorable Cabin a few blocks from Main Marina, 3 Bedrooms, 1 Bath, 1 Car, Great Room Concept, Newer Roof and Windows, Tall View Picture Windows, Rustic stone hearth wood burning stove fireplace, 4 Ductless HVAC units - one in each bedroom, Large wrap around deck s with metal railing, Single car oversized garage with storage shelves, Metal screen doors on all 3 exterior access doors, Gutters with Gutter Guards, Gated decking back yard area, Tons of parking, RV parking space on large paved front driveway.

CUTE & COZY SINGLE LEVEL



12699 Cresthaven Dr., Unit 4 Lot 485 \$279,000 Single Level Home with 2 car garage, Affordable and Adorable, Hardwood Floors, Rustic Stone Hearth Wood Fireplace Stove, Primary Bedroom has outdoor access, Bonus Enclosed Sun Room Patio, Kitchen with large pantry closet, Solar Energy Saving System Installed, 2 car garage with laundry , One step up access to interior, Cement walkway on side yard, Central Heat and Air Conditioning, A few blocks from Lake Lodge Beach, and Playground.

HOME SWEET HOME



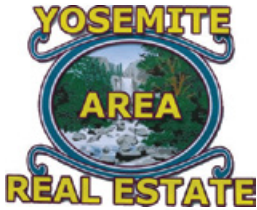
19952 Ridgecrest Way U12 L341 \$465,000 3 bd 3 ba 2 bonus rooms 2 car, Spacious Great Room, Large open kitchen with breakfast bar, Tons of cabinets, Tile countertops, Large Breakfast Bar, Breakfast Nook plus dining area, Brick Wood Burning Fireplace, Vaulted Ceiling, Large back patio deck with tree views, Primary Bdrm with deck access, 2 closets, ba with dual sinks, Bonus room on upper and lower levels, Enclosed Lower porch with Hot Tub, Solar and Generac Back-up Generator, A few blocks from Main Marina

CUTE AND COZY



20748 Point View Dr. U4 L204 \$265,000, 2 Bd 2 Ba 2 car 1375 sf , Tall vaulted ceiling cabin home, Great room with floor to ceiling windows, Central Heat and A/C, Living Rm and Family Room, Living rm with wood burning Stove Fireplace, Enclosed Patio with Hot Tub, Large downstairs laundry room area, Storage space under house and garage, The deck needs repairs, Interior could use some fresh up paint.

While We Celebrate Thanksgiving Let's Also Give Thanks to Our Veterans!



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Thanksgiving - Family and friends getting together once a year to celebrate our blessings and rejoice in the company of one another. There is one group of people to whom we owe the freedom to celebrate, in any manner we choose to – our Veterans. For many military families, this holiday is spent apart while their loved ones are deployed somewhere around the world, often in harm's way. So, when we join hands around the dinner table to thank our higher power for our blessings, don't forget to include asking for the safe return of our veterans to their families. To them we owe the freedom we enjoy in this great country.

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19096 Dyer Ct. # 1
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19400 Reid Circle
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Luxury Golf Course
\$649,900



21093 Morgan Dr.
2 bdrm., 2 ba., 1716 sf
5 treed acres
\$499,900



20591 Chaparral Ct.
3 bdrm. – 3.25 ba – 4769sf
Quiet Cul-de-Sac
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Room to Room

5 Bd/3 1/2 Bth, 2 Car Garage, Approx 4285sf, Approx 0.55 Acre, Bonus Rm, Large Living Rm, Brfst Bar, Pantry, Open Dining, Master Suite, Large Walk-in Closet, Game Rm, Laundry Rm, Screened-in Porch, Deck, 2 Separate Heat/Air Systems & 2 Water Heaters. Green Belt Lot 19424 Ferretti Rd. 6-253 \$675,000 MLS# 20240686



Sparkling New Look!

2 Bd/2 1/2 Bath, 2 Level, Approx 1440sf, Living Rm w/Deck Access, Kitchen with New Countertops, Cabinetry & Appliances, Open Dining, Primary Suite, Remodeled Bthrms, Lower Level Bonus/2nd Bdrm w/Full Bth & Outside Access. Inside Laundry w/d Included. Expansive Synthetic Deck. 2904 Jackson Mill Dr, 2-34 \$365,000 MLS# 20241433



Very Nice Chalet!

3 Bd/3 Bth, 2 Car Oversized Garage w/ Shop, Office, Above "Living Qtrs". Approx 2100sf, Approx 0.69 Acre, 3 Levels, Great Rm w/FP, Brfst Bar, Island & Brfst Nook, Formal Dining, Sun Rm, Primary Bd w/Walk-in Closet, Family/ Game Rm, Inside Laundry W/D Included. 12595 Cresthaven 4-428 \$479,000 MLS# 20241378



New Listing!

Well Maintained~Serene Views!
3 Bd/2 Bth, 2 Car Finished Garage, Great Rm w/FP Brick. Cathedral Ceiling, Skylights, Solid Surface Countertops, Large Brfst Bar, Propane Range, Open Dining, Primary Bed/Bth w/Walk-in Closet, Inside Laundry, Covered Deck, Outside Shed, Level Parking Area. 20701 Point View, 4-261 \$495,000 MLS# 20241481



Luxurious - High Quality!

7 Bdrm/5 Bath, 2 Car Attached Finished Oversized Garage, 2 Levels, Approx 5248sf, 0.89 Acre. In-Law Quarters, Elevator, Den/Office, Library, Media Rm, Sauna, Enormous Deck, Panoramic Views, Outside Spa, Ample Parking and **So Much More!** 12881 Green Valley Cir. 3-395 \$990,000 MLS# 20241046



Spacious Home Near Marina!

3 Bd/3 Bth, 2 Car Oversized Finished Garage, Generous Room Sizes, Great Rm w/Free Standing Fireplace, w/Stone, Skylights, Ceiling Fans, Brfst Bar, Gas Range, Open Dining w/Buflet, Primary Suite, Walk-in Closet Separate Shower, Lower Level Bonus Rm w/Wood Stove, Full Bath, Inside Laundry W/D Included, Deck 19484 Pine Mountain Dr 1-413 \$498,888 MLS# 20241150



Comfort ~ Style ~ Convenience!

3 Bd/3Bth, 2 Car Spacious Garage, Single Level, Approx 1732sf, 0.41 Acre. Great Rm w/Heat Stove, Updated Kitchen, Brfst Bar, Quartz Countertops, Open Dining, Extra Large Primary Bdrm, Wet Bar/ Kitchenette, Window Seat, Bath, 2 Guest Bdrms, 1 w/Private Bath. Inside Laundry, w/d Included. Rear Deck. Ready to Move In, Fully Furnished. 13099 Mueller Dr. 2-158 \$415,000 MLS#20241486



Delightful Home!

3 Bd/2 Bth, 2 Car, Great Rm w/Fireplace, Cathedral Ceiling, Open Modern Kitchen, Solid Surface Countertops, Island, Brfst Bar, Open Dining w/Slider to Deck, Laminate Flooring, Inside Laundry Rm, Deck & Patio, Parking for RVs, Boats, Trailers, & More. Generac Generator. 22782 Rolling Woods, Yosemite Vista \$259,000 MLS# 20240448



Reduced!

Scenic Sierra Nevada Property!

77 Acres with 2 Bedroom, 2 Bath Manufactured Home powered by Solar and on a Well. Expansive Land, Self-Sustained Living. Perfect to Enjoy Privacy and for Nature Enthusiasts. 10715 Merrell Rd., \$456,000 MLS# 20240737



Extrodinary Views!

2 Bd/2 Bth, 2 Car Garage, Approx 2045sf. Bonus Rm, Wet Bar, Fireplace, Breakfast Bar, Pantry, Open Dining, Master Bd/Bth, Inside Laundry, W/D are Included. Generous Decking to Enjoy the Views, Community Pool & Recreation Room. Backs up to Private Ranch Land. 22665 Prospect Hts, \$349,000 MLS# 20240551



New Listing!

Relaxing ~ Charming ~ Pretty Surroundings!

3 Bd/2 Bth/2 Levels, Approx 1357sf, 0.56 Acre, Great Rm w/FP, Stone Mantel, Cathedral Open Beam Ceiling, Solid Surface Countertops, Brfst Bar, Pantry, Open Dining, Primary Bdrm w/Walk-in Closet, Inside Laundry W/D Included. Whole House Generator, Circular Driveway, Spacious Deck. Space & Plans for a Garage. 12912 Green Valley Cir. 3-413 \$410,000 MLS# 20241289



Cozy & Peaceful!

3 Bd/2 Bth, 2 Car Oversized Finished Garage, 2 Levels, Approx 1584sf on 0.49 Acre, Living Rm w/Fireplace Stone Surround, Cathedral Open Beam Ceiling, Ceiling Fans, Kitchen w/Light Wood Style Floors, Open Dining, Primary Bdrm w/Private Deck, Inside Laundry w/d Included, Spacious Wrap Around Deck. 20883 Big Foot Ct., 4-68 \$399,900 MLS# 20240950



Pretty as a Picture!

3 Bd/ Bth, 2 Car Finished Garage w/ Cabinets, Workbench, Plumbed, & Utility Sink, Approx 1910sf, 0.31 Acre, 1 Level, Greenbelt Lot. Great Rm w/Fireplace, Brfst Bar, Pantry, Stainless Appliances, Open Dining, Cathedral Ceilings, Skylights, Primary Suite, Laundry in Garage, W/D Included. Generous Deck. 19099 Raboul Ct, 2-274 \$489,500 MLS#20240987



Good Location - Lots of Space!

3 Bd/2 1/2 Bth, 2 Car Garage, 1 Level, Approx 1614sf, 0.79 Acre, Living Rm w/FP, Step Saver Kitchen, Formal Dining Rm, Primary Suite, Inside Laundry w/ Wash Tub, Enclosed Porch, Deck, Plus over 1000sf Detached Studio/Shop w/Half Bth, Heating/Air Unit, Many More Unique Features! 13320 Clifton Way, 12-160 \$519,000 MLS# 20240748



Comfort and Charm!

4 Bd/3 Bth, Large Bonus Room, 2 Car Garage, Approx 2016sf on 0.73 Acre, Great Rm, Brfst Bar, Pantry, Open Dining, Primary Suite, Walk-in Closet, Separate Shower, Vanity, Inside Laundry W/D Included, Sun/Office Room, Enormous Deck, Fully Furnished. 19540 Chamberlain Ct, 1-5 \$454,900 MLS# 20241201



Lakefront ~ Complete Remodel

4 Bdrm/4 Bth, 2 Levels, Bonus Room, Approx 3290sf, Living Rm w/Fireplace-Rock Surround, Remodeled Kitchen, Open Dining, Newer Countertops & Flooring, 2 Master Suites, Inside Laundry, Spacious Bonus Rm w/Large Wet Bar & 5th Sleeping or Storage, RV Parking 19596 Pine Mtn Dr 1-427 \$899,900 MLS# 20241073



Simply Stunning!

3 Bd/2 Bth, 2 Car Garage, 1 Level, Approx 1644sf, 0.24 Acre, Great Rm, Vaulted Ceilings, Recessed Lighting, Brfst Bar, Granite Countertops, Garden Window, Open Dining w/Slider to New Deck, Master Suite. New Paint Inside/Out, HVAC Unit, Water Heater, Lighting. Much More! 19442 Pleasantview, 1-114, \$575,000 MLS# 20240771



The Perfect Getaway!

3Bd/2 Bth, Approx 1636sf, 0.48 Acre, Great Rm w/Fireplace w/Stone, Kitchen Island, Brfst Bar, Pantry, Stainless Appliances, Open Dining, Blt-in Hutch, Slider to Deck, Primary Suite, Walk-in Closet, Separate Shower Vanity, 2 Bdrms w/Sliders to Deck, 3rd, Slider to Private Deck, Inside Laundry, W/D Included. 13100 Wells Fargo, 2-412 \$395,000 MLS#20241304



Charming~Convenient~Comfort!

New Price! 3 Bd/2 Bth, Single-Level Home, 1,412sf w/Cathedral Pine Ceiling, Lighted Ceiling Fans, Central Heat/AC, Free Standing Wood Stove, Brfst Bar, Primary Bdrm w/Walk-in Closet. 2 - Car Garage w/Cabinets, Workbench, Utility Sink and Storage, Plus Outdoor Shed. Reduced by \$10,000! 12926 Green Valley Cir., 3-418, \$349,000 MLS# 20241036



Lovely Renovated Condo

2 Bd/2 Bth, 2 Levels, Golf Course Lot, Living Rm w/Sliders to Patio, Kitchen w/Brfst Bar, Open Dining, Primary Bd/Bth w/Separate Shower, Inside Laundry, Washer Included, Deck and Patio Areas, Close to Golf Course & Country Club/Restaurant 19032 Dyer Ct, Unit 5 #13 \$205,000 MLS#20231645



Cozy Cottage!
3 Bd/2 Bath, 2 Car Finished Garage, Approx 1635sf, 1 Level, Great Rm w/Wood Burning Fireplace, Central Heat/Air, Lighted Ceiling Fans, Brfst Bar, Pantry, Open Dining, Primary Bdrm w/Walk-in Closet, Bath w/Soaking Tub, Separate Shower, Vanity, Inside Laundry, W/D Included. New Roof, Water Heater, Interior & Exterior Paint. Covered Back Deck w/Ceiling Fan. 22608 Prospect Heights \$229,900 MLS# 20241039



Privacy & Natural Surroundings!
2 Bd/3 Bth, Bonus Room, Approx 2243sf, Approx 1.67 Acres, Great Rm w/Fireplace w/Rock Back Wall, Cedar Vaulted Ceiling, Skylights, Wet Bar, Roomy Kitchen, Island, Brfst Bar, Open Dining, Primary Suite, Soaking Tub, Separate Shower, Lower Level Bonus Rm w/Full Bath, Inside Laundry, W/D Included. 11995 McGraw Ct, 13A-8 \$559,500 MLS# 20241284



New Listing!
A Rare Find!
3 Bd/2 Bth, Oversized Garage with a RV Parking, Single Level, Approx 1620sf, Great Room, Fireplace w/Stone Mantel, Ceiling Fans, Skylights, Brfst Bar, Built-in Oven, New 5 Burner Range Top, Open Dining, Primary Bd/Bth w/Cedar Lined Walk-in Closet, Soaking Tub, Separate Shower, Covered Porch & Deck. 22857 Rolling Woods Dr, \$260,000 MLS#20241475





16 Acre Property with Stunning Sierra Views
3-Bdrm Home + Bonus Room, 3.5 Baths, Redwood Deck (2022), & Multiple Heating Options. Lower Level includes Bonus Room w/Private Entrance & Garage, Perfect for Conversion. New Roof, Whole-house Generator. Backs up to BLM Land. Close to Groveland, Pine Mountain Lake Golf Course, and Yosemite Nat'l Park. 19807 Old Hwy 120, \$595,000 MLS# 20240895

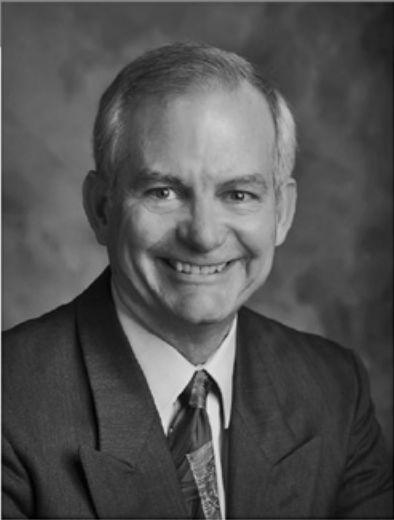


Reduced!
"Diamond in the Rough"
2 Bd/2/Bth 2 Car Garage, Approx 1488sf, Approx 0.33 Acre, Great Rm, w/Stone Fireplace, Slider to Deck, Open Beam Ceilings, Ceiling Fan, Solid Surface Countertops, Brfst Bar, Open Dining, Hardwood Floors, Primary Bdrm, Lower Level Bonus/ Sleeping Area and Full Bath. Washer/Dryer Hookups. Private Setting with Lake Views to Enjoy. 20157 Upper Skyridge Dr, 15-10 \$285,000 MLS# 20241334



Beautiful Elegant Home!
3 Bd/2 Bth, Two Garages, 1 Level, Approx 2428sf, 3.52 Acres, Vaulted Ceilings, Great Rm w/Fire Place, Expansive Windows and Doors, Brfst Bar, Island, Wet Bar, Brfst Area, Formal Dining, Primary Suite, Laundry Rm, Synthetic Deck w/Retractable Awnings, plus Stand Alone Deck. Many More Fine Amenities! 11335 Bridal Veil, \$799,000 MLS# 20240860

www.PineMountainLake.com



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ATTORNEY AT LAW

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An excellent Horse set-up w/barn, stables and arena!
Main Home: 3306 sqft w/ 3 Bdrms, 2.5 baths, attached 3-car garage
Bunk House: 844 sqft w/ 1 bdr, 1 bath & adjacent workshop.
Separate extra deep RV garage & 2 car boat/vehicle garage



Pine Mountain Vacation Rentals

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PMLA SAFETY & SECURITY COMMITTEE

BOB ASQUITH – PMLA SAFETY & SECURITY COMMITTEE

The Pine Mountain Lake Safety and Security Committee is a standing committee authorized by the PMLA Board of Directors to inform its decision making and promote its mission.

Whether fire or flood, you may have to leave your home on short notice, even without an evacuation order. Some members had to relocate while waiting for power to be restored. When this happens it is too late to figure out what to take and where to go. This is a plan for a GoBag which should be prepared NOW and in a convenient place to quickly grab, finish and go.

As you plan it, consider – you may not be the family member grabbing the bag. Plan accordingly to any person can finish the bag and go to meet you somewhere, should you not be home at the time of an evacuation.

GOBAG PLANNING

- Items are in two categories: **In the Bag and Put in the Bag.** Some items may not be convenient to always have IN the bag.
- **In The Bag:** Load these supplies into the bag. Store the bag in a convenient place where EVERYONE knows. List of “Put in the Bag” on top.
- **Put in the Bag:** Some items like Rx added to bag at GO TIME. List must be for someone NOT familiar as you with these items. Scoop these up when you are ready to go and add to the GoBag.
- **Have Fall & Winter items ready to go** – Hat, Gloves, Parka. Traction devices for your vehicle. Have your GMRS radio charged and available to take.
- **Have PRINTED evacuation maps** – These are available on the PML website. Print a copy of each and have ready in your GoBag.
Below are Recommendations for GoBag Contents.

Personal & Family

- Personal for each person
 - Rx for 7 days

- Prescription meds
- Over-the-counter meds
- Hearing aid batteries
- Medical devices – CPAP, long power cord.
- Clothes – Layers, Warm, Hat
- Sturdy shoes & several pairs of sox
- Glasses & contacts
- Hygiene kit for 7 days
- Feminine products • Gloves – sturdy
- Poncho
- Community
 - Toilet paper in Zip-Lock bag
 - N95 masks – for smoke & infections
 - Hand sanitizer • Notebook & pens
 - Whistle • Water bottles
 - Soap – Little sizes (CVS, Rite Aid)
 - Extra keys – Car, House, other

Supplies & Technology

- Supplies
 - Duct tape – small roll
 - Small first aid kit
 - Towels
 - Garbage bags, Zip Lock bags
 - Flashlight & (batteries not in flashlight) & light sticks
 - Some rope
 - Pliers & multi-tool
 - Scissors
- Technology
 - Car charger for Smartphone
 - Home charger for Smartphone
 - Charger for your watch
 - USB cables, charger cables
 - Emergency thumb drive
 - Electronics for kids

Documents

- Papers
 - Cash – power may be out so you cannot use a card
 - Credit Cards
 - Contact phone numbers
 - Maps of 2 evacuation routes
 - Family records
 - Birth certificates
 - Marriage certificate
 - Power of attorney
 - Advanced Health Care Directives
 - Passports

- Medical records & doc contacts
- Vaccination Records (cards)
- Cloud
 - Consider storing copies of records in the cloud
 - Copies of records on thumb drive
 - Bank account numbers
 - Credit card numbers
 - Passport numbers
 - Contact info family & close friends
 - Medical records & doc contacts

Children & Pets

- Children
 - Baby supplies
 - Diapers
 - Formula
 - Meds
 - Rx – Mark on “Add” list
 - OTC
 - Clothes
 - Entertainment – games
- Pets
 - Food
 - Rx
 - Supplies
 - Leash
 - Collar
 - ID
 - Carrier
 - Bowl

All The Other Stuff

- Contact Info – for friends, relatives
 - Who do you contact when you leave home to evacuate? Have that person contact other family members and close friends to advise where you are going and when.
- Navigation Info – Routes to safety maps, at least two
 - Know how to get out of PML and where to go. Also, know where to go and how to get there if your first choice is blocked. Have maps in the GoBag.

Remember YOU may not be the one evacuating, another family member may do that if you are away.

Plan and practice in advance. Each

family member needs to know what to do when it is time to go. Sometimes you have several hours. However, other times you may only have a few minutes. **Be prepared and PRACTICE.** Your life may depend on it.

The Pine Mountain Lake Safety and Security Committee is a standing committee authorized by the PMLA Board of Directors to inform its decision making and promote its mission. The Committee meets every month.

Join Our Committee Meeting:
Members may attend our committee meetings.
Our next meeting is Novemer 13th at 9am via Zoom. Please email SafetyComm@pinemountainlake.com to obtain your invitation.

Your Safety Committee will be researching and making recommendations to the BOD during 2024 on the following topics:

- ✓ PML Safety committee with Groveland Area CERT will be presenting a Workshop on Personal and Wildfire Preparedness at the Little House on November 14th after lunch.
- ✓ Continued discussions about PML street address signs. PMLA has requirements and the Fire Department has suggestions. The committee will be bringing those together in a plan.
- ✓ Recommended painting railings white as black railings get too hot to handle in the sunlight. PML Maintenance has started to paint white paint on railings
- ✓ Continued to locate and articulate measures to reduce speeding within PML.
- ✓ We currently have an opening on the Safety & Security Committee. If you are interested, submit a form online at the PML website or email the address below. We are open to other suggestions that

(Continued next page)

PML HERO AWARD



On September 28, 2024, the Pine Mountain Lake Association Board of Directors proudly recognized Elijah Peralez, the Marina Assistant Manager, and Angel Valdez-Santana with an award for their heroic actions on August 11, 2024. During a medical emergency at Dunn Court Beach, their quick thinking and calm professionalism helped save a guest's life. Their courage and selflessness reflect the highest standards of service and we are proud to recognize their dedication to our community. Pictured above, from left to right, are Angel Valdez-Santana, President Chuck Obeso-Bradley, and Elijah Peralez.

(Continued from previous page)

will make our Pine Mountain Lake community safer for all members, guests, and renters. Please direct comments to our email above.

- Firewise Communities**—Contact the Safety Committee (email address below) for details.
- You can start a Firewise community and make your area SAFER. It is easy.
 - SAVE on your Homeowners Fire Insurance.
- Emergency Evacuation**—These maps all are approved and are ready use. Maps show the routes out of PML

and the major evacuation routes away from Groveland. Additional emergency information can be found at <https://www.pinemountainlake.com/emergency-information-and-resources/>

Evac Maps are on the PMLA website. Download & print your copy.
<https://www.pinemountainlake.com/.../PML-Evacuation-Maps.pdf>

Please email comments to: SafetyComm@pinemountainlake.com

LET'S TALK TRASH

CARRIE HARVEY – COMMUNITY STANDARDS SPECIALIST

Fall is here! With the Holiday season approaching fast, and with all of the extra guests that come during this holiday season, it is a good time to have the trash talk! Garbage, trash, rubbish or debris accumulation is a huge deal up here in our beautiful scenic area of Pine Mountain Lake. As we all know trash is part of our everyday life, but we do not need to make it a part of our neighbor's life. We need to keep our trash to ourselves and keep it from being shared with the local wildlife, know the rules and share the rules not the trash. If you have visitors or rental guests, please advise them of our rules and restrictions. PMLA, CC&R, Article VIII, Section 9, Garbage shall be stored entirely within appropriate covered disposal containers AND facilities. Make sure they know to put their garbage in an appropriate container in a secure facility at the end of their stay.

Garbage cans may not be stored roadside on days other than your scheduled garbage pick-up day. Advising your guests to leave

the cans out when departing is a big no-no, not only does it welcome the wildlife to your property, it welcomes a bigger mess for you and your neighbors. Please make sure you give clear instructions on how to properly store and dispose of their garbage as per your CC&Rs.

If you have a rental, and you have a Property Manager, bringing the cans out on scheduled garbage pick-up day is something they can help you with. If you are not a rental, maybe you have a friend or neighbor who can assist you with this task. If you do not have either, you can contact Moore Brothers Scavenger Co. at 1-209-962-7224, to discuss what service options they offer. As always, if you see garbage scattered in your area, please do not hesitate to let us know. You can reach me by phone at 1-209-962-1242 or by email at compliance@pinemountainlake.com. You can also call the Rental Hotline with any concerns at 1-209-231-4543. Let's all work together to keep PML clean and beautiful!

PMLA OWNED LOTS FOR SALE

10/008	MCKINLEY WAY	\$1,000
2/047	GAMBLE STREET	PENDING
2/283	19364 FERRETTI ROAD	\$1,000
2/287	FERRETTI ROAD	\$1,000
2/305	FERRETTI RD	\$1,000
2/306	FERRETTI RD	\$1,000
2/448	12923 WELLS FARGO DRIVE	\$1,000
3/033	20480 FERRETTI ROAD	\$1,000
3/056	20505 ECHO COURT	\$1,000
3/463	20465 PINE MOUNTAIN DRIVE	\$1,000
6/113	19795 FERRETTI ROAD	\$1,000
6/235	FERRETTI ROAD	\$1,000
6/252	19426 FERRETTI ROAD	\$1,000
7/239	DIGGER PINE STREET	\$1,000
8/143	HILLHURST CIRCLE	\$1,000

FOR FURTHER INFORMATION REGARDING THESE PROPERTIES PLEASE CONTACT PMLA AT 1 (209) 962-8600

[HTTPS://WWW.PINEMOUNTAINLAKE.COM/PMLA-LOTS-FOR-SALE/](https://www.pinemountainlake.com/PMLA-LOTS-FOR-SALE/)

BEAR BOXES

ASHLEY HENDERSON – ARCHITECTURAL CONTROL SPECIALIST

I am sure you have all seen the videos, and photos circulating online of our neighborhood Yogi and Smokey Bear sauntering through back yards, and ripping open garbage cans like happy meals. And while part me always does that little girl squeal of delight at seeing those videos, thinking (very unwisely) that I would love to pet those bears like overgrown puppies, I know that seeing the bears as often as we have in our community, is neither good for us, nor the bears.

Unfortunately, it seems that it is no longer the rogue, defenseless garbage cans that are attracting the bears to the area—the plastic receptacles, and wooden sheds that used to keep the critters from making charcuterie boards of our garbage are no longer cutting it. Fortunately, bear boxes are an approvable solution to the problem at hand.

While the plastic and wooden receptacles are like cardboard happy meal boxes, bear boxes are more like those sturdy metal lunch boxes our fathers used to carry to work every day—the ones with

a matching thermos that could withstand all manner of wear and tear. Bear boxes are made from high quality metal, are securely mounted to a concrete pad or post, and are designed specifically to thwart a bear’s ability to turn your weekly garbage into a buffet...all the while keeping human access as simple and easy as possible. And most have safety features like child safety release handles on the inside! (Bear boxes, like all other exterior improvements, must be submitted for approval from the Environmental Control Committee).

And while I may be a little sad that collectively keeping our garbage as secure as possible will reduce the number of videos I see online of cute bears here in Pine Mountain Lake, we will always have Snoop Dogg’s Animal Planet videos to keep us entertained.

If you have any questions about bear boxes, compliant locations, or the submittal process, please do not hesitate to reach out at: 1-209-962-8605 or ecc@pinemountainlake.com



Pine Mountain Lake Association

24/7 Rental Compliance Hotline

It just got easier for neighbors to report, prove, and resolve non-emergency short-term rental related problems in real-time, any day, at any hour.

1-209-231-4543



<https://secure.hostcompliance.com/tips/type>

PLACE AN AD TODAY

With a classified or display ad in the Pine Mountain Lake News your ad will go directly to every PMLA member every month.

Go to our website for more information and prices.

www.pinemountainlake.com/pmla-newspaper/

MOORE BROS. SCAVENGER CO., INC.
P. O. Box 278 • Big Oak Flat, CA 95305 • (209) 962-7224 • FAX (209) 962-7257



VACATION RENTAL OPTIONS FOR TRASH SERVICE

In order to assist property owner/managers of short-term rentals with trash removal, Moore Bros. Scavenger Co. offers the following services.

Short-term rental customers may participate in year-round or three-month summer curbside service. To manage anticipated levels of guest trash, property owners/managers of short-term rentals should maintain the suggested service levels as determined by the *Maximum Occupancy for Rental Property* (please see the chart below). In the event that renters generate more than the expected amount of trash or the home is rented multiple times during a given week the following options are provided:

- **As Needed Extra Pickup.** Property owners/managers may request a notation on their rental service accounts to *pick up extra as needed*. This will ensure that all trash left alongside the cans will be picked up by Moore Bros. and a special pickup will not be required. There is an additional per-can/bag charge for each extra can/bag picked up.
- **Special Pickup.** Moore Bros. has a truck and driver available for special pickups Monday through Friday.
- Property owner/managers must place a request for service call or email to Moore Bros. before 3 pm on the business day prior to the requested pickup day. A request for a Monday pickup must be made by 3 pm on the previous Friday. **Prepaid Bags.** Prepaid Moore Bros. bags may be purchased by property owner/manager to be used by any handyman or housekeeper servicing the residence between rental customers. The prepaid bags can be disposed of at the Pine Mountain Lake Maintenance Yard on Par Court off of Mueller Dr.

Property owners/managers utilizing full summer service may go to *on-call service* for the off season.

- **Off Season on Call Service.** Property owner/manager may call or email an *on-call request* to Moore Bros. for a service pickup on the regular pickup day for the address. A request for service call or email must be received before 3 pm the business day prior to regular scheduled pickup day. Charges will be based on the standard a per-can rate for each can/bag picked up.
- **Special Pickup.** Please follow the same procedure as listed above for Special Pickup.

Maximum Occupancy for Rental Property

Maximum Occupancy	Suggested Service Level
6 - 8 people	2 can
8 - 10 people	3 can
10 - 12 people	4 can
Lake front Property 12 people	4 or more cans as typically needed

If you have questions please feel free to contact our office at (209) 962-7224 or email us at: info@moorebrosscavenger.com and Shirley@moorebrosscavenger.com (Please cc both to insure prompt replies).

A drop-off Recycling center is available for use Mon – Sat. 8 am – 5 pm @ 11300 Wards Ferry Rd. Big Oak Flat, Ca

If you happen to accumulate excess garbage and need to dispose of it, you may purchase a prepaid Moore Bros garbage bag at the Pine Mountain Lake Administration Office between 8am – 4:30 pm (closed for lunch from 12pm – 1pm), the Pine Mountain Lake Main Gate, or at the Moore Bros Office which is located at 11300 Wards Ferry Rd in Big Oak Flat. Pine Mountain Lake Association is limiting the amount of Moore Bros trash bags you can purchase at one time to 5 bags, and will only sell the bags to PMLA Property Owners. Prepaid Moore Bros Bags can be purchased by anyone and in any quantity at the Moore Bros Office. For service related questions, please contact Moore Bros Scavenger Co at 1 (209) 962-7224.

INTRODUCTION TO AVIATION

JANET GREGORY

The mission of EAA's Young Eagle program is to introduce and inspire kids in the world of aviation. EAA Chapter 1337 introduced 41 Young Eagles to general aviation and the world of flight on Saturday, October 12th at Pine Mountain Lake Airport.

More than half of the fliers were from Tuolumne County and this was the first Young Eagle Flight for 26 (63%) of the kids. We have flown 96 Young Eagles this year including the Rally held at Columbia Airport in April, and over 1,200 in Tuolumne County since the program began.

Special thanks to our 19 volunteers from both Pine Mountain Lake Airport and Columbia Airport showing the great camaraderie and teamwork of our County airports. The day was a huge success.

- Pilots: Armin Abusaidi, Andy Aldrich, Orrin Banks, Gabe Coelho, and Anthony Felts (first time YE pilot!)
- Ramp & Line: Jeff Bagge, Allen Craig, Ed Gregory, and Leon Liebster
- Check-in: Nora Feddal
- Dispatch: Peggy Abusaidi
- Registration: Hans Bayer, Rob Compton (EAA Chapter President!), and Ed Sunday (YE Coordinator for the past 10+ years)



Young Eagle Rally
Pine Mountain Lake Airport
Saturday, October 12, 2024



Photos by Susie Williams & Orrin Banks

- Post Flight: Roxy Compton and Tonya Scheftner (our Airport Manager!)
 - Donations, Lunch, and Photos: Linda Craig, Janet Gregory, and Susie Williams
- We see the amazing results of Young Eagles in Tuolumne County with many kids pursuing careers in aircraft operations – public service (CalFire, police, search-and-rescue), military, commercial, and private. Career fields include aircraft maintenance, ground support services, air traffic control, flight operations, and aircrew members. Our airports add to the talent of our community.

GROVELAND HOLIDAY CHRISTMAS CRAFT FAIR

NOVEMBER 29-30, 2024

OVER 50 VENDORS:

- PHOTOGRAPHY
- ARTWORK
- APPAREL
- STUFFED ANIMALS
- QUILTS
- STAINED GLASS
- JEWELRY
- PLANTS
- ACCESSORIES
- CUSTOM KNIVES
- ORNAMENTS
- AND MORE!

FOOD VENDORS:

ROCK IT TACOS & DOGGY DELIGHTS

**GIFTS
FOR
EVERYONE!**

FROM 9AM-4:30PM ON BOTH DAYS
AT THE GROVELAND RESLIENCE CENTER

www.PineMountainLake.com

PML Organized Groups & Clubs

Contact the individuals below if you are interested in joining!

Aviation Association

Bob Mackey 1-408-373-2625

Crest Valley Firewise Community

Terre Passeau 1-209-962-5364

Friends of the Groveland Library

Virginia Richmond 1-209-962-6144

Friends of the Lake

Mike Gustafson 1-209-962-6336

Garden Club

Susan Dwyer 1-209-962-6265

Ladies Club

Pam King 1-831-601-8471
pam_king@sbcglobal.net

Men's Golf Club

www.pmlmgc.com

Needle Crafts

Barbara Klahn 1-209-916-5420

Pickleball Club

Lee Carstens 1-415-215-5564

Pine Needlers Quilt Guild

Leslie Timmons 1-209-482-1406

PML Ladies 18 Hole Golf Club

Laura Kramer 1-209-840-0129

PML Niners

Stacie Brown 1-209-962-7397

PML Pool Wellness Club

Vickie Schultz
pmlpoolclubpresident@gmail.com

PML Safe Streets Campaign

Leslie Dudley 1-209-962-4911

PML Shooting Club

Scott Knupter 1-925-809-2850

PML Waterski & Wakeboard

Dean Floyd 1-408-915-8848

Racquet/Tennis Club

Ron Bass pmlatennis@gmail.com

Residents Club

Dick Faux 1-209-962-4617

ROOFBB

Audrey Prouse 1-209-962-4196
charity@roofbb.org

Rotary Club of Groveland

Pete Stevenson 1-209-814-1382

Southern Tuolumne County Historical Society (STCHS)

Harriet Codegla 1-209-962-0300

Southern Valley Srs. Golf Group

Rich Robenseifner 1-707-486-9115

PML MEN'S GOLF CLUB

DAVE FERNANDEZ

ITALIAN OPEN/ FALL CLASSIC

Finished off our Summer Season with our two annual classic tournaments. Great turnouts for both events with some fierce competition and some great shot making. Three tournaments left for the year. Let's finish this 2024 season strong. Congratulations to the winners

ITALIAN OPEN

Flight 1

1st place- Marc Allyn, Ted Toffey, Rod Raine, Joel Pluim
2nd place- Sean Prior, Paul O'Driscoll, Kevin O'Driscoll, Feeney O'Driscoll
3rd place- Gus Climent, Tony Pavlakis, Greg Sarratt, Tim King
4th place- Bud Roberts, Dave Berthold, Jeff Sera, Dave Gibson
5th place- John Wilkins, Anthony Martin, Ralph Jimenez, Dave Egan

Flight 2

1st place- Mark Vahey, Jason Vahey, Brian Vahey, Steve Vahey
2nd place- Tim Jordan, Levi Fontaine, Bob Stock, Ed Trejo
3rd place- Al Craig, Dave Hart, Doug Schmiett, Michael Thoben
4th place- Dan O'Connor, Paul Kuhn, Dick Faux, Rich Martinez
5th place- David Gregg, Jess Skelley, Dan

Closest to the pin

#3- Marc Allyn 8'1"
#7- Gus Climent 12'7"
#14- Ted Toffey 1'4"
#17- Tim Jordan 8'8"

FALL CLASSIC

Flight 1

1st place- Marc Allyn, Ted Toffey
2nd place- Dave Berthold, Jeff Sera
3rd place- Gus Climent, Chuck Obeso-Bradley

Flight 2

1st place- Ben Rebiskie, Larry Torres
2nd place- Craig Herendeen, Steve Burke
3rd place- Paul Funston, Joe Robinson

Closest to the pin

#3- Gus Climent 5'9"
#7- Ted Toffey 16'6"
#14- Steve Vahey 5'7"
#17- Steve Burke 20'7"

TOURNAMENT TEE SELECTION

Many of our tournaments allow players to select what tees they will play from. It is important that players sign up for the correct tees. Any player can play from the Gold tees, regardless of their age or index, if they so choose. But only players that qualify may play from the Purple/Green tees. To qualify a player must be 70, or older, or have an index of 18.7, or higher. It is very difficult

for the Golf Shop to make tee changes at the last minute. Any player that plays from incorrect tees risks disqualification. Typically, one team member will sign up a 4-man or 2-man team, so it is imperative that that team member sign up their team from the correct tees.

WEBSITE TOURNAMENT SIGN UP

Please continue to use the website, pmlmgc.com, to sign up and pay for tournaments. Using the website for tournament sign up and payment makes it easier for the club and the Golf Shop to manage tournaments. Go to pmlmgc.com to see the tournament schedule.

JOIN THE MEN'S GOLF CLUB

Any male persons who are current property owners, their siblings, sons, nephews, sons-in-law, and PMLA employees are eligible to join the men's golf club. Go to pmlmgc.com and click on the button, Join the Club, to see the many benefits of club membership, as well as the ability to sign up on line. Applications are also available in the Golf Shop, or you can contact our Handicap/Membership Chair, Ted Toffey. Email Ted at handicap@pmlmgc.com, if you have any questions about club membership, or, if you're a current member, your NCGA handicap index.

PML PICKLEBALL CLUB

TAMMY TALOVICH

JOIN THE PICKLEBALL FUN!

The end of the year is just around the corner, join a great club now and you will be part of the fun through December 2025. Pickleball Club, membership is only \$15.00 per person for the entire year.

You can contact Tammy Talovich if you would like to join, tamtally1@gmail.com

We play Monday, Wednesday, Friday, Saturday and Sunday at 10:00am. These are our winter hours and will stay at 10:00am until Spring. The time could change slightly depending on the weather. We play all year, unless there

is snow on the courts or the rain is coming down. The courts are located on Mueller by the Country Club.

Grab your paddle, court shoes (non-marking soles), water, and comfortable clothes and come on out. If you are new we have equipment for you to use.

See ya on the courts!

PML TEAM WINS THE SOUTHERN VALLEY SENIORS' CHAMPIONSHIP!

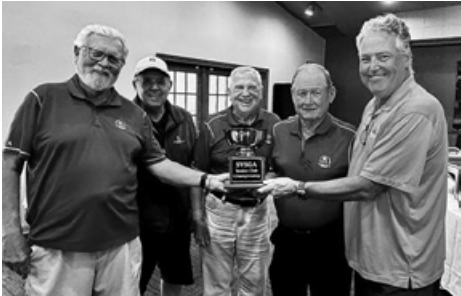
CHUCK OBESO-BRADLEY

On Wednesday, a talented group of six golfers from Pine Mountain Lake showcased their skills at the Southern Valley Seniors (SVS) league championship held at the Oakdale Golf and Country Club. The team, led by captain Rich Robenseifner, featured Pat Hennigan, Andrew Hughan, Frank Jablonski, Louis Marinacci, and Dan O'Connor. They delivered an impressive performance, clinching the championship with a combined net score of +12, securing victory by two strokes.

Andrew Hughan had a low net score of three under par (69). Louis Marinacci and Dan O'Connor also contributed to the team's success by earning skins, adding to the day's excitement.

The Southern Valley Seniors is a vibrant community of senior male golfers from ten clubs across the region who meet approximately ten times a year for enjoyable outings, delicious food, and opportunities to forge new friendships on the golf course. The participating clubs include Oakdale, Merced, Discovery Bay, Spring Creek, Turlock, Brookside, Twain Harte, La Contenta, Tracy, and PML.

This championship win is a fitting



Rich Robenseifner, Louis Marinacci, Frank Jablonski, Pat Hennigan, Andrew Hughan, and (not pictured) Dan O'Connor bring home the SVS Championship trophy at Oakdale Golf and Country Club on Sept. 18, 2024

highlight for the Pine Mountain Lake team. Remember, membership requires being a member in good standing of the PML Men's Golf Club and being at least 50 years old.

Overall, the championship not only underscores the competitive spirit of the league but also reinforces the camaraderie and fun that define the Southern Valley Seniors. It's about the game and the friendships and good times shared on the course. Congratulations to the Pine Mountain Lake team on their well-deserved victory!

PML LADY NINERS

TAMMY TALOVICH

Quote of the month: *Be yourself, everyone else is already taken.* – Oscar Wilde

If you would like to learn more about becoming a member of the Lady Niners contact Stacie Brown at happygem529@gmail.com. We play 9 holes on Thursday mornings; it only takes a few hours and is a great opportunity to meet some awesome ladies!

SEPTEMBER 5TH: WE HAD 15 PLAYERS AND THE GAME WAS POINT BOGEY
1st place: KC Lennen
2nd place tie: Susan Dwyer and Linelle Marshall
3rd place: Tammy Talovich
4th place: Nancy Brewster
5th place: Nancy Johnson
Pars: #10 Deanie Martini, Susan Dwyer, #14 Susan Dwyer, KC Lennen, Nancy Johnson, Debbie Torres, #17 Linelle Marshall, Debbie Torres
Birdies: #17 Susan Dwyer
Low Net: KC Lennen w/32
Low Gross: Susan Dwyer w/48

SEPTEMBER 12TH: WE HAD 15 PLAYERS AND THE GAME WAS BLIND PARTNERS
1st place: Christina Baines and KC Lennen
2nd place: Nancy Johnson and Pat VanGerpen
3rd place: Nancy Brewster and blind draw
4th place: Linda Wall and Tammy Talovich

Pars: #14 Nancy Johnson , KC Lennen
#17 Nancy Brewster
Chip-in: #13 Anne Toner
Low Putts: Nancy Johnson w/14, Susan Dwyer w/15, Anne Toner, Pat VanGerpen, Mary Steinkamp w/16
Low Net: Nancy Brewster w/33
Low Gross: Nancy Johnson w/50

SEPTEMBER 19TH: WE HAD 10 PLAYERS AND THE GAME WAS PAR FOURS
1st place tie: Nancy Johnson and Linelle Marshall
2nd place: Trudy Reid
3rd place tie: Christina Baines, Susan Dwyer, Mary Steinkamp
Pars: #9 Nancy Johnson
Low Net: Nancy Johnson w/35
Low Gross: Nancy Johnson w/50

SEPTEMBER 26TH: WE HAD 6 PLAYERS AND THE GAME WAS LOW NET PLUS PUTTS
1st place: Christina Baines
2nd place: Tammy Talovich
3rd place: Anne Toner
Low putts: Christina Baines w/16, Tammy Talovich w/17
Chip-in: #18 Christina Baines
Low Net: Christina Baines w/32
Low Gross: Christina Baines w/50

Ace of Aces for September: KC Lennen w/32 net
Queen of Clubs for September: KC Lennen w/49 gross
Putter of the Month: Nancy Johnson w/14 putts

A heartfelt thank you to all who served

HAPPY VETERANS DAY



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GARDEN CLIPPINGS

LINDA NEUSCHWANDER – PINE MOUNTAIN GARDEN CLUB

Once again, the Pine Mountain Garden Club indulged members and friends in a rewarding afternoon at the Lake Lodge enjoying artistic pastimes such as watercolor painting, decoupage, and rock painting. Refreshments and conversations were enjoyed. It was a lovely time. You should have been there! But the times (not to mention the seasons) are at last a changing. Most avid gardeners, especially Sierra foothill gardeners, are looking forward to spring flowering bulbs. A wide variety can be found in most garden centers, hardware stores, box stores, even grocery stores and large pharmacies. I always look forward to seeing what Costco has to offer every year. They tend to be bargain priced

and good quality. For our climate, the preferred bulb is daffodil -AKA narcissus. Groveland hosts many historic plantings throughout the area, including the huge patch covering the hillside beside Mountain Sage. These spring bloomers work well here. They range in height from six to twenty-four inches and in colors; saffron yellow, white, orange, multi-colored combos, pale pink and even light green! Some are early bloomers, as early as late December, while others kick in gear as late as May. Many varieties sport multiple blooms on a single stem! This bulb tolerates our hot sun, part shade, drought and neglect. Gophers avoid them! And over time the plantings spread produce stunning patches of welcome spring color. Planting them is a snap.

Packages give good directions, and the bulbs themselves tend to tolerate storage until one is ready and able to plant. Directions often say to plant in September thru November, But I never get around to planting until after the rains have made the soil easier to dig. I have had success when planting in late February! Follow package directions and add a pinch or two of bone meal. Container plantings work well, leaving you the option of transferring the spent bulbs to the ground after they die back. You can store them in the garage in a PAPER (not plastic) bag until next planting season. A word though on another beautiful early spring bloomer, tulips. Gophers will come from miles for this favored delicacy! So, avoid planting in the ground. Deer will eat

them down to the soil, so plant them in containers out of reach from deer. But if you can accommodate them, they are SO worth it!

For all our PM Garden Club members, remember, December 8th is our club Christmas Luncheon at Camp Tuolumne Trails: reservations and pre-payment required. This is a fun and popular holiday event with limited seating, so plan early! You won't want to miss out! Sounds fun? Want to learn more about Local foothill gardening? Join us! Let's be friends! (and have fun in the garden...) Questions? contact club president Susan Dwyer at smdwyer@sbcglobal.net. We meet most months, the 2nd Monday at 1:00 at the PM Lake Lodge. We can be reached at P.O. Box 167, Groveland, CA 95321

PML LADIES CLUB

PAM KING – PRESIDENT

Another fun lunch for Ladies Club as we celebrated our "Mischievous Masquerade" at The Grill. I loved seeing everyone in their different costumes, masks and fall attire. You are all so creative, beautiful and amazing!

Thank you to our wonderful committee who made this such a fun event. Dart Woodruff, Chris Balek, Jodie Awai, Suzy Reinhold, Kate Green, Debbie Christopher and of course our awesome Vice President Mae Franco! And of course, thank you to our cart drivers Tom Franco and Tim King who keep our ladies from having to hike too far from their cars to the luncheon.

We played a Halloween Trivia Game, where in a runoff Judy Sheridan walked away the big winner with a free lunch for November and Carol Garcia received a consolation prize. We also had a drawing for nine beautiful



decorative pumpkins thanks to the generous donation from Nancy Mora. And of course we filled our tummies with a Baked Potato Bar and Tiramisu for dessert! Yummy!

I am thrilled to announce our nominations for the 2025 Board and I can't thank these wonderful ladies for their willingness to serve our club.

President, Sharon Newell



Co Vice Presidents, Cheri Darouze and Barbara Haiges
Treasurer, Linelle Marshall
Secretary, Diane Filipowicz
Parliamentarian, Dotty Davis

We will officially vote them in in November.

Ladies Club meets the first Wednesday of the month (except Jan and July). If interested or would like



more information, please contact Mae Franco at 831-297-0554 or Pam King at 831-601-8471. Also check us out on Facebook. www.facebook.com/pml_ladies_club

ROOFBB

AUDREY PROUSE

“CARING HEARTS-HELPING OTHERS”

Local Charity ROOFBB Thrives at 49er Festival's Taste of Tuolumne: When asked why ROOFBB member Stephanie Annatone volunteered all day in the ROOFBB raffle area, first walking in the parade, her response was simple: “To support the ROOFBB organization and the 49er Festival while participating in a Groveland tradition. It was fun, festive and so great to see all the people who participated and also came out to see the parade!”

Another ROOFBB gem Katy Kitzgerald had this to say about volunteering to get a bunch of the raffle prizes this year: "It's fun to have so many businesses get behind the festival & bring the excitement of a potential WIN to our raffle hopefuls."

The recent 49er Festival's Taste of Tuolumne was a resounding success in countless ways; bringing together community members for a day of food, fun, and festivities. The ROOFBB charity played a vital role in the festival, showcasing their commitment to supporting the Groveland community with the raffle and live auction fundraisers. With contributions from local businesses and enthusiastic participation from the festival crowd, the fundraiser exceeded expectations, ensuring ROOFBB



Our lucky \$500 cash prize winner, Samanta Wynn and The ROOFBB gang!

can continue its vital role of helping our local schools, community projects, and neighbors in need. A very special thank you to all businesses who donated to the raffle, live auction and the volunteers who worked tirelessly to ensure a successful event! You are all greatly appreciated!

Join Us for Thursday Night Football at The Lake Lodge! ROOFBB is excited to continue our football FUNdraiser series with one final football dinner this season on December 12th! Don't miss the thrilling matchup between the San Francisco 49ers and the LA Rams. All ROOFBB members, PML members, and their guests are warmly invited to join us for an evening of food, fun, and football! Our talented ROOFBB ladies and their families will be stepping up as guest chefs, ensuring a delicious meal



ROOFBB volunteers hard at working at raffle and live auction!

that you won't want to miss. Come cheer on your favorite team while supporting a great cause- we can't wait to see you there! Join the FUN-get involved with ROOFBB! We hold fundraising events throughout the year to support our initiatives. Keep an eye on our social media and local flyers for details on our upcoming events. Your support and attendance is crucial to our success!

Looking for a volunteer opportunity that's both fun and fulfilling? ROOFBB is the place for you- become a member today! We also welcome donations to support our cause; raising funds to give back to OUR community! Want to learn more about ROOFBB? Follow us on Instagram, Facebook, and Nextdoor.

Thank you for being part of our community and helping us make a difference!

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TENAYA ELEMENTARY

STUDENT OF THE MONTH

First grade student Emily Reis is Tenaya Elementary's Student of the Month. According to Emily's teacher, Kim Scheu, Emily is a new student to our school and is a perfect example of kindness and friendship. She goes out of her way to include others and is always willing to lend a helping hand.

Emily is the daughter of Melanie Fulfer and Daniel Reis of Groveland.



COMMUNITY AIRPORT DAY

JULIE ANEMA



The Pine Mountain Lake Aviation Association thanks everyone who attended the Community Airport Day event on Saturday October 5th. We also want to thank all the volunteers and pilots who made this event a success.

The highlights included formation flying, car vs. plane exhibitions, aerobatic demonstration, RC planes, and so much more. CalFire showed us



just how prepared they are to help our community should an emergency occur. It was a fun time on a very hot day. We hope to see you again next year!

PML LADIES 18 HOLE GOLF CLUB

PAULA PARISI

On September 5th, 10th, & 12th our club's annual Championship tournament was held. Congratulations to our 2024 Club Champion, Elisa Hoppner, who posted a 3 round total of 285 to win the tournament. Congratulations to our First Flight winner, Tari Skelley with a 3 round total of 297 and our Second Flight winner, Sara Hancock with a 3 round total of 323.

Our annual Pine Tree Invitational was held September 26th, 27th & 28th. The theme was Tail Gate Party and a lot of women embraced the theme, decorating their carts and wearing themed outfits. The tournament consisted of a Horse Race on the afternoon of the 26th, then two days of two best net ball (of a team of 4) competition. Here are the team winners of the tournament and horse race:

- First Place NFC Flight:** Sheree Vegas, Diane Cummins, Liz Colombo & Helena McMillan 247.
- First Place AFC Flight:** Linda Sarratt, Nancy Johnson, Nancy Brewster & Susan Dwyer - 237.



L-R: Elisa Hoppner, Sara Hancock & Tari Skelley

Horse Race Winners: NFC Flight: Lisa Brown-Jimenez, Dana Ebster, Catheryn Harty & Mary Kelly AFC Flight: Paula Parisi, Vickie Menkemeller, Teresa Baggiolini & Cathy Brown

- WINNERS OF SPECIAL CONTESTS (FRIDAY)**
- Closest To The Hole:**
Hole #7: Member: Laura Kramer
Guest: Debbie Torres



First Place AFC Flight

- Hole #17: Member: Linda Sarratt
Guest: Benita Holm
- Closest To The Line:**
Member: Helena McMillan
Guest: Nancy Johnson
- Putting Contest:** Nancy Brewster Holed Out to Win!

Congratulations to all the Winners! A huge thank you to the event chair, our Co-Captain, Lisa Brown-Jimenez and her committee of: Laura Kramer, Marcee Cress, Marlene Drew, Kathie Wood and Kitty Edgerton for all their time and effort making this event a huge success! We also need to acknowledge Mike Cook, Doug Schmidt and their team at the golf



First Place NFC Flight

shop for their efforts, as well as Andrea Wilson and her team at the Grill.
The Pine Mountain Lake Ladies Golf Club plays every Thursday and is open to all women residents and owners of property in the Pine Mountain Lake community. Our club would love to add some new members and have modified our bylaws to allow female family members of property owners to apply for membership. If you are interested in becoming a member, we can arrange for you to join us as a guest, so that you can meet and play with some members and see what our club is all about. If you're interested, please contact our PML Head Golf Professional, Mike Cook at 209-962-8620.

GROVELAND ROTARY

MIRIAM MARTIN – ROTARIAN

Your local Groveland Rotary Club appreciates the community support that makes it possible for this little town to make a difference in the quality of life at the local, state, national and international levels. Beyond the help of individuals like yourselves, we want to recognize organizations like PML News, Foothills Express, Nextdoor, multiple online Groveland related sites and service clubs that make it possible for us to get the word out about our upcoming events and news.

Last September our club was honored to be part of an event that recognized our own Team USA member, Sagen Maddalena. Sagen won the Silver Medal for her amazing feat at the 2024 Paris Olympic Games in the Women's 50m small bore rifle competition. Our club made a \$500 donation in Sagen's name via the Paul Harris Foundation toward the Team USA 2028 Los Angeles Olympic competition expenses. How appropriate that 1905 founder of Rotary, Paul Harris began the first club in the city of Chicago with the intent

of recapturing the friendly spirit of the small towns of his youth. Today, more than 119 years later, one man's dream has morphed into more than 46,000 Rotary clubs in small and large towns world-wide, recreating that indelible human spirit of joining together to accomplish big things.
If you would like to help us accomplish big things we welcome you to join us as a Friend of Rotary, helping with projects and events, or to join our club as a Rotarian, taking part in the direction and implementation of our endeavors. For more information, please contact Rotarian Greg Cramblit at 209-962-0607, email gregcramblit@gmail.com.



Hometown Olympian Sagen Maddalena receives \$500 certificate from Rudy Manzo, Rotarian

WINNERS ALL!

SHIRLEY HORN

Friendly competition was the name of the day at the 2024 49er Festival and Taste of Tuolumne. From the US Army vs. Tuolumne County Sheriff to stiff competition from a wide variety of Parade entrants to the People’s Choice Auto Pavilion awards, it was a good day to score big bragging rights.

Shooting under the tutelage of Grand Marshal and Olympic silver medalist Sagen Maddalena in the Safe Shooting Games, youngsters Wren Canaday and Jason Mitchell medalled in Junior NERF, with Mitchell winning gold in Junior Watergun. In the senior category, Dominick Leija aced Marshmallow gun and took silver in Senior paintball behind Ava Augustino’s gold. Alan Ahlswede scored the bronze in Senior paintball.

The shooting got fancy when US Army

SSgt. Sagen Maddalena stepped up to the range against Tuolumne County Sheriff David Vasquez. After a few rounds each of one-handed, precision paintball, they both got creative with some serious behind-the-back and under-the-leg shots. The US Army claimed the Star Shooter title by showing up at the Awards Ceremony on the Main Stage. Hmmm. Was the Sheriff called out to an incident? Did Sagen beat the Sheriff? We’ll never really know for sure.

It was great to see Hot Chili Charlie (Paul Purifoy) back on the balcony of the Hotel Charlotte, joining Sheriff Yosemite Bob (Turney) and his saloon girls with their lively commentary on the Main Street Parade. Thanks again to Kiefer Insurance Agency for sponsoring this year’s parade and for handing out flags to parade-goers. 2024 Parade winners



are Best Equestrian: Therapy Dogs, Best Walking Group: Orange Crush Marching Band, Best Motor Vehicle: Les Miller’s 1968 Ford, Best Float: Grade to Gate Foundation, Best in Show: Grand Marshal’s Army National Guard Humvee. If you missed the Main Street Parade, you can view every awesome minute of it, courtesy of Access Tuolumne

County HERE.

Motor vehicle parade participants carried on to the Rivian Auto Pavilion in Upper Mary Laveroni Park to hang out in the shade and talk about cars. Rivian was there with a test drive vehicle and plenty of chances to crawl around inside and outside a new Rivian, even give the tires a good kick. Meanwhile, Savage Diggins Motorcycle Club Support handed out voting slips and the results are in for the 2024 49er Festival Rivian Auto Pavilion People’s Choice Awards. Third Place: Mike Horvath’s 1950 Willys Jeep Tin Woody station wagon, Second Place: Bob and Carol Shannon’s 1966 Factory Five Cobra Roadster, First Place: Savage Diggins Motorcycle Club (collectively). Congratulations on your wheels of great appeal!

HELPING HANDS HAPPENING

PATTI BEAULIEU

Where has the year gone? This being the November issue, just about wraps up 2024. Our summer clothes are gone, our winter clothes are out, Halloween will be gone by the beginning of the month, and this month we’ll be putting out Christmas clothes, decorations, cards, wrapping, trees, lights, and everything else Christmas at both Stores. The large items, such as trees, stands, all indoor and outdoor lights, wreaths etc., will be at the Furniture Barn. Everything else will be at the Thrift Store. Of course, we’ll be closed on Thanksgiving Day but we’ll be open on BLACK FRIDAY, the day after Thanksgiving to get started on your

Christmas shopping and decorating. It’s always our busiest day of the year and a fun way to kick off the busy, bustling holiday season.

We were saddened by the passing of Hanna Bodle, our Helping Hands ‘crown jewel’ and one of our founders and long-time volunteers, on September 28. She was the ‘heart’ of Helping Hands for many, many years. She was surrounded by her loving family at home for the month prior to her passing. Hanna had a long and very interesting life, as was told in her autobiography, Hanna’s Story, which is available locally. She will be missed terribly by everyone who had the honor to meet her, know her, love her and consider her a friend. In her

honor, *both Stores will be closed on Saturday, November 16*, the day of her Celebration of Life service.

During this month of giving thanks, we’d like to thank the Community for their generous donations and also those that shop with us. Without this symbiotic relationship, we’d cease to exist and be unable to assist our community organizations, events, local teachers, schools and their students, the local Food Closet and all others that we are proud, privileged, and honored to assist financially.

We always welcome new volunteers, so if you have some time during the month and would like to join our fantastic team of dedicated Community members, please either call the Store

or leave your name and number when you come in. Two days a month is all that’s required to give back to your Community and become a member of the oldest non-profit in Groveland.

How can we express Thanksgiving gratitude? The season of gratitude is an excellent time to get started creating the habits that will lead you to an abundance mindset. Give back. Volunteer, make an extra meal for your neighbor, donate money or join your friends and neighbors at the Annual Groveland Community Thanksgiving Dinner.

Have a wonderful Thanksgiving, however you celebrate, and remember that each of us have much to be thankful for.

CHRISTMAS DECORATING BIG OAK FLAT/GROVELAND

DAWN SILVA

Yes, it is that time again, and time sure moves fast. The Christmas decorating committee, with your invaluable help, will be getting all the decorations out of storage this month. We will need your hands and hearts to go through all the garland and replace broken ornaments and lights beginning November 9th. The wrapping of poles with ribbon and bows will begin on November 11th. Please mark your calendars if you can volunteer a few hours to help decorate. Your contribution is what makes our community's Christmas

spirit come alive. This year, our theme is Snowmen, and we will have a variety placed in different areas throughout town. These adorable snowmen (handmade by the committee) will be available for purchase in January. Information on how to purchase will be available soon. We appreciate those businesses that have allowed us to decorate and create a wonderful continuous theme from Groveland to B.O.F., which is enjoyed by the many returning tourists and the communities. We watch the tourists enjoy

taking pictures with their families each year and remark how much Groveland looks like a hallmark Christmas town. We would also like to thank Terry Michaud for being so generous and allowing up to use his building in town to setup the decorations. If he wasn't being so gracious we wouldn't have anywhere to do this. Your generosity two years in a row is really appreciated. Donations are the only way we can continue this tradition. With the cost of supplies going up each year, we have become very creative when purchasing

the needed materials. The Christmas Committee would like to express our heartfelt gratitude to all who have participated over the years: businesses, donors, individuals, and groups. Your support has been instrumental in keeping our Christmas spirit alive. We hope to have another great year of fun, thanks to you. Donations can be sent to: BOF/Groveland Christmas 17850 Highway 120 P.O. Box 201 Big Oak Flat, Ca. 95305-9998

BRUSSELS SPROUTS CASSEROLE

RECIPE BY PAULA MARTELL AND TOM KNOTH

We are proud to have converted several Brussel's sprouts haters with this recipe. With alfredo sauce, mayo, and sour cream, cheddar cheese, and kettle chips included; its hard for anyone to deny its appeal. And it also makes this a special occasion dish; our favorite Thanksgiving side dish recipe.

- INGREDIENTS**
- 2 lbs Brussels Sprouts
 - 2 Shallots
 - 1 Jar Alfredo Sauce w/ Garlic
 - 1 Cup Mayonnaise
 - 1 Cup Sour Cream
 - 1.5 Cups Cheddar Cheese
 - Juice of 1 Lemon
 - 1-1/2 Cups Crushed Jalapeno Kettle Chips (1-1/2 cups after crushed)
 - 1/4 Cup Salted Butter, melted
 - Parmigiano Reggiano Cheese

DIRECTIONS

Dice and fry shallots in butter; add alfredo sauce, mayo, sour cream, cheddar cheese, and lemon juice. Remove from pan and set aside.



Steam Brussels sprouts until just tender. Drop sprouts in cold water and then drain. Place sprouts in a 9 x 13" casserole dish; top with sauce mixture. Just before warming in oven, combine kettle chips and melted butter and sprinkle on top. Then Sprinkle with Parmigiano Reggiano. Bake 45 min at 350 F until hot in the center. Let rest for 20 minutes before serving.

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CAMP TUOLUMNE TRAILS

DORI JONES

MEET CTT'S NEW PROGRAM DIRECTOR

Last month, we announced that CTT's long-time Program Director Jacqui Montero had been promoted to Director of Operations—a well-deserved acknowledgment of her dedication and hard work for the past six years.

This month, we are announcing CTT's new Program Director Erin Smith-Soeten. Erin was attracted to CTT because of its mission of providing enriching outdoor experiences for individuals with disabilities. Erin has experience in camp and outdoor recreation leadership, where she focused on community well-being and connection. Erin stated, "I understand the powerful impact of shared experiences, especially in natural spaces. I am committed to fostering spaces where people can grow and feel supported, and Tuolumne Trails provides the perfect setting for that."

OTHER CAMP NEWS

CTT thanks Rob and Rosetta Bannwarth for their three years as camp chefs and kitchen managers. Rob's teaching career at Columbia College has become all-consuming. Rob and Rosetta have positioned the kitchen operations well for our incoming staff.

NOBODY DOES IT BETTER:

This past summer, CTT expanded its individual training for each of its 15 counselors and program leaders. It's true when they say, "It takes a village." Without our staff's mutual support and the specialized training they provide our campers, CTT would not be one of the most accommodating camps in the U.S. An example of how CTT goes above and beyond for preparing its summer staff, this summer, staff completed Camper Care training in the following disciplines: de-escalation techniques; behavior management, proper use of personal protective equipment, wilderness First Aid, personal care, lifting and



Program Director – Erin Smith-Soeten

transferring; and Disability of the Day—a deep dive into some of the most common disabilities we serve—all before campers arrived for the first session.

CONCERTS FOR A CAUSE

To wrap up an amazing fourth season of Concerts for a Cause, CTT was happy to secure Chef Dan Curtin to prepare a delectable and memorable dinner for concert-goers for the cabaret-style dinner show performance of Rebecca Jade and Jeff Ryan on October 26. A big thank you to Dan, who many of you know as Charlotte's Tavern renowned chef.

A BIG THANK YOU to all the community volunteers who helped make this another spectacular summer of music and camaraderie. As always, we couldn't have done it without you!

STAY TUNED — FUN ACTIVITIES TO BE ANNOUNCED SOON!

Soon the Great Hall will be all decked out for the holiday season, and now is the time to book your holiday party or other event. Chef Dan will be providing some excellent meal choices to make your year-end event really special.

OUR COMMITMENT CONTINUES TO BE THE MOST-ACCOMMODATING CAMP IN THE U.S.

As we finish out 2024, CTT is already planning and preparing for 2025. It

continues to expand its efforts to improve camp's accessibility and create programs that will benefit more campers with all levels of disabilities. However, this continues to be a huge financial and resource drain. Please help us further our mission by donating to CTT today, no matter how large or small—your support is tremendously appreciated.

Believe it or not, after 16 years in operation, some locals still have no idea what Camp Tuolumne Trails is, our facility, our capabilities and our mission. We invite you to schedule a time to take a tour of camp, enjoy the beautiful views,

and see the myriad activity areas such as Miner's Camp, Archery, Ceramics Studio, Soccer Field, Fishing Pond, Volleyball, Swimming Pool, two Amphitheaters and the Great Hall. And, if you'd like to volunteer at camp or learn more about donating and legacy giving, please call CTT at (209) 962-7534, email info@tuolumnetrails.org or visit: <http://www.tuolumnetrails.org>. Follow us on Facebook and Instagram to stay updated on camp happenings.



DOG PARK NEWS

DORI JONES

Last month, we had to say goodbye to another Dog Park pup, Lucky Starr Warr. Sadly, Lucky passed away on Oct 2 at the age of 14. His mom & dad, Dot Brown and Chuck Warr, held a little memorial at the Dog Park to pay tribute to Lucky, who was also known as Luckster, Puppies and Joe Cool. Lucky was a rescue from Oakdale who had quite the life here in Groveland. Besides going to the Dog Park every day at 4:00 to play with his buddies, he loved to play with his chipmunk, monkey and hedgehog stuffies. He will be missed by the dog park family – his pup friends and people alike.



Please register or renew your dog park registration and get the gate code for 2024. Please stop by the GCSD administration office on Ferretti Road to register (or go to the Merchant Transact system on the GCSD website: www.gcsd.org). Bring current Rabies and Bordetella

vaccination certificates, pay a \$25 annual fee for up to two dogs (\$10 for each additional dog), and get the gate code. It is a great place for dogs (and people) to socialize. To keep all our dogs safe at the dog park, we ask that you keep your dog's vaccinations current.

SOUTHSIDE COMMUNITY CONNECTIONS

NANCY REGGIO – EXECUTIVE DIRECTOR

I am constantly inspired by the incredible generosity of spirit shown by the volunteers, staff, clients, donors, and community members at SCC. This generosity is apparent in the joyful and compassionate approach they bring to their daily activities, conversations, problem-solving, and service. It is about embracing others without judgment and the willingness to make a positive impact on the lives of those around them.

Fall is the perfect time to come together and celebrate this spirit. Join us at the SCC Fall Fundraiser at the Resilience Center on November 8 and November 9. There's still time to secure your ticket!

Step into the world of Casablanca at our event: "Casablanca: Here's Looking at You, Groveland!" It promises to be a night filled with delectable food, captivating

music, exciting activities, valuable prizes, and boundless joy.

Picture yourself walking down the red carpet into the movie set of Casablanca. Enjoy the smooth sounds of Doug Earley's saxophone as you savor your drink of choice and relish fantastic appetizers. Indulge in a gourmet dinner, try your luck at fun casino games, partake in a lively dance contest, and display your creativity in the costume contest. You also stand a chance to win amazing door prizes and raffle prizes.

Your ticket includes two drinks, dinner, dessert, fabulous musical entertainment, games, and the opportunity to win fantastic door prizes. Tickets are available online and at The Little House.

Don't miss this unforgettable experience! Best of all, all proceeds will benefit SCC. See you there.

PINE CONE SINGERS: THE VERY BEST TIME OF YEAR

BOB SWAN

We're now well into rehearsals, and are finding that some of our older pieces are becoming more familiar. Our French and Swahili pronunciation is improving. The chorus is larger than it has been in recent years, so the sound is fuller. We're particularly happy to welcome brand-new singers Laura and Sam Hutkins, as well as several members who have missed a season or two because of, you know, life. We're all excited to once again share the Very Best Time of Year with you.

One thing that has changed is the name of the location. We will be performing at the newly-renamed Gateway Community Church on Ferretti Road. This is the

same church, formerly the Groveland Evangelical Free Church, with which we have had a long and happy relationship. So the location is the same, only the name has changed.

By the time you read this, tickets should be available from any Pine Cone Singer. Other outlets will be listed on flyers. Suggested donation is \$15. Children under 13 are admitted free.

Anyhow, please save the date(s): Friday, 12/13 at 7PM; Saturday 12/14 at 2PM; and Sunday 12/15 at 2PM; at the Gateway Community Church on Ferretti Road. We look forward to celebrating the holidays in music with you.

For more information, please call Bob Swan at 408-398-4731.

VOLUNTEER OF THE QUARTER: RANDY BARTLETT

BETH MARTIN – TRANSPORTATION COORDINATOR

Since joining SCC's Wheels and Handy Helpers programs in 2020, Randy Bartlett has been a wonderful example of community spirit, and Southside Community Connections (SCC) is proud to recognize him as our Volunteer of the Quarter.

Whether it's delivering groceries, driving a neighbor to a doctor's appointment, or helping with simple tasks like hauling trash cans, Randy's dedication shows in everything he does.

"He's an incredible individual," said Dotty Davis of Pine Mountain Lake. Dotty was so impressed by Randy's positivity on social media that even though she'd never met him, she invited him and his wife to happy hour at her home. Randy has also been one of Dotty's Wheels drivers. "The whole way to my appointment in Modesto, we talked about accepting people for their good qualities," she said.

Randy grew up in a small town where neighbors helped one another. That's part of what drew him to volunteer for SCC after buying a house in Groveland during the pandemic. For him, volunteering is as rewarding as it is for those he helps. "Seeing the genuine gratitude on my neighbors' faces fills me with my own deep sense of gratitude," he said.

Two of those neighbors are Bruce and Kay Crow. Randy has driven them to medical appointments through Wheels several times.

"He's a real community-minded neighbor," Kay said. "And he's a lot of fun. Whenever we're with him, we feel his good energy."

For more information about volunteering for SCC, or about the Wheels program, contact us at 1 (209) 962-6952 or email wheels@southsidecommunityconnections.org.

LIGHT THE SEASON

SAMANTHA WEST – THE LITTLE HOUSE SUPERVISOR

LIGHT THE SEASON WITH SOUTHSIDE COMMUNITY CONNECTIONS: A NIGHT OF REMEMBRANCE AND CELEBRATION

On November 30th at 6 PM, Southside Community Connections invites you to join us for Light the Season, a heartfelt evening dedicated to honoring those we've lost. The evening will feature a special tree lighting ceremony at our headquarters, 11699 Merrell Road, where we will come together as a community to remember loved ones in a warm and reflective atmosphere.

As the tree lights up, the air will fill with the sounds of cherished Christmas carols, spreading a sense of hope and

togetherness. To make the night even cozier, we'll be serving up delicious soup and offering a hot cocoa bar for everyone to enjoy!

If you'd like to commemorate someone special, you can honor or remember them with a personalized ornament that will adorn our tree. Stop by our office or pick up an order form to purchase an ornament and make this season even more meaningful. While donations are appreciated, they are by no means expected—this event is for everyone in our community.

Join us for a beautiful night of connection and celebration as we Light the Season, embracing the spirit of remembrance and holiday joy.

OBITUARY

HERTHA HANNA BODLE

MARCH 29, 1926 – SEPTEMBER 28, 2024

Hertha Hanna Bodle sun rose March 29, 1926 and the sunset on September 28, 2024. A mother to eight, Grandmother to 25, Great Grandmother to 30 and a Great Great Grandmother to 19. She is proceeded in life by her beloved husband Marvin 1995, three sons, Larry 1983 Bill 2009, Phil 2009. Both parents, two sisters and youngest brother.

She leaves behind Selma Watkins of Groveland, Edwin Bodle of Chinese Camp, Marilyn and Murray Bodle/ Smith of Groveland, Allen and Bonny Bodle of North Carolina, Robbin Bodle of Groveland, Jimmy Watkins of Idaho, & a huge list of family members and beloved friends

Hanna had a really rich history, that fills pages in her book called “Hanna’s Story”. She won an award in 2019 from the Wyoming Historical Society. Hanna was born in Jäntschdorf, Germany. The first of 5 children to Selma and Karl Kranz. Serving as a young nurse tending to the wounded as they were transported from the field to the hospitals at 17 years old during WWII. Surviving the booming of Dresden in the spring of 1945. She escaped to Austria, then to be captured and placed in a refugee camp in Ruppolding, Germany. While working for the American Red Cross she met Master Sargent Marvin Bodle at the age of 19. Married at the age of 20, becoming a mother to two young boys in the US.

Coming to the states by boat in 1946, she became a ranchers wife in Claremont and Sheridan, Wyo. giving birth to her first two children. In 1950 they homesteaded in Powell, Wyoming. Here they broke the ground and built the life as farmers.

Hanna gave birth to four more children and cared for her elderly in-laws. In 1955 she proudly received her citizenship. Study hard under the homesteaders courses put on by the government. Becoming a 4H leader. She taught sewing, learned to raise a beautiful garden and persevering what they grew. Hanna was also a stand in hunting guide

for her husband. Killing her first and only Elk. She packed those horns out of the mountains on her shoulders. 13 years of homesteading and one really bad windstorm brought that chapter of their lives to a close sending them onto Campbell, California.

Hanna worked at Bard Parker a glove manufacturer in Los Gatos for fifteen years. Working all three shifts, starting out stripping gloves from a hot mold to becoming a Lab Technician before retiring in 1981.

Hanna and Marvin found Pine Mountain Lake in 1971 and built their retirement home there. Moving into their home in 1981. Hanna quickly became involved with her new community. Hosting block parties to get to know her new neighbors became an annual event. Through that, she along with some others founded Helping Hands in the fall of 1982. Retiring nearly 40 years later. In 1987 a huge fire started in Tuolumne forest by lightning (27) strikes. The



Hertha Hanna Bodle

Complex Fire. When allowed to return Hanna and her dear friend Rosette joined the catering crew to serve meals to the fire fighters. She saw that they needed socks and went to the merchants in Sonora asking for donations. The crew was so taken by the new socks and such thoughtfulness. The following year the community

put on a thank you party (Thank God The Fires Out) for the responders. Inviting the governor and the family of the fallen firefighter. Hanna was asked to be a greeter. One person didn’t believe she to be tall enough to be recognized. Hanna’s spunky spirit proved otherwise. When the governor and camera crew came. Hanna quietly put on a very tall hat that had all 27 flames. She became an international celebrity.

Hanna also helped sew pillows cases to give away at Camp Tuolumne Trails when they first opened the camp. She loved helping where she could. Mending clothes in the beginning for Helping Hands and others in the community. Helping her daughter at Down To Earth Nursery, became a Master Gardeners. Hanna’s also was a member of Pine Mountain Garden Club.

Hanna was chosen to be the Grand Marshal for the 49er parade. She wanted to ride in an old army jeep

again. With the help of friends she did just that. But she chose to dressed in a replica of her WWII nursing uniform. She proudly stood amongst the American men who served and marched in that parade. That following Veterans Day she was asked to attend their service of honor at Pine Mountain Lake. She once more wore her uniform with pride.

There are so many things Hanna accomplished in her long life here. She was a motherly woman to so many and still is. She loved her extended family so very much. Hanna took one particular young man in over fifty years ago and he has been like a son to her all these years. Jimmy had become her ninth child. In 1983 yet another young man entered her life. Murray Smith was a huge part of her life especially in the end. I don’t see how we would have made it without his love and support. Hanna thought of Murray as her son and looked up to him. He was her ice cream partner to the end.

I believe Hanna would like to be remembered for her kindness, always reaching out to help others. She taught us not to judge others by their pigment of their skin or where they were born but by the light they radiate out. That we are all humans no matter what. One of the last things she told her family in English was “Most people take America for granted and don’t understand what a wonderful life we have here, America it’s such a beautiful country.” I believe she was right.

Celebrating her life November 16 at 2:00pm at Camp Tuolumne Trails. 22988 Ferretti Road, Groveland Ca. Donation may be made to Camp Tuolumne Trails, Helping Hands or Pine Mountain Lake Garden Club.

FROM YOUR DISTRICT 4 SUPERVISOR

KATHLEEN K HAFF – TUOLUMNE COUNTY SUPERVISOR, DISTRICT 4

MEET PIONEER COMMUNITY ENERGY!

In the not-too-distant future, you may actually have a choice in which company provides you with electricity in Tuolumne County! That is because our economic development analyst, Robbie Bergstrom, is bringing the first step of choosing another energy provider to the Board of Supervisors on November 5, 2024.

Meet Pioneer Community Energy (Pioneer), a “community choice aggregation” Joint Powers Authority (JPA) that our county can join to reduce electric energy costs for residents and commercial businesses. Pioneer Community Energy’s number 1 priority is offering competitive and stable electricity generation rates for customers’ homes and businesses. This not-for-profit provider saves consumers an average of 7% off their past investor-owned utility (PGE) bills.

Pioneer was formed in 2017 and started providing lower cost energy in California to Auburn, Colfax, Lincoln, Loomis, and most parts of Placer County in 2018. In 2022 they offered electrical service to most of the unincorporated parts of El Dorado County and the City of Placerville. Today, there are 10 more jurisdictions looking to join, including the County of Tuolumne.

Community Choice Aggregation or CCA for short is a program that allows local governments to buy electricity



for their residents and commercial businesses from an alternate energy supplier. Consumers would still pay PGE for the infrastructure needed to bring in the power, repair and maintain power, but would pay Pioneer for the actual purchase of power.

Most CCA’s have as their goal to purchase “renewable” energy, which can be more costly. This is where Pioneer is different, as their aim is to reduce the cost of energy to the consumer.

On November 5th, 2024 at 9:30 am, the Board of Supervisors and the public will hear a presentation on the results of the Impact Assessment Study for the County of Tuolumne joining Pioneer Energy CCA. This will be the first step in the process of possibly joining this CCA. The Board will then make a decision whether or not to move forward with the next steps.

If you want to learn more about Pioneer Community Energy, please go to their website: <https://pioneercommunityenergy.org/> and definitely consider coming to our Board meeting on November 5th to ask any questions you may have. As always, the Board meetings are videotaped, and you will also be able to catch the presentation on <https://accesstuolumne.org/> after the fact.

GATEWAY COMMUNITY CHURCH

PASTOR BOB KANDELS

GREETINGS,

One of the prayers that has deeply touched my heart is the well-known Serenity Prayer: "God, grant me the serenity to accept the things I cannot change, the courage to change the things I can, and the wisdom to know the difference." Amen! This prayer resonates with me for many reasons.

First and foremost, it reminds me that when I choose to trust in Jesus Christ as my Savior, I can release my past into His hands. My sins, mistakes, and regrets no longer define me because, through Christ's sacrifice, I am forgiven—now and forever. As John 3:17 affirms, "For God did not send His Son into the world to condemn the world, but to save the world through Him." (NIV) Through this promise, I know that what I cannot change, God has already redeemed.

Next, the prayer encourages us to seek God’s strength and courage as we walk in the newness of life. In life, it is only by God’s grace that we can break free from addiction. He gives us the courage to confront the challenges before us, reminding us that we are held in His mercy every step of the way. We are not alone in

this journey; God's Spirit empowers us to move forward.

Lastly, the prayer speaks to the wisdom we receive through the Holy Spirit. As we daily seek God’s guidance, He fills us with the understanding we need to stay the course in recovery. Colossians 1:9 reflects this beautifully: "For this reason, since the day we heard about you, we have not stopped praying for you. We continually ask God to fill you with the knowledge of His will through all the wisdom and understanding that the Spirit gives." (NIV) With this wisdom, we are equipped to embrace the freedom Christ offers us.

With this in mind, I am thrilled to remind you that Gateway Community Church hosts a faith-based recovery meeting for anyone seeking Christian support on their recovery journey. These open meetings are held every Tuesday from 6:30 to 7:30 pm at Gateway Community Church, located at 19172 Ferretti Rd, Groveland, CA 95321. You can find more information on our website, www.grovelandefc.com.

Please feel welcome to join us or share this with anyone who may benefit from a Christ-centered recovery ministry.

In Christ’s Service,
Pastor Bob Kandels
bobgefc@gmail.com

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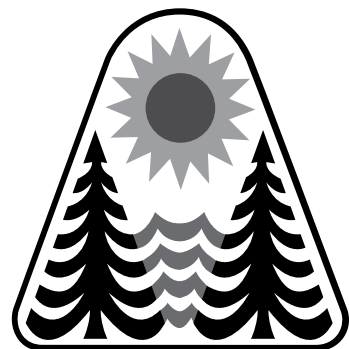
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Acceptable materials include:

- Aluminum beverage containers, tin cans, glass bottles and jars (all colors)
- #1 Plastic (bottle form only) ****#1 clear fruit/veggie, sandwich or salad clam shell type containers are NOT allowed****
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13340 Yorkshire Rd **CHALET-STYLE HOME** on .74 acre, with solar power and a whole-house generator. Three-levels, 2bd, 2ba plus a loft for either sleeping or other activities. Open concept, with knotty-pine ceilings and large windows, allows plenty of light & views of the surrounding countryside. Laundry room, full bath and game/recreation room on the lower level. Plenty of room for seclusion and privacy. \$399,000 #20241465



13141 Mueller Dr **PARKLIKE SETTING** Vaulted ceiling, rake windows and natural wood paneling. A native stone hearth with a pedestal wood stove. 2bd, 1ba on the main level. The loft (3rd bdrm) has a balcony overlooking the living room and views across the property. Separate entrance to lower level bonus room w/full bath and additional area, currently being used as a 4th bdrm. \$370,000 #20240825



19329 Ferretti Rd **SPLIT-LEVEL HOME**. Soaring ceilings and a modern design greets you as you enter this spacious home. Granite counters and newer appliances in the kitchen. Step-down living area with a cozy fireplace. Newly installed laminate flooring, plus freshly painted interior & exterior. Finished 2-car garage and detached shed for extra storage. Plenty of parking for your RV or boats. Almost 1/2 acre. \$382,500 #20240917



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PROP. MGR/LDP
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CORY STONE
PHOTOGRAPHER
VIDEOGRAPHER

20464 Rock Canyon Way — Unit 3 Lot 180



SOLD

MORE THAN FABULOUS LAKEFRONT HOME!

This is a rare opportunity to own your dream home, with absolutely stunning views of Pine Mountain Lake and over 90-feet of lake frontage! A gradually sloping yard gives easy access to the private dock. Originally built in 1985, this home has been lovingly maintained and renovated over the years: New French doors, deck, roof, gutters and driveway. Kitchen & baths painted in 2018. LVP flooring & 2 water heaters in 2024. 4bd, 4 full bathrooms, upper-level master suite, with a balcony overlooking the lake. The entry level has the living room, kitchen, 2bd and a bathroom. The lower level has a junior master suite, bonus room and bathroom. The large deck & lower patio provide extended outdoor living space. Most furniture, exercise equipment & boats can be included in the sale. You can enjoy a front row view of all water sports and the Fourth of July celebration events at the lake.

\$1,365,000

MLS #20241217

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PENDING

20796 Non Pareil Wy **COMPLETELY FURNISHED** with top-notch furniture, décor, kitchenware, bedding, linens, spa and outdoor furniture! Two-levels, 5bd, 3ba, 2140sf, on .64 acre. Central H/A, propane fireplace, double-pane windows, laminate flooring and carpet, stainless appliances and claw-footed tub. Bonus room w/pool table. Covered decks and EV charging station. Backs to ranchland, near Big Creek hiking trail. \$625,000 #20240905



SOLD

12856 Mueller Dr **POTENTIAL FOR EXPANSION!** Double lot, almost 1/2 acre, with Oaks, Pines and mountain views. 3bd, 2ba, hardwood flooring, wood-framed windows and doors. Master bedroom and 2nd bdrm on the main level. Spacious loft or 3rd, with the same beautiful views. Enjoy all Pine Mtn Lake's amenities and close proximity to Yosemite Park. \$299,000 #20240913



13145 Jackson Mill **PICTURESQUE COTTAGE** on .64 acre, with a seasonal creek, natural rock formations and decorative wooden bridge. 3bd, 2ba, central H/A, security system, double-pane, wood-framed windows. Slate tile and new carpeting in 2023. Fenced and gated area for pets or garden. RV or boat parking, with electrical hookup and EV level-2 charging port. Workshop/hobby out-building. \$449,000 #20241142



Vacation Rentals



Ryan Niedens
General Manager

FEATURED HOME



"DOS PINOS" is a 3-level LAKEFRONT home about 50ft from the water's edge. 5 bedrooms and 3 bathrooms give you plenty of space to accommodate your group and the amenities keep guests of any age entertained. Includes Apple TV, YouTube, Netflix, Hulu, Amazon Prime, Disney Plus, as well as blue-ray DVD players. The large game room on the lower level has a pool table, ping pong, Foosball and board games. Prepare your food on the gas BBQ and then relax on the new deck in either the hammock or the rocking chairs. You can also spend hours on the lake, using the private canoe or kayak. This home is located only minutes from Pine Mountain Lake's main Marina Beach, boat rentals and Lakeside Café (open seasonally). Come to the lake and make this lovely home your next vacation experience. You will love it!



Trisha Richardson
Guest Services



Sharron Wahman
Guest Services

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