



**GOLD RIDGE FOREST  
PROPERTY OWNER'S  
ASSOCIATION**

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**November 10, 2016**

**To:** Gold Ridge Forest Property Owners

**From:** Patricia Schoggins, Finance Director, for the GRFPOA Board of Directors

**Subject:** **2017 Proposed Budget, Reserve Study and Annual Statement / Delinquency Policy**

Dear Fellow Property Owners and Neighbors:

**Pursuant to Article XII, Section 5 (a.) (iv.), and Article XII, Section 5 (c.) of the Gold Ridge Forest By-Laws, please find enclosed the proposed 2017 GRFPOA Budget. I have also included a segment of the Browning Reserve Study outlining proposed spending for 2017. The full text of the Browning Reserve Group's 2017 Reserve Study; and all other pertinent supporting documentation to this letter is available to any property owner at the Association Office.** Please feel free to contact Ms. Karen Grabowski, ([office@goldridge.org](mailto:office@goldridge.org)), for whatever portions of this information you wish to have made available to you.

**There will be no dues increase in the 2017 budget. Dues will remain \$352.00 per year per property, or \$88 per quarter.** Of this amount \$24.91 per property per quarter will go to reserves and the balance to the operating budget.

This year the Board has updated the 2017 Annual Statement Regarding Delinquency Policy, per attached.

In our efforts to save mailing costs, required policies/ statements are available at the Association's website (URL is above) and in the office as outlined in the above paragraph.

Please feel free to address any comments or questions you might have by calling the office, or by sending an e-mail to [office@goldridge.org](mailto:office@goldridge.org). Thank you for the opportunity to present this information to all of you.

Respectfully,

Patricia Schoggins  
Finance Director