



# Kent Woodlands Journal

Newsletter #256

February 2017

The monthly newsletter of the Kent Woodlands Property Owners Association

## Goodbye to Barry



Barry Evergettis retired from the KWPOA board after the Annual Meeting in January. He served so selflessly over so many years that this board wishes this “President’s Column” be devoted only to saying good-bye. As befitting such a man, there are two tributes. A friend of Barry’s enumerates his record of accomplishments, but this first accolade is simply a paean to him as neighbor, friend, and leader.

### Adieu!

Since I was out of town for our Annual Meeting last month, and have known Barry the longest of any current board member, I am compelled to get in my two cents’ worth of praise. Unfortunately for myself, and for those in our neighborhood whom the howling rains and winds of January 18<sup>th</sup> kept away from the meeting, board member Mimi Willard’s elegant Barry salute went unheard. I am assured she captured the great guy we’ve known on the board, and around the Woodlands, known for decades. Here is a man, yes, roaring up to the KWPOA office or to an Architectural Committee site visit, on the signature red motorcycle in his plaid shirt; but here, too, is a man of deep political gifts, with ability to listen, evaluate, and, if necessary, confront and adjudicate. His respect for our CC&Rs and the Kent family’s vision for our wooded neighborhood as a place of beauty and value was, and is, unquestioned. He remained a very engaged and responsive president, emailing, phoning, and meeting with property owners who had concerns or problems. He was a friend to all, an inspector of slides and streams, setbacks and sightlines, a can-do guy absolutely clear on his responsibility to represent the board.

Growing up in San Anselmo, Barry is Marin through-and-through, and a joy to be with. He will regale you with tales of his favorite crows — yes, **crows** — and skiing adventures, favorite restaurants, and thoughts on this-and-that. He is approachable, thoughtful, and funny. Somehow, perfectly, he never met a tree he didn’t love, which, when you think about it, is a lucky thing in a place called Kent WOODLANDS. He was meant to be ours, and he was, for all these years, filling those big positions in our Association with his whole heart and boundless energy. We will miss you, Barry! (and your exclamation points)!!! Yes, we know you will be hanging out at the Fire Station next door, and we’ll look for you, but, all the same, we’ll miss you at the head of the table, smiling and presiding and being absolutely the quintessential KWPOA president. Thank you, from all of us!

— Kathy Goldsmith, KWPOA board member, 2017

### A Tribute From a Friend

Barry first served on our Board from 1998 to 2006, with several years on the Architectural Committee and as President. It was an interesting time with some big issues, a time when the special character of the Woodlands was in jeopardy. Barry was terrific in helping to steer us through those troubled waters. He returned to the Board in 2012 and was the President for the last two years. Except for a bit of a dispute involving the use of setbacks, and, more recently, surveillance cameras, it was a quieter time, with just the usual thorny neighbor problems and concerns.

Barry dealt with those issues and concerns in his usual reasoned, calm and diplomatic way. Though there have certainly been disagreements, he has never been known to raise his voice or to lose his composure, and did his best to find a fair and peaceful resolution.

In addition, Barry was the co-chair of our Fire Safety Committee for the last five years. During that time, along with other Committee members, he was responsible for coordinating our annual fire evacuation drills with the Kentfield Fire District and the Sheriff’s Office. By the Fall of 2016, every property in the Woodlands was involved in at least one of the drills. During that time, he also provided us with practical advice not only on fire prevention but other household hazards in numerous newsletters.

Barry has retired from the Board, but hardly from service to our community. He continues to serve on the Board of Directors of the Kentfield Fire District. And he continues as a member of the FireSafe Marin Council (made up of representatives from Marin Fire Departments, County and other agencies, PG&E, and homeowners associations), providing information and funding for fire protection throughout Marin. He has also begun working with our Fire District and Kentfield residents to develop coordinated fire prevention and protection plans for the entire Kentfield-Greenbrae area encompassed by the District.

Hats off to Barry. Let’s hope his devotion to our community continues for many, many more years.

P.S. If you see a guy riding a red motorcycle down Woodland, it’s probably Barry.

— Submitted by a KWPOA Member and Friend of Barry’s

## It's Cold Outside!

Winter has arrived with some chilly morning and evening temperatures. The following are a few tips to ensure a safe, warm and energy efficient winter:

- **Get your furnace serviced annually!** A quick check can ensure everything's running smoothly and even identify problems before they become expensive. Natural gas furnaces should also be checked at least once a year by a licensed heating contractor or the utility.
- **Keep it clean!** Vacuum and clean regularly in and around your heater and furnace, particularly around the burner compartment, to prevent a build-up of dust and lint.
- **Keep it clear!** Don't store items in, on or around heating appliances. They can obstruct airflow.
- **Change your filters!** Most forced-air units have a filter that cleans the air before heating and circulating it throughout the home. Follow the manufacturer's recommendations for replacing the filter.
- **Caution!** Don't use heating appliances that weren't intended for in-home use. These include unvented gas heaters, ovens, ranges or outdoor barbecues.

— Mark Pomi, Fire Chief

## Home Safety Tip

Here is your safety tip for the month:  
**"GRAB HOLD"**

You are taking a shower, and suddenly slip! You **"GRAB HOLD"** for any thing you can, but down you go, and if you are lucky, nothing is broken! A near miss!



Let's try the same scenario again: You are showering and slip! You **"GRAB HOLD"** of your grab bar and steady yourself, and all is okay!

Every shower and bathtub needs a proper grab bar — you will use them more than you think! Falling in the shower or tub is so common, it's just a matter of time before it happens to you! So install grab bars in all your showers and bathtubs and **"GRAB HOLD"**!

## Annual Assessments

Assessment notices are due this month! The annual assessment of \$275 is required of all members and is due February 15th, 2017. Late payments will be subject to a 10% late fee and monthly interest. Payment by credit/debit card through PayPal is available at: [www.kwpoa.com/membership/assessments/](http://www.kwpoa.com/membership/assessments/).

When paying your assessment, please be sure to check over all contact information and make corrections where necessary.

Thank you in advance for your timely payment! If you have any questions, please contact us at 415-721-7429 or [info@kwpoa.com](mailto:info@kwpoa.com).

## 2017 Officers Elected

At the January 26th regular board meeting, the KWPOA Board of Directors elected the following officers for 2017:

President — Bitsa Freeman  
Vice President — Kathy Goldsmith  
Secretary — Mimi Willard  
Treasurer — Steve Gray

In addition, the board reappointed the following association members to the Architectural Committee:

Jim Schafer — Chair  
Anne Barr — Board Representative  
Trina Lavigna  
Tom Nicholson  
Bill Riley

Many thanks to these dedicated volunteers!

## Financial Resolution Passed

As in past years, the KWPOA called for a vote at the annual meeting on January 18, 2017 regarding the application of surplus funds. The following resolution was adopted by unanimous voice vote:

WHEREAS, the Kent Woodlands Property Owners Association is a non-profit mutual benefit corporation, and,

WHEREAS, the corporation seeks to act in accordance with the applicable IRS Revenue Rulings;

RESOLVED that any surplus funds remaining in the Association's budget at the end of the fiscal year shall be applied to the following year's budget as provided for in the IRS Revenue Ruling 70-60A.

## **Architectural Applications: February 2017**

**Please note:** This newsletter is your **official notice** from the KWPOA regarding property improvements submitted for approval by the Architectural Committee. Please review this section very carefully as some planned development may affect you. Note that Architectural Committee actions are not final until ratified by the Board of Directors. Architectural Committee **Agendas** and **Results** are posted on our web site at [www.kwpoa.com](http://www.kwpoa.com) under "Design Review".

### ***THIS MONTH'S ARCHITECTURAL REVIEW MEETING: February 14***

<b>Applicant</b>	<b>Property Address</b>	<b>Category/Project Description</b>
<b>New Applications for February</b>		
Lewis	530 Woodland Road	C2: Minor Addition
Fellows	15 Spring Road	C2: Minor Addition
Johnson	61 Ridgecrest Road	C3: Preliminary Review
Murad	6 Turnagain Road	C6: Teardown
<b>Applications Continued in January</b>		
Rockwell	9 Quail Ridge Road	C4: Significant changes in appearance
<b>Exempt Applications</b>		
Schultz	135 Crown	County Vacate
Janzier	37 N. Ridgewood	Change to approved plans

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**ARCHITECTURAL COMMITTEE:** Jim Schafer (Chair), Anne Barr, Trina Lavigna, Tom Nicholson, Bill Riley

**AC COORDINATOR:** Michael Barber

**MEETINGS:** Held at the KWPOA office at 1010 Sir Francis Drake Blvd., #200, Kentfield, CA on **the 2<sup>nd</sup> and/or 4<sup>th</sup> Tuesdays of each month from 5:30 to 7:30 p.m.** To be noticed in the newsletter and placed on the agenda, COMPLETE applications must be received by the 21<sup>st</sup> of the preceding month (or the Friday prior if the 21<sup>st</sup> falls on a weekend or holiday). All calls concerning Architectural Committee matters should be directed to Michael Barber at the KWPOA office at 415-721-7429 or [mbarber@kwpoa.com](mailto:mbarber@kwpoa.com). Materials and applications may be mailed to P.O. Box 404, Kentfield 94914, or delivered to the office by appointment only.

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Kent Woodlands Property Owners Association  
PO Box 404  
Kentfield, CA 94914

## Regular Board Meeting

**Date:** Thursday, February 23, 2017 - 6:00PM  
**Location:** 1010 Sir Francis Drake Blvd. #200

- Call to Order
- Public Comment
- Approval of January 26, 2017 Meeting Minutes
- AC Report and Ratifications
- Board & Committee Appointments
- Security Committee Report and Related Votes
- Officer Reports
- Change of Designated Signers on Bank Accounts
- County Update
- Administrator's Report
- Next Regular Board Meeting Agenda (March 23, 2017)
- Adjourn and Reconvene in Executive Session

### Executive Session Agenda:

- Call to Order
- Approval of January 26, 2017 Minutes
- Legal & Litigation
- Personnel
- Adjournment

*(This is a preliminary agenda. Final agenda posted at our office 96 hours prior to meeting.)*

## KWPOA Contact Information

**Mailing address:** PO Box 404, Kentfield 94914  
**Physical address:** 1010 Sir Francis Drake Blvd. #200  
Kentfield, CA 94904  
**Phone:** 415-721-7429  
**Fax:** 415-532-1487  
**Web Site:** [www.kwpoa.com](http://www.kwpoa.com)  
**Email:** [info@kwpoa.com](mailto:info@kwpoa.com)

## Board Members and Staff

Bitsa Freeman, President	<a href="mailto:bfreeman@kwpoa.com">bfreeman@kwpoa.com</a>
Kathy Goldsmith, Vice President	<a href="mailto:kgoldsmith@kwpoa.com">kgoldsmith@kwpoa.com</a>
Mimi Willard, Secretary	<a href="mailto:mwillard@kwpoa.com">mwillard@kwpoa.com</a>
Steve Gray, Treasurer	<a href="mailto:sgray@kwpoa.com">sgray@kwpoa.com</a>
Anne Barr, Director/Arch. Comm.	<a href="mailto:abarr@kwpoa.com">abarr@kwpoa.com</a>
Ann Becker, Director	<a href="mailto:abecker@kwpoa.com">abecker@kwpoa.com</a>
Jeanne Williams, Administrator	<a href="mailto:jwilliams@kwpoa.com">jwilliams@kwpoa.com</a>
Michael Barber, AC Coordinator	<a href="mailto:mbarber@kwpoa.com">mbarber@kwpoa.com</a>