



Kent Woodlands Journal

Newsletter #280

February 2019

The monthly newsletter of the Kent Woodlands Property Owners Association

President's Note

Happy New Year! I'd like to begin the new year — and my term as the new President of KWPOA — by celebrating the volunteers who have helped KWPOA accomplish so much over the past year.

Bravo to the members of the Fire Safety Committee. When residents expressed concern about fire safety, we formed the Fire Safety Committee which has been working closely with the Kentfield Fire District and Todd Lando, Consultant to the Kentfield Fire District. Through Todd's work, and the work of the Committee, Kent Woodlands has now earned the designation "FIREWise Community," which makes us eligible for much-needed grants for the clearing of wild lands adjacent to Kent Woodlands. (See p. 2 in this newsletter for details.) The next task of the Fire Safety Committee will be to train all of us on how to get out of the neighborhood in case of wildfire. We'll be holding Wildfire Evacuation Drills this Spring — we'll need additional volunteers to help.

The Social Committee, headed by Director Jeff Leh, organized a fun Food Truck social event and they promise more events like it. They've done so much to build community in our neighborhood.

We're counting on the volunteers for the Halloween "Trick or Treat Street," ably organized by Laura Mellberg, to throw another wonderful Halloween parade complete with treats tables and post-parade pizza party, again this year.

I'd also like to applaud the members of the Security Committee, whose hard work to research License Plate Reader cameras (LPRs) and to run a successful ballot measure to fund them, led to the installation of our LPRs, which have already proven helpful in solving crime. (Big thanks to Jeanne Williams, KWPOA Administrator, for the implementation of these cameras.)

Thank you also to the members of the Architecture Committee, who put so much time and energy into applying our Architectural Rules with fairness and objectivity.

I also want to thank all the other residents who have volunteered their time over the years to help KWPOA and our neighborhood.

Finally, in recognition that the KWPOA Board is also all-volunteer, I'd like to announce our new Officers for 2019. Bitsa Freeman is handing the Presidential gavel to me, after serving as President for three years. Bitsa will assume the role of Vice President. Mimi Willard will be Secretary. Steve Gray will continue as Treasurer and Jeff Leh will continue as Social Chair. Anne Barr will continue her role as Board Representative to the Architectural Committee. And we welcome Sara Wardell-Smith, who has recently joined the Board as a Director.

Kent Woodlands is a vibrant community due to the dedication of our volunteers. We have a great year ahead of us. Happy New Year!

— Ann Becker, President



Kent Woodlands: A Firewise Community

The California Fire Safe Council recently awarded a \$200,000 grant for fire-hazard and fuel reduction efforts in the unincorporated neighborhood of Kent Woodlands. The grant will help fund a \$408,000 project on Marin County Open Space and Marin Municipal Water District lands.

The CFSC grants target projects that address growing concern over catastrophic wildfire, prioritizing areas that have achieved Firewise USA recognition. Kent Woodlands became a nationally recognized Firewise USA neighborhood late last year by focusing on wildfire fuel reduction, defensible space around homes, and community engagement about wildfire safety.

“This award demonstrates the value of collaboration and partnership among Marin agencies to support a wildfire risk reduction project in an at-risk community,” said Chief Mark Pomi of Kentfield Fire. “We now can continue the invaluable defensible space and fuel reduction projects and build upon the work that has already been completed by the Kent Woodlands community.”

The fuel reduction project is a collaboration between Conservation Corps North Bay (CCNB), Marin County Parks, Kentfield Fire Protection District, FIRESafe MARIN, and Marin Municipal Water District (MMWD). Each agency will contribute in dif-

ferent ways, with CCNB handling crews and labor on 4.5 acres of Marin County Open Space to create a shaded fuel break, while MMWD will update and maintain 120 acres of nearby fuel breaks. Kentfield Fire Protection District and FIRESafe MARIN will work with residents in Kent Woodlands to reduce fuels near homes on private property.

The area is considered a high-risk area within the wildland urban interface (WUI), labeled as a very high severity zone by the California Department of Forestry and Fire Protection (CAL FIRE), and has not experienced a significant wildfire since 1972.

Kentfield Fire District and FIRESafe MARIN will coordinate the defensible space program, which will organize homeowners to reduce fire risk near Kent Woodland’s homes. Activities will include inspections, community outreach, planning, volunteer coordination, and neighborhood scale fuel reduction projects.

“Since the early 1990s Conservation Corps North Bay has worked closely with our local public land managers, fire departments and FIRESafe MARIN to reduce the fire danger throughout the county,” said Marilee Eckert, CEO of CCNB. “As we are witnessing the recent devastating fires throughout CA this work has never been more urgent.”

Excerpt from Kentfield Fire District Press Release

Financial Resolution Passed

As in past years, the KWPOA called for a vote at the annual meeting on January 16, 2019 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.

Annual Assessments Due

Members, please remember that your 2019 annual assessment of \$275 is due on February 15th! Late payments will be subject to a 10% late fee and 1% interest monthly. Payment by credit or debit card through is available on our web site at www.kwpoa.com/membership/assessments/.

When paying your assessment, please be sure to check over all contact information and make corrections where necessary. Please also indicate the number of parking stickers you require.

If you did not receive your assessment invoice, please contact us as soon as possible at 415-721-7429 or info@kwpoa.com.

Architectural Applications: February 2019

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.

THIS MONTH'S ARCHITECTURAL REVIEW MEETING: Wednesday, February 13, 2019

Applicant	Property Address	Category/Project Description
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New Applications for February

Vetter	419 Crown	C2 Minor Additions
121 Goodhill LLC	121 Goodhill	C2 Minor Additions
Wardell-Smith, Raabe	226 Woodland	C3 Preliminary Review

Continued Applications to be considered in February

Hagey	670 Goodhill	C4 Significant Changes in Appearance
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Applications Approved in January

Fourty Two Inc.	120 Evergreen	C1 Minor Changes
Wiens	211 Goodhill	C2 Minor Additions
Gossett	1 Spring Road	C4 Significant Changes in Appearance

Applications Denied in January

Murad	6 Turnagain	C10 Changes in Roof Form
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Open Enforcements

67 Ridgecrest
651 Goodhill
7 Rancheria

Exempt and Administratively Approved Applications

None

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 2nd and/or 4th 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 21st of the preceding month (or the Friday prior if the 21st 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. Materials and applications may be mailed to P.O. Box 404, Kentfield 94914, or delivered to the office by appointment only.



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

Regular Board Meeting

Date: Thursday, Feb. 28, 2019 - 6:00PM
Location: 1010 Sir Francis Drake Blvd. #200

- Call to Order
- Public Comment
- Approval of January 24, 2019 Meeting Minutes
- AC Report and Ratifications
- Officer Reports
- County Update
- Fire Safety Report and Related Votes
- Social Events Update
- Administrator's Report
- Next Regular Board Meeting Agenda
- Adjourn and Reconvene in Executive Session

Executive Session Agenda:

- Call to Order
- Approval of January 24, 2019 Minutes
- Litigation Report
- Personnel
- Adjournment

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

KWPOA Contact Information

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