



Kent Woodlands Journal

Newsletter #253

November 2016

The monthly newsletter of the Kent Woodlands Property Owners Association

President's Note

Hello, everybody! Another successful fire evacuation drill was held on October 1st! It was the last of a series of five that has given all homes in the Woodlands an opportunity to feel firsthand how it is to leave your home safely, prepared to reside at another location for several days, if needed — a situation we hope will never occur!

We enjoyed another very successful Halloween parade! So many great costumes, happy children and parents! Special thanks to the Halloween Committee, Kentfield Fire District, Marin Sheriff, all of the wonderful volunteers that put out the goodie tables, and the Colladay-Hake family, who generously hosted the party afterwards! Special thanks to chairpersons Ann Becker and Nicole Siminoff. What a fine time!

Also, many thanks to Tony Miller who has graciously accepted a position on our View Restoration Advisory Committee.

Lastly, I wish you all a very happy Thanksgiving and hope you enjoy the very best of times with your family and friends. How fortunate we all are to live here in Kent Woodlands!

— Barry Evergettis, President

SAVE THE DATE!

KWPOA's annual holiday celebration is scheduled for **Sunday, December 4th** at 5:00pm, so mark your calendars and join your neighbors for delicious food and holiday cheer!



Location: Woodlands Café, 799 College Ave.

\$25 per person • Adults only, please

Look for your invitation this month!



Fire Safety News

SMOKE ALARMS SAVE LIVES: The majority of home fires that kill people, happen at night. When you are asleep, your sense of smell is lowered to allow for a sounder sleep.

The smell of smoke won't wake you up. In fact, smoke and poisonous gases can put you into a deeper sleep. Children and older adults are affected more rapidly in a smoky environment.

Home smoke alarms can wake you up, giving you and your family time to escape. Make sure your children know what to do if the smoke alarm goes off when sleeping. All families should have a fire escape plan and practice it during the day and at night.

Helpful tips:

- Test your alarms once a month.
- Change the batteries twice a year when you change your clock.
- Never "borrow" batteries from the alarm.
- Replace smoke alarms after 10 years.
- Clean your smoke alarms with the wand from your vacuum. Spiders and webs can cause a faulty alarm.
- Never dismantle your alarm if it goes off when cooking. Simply move the location of the alarm so it is more functional.

— Mark Pomi, Fire Chief

Sheriff's Report

The following is a recap of Sheriff activity in Kent Woodlands during the month of September:

Alarm Activations	14 Activations
Assist Citizen Calls	4 Incidents
Suspicious Circumstance	2 Incidents
Assist Fire Dept./Medical Calls	6 Incidents
Theft/Grand	1 Incident
Lost Property	1 Incident
Noise/Disturbance complaints	4 Incidents
Vacation Homes	13 Homes
Traffic Stops	3 Stops
Suspicious Vehicles	3 Vehicles
Abandoned Vehicle	1 Vehicle
Parking Citations	1 Citation

— Deputy Steven Fracoli

Good Dogs & Good Neighbors

One of the pleasures of living in the Woodlands is dog walking on our quiet, scenic roads. It's an opportunity to enjoy the outdoors, get a little exercise, and perhaps say hi to a neighbor.

Most Woodlands dog owners are very thoughtful of their surroundings and neighbors. When dog walking, they carry plastic bags and immediately remove excrement.

Nearly every roadside verge and unfenced yard in the Woodlands is owned by one of our neighbors, who appreciate not having to clean other folks' dog leavings.



It's also environmentally friendly to remove feces and poop bags. Many Woodlands properties drain into open space and watershed.

And, if you walk your dog under voice control, please consider carrying a leash for safety and courtesy. Dog behavior experts discourage interactions between on- and off-leash dogs because they can be contentious.

— Mimi Willard, Secretary

Annual KWPOA Disclosures

As required by Davis-Stirling section of the California Civil Code, all KWPOA members will be receiving a package of annual disclosures regarding our Association later this month. If you have a "Consent to Receive Electronic Communications" form on file with us, you will receive your documents via email. If not, you will receive it via the US Postal Service.

Although no action is required on your part after receiving this package, we encourage all members to review these documents in order to be informed of the Association's policies and procedures.

As always, should you have any questions or comments, please contact us at 415-721-7429 or info@kwpoa.com.

Architectural Applications: November 2016

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 under "Design Review".

THIS MONTH'S ARCHITECTURAL REVIEW MEETING: November 15th

Applicant	Property Address	Category/Project Description
New Applications for November		
Mellberg	12 Idlewood Road	C2: Minor addition
Ginsberg	9 Vineyard	C4: Significant change in appearance
Gossett	1 Spring Road	C2: Landscaping
Holsberry/Janzer	37 N. Ridgewood	C7: Changes to approved plans
Applications Approved in October		
Hee	617 College Avenue	C2: Minor Addition
Applications Continued in October		
Real Equity Group One LLC	70 Ridgecrest Road	C3: Preliminary review
Exempt Applications		
Fellows	15 Spring Rd.	Changes to approved plans
Sanderson	40 Spring Rd.	Tree Removal
Waxman	3 Laurel Way	Tree Removal
Fielder	2 Fern Way	Tree Removal
Eide	4 Woodland Place	Tree Removal
Stanziale	2 Coronet Way	Tree Removal

ARCHITECTURAL COMMITTEE: Jim Schafer (Chair), Anne Barr, Trina Lavigna, 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

Special Membership Meeting

Date: Thursday, Dec. 8, 2016 - 6:00PM
Location: 1010 Sir Francis Drake Blvd. #200

- Call to Order
- Public Comment
- Approval of October 27, 2016 Meeting Minutes
- AC Report and Ratifications
- Fire Safety Committee Report
- Security Committee Report and Related Votes
- Officer Reports
- County Update
- Social Activity Updates: Holiday Party
- Administrator's Report
- Annual Meeting Agenda (January 18, 2017)
- Next Regular Board Meeting Agenda (January 26, 2017)
- Adjourn and Reconvene in Executive Session

Executive Session Agenda:

- Call to Order
- Approval of October 27, 2016 Minutes
- Litigation Report
- 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
Phone: 415-721-7429
Fax: 415-532-1487
Web Site: www.kwpoa.com
Email: info@kwpoa.com
Office Hours: Mon - Thur, 9:00am - 2:00pm

Board Members and Staff

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