



Kent Woodlands Journal

Newsletter #263

September 2017

The monthly newsletter of the Kent Woodlands Property Owners Association

President's Note

Summer's ending, students are returning to school and trees are already starting to drop their leaves. Yes, autumn is here and it brings both glorious Indian summer weather and high fire danger. In fact, several of the biggest Bay Area fires have occurred in early fall. It makes this a key time of year to clean up, clear out, and cut back any excess grasses, bushes or trees to protect your home and our neighborhood from fire devastation.

Most of the homes in Kent Woodlands are part of the States Responsibility Area (The SRA is the area of the state where the State of California is financially responsible for the prevention and suppression of wild-fires). I'm sure many residents in the Woodlands were unaware of their homes designation in this category and even further surprised to receive statements charging for this designation. Fortunately, Assembly Bill 398 (Chapter 135) Suspends the Fire Prevention Fee Commencing with the 2017-18 Fiscal Year. However, this designation has provided the rationale for insurance companies cancelling or not renewing homeowners' policies in the woodlands. Unfortunately, there's no law preventing insurance companies from cancelling policies. If you've experienced this get a good insurance broker, there are companies that will write it just might cost a bit more and you may have to take steps to make your home insurable!

— Bitsa Freeman, President

WILDFIRE IS COMING
WE'RE READY. ARE YOU?




WWW.FIRESAFEMARIN.ORG

DEFENSIBLE SPACE
100' REQUIRED BY LAW



Disaster Preparedness

While we in Kent Woodlands may not have to worry about a devastating hurricane like Harvey, images of that tragedy remind us that there are natural disasters that we DO need to consider, such as wild fire and earthquakes. Here are two excellent local resources that can help you plan for emergencies:

FIRESAFE MARIN: www.firesafemarin.org is dedicated to reducing wildland fire hazards and improving fire-safety awareness in Marin.

READY MARIN (www.readymarin.org) provides guidance, training and resources to keep you and your family safe during an emergency.

Plan ahead to stay safe!



Sheriff's Report

JULY 2017 SHERIFF ACTIVITY:

Alarm Activations	24 Activations
911 Hang-Up	0 Incidents
Vacation Homes	22 Homes
Vacation Checks Completed	110 Checks
Extra Patrol Request Completed	33 Checks
Welfare Checks	2 Incidents
Citizen Assist	6 Incidents
Civil Advice	2 Incidents
Assist Fire Department	5 Incidents
Assist Outside Agency	2 Incidents
Verbal Disturbance	2 Incidents
Noise Complaints	0 Complaints
Warrant Arrest	0 Arrest
Thefts	2 Incident
Vandalism	0 Incident
Traffic Stops	11 Stops
Parking Complaints	2 Complaint
Parking Citations Issued	4 Citations
Suspicious Vehicles	2 Incidents
Traffic Accidents	0 Accidents

—Submitted by Deputy Scott Anderson
kwpoa@marinsheriff.org

CONTACTING THE SHERIFF

415-479-2311
kwpoa@marinsheriff.org

DIAL 911
FOR ALL EMERGENCIES!

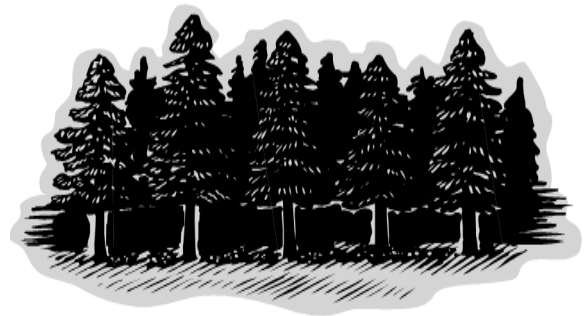
SAVE THE DATE!



Mark your calendars now for the annual
Kent Woodlands Halloween Parade
Monday, October 31st at 5:00pm

Ghosts and goblins of all shapes and sizes will show off their costumes as they trick-or-treat along Woodland Road, ending with a post-parade party.
More info to follow!

Interested in hosting a treat table along the parade route? Let us know!



Help KWPOA Save Time, Money and Trees!

Did you receive this newsletter by mail? If so, you could help the Association reduce waste, save natural resources, and save money on postage! All it takes is an email to info@kwpoa.com requesting electronic newsletters. In fact, we urge you to go a step further and consent to receive all notifications from KWPOA electronically. Send us an email and ask for a **Consent to Receive Electronic Transmissions** form to sign and return.

Thanks for helping us conserve!

Architectural Applications: September 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 under "Design Review".

THIS MONTH'S ARCHITECTURAL REVIEW MEETING: September 12

Property Address	Applicant	Category/Project Description
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New Applications for September

61 Ridgecrest Road	Johnson	C4: Significant Change
100 Rock road	Kelly	C3: Preliminary Review

Applications Approved in August

9 North Ridgecrest	Parker	C1: Minor Change
80 Westwood Dr	Higgins/Levine	C4: Significant changes
309 Crown Rd	Ratel Ventures LP	C4: Significant changes

Applications Continued in August - next meeting to be decided

70 Rancheria Road	Rockefeller	C4: Significant Changes
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Exempt and Administratively Approved Applications

341 Evergreen Drive	Burke	Window Changes
48 Diablo Drive	Weingalt	Tree Removal
69 Ridgecrest Road	Giorgi	Tree Removal
320 Goodhill Road	Monetta	Tree Removal
11 Turnagain Road	Remington	Tree Removal

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

Next Board Meeting Agenda

Date: Thursday, September 28, 2017 - 6:00PM

Location: 1010 Sir Francis Drake Blvd. #200

- Call to Order
- Public Comment
- Approval of August 24, 2017 Meeting Minutes
- AC Report and Ratifications
- Committee Appointments
- LPR Report and Related Votes
- 2018 Assessment—Discussion and Vote to Approve
- 2018 Budget—Discussion and Vote to Approve
- Officer Reports
- County Update
- Administrator's Report
- Next Regular Board Meeting Agenda (Oct. 26, 2017)
- Adjourn and Reconvene in Executive Session

Executive Session Agenda:

- Call to Order
- Approval of August 24, 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

**Office address: 1010 Sir Francis Drake Blvd. #200
Kentfield, CA 94904**

Phone: 415-721-7429

Fax: 415-532-1487

Web Site: www.kwpoa.com

Email: info@kwpoa.com

Board Members and Staff

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