

# The Woodlands



Keeping You Informed For 50 Years

November 2017

## **Part II: Q&A with Walnut Creek Chief of Police and Woodlands Resident Tom Chaplin with assistance from Lt. Joe Donleavy**

By Jared Asch

### **1. How can residents, the police and the city's traffic engineers address speeding on Citrus, Perada and Peachwillow?**

As your question suggests; speeding and traffic congestion is an issue that no one group can solve. First, we want to remind those who live in the area that safe and courteous driving behavior begins with you. Saturated traffic enforcement efforts in response to community speed complaints show that a fair number of the speeders cited actually live in the area. Second, the City's Traffic Engineer has the ability to conduct traffic studies in areas where there are complaints of speed or a higher than normal history of vehicle collisions. The Traffic Engineer has a variety of traffic-calming options available, but those options are often limited by engineering restrictions, funds and prioritization with other problem areas.

Lastly, the Police Department addresses speeding complaints in most areas by doing a few different things.

We have radar trailers available to put out in problem spots. These trailers post driver/vehicle speeds on digital displays and help to reduce the speed through the area. We also use a device we call a "radar rat" that records speed history over a three-day period. The data is useful in letting the residents know what the true speed problem is and also gives our officers information on the best time to conduct enforcement. We have used this equipment in the Woodlands in the past. Enforcement by our officers is an effective means to reduce speeding issues, but sustained enforcement can only be maintained for brief periods before those officers are deployed to other complaint areas. Typical results of saturated enforcement are that speeds drop in an area for a time and then gradually increase if enforcement is allowed to lapse for a significant period of time. We also have a Reckless Driver Letter program wherein we send letters to the registered owners of vehicles that are reported as driving reckless. To report a reckless driver, please call our non-emergency number (925-943-5844) and provide a description and license plate, if possible. This program serves as a preventative tool, as well as an educational tool.

### **2. Under new state laws, what should residents know about marijuana? Can we grow it? Smoke it? Sell it? What restrictions are there?**

As most people are aware, passage of Prop 64 by the voters legalized recreational marijuana in California. Cities were given authority to regulate certain commercial aspects of legalized marijuana. Marijuana can be grown indoors (six plants per residence) and smoked indoors by residents. The law does not allow for the selling of marijuana by individuals. The City Council has put in place a temporary ban on outdoor growing and retail sales. This ban can be in effect until March of 2019 while the Council studies the issue further. The Council also expanded the prior smoking ordinance to include marijuana.

*(Continued on Pg. 7)*



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P.O. Box 31085  
Walnut Creek, CA 94598

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## Who to Contact?

The Woodlands Association receives some emails and questions about many issues that are best resolved by contacting the following agencies directly. The following is a reference guide:

### Walnut Creek Code Enforcement, 925-256-3508 or 925-943-5863

The Code Enforcement Division of the Community Development Department is responsible for enforcing provisions of the Walnut Creek Municipal Code involving quality of life and neighborhood quality issues. [http://www.walnut-creek.org/citygov/depts/cd/nuisance\\_abatement\\_n\\_code\\_enforcement.asp](http://www.walnut-creek.org/citygov/depts/cd/nuisance_abatement_n_code_enforcement.asp)

### Walnut Creek Police Department, 925-943-5844

<http://www.walnut-creek.org/citygov/depts/police/default.asp>  
To report a suspicious circumstance, call 925-935-6400

### Oversized Vehicle Reporting, Sandy Mulligan: Parking Lead Services Officer, 925-943-5874

**Contra Costa Mosquito and Vector Control District (Pests and Insect Issues), 925-771-6196**  
[http://www.contracostamosquito.com/programs\\_services\\_index.htm](http://www.contracostamosquito.com/programs_services_index.htm)

### Contra Costa Water District, 925-688-8000

Water conservation, information, gardening resources, moneysaving tips. <http://www.ccwater.com>

### Allied Waste Services of Contra Costa County, 925-603-1144

<http://www.pleasanthillbayshoredisposal.com>

### Valley Waste Management (recycling and yard waste service): 925-935-8900

### Canal Maintenance, 925-313-2235

The canal is part of the Contra Costa County Flood Control and Water Conservation District Maintained by the Public Works Department

### Graffiti Reporting: City of Walnut Creek, 925-943-5854

### Contra Costa County Animal Control, 925-335-8300

After business hours, contact the Walnut Creek Police through Dispatch Center at 925-935-6400.  
<http://www.co.contra-costa.ca.us/index.aspx?NID=59>

### Street Maintenance: 925-943-5854

# DAYLIGHT SAVINGS ENDS: SUNDAY, NOVEMBER 5



## DON'T FORGET TO SET YOUR CLOCKS BACK!

## Woodlands Association Board of Directors

- Bill Gilmyers ~ *President*
- Erik Ehlers ~ *Vice President*
- Vacant ~ *Treasurer*
- Robert Baldwin ~ *Secretary*
- Jared Asch ~ *Members at Large*
- Todd McNeill ~ *Webmaster*
- Susan Pfau ~ *Newsletter Coordinator*

- Jennifer Zotti ~ *Newsletter Distribution Manager*
- Lori Bhatia ~ *Newsletter Editor*
- Ryan Park ~ *Intern*

## Upcoming Board Meetings

**8:00 - 9:00 a.m.**  
**Saturday, November 4<sup>th</sup>**  
**Saturday, December 2<sup>nd</sup>**

at Denica's,  
2280 Oak Grove Road,  
Walnut Creek  
(in Citrus Marketplace)

Woodlands residents  
are encouraged to  
attend board meetings.

# WOODLANDS ANIMAL CORNER

## Thanksgiving Pet Safety

By American Veterinary Medical Association  
AVMA.org

Thanksgiving is a special holiday that brings together family and friends, but it also can carry some hazards for pets. Holiday food needs to be kept away from pets, and pet owners who travel need to either transport their pets safely or find safe accommodations for them at home. Follow these tips to keep your pets healthy and safe during the holiday.

### Poison Risks

Overindulging in the family feast can be unhealthy for humans, but even worse for pets: Fatty foods are hard for animals to digest. Poultry bones can damage your pet's digestive tract. And holiday sweets can contain ingredients that are poisonous to pets.

Keep the feast on the table—not under it. Eating turkey or turkey skin – sometimes even a small amount – can cause a life-threatening condition in pets known as pancreatitis. Fatty foods are hard for animals to digest, and many foods that are healthy for people are poisonous to pets – including onions, raisins and grapes. If you want to share a Thanksgiving treat with your pet, make or buy a treat that is made just for them.



No pie or other desserts for your pooch. Chocolate can be harmful for pets, even though many dogs find it tempting and will sniff it out and eat it. The artificial sweetener called xylitol – commonly used in gum and sugar-free baked goods – also can be deadly if consumed by dogs or cats.

Yeast dough can cause problems for pets, including painful gas and potentially dangerous bloating.

Put the trash away where your pets can't find it. A turkey carcass sitting out on the carving table, or left in a trash container that is open or easily opened, could be deadly to your family pet. Dispose of turkey carcasses and bones – and anything used to wrap or tie the meat, such as strings, bags and packaging – in a covered, tightly secured trash bag placed in a closed trash container outdoors (or behind a closed, locked door).

Be careful with decorative plants. Don't forget that some flowers and festive plants can be toxic to pets. These include amaryllis, Baby's Breath, Sweet William, some ferns, hydrangeas and more. The ASPCA offers lists of plants that are toxic to both dogs and cats, but the safest route is simply to keep your pets away from all plants and table decorations.

Quick action can save lives. If you believe your pet has been poisoned or eaten something it shouldn't have, call your veterinarian or local veterinary emergency clinic immediately. You may also want to call the ASPCA Poison Control Hotline: 888-426-4435. Signs of pet distress include: sudden changes in behavior, depression, pain, vomiting, or diarrhea. Contact your veterinarian immediately.

# SCHOOL NEWS

## VALLE VERDE ELEMENTARY

11/14 - 11/17 ~ 5th Graders go to Camp Loma Mar

11/17 ~ End of 1st Trimester

11/20 - 11/24 ~ Thanksgiving Recess

## FOOTHILL MIDDLE SCHOOL



11/2 ~ Linkbot Robotics CLub

11/3 ~ Drama 2 Fall Show

11/7 ~ Foothill's got talent rehearsal

11/8 ~ American Reenactment for 8th graders during core

Linkbot Robotics CLub

11/14 ~ Foothill's got talent rehearsal

11/15 ~ PFA Meetings

11/16 ~ Linkbot Robotics CLub

11/17 ~ Coffee with Dave

11/23 ~ Linkbot Robotics CLub

11/27 ~ Foothill's got talent rehearsal

11/28 ~ MDUSD Middle school honor band rehearsal

11/29 ~ Parent ed Night social media/parenting

11/30 ~ Linkbot Robotics CLub

Foothill's got talent

## NORTHGATE HIGH SCHOOL



Thursday, November 2

5:00pm

Mt. Diablo High School at Freshman Football

Friday, November 3

7:00pm

Varsity Football at Mt. Diablo High School

Saturday, November 4

7:00am

Cross Country at DAL Finals

Tuesday, November 7

Blood Drive

7:00pm

NCMB Meeting - NHS

Thursday, November 9

7:00pm

Talent Show

7:00pm

Athletic Booster Meeting

Friday, November 10

4:00pm

Cross Country at HOKA Postal

Saturday, November 11

6:00am

Vintage Reserve Band Review

Monday, November 13

Dude Be Nice Week

Tuesday, November 14

Dude Be Nice Week

7:00pm

NIMB Board Meeting

Wednesday, November 15

Dude Be Nice Week

Thursday, November 16

Dude Be Nice Week

12:00pm

MDUSD Jazz Festival @ DVC

7:00pm

PFC General Meeting, Library

Friday, November 17

Dude Be Nice Week

8:00am

College of San Mateo Jazz Festival

7:00pm

Improv Team Show

Saturday, November 18

8:00am

Cross Country at NCS Finals

Monday, November 20

Thanksgiving Break - No School

Tuesday, November 21

Thanksgiving Break - No School

12:00pm

California ( Scrimmage) at Boys Varsity Soccer

Wednesday, November 22

Thanksgiving Break - No School

Thursday, November 23

Thanksgiving Break - No School

Friday, November 24

Thanksgiving Break - No School

Saturday, November 25

8:00am

Cross Country at California State Meet

Thursday, November 30

7:00pm

Winter Concert I

7:00pm

Casa Grande at Boys Varsity Soccer

## Woodlands Association Seeks New Treasurer

by Bill Gilmyers

The Woodlands Association is looking for a new Treasurer. Time commitment is approximately 2-4 hours per month, plus the monthly Woodlands Association Board meeting, which is the first Saturday of the month at 8 AM. The ideal candidate is well organized, reliable, and able to meet regularly scheduled deadlines. Training for the role will be provided. A list of duties and responsibilities is listed below. If interested, e-mail the Woodlands Association at [woodlandswalnutcreek@gmail.com](mailto:woodlandswalnutcreek@gmail.com).  
Treasurer Duties:

- Track and coordinate with newsletter advertisers to manage payments
- Communicate with Newsletter Coordinator to confirm advertisers to run in monthly newsletter
- Manage Association bank accounts
- Track Association Finances in Quicken (training provided)
- Generate financial reports for review at monthly Board meeting
- File Association taxes annually
- Maintain list of advertisers, including contact information
- Mail Woodlands Newsletter to advertisers living outside the Woodlands

# This Month at the Cabana Club

by Tatiana King

Do you want to be a part of our volunteer team? We are actively searching to fill the following open board positions. If you are interested or would like more information, please contact Hilary Scholtens - [secretary@woodlandscabanaclub.org](mailto:secretary@woodlandscabanaclub.org), or Jeff Barnas - [operations@woodlandscabanaclub.org](mailto:operations@woodlandscabanaclub.org)

## WCC BOARD PRESIDENT

Overview:

- Oversees the day-to-day activities of the club to ensure the facility is being maintained and adheres to club bylaws, pool rules and regulations.
- Act as liaison for the club. Respond to all general inquiries or complaints and communicates all pertinent information to the board and membership.
- Oversees Board Meetings and agendas.
- Works with all tenants and members to ensure club rules are being followed.
- Oversees all club activities to ensure proper permits, insurance, etc. are obtained and complete.
- Oversees the hiring and monitoring of all employees and ensures all certifications are in place and up to date.

General job duties include:

- Attends monthly board meetings.
- Works with Swim Team to coordinate usage and events.
- Promote and market the club to prospective and current members.
- Organize, oversee and participate in WCC events at the Club, including Opening day and July 4th.

## WCC BOARD SECRETARY

General job duties include:

- Schedule monthly board meetings
- Take meeting minutes and distribute to board
- Help plan and participate in all WCC-sponsored events
- Act as cabana club party liaison
- Manage club party calendar
- Coordinate and schedule all club party requests and questions
- Collect party payments + deposits
- Communicate party schedule to WCC lifeguards and obtain guard feedback following parties

## Fire Safety

By Fire Marshal Robert Marshall

Public Information Officer

Contra Costa County Fire Protection District

With the recent fires in the North Bay, it is important that people understand what it means to evacuate should there be a fire in their neighborhood. As we've seen, sometimes you don't have very much time to evacuate should the order be given. For this reason, we like to recommend that people adopt "Ready, Set, Go!"

While "Ready, Set, Go!" is designed for people to evacuate when there is the threat of wildfire, it is good for any sort of evacuation order that is given.

### Ready

"Ready" means that you are prepared well in advance of any emergency that should arise. Make sure you have a place where all of your important documents are, that you have emergency supplies ready, which would include medication, and other necessities that you can grab in a hurry when you make the decision to leave. You may only have a matter of minutes, or even seconds once the order is given to evacuate, and you may not have enough time to grab things if they are in multiple places. And lastly, make sure that you know how you are going to evacuate. What if one road is closed? Do you have secondary ways out? What is your plan?

### Set

"Set" is mostly about situational awareness. You need to know things like what is going on, how close it is to your home, and what officials think is going to occur. Sometimes we know these things, and other times we don't. But in either case you need to be paying attention to news outlets, social media, and other forms of communication that public agencies might use to reach you.

### "Go!"

"Go!" means to activate your plan. When an order to evacuate is given, agencies such as the fire department or local law enforcement agency will be very busy. While we are there to help, we need strong partners to make things go smoothly, and that's where preparing ahead of time by making sure that you are ready, and set helps us, so that we can mitigate the emergency before us. Delaying can sometimes mean that we have to divert resources to help somebody who could have helped themselves, meaning that we can't help people who don't have that ability.

We never know when an emergency will happen. Whether it is a large wildland fire, a strong earthquake, or even a broken gas main somewhere near your home or business, "Ready, Set, Go!" will serve you well, while allowing the emergency services to do the most good for the most people. For more information go to [www.ready.gov](http://www.ready.gov). There you will find many resources that can help in all sorts of emergencies.

**\*\*Remember to replace the batteries in your smoke detectors and CO2 monitors every six months.\*\***



## Turkey Trot to your Fridge

By Erik Ehlers

Happy Thanksgiving. What a wonderful day; there's the option of sleeping in – on a Thursday no less, or an early day downtown brisk Turkey Trot, so that you feel like you've earned the ridiculous amount of calories you're about to consume. Throughout the day, you can watch football, assuming you want to see visages of Detroit and Dallas, with this year's bonus third game coming to us from the nation's capital. This assumes we can all enjoy the players' pigskin prowess without pondering the pounding partaken by the participants' pates. In other words, you have to be ok with a side of scrambled brains.

So perhaps watching turkey day football isn't your jam. Why not get out with friends and play a little touch football? Less likely to induce CTE, there's still a great opportunity to get to know the folks down at the ER, followed by an orthopedist and a physical therapist, since apparently sprinting around in cool temperatures with minimal warmup may not work as well as it did when you were 22. Who doesn't love a reminder that Father Time is still undefeated?

Well, at least there's the unmitigated joy of delicious dishes spread out for the Thanksgiving celebration. We may not face the same trials and tribulations as the original Pilgrims and Native Americans who observed that first feast, but we can appreciate a cultural cheat day, where endless calories certainly must know that they are not allowed to clog arteries or attach themselves to our love handles. That does sound like a worthy way of charging up for the late night Thanksgiving sales, whether you're working or finding bargains, followed by the joyous all-American kickoff of the holiday season that is Black Friday. If you can find the best place to get the latest iPhones and TVs, that certainly is doing your part to celebrate Divine Providence. If not, maybe Friday is the day to sleep in – you'll be in a food coma, and besides, it's only 5.5 weeks until New Year's Resolutions kick in, the most arduous two weeks of the year. At least the gym won't be so busy by mid-January.

### **Pt. II: Q&A w Police Chief, Pt II** *(Continued from Pg. 1)*

#### **3. What can police and parents do to address cyberbullying among school age students?**

Cyberbullying is an issue that parents should take seriously. While examples of extreme cyberbullying are rare, most of us have seen media reports of the worst cases where a young person has taken their life as a direct result of cyberbullying. To prevent this, we suggest that parents take an active part in knowing and monitoring the social media platforms their children are using. Talk to your children about cyberbullying, both in regard to letting you know if they are being cyberbullied, as well as not engaging in behavior that would make them a cyberbully. Parents should look for sudden changes in their children's behavior that might be symptoms of cyberbullying. These could include a sudden reluctance to attend school, disengaging socially from friends and signs of moodiness or depression. If parents do become aware of cyberbullying they should report it immediately both to their child's school and to the Police Department. We do have School Resource Officers that address these issues as they become aware of them.

#### **4. Any other recommendations for us to prevent crime in the Woodlands? Any additional police resources we can take advantage of?**

As your partners in crime prevention, we strongly suggest that our residents connect with the Police Department through a variety of social media platforms including Nextdoor, Nixle, Facebook and Twitter. We use these platforms to share crime prevention tips, solicit information related to specific criminal investigations, broadcast advisory messages concerning traffic disruptions and in-progress crimes, announce changes within the Police Department, and to provide timely and relevant information to our community. To the extent that we reasonably can, I would like for you to know what we – your Police Department – know when it comes to criminal activity in the Woodlands.

Finally, for all of the recommendations and target hardening (what does target hardening mean?) that we implement, there are still criminals out there who will take advantage of the opportunity to steal or commit other offenses. If we are careful about keeping valuables out of sight (to include not leaving valuables in vehicles, even when locked), keeping unattended garages closed, moving packages and mail inside as soon as practical, and watching out for our neighbors; we can prevent crime in the Woodlands and continue to enjoy a safe neighborhood with an exceptional quality of life.

## Wheat Berry Salad Recipe

By Colleen O'Donnell

This salad combines autumnal colors and flavors and is a great one to make on a Sunday to enjoy into the week. It is endlessly adaptable- just change up the dried fruit and nuts, etc. Wheat berries are the whole grain of wheat—before any processing occurs. They are hearty and provide great texture. They are usually found in the bulk section at the grocery store.

### Salad

**1 ½ cup wheat berries (sometimes referred to as hard winter wheat berries)**  
**1 red onion, diced**  
**½ Tablespoon Olive Oil**  
**½ Tablespoon Unsalted Butter**  
**Pinch of salt**  
**6 green onions, thinly sliced**  
**1 large Fuji apple, cored and cut into small chunks**  
**½ cup toasted slivered almonds**  
**½ cup dried unsweetened cherries, chopped**  
**2 T finely chopped parsley**  
**½ cup pomegranate seeds (arils)**

### Dressing

**1 teaspoon Dijon mustard**  
**1 teaspoon honey**  
**¼ cup Apple Cider Vinegar**  
**½ cup Extra Virgin Olive Oil**  
**1 teaspoon salt**  
**½ teaspoon freshly ground pepper**



1. Rinse the wheat berries and place in a large pot and cover with water. Bring to a boil and simmer for about an hour. Grains will be chewy.
2. Meanwhile, dice the red onion. Combine the butter and olive oil in a small skillet and add the red onion and pinch of salt. Cook over low heat until the onion is soft and just starting to turn golden brown in some spots. Place in a large bowl.
3. Combine ingredients for dressing in a bowl or jar—mix to combine. Set aside.
4. When the wheat berries are done, drain well and add to the large bowl with the red onion—stir to combine.
5. While the wheat berries are hot, add a few Tablespoons of dressing and stir to combine.
6. Once cool to room temperature, add in the sliced green onions, chopped apple, chopped dried cherries, slivered almonds, parsley and pomegranate seeds.
7. Add more dressing to your liking. I used about ¾ of the dressing.

The salad keeps well. The dressing keeps the apples from turning brown and the flavors meld. The salad benefits from a few hours or even overnight in the fridge. Add a drizzle of dressing before serving.

# ADVERTISING

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## NEW Advertising Deadline

Please submit all ads and payments for the next issue by **November 10, 2016**

## Advertising Rates & Sizes

Please note: the actual sizes below allow for binding/bleed space.  
 Size = height x width in inches

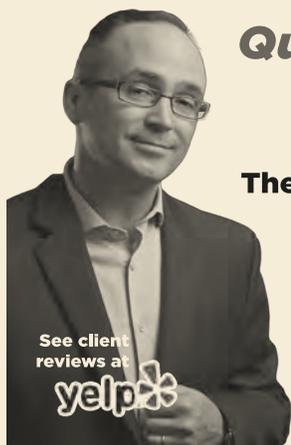
- Full Page – 10 x 7.5 - \$99/month
- 1/2 Page – 5 x 7.5 - \$55/month
- 1/4 Page – 5 x 3.5 - \$33/month
- 1/4 Page on back cover - \$55/month
- 1/8 Page – 2.5 x 3.5 - \$22/month

Classified Ads maximum 30 words:  
 \$5 Woodlands Residents, \$15 Non-Residents

**Prepay for 12 months, get one month Free!**  
**Prepay for 6 months, get 1/2 month Free!**

### Submission Guidelines

- Please submit your ad in the actual size/dimensions listed.
- Please email a digital file of your ad to woodlandsasn@yahoo.com. We accept PDF and Microsoft Word documents ONLY.
- Payment is due when you submit your ad. Please pay via [www.woodlandsasn.org/advertise/](http://www.woodlandsasn.org/advertise/) or make checks payable to "Woodlands Association" and mail to: PO Box 31085, Walnut Creek, CA 94598.



**Questions About Wills, Trusts, and Probate?**

The answers are right here in your neighborhood.



**Kyle M. Johnston**  
 Estate Attorney

Rockridge Oakland 510.527.1880	Northgate Walnut Creek 925.278.6180
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# Advertise With Us!



For more information, contact:  
[woodlandswalnutcreek@gmail.com](mailto:woodlandswalnutcreek@gmail.com)

# Dayna Wilson Real Estate News...



## PENDING! 514 Candleberry Road

Best of the Woodlands! Beautifully remodeled, nothing to do but unpack. Converted family room, gas fireplace with 2,000 BTUs that heats most of home! Enjoy the resort-like bathrooms, huge master suite w/fireplace feature, walk-in closet, access to bubbling spa in serene backyard. Professionally landscaped with pavers. Kitchen has all the amenities: gas cooktop, granite counters, stainless-steel appliances, custom cabinets, eat-in area, breakfast bar. Separate formal dining room. Gleaming oak, walnut hardwood floors w/ wenge wood celtic accents. Crown molding. Dual pane windows. Top rated schools. Walk to Whole Food, The Orchards & more. Come see for yourself & fall in love! Asking Price \$1,080,000.

### A FEW RECENT LISTINGS (last 90 days):

- Sold 151 Rosemont W.C. \$1,250,000.
  - Sold 107 Begonia Martinez \$626,000.
  - Sold 951 Sousa W.C. \$960,000.
  - Sold 225 Glasgow Danville \$1,230,000.
  - Sold 2121 Ptarmigan W.C. \* \$555,000.
  - Sold 125 Moiso P.H. \$538,000.
  - Pending 33 Jerome W.C. \$1,100,000.
  - Active 4052 Fariss E.S. \$405,000.
- \*Ptarmigan - Represented buyers

More "Coming Soon" Listings, including Woodlands!

For up to date info, email [Dayna@Day-RealEstate.com](mailto:Dayna@Day-RealEstate.com) to receive our monthly eNewsletter!



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**Dayna Wilson**  
Seniors Real Estate Specialist,  
Realtor CalBRE #01781285

925.788.6582

[www.Day-RealEstate.com](http://www.Day-RealEstate.com)



## A Roadmap for College

### SIMPLIFY. ORGANIZE. PERSONALIZE.

Testimonial from Class of 2017 Family

*"What areas did Audrey help with your college planning?"*

Audrey was absolutely amazing. She helped us evaluate potential colleges, she kept us organized and on track to assure we met college task and application deadlines, she provided essay feedback, and she made sure we were aware of all the various financial aid options that were available to us. Our family loved working with Audrey and would not hesitate in recommending her services.

**Ready to start college planning?**

Contact Audrey Slaughter for more info at **925.207.5884** or **audrey@aroadmpaforcollege.com**

ARoadmapForCollege.com

 Roadmap4College

 A Roadmap for College

## VALLE VERDE CHILDREN'S CENTER

FALL REGISTRATION IS NOW OPEN

- ✦ Before & After School Care
- ✦ TK/Kindergarten Program
- ✦ Affordable Pricing
- ✦ Flexible Schedules

- Science & Engineering ✦
- Homework Help ✦
- Arts & Crafts ✦
- Cooking ✦
- Sports ✦

**WE'RE OPEN:**  
Monday - Friday  
7 AM - 6 PM



Website:

[valleverdechildrenscenter.org](http://valleverdechildrenscenter.org)

Phone: (925) 944-5255

# JUST SOLD

## 3424 CASSENA DRIVE

SOLD in the first week with multiple offers and OVER ASKING!



**To longtime Woodlands residents,  
Bob and Barbara Coffman:**

*All your years of support for Valle Verde Elementary, Foothill Middle School, Northgate High, Woodlands Swim Team, and Walnut Creek Aquanauts will forever be appreciated! Although you're not going far, you'll still be missed. No amount of miles will ever distance you from the friendships you've made here over the years.*

*Blessings on your future plans  
and in your new home!*



## KAREN GUARISCO

REALTOR®  
CALBRE# 01308636  
O: 925.935.8821  
C: 925.708.2405  
karen@karenguarisco.com  
www.karenguarisco.com



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## Your Woodlands Specialist



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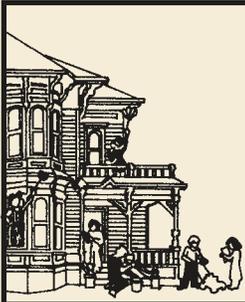
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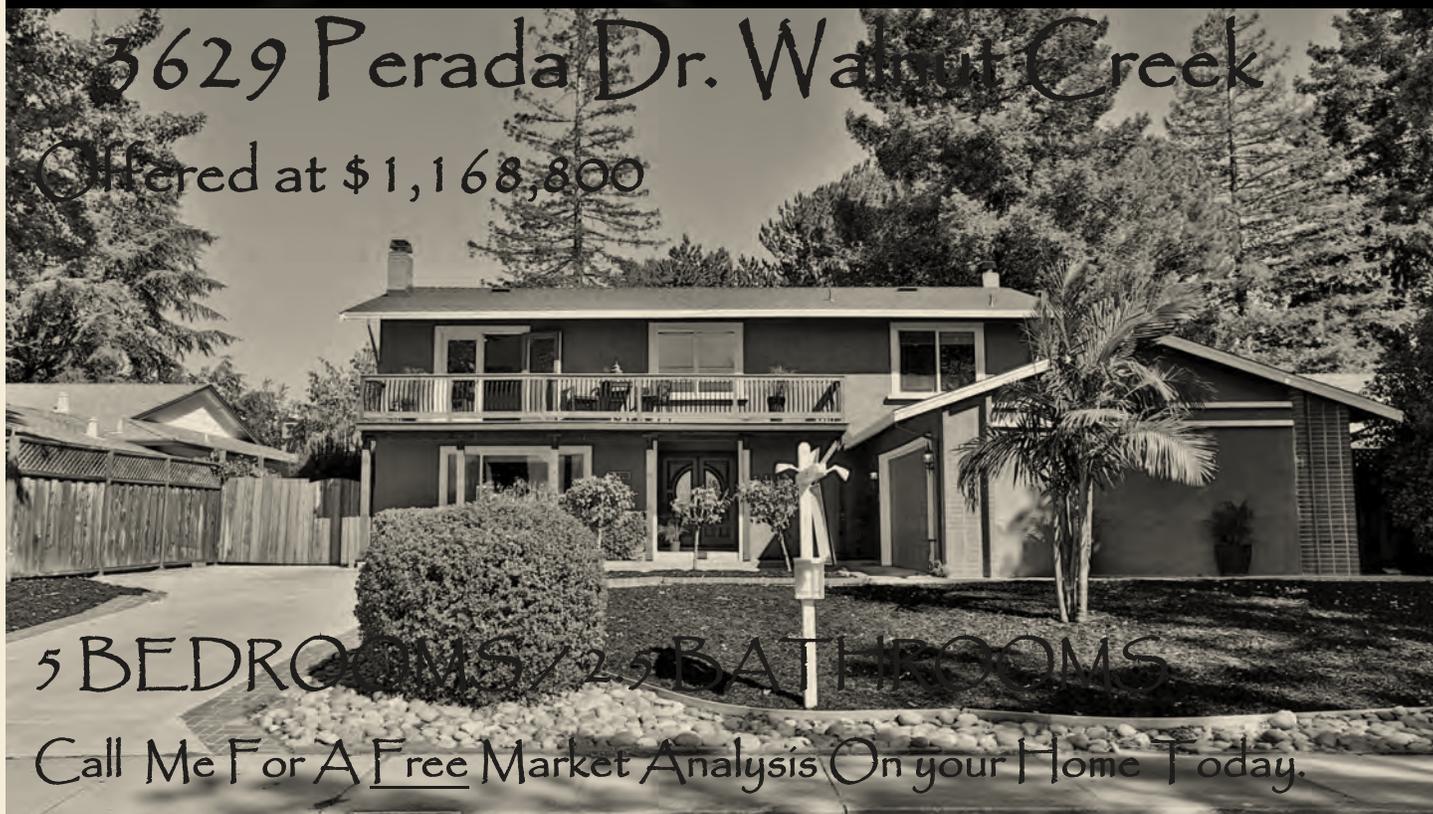
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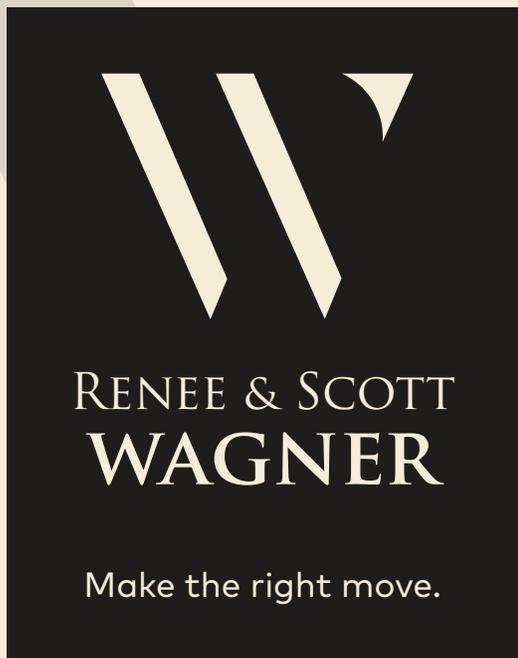
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