

# The Woodlands



Keeping You Informed For Over 40 Years

April 2013

## Safeway Proposal in Review with City Commissions and City Council

By Adrienne Robillard

The Safeway Proposal to change the zoning of its 25-acre parcel at the corner of Ygnacio Valley Road and Oak Grove Road from commercial to retail for the development of The Orchards at Walnut Creek is progressing through study sessions before the Planning, Design Review and Transportation Commissions as well as the City Council.

On Wednesday, March 20th, and Thursday March 21st study sessions were held to discuss the Safeway Orchards proposal before the Walnut Creek Design Review ("DRC") and Transportation Commissions (held after article submitted). These meetings discussed whether the Safeway proposal is consistent with the 11 Planning Principles endorsed by the Shadelands Gateway Specific Plan Advisory Committee. These principles are available online at: <http://www.walnut-creek.org/civicax/filebank/blobdload.aspx?blobid=7209>. >>>

The proposal includes 219K sq ft of new commercial development, including a 55K sq ft Safeway store, retail shops, restaurants, senior housing, and a health club on the 25-acre property. The DRC discussed the project's direction regarding architecture, site layout, landscaping, tree preservation, etc., and whether or not the proposal complies with the Advisory Committee Planning Principles ("ACPP"). The Transportation Commission provided feedback regarding access and circulation for vehicles, pedestrians and bicyclists, mass transit and to assess whether the development proposal satisfies the applicable ACPP.

Following the 3/21 meeting there will be a Planning Commission study session meeting on Thursday, 3/28, and the City Council will address the proposal in a study session on April 2nd. All meetings will be held at City Hall and public comment is encouraged. The Commission meetings will be held from 6-7 p.m. and the City Council Meeting begins at 7 p.m. These meetings will give Safeway an indication on whether their proposal is consistent with the ACPP before the Specific Plan has been completed and goes before the various City Commissions and City council in the coming months.

**Public comments for the meetings can be submitted to City Planner, Ethan Bindernagel, at [bindernagel@walnut-creek.org](mailto:bindernagel@walnut-creek.org), 925-943-5899 x2250.** Agendas for all of these meetings can be found on the Walnut Creek City website: <http://www.walnut-creek.org/services/citizen/granicus.asp>.

### Shadelands Gateway Specific Plan Planning Principle

OCT 1, 2012

1. Create a welcoming and distinctive gateway element at this key entry to Walnut Creek at the intersection of Ygnacio Valley and Oak Grove Roads.

#### Additional thoughts and direction:

- Minimize size of water feature
- Gateway represent Open Space feel (character)
- Make sure 'Feature' marks arrival in City Embraces/Enhances Intersection

RRM, the consulting team working on the Specific Plan, will be in the audience as well as City staff to take notes on the comments during these Study Sessions, since both the Orchards plan and the Specific Plan are coming from the same ACPP. City Planner Ethan Bindernagel said that he expects the Environmental Impact Report to begin in April, when a public scoping meeting will be held, and Study Sessions with the Commissions will occur again in several months once the RRM Specific Plan has been completed.

The Woodlands Association is working with the City to provide residents with a broad timeline to give residents longer notice of future meetings. We are also working with the City to have the timeline posted on the City Website.

The Woodlands Association emails all residents on the list we maintain for these purposes to give as much timely notice of these meetings as possible. If you'd like to join The Woodlands email list, you can do so at: <http://www.woodlandsassn.org/contact/>. We are also posting all information on our Facebook page at: <http://www.facebook.com/WoodlandsAssn>.



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 e-mail a Board member @  
<http://www.woodlandsassn.org/boardmembers.htm>

Woodlands Association  
 P.O. Box 31085  
 Walnut Creek, CA 94598

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 (925) 256-6444

### 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>  
**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>

## Did You Know?

April Fools' Day, sometimes called All Fools' Day, has uncertain origins. Some see it as a celebration related to the turn of the seasons from winter to spring, while others believe it stems from the adoption of a new calendar. It was said that when the Gregorian calendar was introduced, and New Year's Day was moved from March 25th - April 1st (New Year's week) to January 1st, those that either didn't know about this change or those that didn't want to accept the new calendar were called "fools."

April Fools' Day is observed throughout the Western world. Practices include sending someone

on a "fool's errand," looking for things that don't exist; playing pranks, and trying to get people to believe ridiculous things. The French call April 1 *Poisson d'Avril*, or "April Fish." French children sometimes tape a picture of a fish on the back of their schoolmates, crying "Poisson d'Avril" when the prank is discovered.



### Woodlands Association Board of Directors

Board email ID's can be found at [www.WoodlandsAssn.org](http://www.WoodlandsAssn.org)

- Arsen Kitch ~ *President*
- Adrienne Robillard ~ *Vice President*
- Elaine Coyne ~ *Treasurer*
- Ed Wohlers ~ *Secretary*
- Marc Graves ~ *Newsletter Advertising*
- Deanna Constable ~ *Newsletter Coordinator*
- James Goudy ~ *Webmaster*

Kay Ready ~ *Newsletter Distribution Manager*

### Upcoming Board Meetings

8 - 9 a.m.  
**Saturday, April 6th**  
**Saturday, May 4th**

in the Conference Room at the Ygnacio Valley Library (back door)

Woodlands residents are encouraged to attend board meetings

# This Month at the Woodlands Cabana Club

## A New Fence and a Good Spring Cleaning

March 2nd, the first Cabana Club clean-up day of the 2013 season, was a success and it shows. The property was cleared of leaves and debris, sprinklers were repaired, lawns were mowed, and an old section of the front fence was torn down and rebuilt. The new fence is built on grade with the swim deck, allowing us to make the dirt areas around the pool deck level. The board is working on getting some donated or cheap dirt to fill in the gaps.

Maintaining the Cabana Club is a huge job and members' sense of community and willingness to give their time to make the Cabana Club such wonderful place is deeply appreciated by all.

The board would like to thank Dick Gall, Bill Gilmyers, Val Hansen, Erin Klein, Krill Mendelson, Mark Scafidi, Gwen Skeva, and Stephen Weimer for all of their hard work on Saturday, with an extra big thank you going out to John Casey and Glenn and Harry Compton for returning on Sunday to finish the fence. Another maintenance day is being planned to finish the fence and prepare the club for opening day, so stay tuned. All members who participate in club maintenance days receive \$100 credit toward the following year's membership dues (members must work the full five hours to receive a maintenance credit and only one member per household is given credit for hours worked).

## Save the Date for Opening Day!

Saturday, May 11, 2013 is opening day at the Cabana Club. All Woodlands residents - Cabana Club members and non-members - are welcome. There will be a BBQ, games for the kids and more, so mark your calendar.

## Woodlands Swim School

If you haven't signed your swimmer up for lessons yet, don't wait! Classes are filling up fast. Please visit our website at: [www.woodlandscabanaclub.org](http://www.woodlandscabanaclub.org) or contact Emily Andrews at [lil\\_hem@yahoo.com](mailto:lil_hem@yahoo.com) for class schedules and registration forms.

## WST - Important Dates

- April 8th - Practice Begins
- May 18th - Time Trials

If you missed swim team sign ups, it isn't too late. Visit Swimtopia at: <https://woodlands.swimtopia.com/> or contact Amy Vieira at: [amyvieira@yahoo.com](mailto:amyvieira@yahoo.com)

## Re-Instatement Fees Waived for Former Cabana Club Members!

Hey Former Members, we want you back! If you have previously been a member in good standing and are considering rejoining the Cabana Club, you can do it now and the re-instatement fee will be waived. For more information on how to re-instate your membership, please contact Cathy Escobar at: (925) 788-2098 or [membership@woodlandscabanaclub.org](mailto:membership@woodlandscabanaclub.org).

# WOODLANDS POLICE CALLS

Thank you to Deanna Constable for compiling this report from the WCPD website



The following information is taken from the Police Daily Bulletin as posted for public viewing on the Walnut Creek Police Department's website. The entire Walnut Creek police daily bulletin can be viewed at: [www.walnut-creek.org/citygov/depts/police/bulletin.asp](http://www.walnut-creek.org/citygov/depts/police/bulletin.asp). Some issues of the Woodlands Newsletter may include only a portion of the monthly police activity in our neighborhood, as available print-space varies from issue to issue.

## Police calls from 2/13/13 to 3/08/13

02/13/13 08:46:49 Oak Grove Rd / Ygnacio Valley Rd Reports homeless subj has set up a camp closest to the tunnel that runs under ygn valley, south side. RP sees tent, bike etc and would like it to be removed. Dispo: contacted subject and he agreed to move on and advice was given. Was served vacate notice by canal patrol this date. Service to Citizen

02/14/13 09:37:09 400 Bl Dogwood Dr Reports theft of jewelry (redacted 01). Dispo: RP unable to locate jewelry she last saw two weeks ago. Lost \$1875 in four pieces of jewl. No leads. Theft

02/14/13 17:44:20 Citrus Av / Sugarberry Ln Transient has set up camp along canal trail. Cross the bridge to the right in the grassy area. Transient in a sleeping bag. Dispo: utl any transient subjects. Service to citizen.

02/18/13 14:51:25 3600 Bl Citrus Av Reporting transients living in the open space behind the RPs house, per RP they are currently there and they are drinking. Dispo: contacted subj (redacted 01) who agreed to move along. Service to Citizen

02/19/13 09:33:24 Bayberry Dr / Perada Dr Reports subj assoc with red vehicle possibly a Honda appeared susp, 4 subjs with hoodies were in the ped tunnel, saw the RP and left in veh towards Perada. Area check - occ'd 10-15 ago. Dispo: area check conducted for vehicle, which was GOA and utl upon arrival. Service to Citizen

02/20/13 15:14:51 2200 Bl Oak Grove Rd Subj CHALLENGED RP to fight because RP was smoking to close to ATM machine. Occrd at 1400 hrs. Subj took a swing at RP, did not make contact. WMA 50's salt/pp hair, 6'01/220 blu or gry shirt, bro pants. Susp assoc. Dispo: suspect contacted. Disturbance- 415 pc

02/20/13 23:28:44 600 Bl Rock Oak Rd RP can hear a loud vacuum truck in the area. Dispo: unable to locate. Noise complaint

02/21/13 07:09:12 3500 BL Cassena Dr reports ID theft \*\*10-21\*\*. Dispo: ID theft via Internet, charges made at Macy's(unk. loc), and Emeryville by UNK suspect. #N/A

02/22/13 00:38:48 500 Bl Banyan Cr Citizen reported to cpd of a BMA punching a WFA in a old beat up gry veh with peeling paint occ 10 ago in Concord.. Dispo: veh not at residence. Per grandfather he moved out 1 week ago UNK where to. Welfare check

02/25/13 09:23:57 Ygnacio Valley Rd / Oak Grove Rd Req of ficer call re a reckless driver that made a U-turn thru the bushes earlier today.\*\*21\*\*. Dispo: contacted RP and advice was given. Attempted to contact the subject, via phone but no answer. Service to Citizen

02/25/13 09:59:41 Perada Dr / Bayberry Dr RP states sometime overnight UNK subj dumped garbage and old furniture at this location. Dispo: located items and corp yard was notified and picked up the items of no value. Littering

03/01/13 07:38:13 3600 Bl Citrus Av Reports burg to garage occ'd during the night. Known loss so far is bicycle. Dispo: no signs of force. Blue mens Scatante 10 SPD W/ EA 90 rims. Burglary

03/01/13 09:37:27 2000 Bl Banbury Rd RP states car has been hit/run to silver Mazda. RP feels construction firm x the st is responsible. Dispo: a vehicle backed into a parked car then left the scene. Investigation on going. Hit and Run

03/01/13 17:13:08 Ygnacio Valley Rd / Oak Grove Rd found mar purse on trail at tunnel that goes under Ygn near Boundary Oaks. Purse is on a ledge on east side of tunnel. Dispo: utl Lost Property

03/05/13 10:03:27 1900 Bl Oak Grove Rd RP grandmother stating grandson 16, home alone, called her and stated someone was breaking into home. Dispo: exterior/interior surrounding areas checked clear. Residents contacted. Conf no entry, nothing stolen/damaged. BOLO TO CPD. Prowling

03/07/13 07:35:31 3400 Bl Bayberry Dr 459 TO BLK Toyota seq during the night via window smash. Unk loss. Dispo: right rear 1/4 panel window smashed by unknown means, no leads, nothing taken. Key case to 13-6987. Vandalism

03/07/13 08:15:32 3400 Bl Bayberry Dr Window smash veh vandalism. No loss.. Dispo: front right pass window smashed to victim's BMW , no loss, no leads, damage \$400. Related to key case 13-6983 Vandalism

03/07/13 12:50:44 2200 Bl Oak Grove Rd Political protesters getting in verbal 415's w/ customers ifo the business. Subjs have followed customers inside arguing with them and was verbal w/ an employee when asked to leave. Dispo: contacted subject. Not protesting, but doing fundraising for civil rights group. Situation mediated. Service to citizen

03/08/13 16:51:57 Sugarberry Ln / Mandarin Ln Reports susp, loitering subj: WMA 510/slender wrng blu hoodie, looks like he hasn't washed his face in over a week.. Dispo: GOA. Susp. Circumstance

# School News



## Northgate News

**Tickets on Sale Now!**  
*Spring for Education*  
*...road to academic success*  
**Friday April 12, 2013!**

5th Annual Northgate Parent Faculty Club Spring Auction and Dinner Dance

**Clubhouse at Boundary Oak**

**5:30 – 11:30pm**

**\$65. Per person**

Money raised at the auction is invested back into the school. Past funding has provided additional hours for the College and Career Center, technology support, and additional class sections. Find out more by visiting: <http://www.northgatehs-pfc.com/spring-for-education.php>

## Attention 8th Grade Parents!

Please save the dates for the following 8th grade activities. More time sensitive information will be communicated via mail and phone tree over the next few weeks so please be on the lookout!

**Thursday, May 23,** Raging Waters 8th grade field trip  
**Thursday, June 13,** 8th grade promotion and dance

Details on time, location, costs and permission slips will be coming. If you are interested in helping out with any of the 8th grade activities please send an email to [mikemichelpitekfamily@gmail.com](mailto:mikemichelpitekfamily@gmail.com) and we will get back to you soon.

Thank you, 8th Grade Activities Committee

## Youth Ambassador Exchange (YAE)

Foothill 7th graders are invited to apply for a foreign exchange program with Walnut Creek's sister city in Siofok, Hungary. The exchange will take place during the fall of 2013 and spring of 2014. Approximately 6-12 8th grade students from both Walnut Creek and Siofok will spend a week in each city meeting new people and learning about the other country. The students will shadow their host to class as well as participate in field trips.

Applications are due by April 12, 2013 followed up by interviews in late April. There will be several meetings in May as well as late summer to prepare for the exchange. Margaret Elliott, a science teacher at Foothill Intermediate School, will be accompanying the WC students along with other adult chaperones. The cost is estimated to be \$1,500-\$2,000 including airfare and travel insurance. The students will be staying with their host families in both cities. If you would like additional information and/or an application, please contact Walter Schick 934-0656 or [walterschick@astound.net](mailto:walterschick@astound.net)

## After School Homework Assistance

The After School Assistance Program (ASAP) is available on Tuesdays and Thursdays. This is a drop-in program; students will sign in, work on their homework and then sign out.

- For Math assistance - Mr. Narin, a retired teacher, is available in T-2 from 2:30 to 3:15 pm.
- For all other subjects - Mrs. Frazier will work with students in the Library from 2:30 to 3:30 pm.
- Science Assistance is on Monday after school.
- 8th Graders report to B-1 or B-2
- 7th Graders report to B-3 or B-4
- 6th Graders can report to Mr. Monroe during lunch in room B-7

## Sports Basement Funds Foothill

Mention "Foothill" each time you make a purchase at Sports Basement to receive a 10% discount and a portion of your purchase goes to Foothill PFA! Use your discount on purchases and rentals and support Foothill PFA.

# Free Tax Preparation Services Offered

By Adrienne Robillard

Free tax preparation for the 2013 tax season is available from two programs: AARP's Tax-Aide and United Way's "Earn It, Keep It, Save It," (EKS). All tax preparers are certified by the IRS and both programs serve taxpayers of any age. While Tax-Aide does not have an income limit, EKS can only serve individuals whose incomes do not exceed \$50,000.

To make an appointment for the Tax-Aide sites serving the Walnut Creek area, call 925-943-5851 (Walnut Creek Senior Club site); 925-405-6278 (Walnut Creek Grace Presbyterian Church site); 925-979-5013 (St. Paul's Episcopal Church site). For general information on AARP's Tax-Aide, call 925-726-3199 or visit [http://www.aarp.org/money/taxes/aarp\\_taxaide/](http://www.aarp.org/money/taxes/aarp_taxaide/). For information on EKS call 2-1-1 or visit [www.earnitkeepitsaveit.org](http://www.earnitkeepitsaveit.org).



# Become a Member of Walnut Creek's Disaster Response Team

By Adrienne Robillard

Help your community by learning how to respond to disaster. Registration is now open to become a trained Community Emergency Response Team member. Six CERT training classes will be held Wednesdays from 6:30-10:00 p.m. April 10th – May 15th at Tony LaRussa's Animal Rescue Foundation, Training Pavilion, 2890 Mitchell Dr., Walnut Creek. There will be a final drill the morning of Saturday, June 1st, from 8 a.m. – 1 p.m., exact location TBA.

Course topics include disaster medical operations, fire safety and utility control, and CERT team organization. CERT graduates are sworn in as volunteer Disaster Service Workers for the City of Walnut Creek. In the event of an earthquake or other disaster, CERTs first secure their own family's



safety, then gather at pre-designated staging areas and work as a team in helping surrounding neighborhoods.

Cost is \$25 and pre-registration is required. Email [cert@walnut-creek.org](mailto:cert@walnut-creek.org) or contact Gayle Vassar, Communications and Outreach Manager for the City of Walnut Creek, 925-943-5895. Learn more at [www.walnut-creek.org/cert](http://www.walnut-creek.org/cert).

# Are You the Next Woodlands Association Treasurer?

Our current Treasurer's tenure is coming to a close, and we are looking for a new Woodlands Association Treasurer to join us in serving the Woodlands neighborhood in this volunteer position. Experience with Excel and Quicken helpful but not required. Responsibilities include but are not limited to tracking newsletter advertiser payments, making bank deposits, following up on past due amounts, presenting a summary of finances at monthly board meetings, and sending invoices to advertisers. If you are interested in joining your neighborhood board in this important role (which only requires 2 hours of your time/month), please email [woodlandsassn@yahoo.com](mailto:woodlandsassn@yahoo.com). Training is provided. We look forward to hearing from you.

The Woodlands Association is conducting a survey to gauge what residents of The Woodlands think about the Safeway Proposal for the 25-acre parcel at Ygnacio Valley Road and Oak Grove Road, at the entrance to our neighborhood. The Woodlands Association will share your valuable input when we represent our neighborhood in meetings with the developer and the City.

We strongly encourage you to take a few minutes to answer this survey by one of these 2 easy methods by April 15th, 2013.

Cut out the survey page from the newsletter and mail it to us at:

**Woodlands Association**  
P.O. Box 31085  
Walnut Creek, CA 94598  
OR

Fill out the survey online at [www.woodlandsassn.org](http://www.woodlandsassn.org) or on Facebook at <http://www.facebook.com/WoodlandsAssn>

1. Are you aware that there is a proposal to change the zoning of the 25-acre lot owned by Safeway at Ygnacio Valley Road and Oak Grove Road from commercial to retail?  
Very Aware - Aware - Somewhat Aware - Neutral - Unaware
2. Are you aware that the current proposal includes a 55K square foot Safeway grocery store, retail, a physical fitness center and a senior living center?  
Very Aware - Aware - Somewhat Aware - Neutral - Unaware
3. How satisfied are you with the level of communication (notices and flyers sent by Property Development Centers to residents via mail) about the new development?  
Very Satisfied - Satisfied - Somewhat Satisfied - Neutral - Dissatisfied
4. Did you attend any of the meetings that Property Development Centers/Safeway hosted over the past year?  
All - Most - Few - None - Did Not Know About These
5. How important are the following to you regarding this development?

- Open Space/Park:**  
Very Important - Important - Somewhat Important - Neutral - Not Important
- New Safeway Store:**  
Very Important - Important - Somewhat Important - Neutral - Not Important
- Restaurants:**  
Very Important - Important - Somewhat Important - Neutral - Not Important
- Retail:**  
Very Important - Important - Somewhat Important - Neutral - Not Important
- Senior Housing:**  
Very Important - Important - Somewhat Important - Neutral - Not Important
- Fitness Center:**  
Very Important - Important - Somewhat Important - Neutral - Not Important
- Coffee Shop:**  
Very Important - Important - Somewhat Important - Neutral - Not Important

- Pharmacy:**  
Very Important - Important - Somewhat Important - Neutral - Not Important
  - Bank:**  
Very Important - Important - Somewhat Important - Neutral - Not Important
  - Bookstore:**  
Very Important - Important - Somewhat Important - Neutral - Not Important
  - Boutique Stores:**  
Very Important - Important - Somewhat Important - Neutral - Not Important
6. How important is the existing protected right-turn lane from Oak Grove Rd. to Ygnacio Valley Road to you?  
Very Important - Important - Somewhat Important - Neutral - Not Important
  7. What type of open space would you support: contiguous open space (park in center) or setbacks (space between roads and development)?  
 Support contiguous open space  
 Support space allotted to setbacks  
 Support a balance between the two
  8. Do you support the rezoning of Safeway's 25-acre parcel from its current commercial zoning to retail, to allow the proposed development to move forward?  
Strongly support - Support - Moderately support - Do not support - Neutral
  9. How concerned are you about Citrus Ave. going through to the proposed development (making Oak Grove Road & Citrus Avenue a 4-way intersection)?  
Very Concerned - Concerned - Somewhat Concerned - Not Concerned - Neutral
  10. How concerned are you about the following?  
**Additional Traffic:**  
Very Concerned - Concerned - Somewhat Concerned - Not Concerned - Neutral  
**Noise:**  
Very Concerned - Concerned - Somewhat Concerned - Not Concerned - Neutral  
**Pollution:**  
Very Concerned - Concerned - Somewhat Concerned - Not Concerned - Neutral  
**Impact on neighboring streets:**  
Very Concerned - Concerned - Somewhat Concerned - Not Concerned - Neutral  
**Impact on neighboring shopping centers:**  
Very Concerned - Concerned - Somewhat Concerned - Not Concerned - Neutral
  11. Please use the space provided to share your thoughts on the Safeway proposal:  
\_\_\_\_\_  
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We appreciate your responses.

# ADVERTISING

## Advertiser Contents

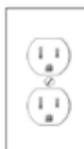
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**Any standard Job. Unusual Problems welcomed.**

References Please Call **Paul Fleck 676-6607**

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Toll Free: (800) 788-6522  
Phone: (925) 930-7870  
Email: [steve@stevecarlin.com](mailto:steve@stevecarlin.com)  
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## Advertise With Us!

To Advertise in the Woodlands Newsletter,

Contact **Marc Graves** at [Woodlandsassn@yahoo.com](mailto:Woodlandsassn@yahoo.com) or 925-336-6272

MARC

### 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 - \$90/month
- 1/2 Page – 5 x 7.5 - \$50/month
- 1/4 Page – 5 x 3.5 - \$30/month
- 1/4 Page on back cover - \$50/month
- 1/8 Page – 2.5 x 3.5 - \$20/month
- Want Ads - line ad with 30 words or less:  
\$5 Woodlands Residents, \$13 Non-Residents

### Next Advertising Deadline

Please submit all ads and payments for the next issue by  
**April 15, 2013**

### Submission Guidelines

- Please submit your ad in the actual size/dimensions listed above.
- Ad should be formatted with any artwork you want included at the time of submittal.
- If your ad needs layout/design or artwork, there is an additional \$10 design fee.
- We love DIGITAL FILES! If you can provide a digital file of your ad, please email it to [Woodlandsassn@yahoo.com](mailto:Woodlandsassn@yahoo.com). We accept PDF and Microsoft Word documents.
- If you only have a paper copy of your ad, please mail it and the payment to: Woodlands Association, PO Box 31085, Walnut Creek, CA 94598
- Payment is due when you submit your ad. Please make checks payable to "Woodlands Association" and mail to: PO Box 31085, Walnut Creek, CA 94598





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The Woodlands



4 Bedroom 2 Bath

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Email: laure@yourlocalhomerepairs.com  
www.yourlocalhomerepairs.com

## CALL FOR LICENSED CONTRACTOR OR HANDYMAN

### TERMITE WORK

- All necessary work to obtain a clearance

### ELECTRICAL

- Bathroom and Kitchen Fans
  - Wiring
- Fixture Replacement

### PLUMBING

- Repair or Replacement of Broken Pipes
  - Repair of Leaking Pipes
  - New Installations
- Repair Replacement of Washer, Faucets, Commodes, Wax Rings – Water Heaters

### PAINTING

- Exterior – Interior
- Spot Painting After Repairs
- Wall & Ceiling Texturing

### GUTTER WORK

- Clean out Gutters – Installation of gutter screens

### CARPENTRY & DRYWALL

- Installation of Doors, Locks
- Repair Stucco – Drywall
  - Brickwork
  - Odds and Ends

### TILE WORK

- New Tile Installation
- Seal and Grout Existing Tile

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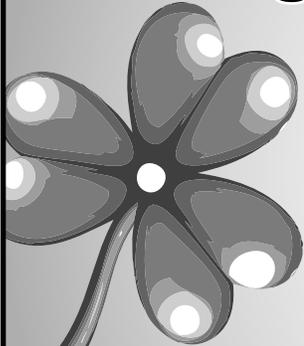
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