

The Woodlands



Keeping You Informed For Over 40 Years

July 2011

Safeway is Requesting the City to Consider Retail in the Shadelands

By Ed Wohlers

Fellow board member Joe Casey and I were invited to a meeting with two employees of Property Development Centers (a Safeway subsidiary) and a Safeway consultant on May 31st to discuss the 24+ acre Shadelands Business Park parcel (owned by Safeway) located at the corner of Oak Grove Rd. and Ygnacio Valley Rd. The purpose of the meeting was to obtain an understanding of the community's thoughts on development of the parcel. We appreciate their efforts and see this as a good sign that they took the time to reach out to the community at an early stage of the process.

The proposed project includes relocating the Encina Grande Safeway to a new 55k sq. ft. store that would anchor a retail redevelopment of their Shadelands property, amongst other shopping possibilities. However, the current zoning regulations do not allow retail of this nature and an amendment to the General Plan would be necessary for this project to move forward.

Deb Karbo, Director of Development for Property Development Centers, submitted the following information for the newsletter:

“Safeway has submitted an application to the City of Walnut Creek seeking a General Plan Amendment for its 25 acre parcel located on the northwest corner of Ygnacio Valley Road and Oak Grove Road. The application simply requests the Council grant authorization for Safeway to study alternative retail/commercial uses on the parcel. If the Council agrees to the study, it by no means grants approval for any type of development. Rather, it allows Safeway the opportunity to begin the process of working collaboratively with the neighborhood to solicit input and to formulate a plan that would ultimately lead to a formal development application. The only firm plan Safeway has for the site is to relocate their existing store from across the street. What else is built on the remainder of the site will be determined by Safeway working in conjunction with the neighborhood and the City. This will be a thoughtful, comprehensive process with many community meetings and many public hearings. In addition, there will be a thorough analysis of all aspects of the project from environmental issues to traffic impacts to project design. Safeway's goal would be to build a project that enhances the neighborhood. **The hearing for the General Plan Amendment request is set for August 2, 2011, 7 p.m. in the Council Chamber at City Hall, 1666 North Main Street.**“

Please check the WC website, <http://www.walnut-creek.org/services/citizen/granicus.asp> for possible changes to the date/time. For additional information you can follow postings on our website: www.woodlandsassn.org and you can sign up for our e-mail blast list (also located on the homepage) to receive e-mail updates on this issue. Feedback on this topic can be sent to our e-mail: woodlandsassn@yahoo.com.

The Woodlands Association is planning on attending this meeting to make sure that all parties understand the impact of a project like this and what a general plan amendment would mean in this area. All interested parties should consider attending this meeting to express your view point.



Want to Write Something?



The Woodlands newsletter provides a community service by keeping neighborhood residents informed about issues and events of interest. We encourage Woodlands residents to submit articles for the newsletter and we regularly receive articles that are published in the newsletter.

If you would like to contribute an article, please contact us and we will be happy to work with you to help get it edited and published. Our publication guidelines are relatively simple – topics should be of interest to Woodlands residents, the newsletter can not be used as a forum to air issues between individuals, and articles may need to be edited to fit within available space (typical length is 200 words or less). To meet our publication schedule for a monthly newsletter, we have established a closing date of the 10th of each month. To the extent that space is available, articles received and ready for print by the 10th of the month will be published in the next version of the newsletter.

We appreciate your help in making the newsletter as informative, useful, and relevant to Woodlands residents. To submit an article, please write to woodlandsassn@yahoo.com.

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Food Bank Update:

Dayna Wilson ~ Keller Williams Realty & Andraya Bern ~ Summit Funding collected 397 lbs. of food!

THANK YOU Woodlands for your generous donations!

July 4th Parade and BBQ

By Justin Wedel



This is just a reminder that Diablo View Rotary of Walnut Creek has graciously stepped forward to run the Woodlands Annual 4th of July Parade. Please gather at Valle Verde at 11am. The parade will start at 11:30am on Monday, July 4th. Decorate your scooter, bikes, or floats and participate in the parade to the Cabana Club. Once there you can play games, swim, BBQ, socialize with your neighbors etc.

All Woodlands residents, family, and friends are invited to swim and enjoy the day with your neighbors. All activities and entrance to the event is free! For additional information, please contact Justin Wedel at (925) 899-2535 or justin@wedelonline.com

Established in 1965, the *Woodlands Newsletter* is a monthly publication that is published by the Woodlands Association. Archived issues are located at www.WoodlandsAssn.org

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<http://www.woodlandsassn.org/boardmembers.htm>

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

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Board email ID's can be found at www.WoodlandsAssn.org

Upcoming Board Meetings

Saturday, July 9th
 at 8:15 am
 and
Saturday, August 6th
 at 8:15 am
 in Carl's Jr.
 Conference Room

Woodlands residents are encouraged to attend board meetings

Successful Neighborhood Watch Meeting

By Dayna Wilson and Lucy DiBianca



The Peppertree Road neighbors held a *Neighborhood Watch* Meeting in May. We had a nice turn out of residents from around our block. Officer Rangel and Alicia Williams, Community Outreach Liaison, presented a very informative program answering many of our questions and concerns about safety issues and crime prevention. The “secret” to having the best crime prevention? A good neighbor! Why? There can’t be a law enforcement officer on every corner, so citizen involvement is essential to combat crime.

We were very impressed with the level of care and interest the Walnut Creek Police Dept. exhibited. The discussion covered Vacation Security, Home and Car Security, and Operation Identification. The police department depends on the community to let them know of any suspicious behavior or safety concerns in the Woodlands so that they can respond appropriately. Does your block have a Block Captain? Get involved, get to know your neighbors and together we can fight crime in the most effective way-before it happens!

Have a Safe and Happy Summer, Dayna Wilson and Lucy DiBianca - Peppertree Block Co-Captains

Woodlands Board Elections

By Ed Wohlers

As discussed in prior articles, Woodlands Board elections will take place this month for open positions. The positions up for election to a voluntary two year term beginning August 1, 2011 are Treasurer and Vice President. We have not received any statements of interest for the Treasurer position and that position will remain open until a suitable candidate is identified (See the qualifications for this position in the June newsletter saved on our website www.woodlandsassn.org). Justin Wedel has expressed interest in the Vice President position and his statement of interest was published in the June 2011 Woodlands newsletter. All Woodlands residents are members of the Woodlands Association and can cast their choice for open positions in the annual election. Each residence is allowed two votes and each voter must be 18 years or older.

Please send in your choice by completing the ballot below for the open position below to our mailing address, **Woodlands Association, P.O. Box 31085, Walnut Creek, CA 94598 by July 15, 2011.** Results of the election will be published in the August newsletter.

✂-----

Ballot for open Woodlands Board positions:

Vice President _____ **Justin Wedel**
_____ **Other,** _____
(Print Name Here)

Submitted by _____ **Address** _____
(Print Name Here)

(Signed) **Telephone No** _____

Please include your contact information in case we have any questions. If you are interested in applying for the Treasurer position, please contact the Board via e-mail at woodlandsassn@yahoo.com and we will contact you to discuss the position further.

School News

Valle Verde News – Source: e-voice June 2011

SAFE CAMPUS

Please help to keep our school campus safe over the summer.

Campus Safety

If you see any suspicious activity, please be sure to call the Walnut Creek Police Department at 935-6400.

FROM THE VALLE VERDE COMPUTER LAB

Keep Your Math Skills Sharp this Summer!

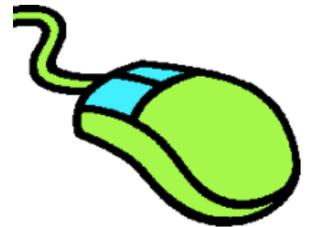
Valle Verde has subscribed to a wonderful website called IXL Math (www.ixl.com/signin/valleverde). We were able to purchase this program with PTA funds (thank you parents for your PTA dollars)!

IXL is a comprehensive math practice site for PreK-8th grade with an unlimited number of math practice questions in hundreds of skills - all of which are aligned to state standards.

Your students can access this webpage from home, so this is a great opportunity to practice math skills over the summer.

A letter with the log in information and password was sent home with your student. We've seen that the students are very excited to use this program in the computer lab and it helps them improve their math skills tremendously. We hope they continue to practice it as enthusiastically over the summer!

Find more resources and links to other great educational websites on the Valle Verde Computer Lab webpage: <http://www.mdusd.k12.ca.us/valleverde/lab>



MEASURE C UPDATE FOR NORTHGATE HS:

Moving Forward with Facilities Improvements

The Mt. Diablo Unified School District approved \$1.5 million in funding from Measure C bonds to immediately be dispersed for a series of facilities enhancement projects at Northgate High School.

In a concerted effort, The Northgate Community Pride Foundation (NCPF), the school district, Northgate High School and the Northgate PFC, are all working as partners to ensure the approved funds from the Measure C bond initiatives are best allocated to serve the school and the students. These organizations have prioritized facilities improvement projects including matching funds for completion of the Northgate High School sports complex with the installation of permanent bleachers. Other projects listed include converting the auto shop into a new engineering facility, construction of new classrooms, renovation of bathrooms, and restoration of the girls locker room. NCPF will continue to fund raise with fresh campaigns for each new project.

“Assisting with the installation of permanent bleachers is the top priority as the Northgate Pride Foundation has already raised \$2.25 million of the total \$2.75 million needed to build the sports complex that has been in the works for over six years,” said Kassie Wenzell, president of NCPF. “This project is shovel-ready, has all the necessary district approvals for design and construction and is in position for installation in 2011. The Northgate Athletic Boosters capped bleacher fundraising with a generous \$50,000 donation to reach our goal.”

The list and prioritization improvements were made in conjunction with the 2011 Northgate High School strategic plan set forth by the high school and the Northgate PFC.



WOODLANDS CRIME REPORT

*Thank you to Kathy Master
for compiling this report from the WCPD website*



The information in this Crime Report 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. 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.

11-14347 05/07/11 15:31:36 **911 Hang-up** 3400 block Peachwillow Lane. Open line, some static. Dispo: Contacted residents; phone system has been broken for past weeks. Residence will get line fixed. Ofc. Appel

11-14772 05/11/11 12:17:48 **Service to Citizen** 2200 block Oak Grove Road. Disturbance involving male customer who is upset because business would not let him try a wig on. Dispo: Subject(s) left while on the line with dispatch; RP requested PD cancel response. No ofc. assigned

11-14875 05/12/11 09:35:23 **Littering** 3200 block Primrose Lane. Unknown subject(s) egged RP's residence overnight. RP declines response; for information only. No ofc. assigned

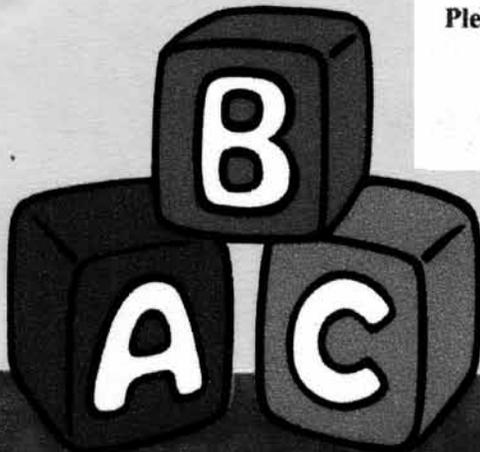
11-15067 05/13/11 20:20:30 **Littering** 300 block Rock Oak Road. RP states two children threw papers on her hedge. Dispo: Advice given to RP on how to deal with situation. Ofc. Olson

ABC Fun

1557 Palos Verdes Mall Suite B Walnut Creek CA 94597
www.abcfunwc.com
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- Manner Matters
- Birthday Party/ Girls' Time



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

TEEN HELP AVAILABLE

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We provide Professional Petcare in your home
Take in mail, Water plants/yard, Give meds
Please call Lane – 925-286-8426

WOODLANDS TEEN CAN HELP!

Experienced Woodlands Senior @ NGHS looking for work – mowing, blowing, and edging your lawn with my equipment. Call Austin at 925-939-8316.

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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**

July 15, 2011

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. We accept PDF, Microsoft Publisher, and MS 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:
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dariaflute@hotmail.com

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Vespa, 1064 miles, comes with Helmet, 2 Jackets, gloves, Vespa Cover, new battery and Versa Hauler (\$399), Asking \$3,000 for all. In pristine condition.

Contact: Betty Maire at 933-6986.

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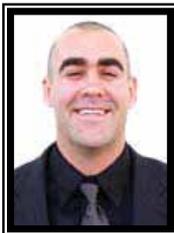
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michael.jordan@goAAA.com
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For more information please visit our website at:
www.ProntoCleaningSolutions.com

For a free estimate, please call Pronto at: 925-915-0960
or contact us by email at: Kelly@ProntoCleaningSolutions.com

* some restrictions apply

A photograph of a modern kitchen with dark wood cabinets, a granite countertop, and a large island. A handwritten testimonial bubble in the upper right corner says "Nice guy - Does great work!".

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LHICONSTRUCTION@ASTOUND.NET



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Are you familiar with the stylist from the Encina Shopping Center? If you are or just looking for a New Stylist, I invite you to stop by Diablo Salon where you can find a happy and familiar face. Bring in this ad to receive

\$2.00 off your Haircut

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BENEFITS: HEADACHES, STRESS, TENSION, NERVOUSNESS, DIABETES, INSOMNIA, ALLERGIES, CIRCULATION PROBLEMS, FOOT PAIN, NECK PAIN, LEG PAIN, SCIATICA, SINUS, OVERWEIGHT, ASTHMA, SKIN DISEASE, HYPERTENSION, MENSTRUAL PAIN, IMPOTENCE, URINE FREQUENCY, CONSTIPATION, STOMACH PROBLEMS, ETC.



Upcoming Fun Activities at the Woodlands

We have some fun ideas in the works, so look for more information once dates and details are decided. We are always looking for volunteers to help organize and run events so if you responded to an idea; "hey, that sounds fun!" consider helping out. Contact pollybradbury@astound.net or 925.324.0295

Lap-a-Thon

We would like to tie this in with the swim team and all the laps they swim every day - not on swim team? *no problem!* You too can join in the event. More info to follow soon.

Movie Night

Family fun under the stars! Watch for a date later in the Summer or early Fall.

Toddler Events

With so many families with small children we would love to have a couple of parents work with us on organizing a "Toddler Tuesday" (?). We will provide water toys and Otter Pops. If this sounds like something you would be interested in please contact me (see above).

Woodlands Cook Book

This is a great tribute to all the families, past and present especially with the 50th anniversary of the Woodlands coming up. We have already started collecting recipes but we need help with this undertaking. If you are a cook and have some great recipes - please send them along. Maybe you love to eat? Please help us compile and taste test the recipes!

End of Year Party

Linda Van Brocklin offered to host a Chili Cook Off! Should be a blast!

Polar Bear Plunge

Everyone who attended in January had a blast! This will be an annual event for sure. Hot Cocoa, S'mores, a couple of fire pits and ice cold water - Purrrrrfect!

HAPPY NEST CHILDCARE

Invites you

Open House

Time

July 24th (Sun) 9:00 a.m.- 2:00p.m.

Location

3640 Sugarberry Lane Walnut Creek (Woodlands community)

Bring your child for fun craft activities while you learn more about Happy Nest Childcare, the best kept secret of the Woodlands community

Refreshments will be served

Upcoming Event

Behavioral Management/Positive Discipline Workshop

August 7th (Sun)

Rita Church (Founder & Owner of Silver and Gold Preschool)

Rita Church holds B.S. specializing in child and family development with an emphasis of early childhood education.

(925) 934-8396

E-mail: Camucha46@comcast.net

Website: www.happynestchildcare.net



Dayna Did It Again! Just Listed...

3538 Cassena Drive, Walnut Creek—Woodlands

4 Bedrooms / 2.5 Bathrooms / 2,422 s/f

\$685,000.



~~~~~  
**3084 Burlington Way, Walnut Creek—Northgate**

**4 Bedrooms / 2 Full Bathrooms / 2,120 s/f**

**\$850,000.**



*Dayna Wilson - Realtor & Woodlands Resident*

**(925) 788-6582**

**Dayna@Day-RealEstate.com**

**DRE # 01781285**



## Woodlands Cabana Club 2011 Swim Lesson Registration

Private Lessons **ONLY** (1 student per instructor)

Each session includes: Four - 25 minute lessons - Monday, Tuesday, Thursday, & Friday.

The session will meet at the same time during its four days.

Cost: Members - \$50.00      Non-Members - \$80.00

Times: 12:30 noon, 1:00pm, 1:30pm, 2:00pm, 2:30 pm, 5:00pm, 5:30pm, 6:00pm, 6:30 pm.

**Session 1:** 6/13, 14, 16, 17      **Session 2:** 6/20, 21, 23, 24      **Session 3:** 6/27, 28, 30, 7/1

**\*Session 4:** 7/5, 6, 7, 9      **Session 5:** 7/11, 12, 14, 15

**Session 6:** 7/25, 26, 28, 29      **Session 7:** 8/1, 2, 4, 5      **Session 8:** 8/8, 9, 11, 12

**\* Note:** This week lessons are Tuesday, Wednesday Thursday, & Friday due to July 4<sup>th</sup> Holiday.

Space is limited--register early. Please list 1<sup>st</sup>, 2<sup>nd</sup> and 3<sup>rd</sup> time choices for each session.

Confirmations will be e-mailed. **Payment must be made at time of registration.** Sorry, we cannot honor requests for specific instructors.

Parent Name: \_\_\_\_\_ Phone: \_\_\_\_\_

Address: \_\_\_\_\_

E-Mail Address: \_\_\_\_\_

| Student's<br>Name | Age | Gender |  | Session | Time Choices    |                 |                 | Fee |
|-------------------|-----|--------|--|---------|-----------------|-----------------|-----------------|-----|
|                   |     | M/F    |  |         | 1 <sup>st</sup> | 2 <sup>nd</sup> | 3 <sup>rd</sup> |     |
| 1.                |     |        |  |         |                 |                 |                 |     |
| 2.                |     |        |  |         |                 |                 |                 |     |
| 3.                |     |        |  |         |                 |                 |                 |     |
| 4.                |     |        |  |         |                 |                 |                 |     |
| 5.                |     |        |  |         |                 |                 |                 |     |

Total Amount Due: \_\_\_\_\_

Make checks payable to **Woodlands Cabana Club**. Send swim lesson registration and payment to: **Woodlands Cabana Club, 111 Longleaf Drive, Walnut Creek, CA 94598, Attn: Swim Lesson Coordinator**. Please note: **No refunds after June 1, 2011**. Rescheduling of classes will be made on a space available basis only.

### WAIVER OF LIABILITY:

I consent to the above student(s) participating in swim lessons and acknowledge that as a condition of participating, I agree to indemnify and hold harmless the Woodlands Cabana Club and their officers, agents, and employees from any and all liability for any accident or injury arising from the swim lessons.

Signature: \_\_\_\_\_ Date: \_\_\_\_\_

(Parent or Guardian)

3/23/2011



## Help Support the Woodlands Swim Team with Your Ad in the Woodlands Invitational Program

Our local neighborhood team will be hosting our 48th Annual Woodlands Invitational on July 23 and 24, 2011. This elite competition, recognized as one of the premier swim meets in Contra Costa County, includes 16 top recreational teams and draws upwards of 3000 attendees. As an advertiser in the Invitational Meet Program, you can reach your target audience and showcase your message and products frequently over the two-day event. Consider coupons because swimmers will shop at local stores throughout this week-end! The Invitational Program is also a keepsake for many families and treasured for years...with your advertisement in it.

Advertising rates for 2011 are as follows:

Full page Color \$250

Full page B/W \$150

Half Page \$75

Quarter Page \$50

Business card \$35

### New this year:

**Sponsor Package: \$299 for a full page color ad, banner space along our fence and frequent announcement of your business over the loudspeaker!**

Deadline for advertising in the Invitational Program is **Monday, July 11, 2011**. You can send your camera-ready advertisement via e-mail to [wstinvitationalprogram@gmail.com](mailto:wstinvitationalprogram@gmail.com) or to the above address. Please make check out to *Woodlands Swim Team*. We are also in need of product donations for our raffle.

Thank you so much for your consideration on behalf of the Woodlands Swim Team and youth swimming! Please feel free to contact us with any questions.

Trish Carstensen  
Advertising Chair/Woodlands Invitational  
[wstinvitationalprogram@gmail.com](mailto:wstinvitationalprogram@gmail.com)  
925.708.0595 (Trish)

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The Woodlands Swim Team depends upon community donations to keep recreational swimming "afloat" for swimmers ages 4 to 18. The Woodlands tax identification number is 94 1532162. The benefits help elevate young athletes' self-image, promote sportsmanship, team spirit and leadership skills. Teen swimmers learn how to be positive role models.

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# BRANA HOME REPAIRS

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Lafayette, CA 94549-3815

Tel: 925-283-1107

Fax: 925-283-5991

Email: [Lilianna@brana-maintenance.com](mailto:Lilianna@brana-maintenance.com)  
[brana-maintenance.com](http://brana-maintenance.com)

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## 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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