

SUGARLOAF NEWS

PRESIDENT'S CORNER

Drought conditions continue. Please let us know if you believe water usage in a common space is incorrect. Talk with neighbors as well, as appropriate. We take the situation seriously, and look to achieve the right balance between conserving water and maintaining the landscaping. Please note that our periodic site audits are sensitive to water conservation efforts, and will not flag browning lawns for follow-up. However, lawns (green or brown) overgrown with weeds, or areas lacking reasonable landscaping will trigger notices to improve the appearance.

National Night Out – I hope that many of you were able to participate in National Night Out activities on Tue, Aug 4. This is an annual opportunity to connect with neighbors regarding neighborhood awareness and safety (www.natw.org).

Finally, please note that the Board will be reviewing a final draft fine policy at the next Board meeting. Unfortunately, the Board has needed to go down this path because of chronic repeat violators of the CC&Rs. The policy will be sent to HOA members for comment prior to final implementation.

Thanks once again for your support of our association.

Bob Kiss, HOA President (president@sugarloafhoa.org)

NEED SERVICE, HAVE A QUESTION?



Do you want to get in touch with your association manager or need a service request taken care of? You may contact the following for **immediate service**: Call PML at (650) 349-9113 and dial the Receptionist at ext. 100,

Debbie (our manager) at ext. 121, or send an email to:

debbie@pmlmanagement.com.

If there is something that you would like to bring to the Board's attention, submit your concern in writing at least one week before the next Meeting (see date below) and then come to the monthly Board Meeting to present your issue.

If you want to know more about PML, visit the PML web site at: www.pmlmanagement.com.

ARCHITECTURAL COMMITTEE

All exterior architectural changes require approval by the architectural control committee, as per our CC&Rs. This includes re-painting, re-roofing, new garage doors, new fences, new windows, new driveways, adding skylights or solar panels, etc. Also, if you intend to install a **satellite dish or antenna** that will be visible from the outside of the residence, please contact the committee to discuss placement (see Article 6.03). Please visit our website for lots of useful information and the project form you'll need to submit.

The architecture committee conducted its annual exterior audit in May, focused on issues that have negative effect on the appearance of our neighborhoods, such as paint condition, damaged exteriors, or excessive weeds or lack of sufficient landscaping. Where issues were identified, affected homeowners will receive an audit finding notification. Thanks in advance for your cooperation in following up on identified issues. If you have questions about the notice, please contact PML or the architecture committee.

LANDSCAPE

In addition to standard activities (e.g., litter removal and routine shrub maintenance), the following work was or will be performed in common / easement areas during July/August:

- Finished Phase 3 of the large tree program, with the work done by Arborwell. This includes trimming and/or removal of large trees ranked as needing attention by our arborist survey. Phase 4 (lower priority trees) will take place in 2016.
- Annual Brush Clearing – The SMFD inspected and approved our job to maintain the 100 ft. defensible fire space. The City has paid their share of the costs. Homeowners are advised to make sure their yards are free of flammable brush.

Water - Even though we have cut our HOA water usage by 33%, our water bill is running higher than last year because of the higher rates. We have had reports from homeowners of the irrigation going on two days in a row, so we had the crew re-check all the controllers for correct settings. We cannot cut back any more, for some trees are showing signs of stress.

Good news! The Oak Moths are at a minimum this year.

A word of caution - when putting in fence posts, or any posts, be careful not to harm our irrigation lines in common areas.

Finally, please do not trim/cut any trees in common areas. Branches from common area trees that overhang a homeowner's yard are not trimmed by the HOA unless they present a fire hazard. If you want to trim for view (at your cost), or have a concern, call PML or talk to a Board member. We have a process to follow. The first step is for you to identify the work you would like done. The HOA has a list of approved arborists/firms that can perform work on HOA trees. You would submit a quotation from one of these approved firms to the HOA for board approval before any work is performed. Thanks for your cooperation.

TRASH / RECYCLING – PLEASE FOLLOW CC&Rs & CITY LAWS

Please remember that, per CC&Rs Section 5.08 (**and per SM City Code!**), your trash and recycling bins need to be kept out of sight, except on pickup day or the day prior. They may not be stored anywhere in sight from a street, neighboring lot, or common area. Let's all help keep the neighborhood looking nice.

Also, please recall that city code also requires **picking up after your dog**. Please be considerate of others' (including common space) property.

OUR GOVERNING DOCUMENTS

As a reminder, the Association Bylaws and the Declaration (CC&Rs) are posted on our website for your convenience, but you will need a password to open them (password in your personal copy of newsletter).

PUBLIC SAFETY

"See Something / Say Something" – As always, please keep an eye out for behaviors that don't make sense, and call the police as necessary. Better safe than sorry. Use 650-522-7700 for non-emergencies. We know of a car break-in on Broadview and some suspicious late-night activity on Parkwood that resulted in police action, so please be aware.

As previously described, a petition was sent to the City in June by a group of homeowners, with Sugarloaf Board endorsement, requesting consideration of a 4-way stop at the intersection of Parkwood and De Anza. It may be a number of months before a definitive response is received, but we will monitor and report the status.

EVENTS AROUND TOWN / DID YOU KNOW?

- **Farmer's Market Every Sat 9 am – 1 pm.** College of San Mateo (W. Hillsdale & CSM Drive – Beethoven Parking Lot).
- **The Sky Tonight Planetarium Show** - This popular show takes place on the 2nd Friday of the month (next one Aug 14) in the CSM Planetarium (Bldg 36). There are two shows, 7:30 and 8:20 pm, and admission is free! (first come, first serve). For more info, visit collegeofsanmateo.edu/astronomy/planetarium.asp.
- **San Mateo's last Thursday night free summer music show** – Take 2 Party Band (tk2band.com) – Aug 13, 6pm, Central Park.
- **CSM Fall Term Registration** – Next term starts Aug 17. Still time to register! Collegeofsanmateo.edu/schedule.
- **Notify Me!** – The City of San Mateo makes it easy to stay up-to-date on what's happening in city governance and in the community. Visit www.cityofsanmateo.org/notifyme to sign up for email notifications from various city offices!
- **City Newsletter** – Information about city programs and events: www.cityofsanmateo.org/DocumentView.aspx?DID=10758.
- **San Mateo County Newsletter** – tons of information about county programs and events can be found at: <http://sanmateocountynews.wordpress.com>.
- **(New) San Mateo County/Silicon Valley Convention & Visitors Bureau.** Lots of great info! – check it out at www.smccvb.com.

PERIODIC HIKING / OUTDOOR TIP

Local Hiking Plus an Old Growth Redwood Tree -

Enjoy a shaded hike under the redwood and fir trees in El Corte de Madera Creek open space located off Skyline Boulevard in Woodside. Across the street from the south entrance to this open space is the Methuselah redwood tree. This gigantic redwood is over 1,500 years old, stands 137 feet tall, and has a circumference of over 50 feet. Since many of the Redwood trees in this area were logged between 1850 and 1950 for making shingles, the

majority of trees are second-growth and not nearly this tall. Methuselah towers over them all. A group hike is offered on August 12. More information at openspace.org – by Joy Fry.

COMMITTEES

Architecture

(Chair) Bob Kiss – (650) 212-5477
architecturechair@sugarloafhoa.org

Landscape

(Chair) Miles Doohar & Jack Albrecht -
landscapechair@sugarloafhoa.org

If any member has any landscaping or common area sprinkler concerns, contact Debbie at PML.

Public Safety

(Chair) Bob Kiss – publicsafety@sugarloafhoa.org

YOUR BOARD of DIRECTORS

#Bob Kiss	President
*Bob Kozak	Vice President
#Jack Albrecht	Treasurer
*Emile Nurisso	Secretary
#Miles Doohar	At-Large

*Term ends at 2017 election #Term ends at 2016 election

IMPORTANT NUMBERS

PML Management Corporation
655 Mariners Island Blvd., Suite 301, San Mateo, CA 94404-1011
Telephone/Fax: (650) 349-9113/ (650) 349-9190
E-mail: debbie@pmlmanagement.com
Life Threatening Emergencies: 911
Other Emergencies: (650) 349-9113
San Mateo Police (Non-Emergency) (650) 522-7700

NEXT BOARD OF DIRECTORS MEETING

The next Meeting will be held on **Tuesday, August 11**, at 5:30 pm at the office of PML Management.

Directions - From 92 Eastbound

1. Exit Mariners Island Blvd.
2. Take a right at the exit light, at Mariners Island Blvd.
3. Keep straight until you reach Trader Lane
(Approx. three (3) stop lights)
4. PML Mgmt is located at the **FIRST** driveway on the right hand side after you cross Trader Lane.

Board Meeting Agenda:

1. Call to Order
2. Open Forum (5 min limit per topic)
3. Agenda Approval / Calendar Review
4. Approval of Previous Minutes
5. Reports (Treasurer, Landscape, Architecture, Safety)
6. Unfinished Business:
Continued Review of Draft Fine Policy
Review Updated Reserve Plan
7. New Business:
Chris Lane Traffic Barrier Repairs
8. Correspondence Review
9. Executive Session