

SUGARLOAF NEWS

PRESIDENT'S CORNER

Drought conditions continue, but what comes next? We continue to look to achieve the right balance between conserving water and maintaining the common area landscaping. With our 25% water cutback, our common area trees and shrubs have survived, although some are beginning to show signs of stress. 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. As far as what comes next, many weather experts continue to predict an *El Nino* winter bringing lots of rain. Given the years of little rain and very dry soil conditions, a wet winter could bring new challenges. Owners are encouraged to thoroughly clean out their gutters and verify discharge paths are clear.

De Anza / Parkwood Stop Sign Update – The Department of Public Works (DPW) recently indicated that they do not support installation of a 4-way stop sign at this intersection in response to the petition that many of you supported to improve traffic visibility and reduce speed heading down De Anza. Instead, the DPW recommended further red curbing along De Anza to increase visibility. The Board has given notice of appeal in response to this DPW outcome, and the topic will likely be heard at an upcoming Public Works Commission meeting. We will keep you informed of next steps and outcomes.

Please see the notes under **Public Safety** regarding the Parks and Rec department's efforts to upgrade trails in the Laurelwood Park and canyon areas bordering our development.

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, fences, windows, 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.

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 Sep/Oct:

- In response to predictions of an *El Nino* winter, our crew is inspecting and clearing common area drains and V-ditches, and doing repairs. Homeowners need to be doing the same.

Pavements: The private streets are due for resealing (every 5-6 years). We have met with contractors and have requested bids. The majority of the work will be done in the spring of 2016.

Again, we remind homeowners it is their responsibility to keep their front landscape in good appearance. A brown lawn is acceptable; weeds are not. Trees also need to be trimmed. When doing yard work (posts, fencing, etc.) near the common area, be aware of our irrigation pipes. If in doubt, delay the work and ask for help! Otherwise, you are responsible for any damage.

Leaf Blower Courtesy: Please note that city code restricts leaf blowing to 8am-5pm on Mon-Fri, 9am-5pm on Sat (no leaf blowing on Sundays!). Please have your crews respect the law.

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 copy).

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 some of you heard about recently, the city Parks and Rec department is working on a project to upgrade trails around Laurelwood Park and the canyon areas bordering Sugarloaf. Some of our members attended the most recent meeting. There are specific concerns about trails which run behind homes along De Anza, Toyon, and Parkwood. The Board will discuss this and determine what next steps we may take on this topic at our next Board meeting on Tuesday, Sep 29, 5:30 pm at PML. We have invited the Parks and Rec landscape architect to attend. Please feel free to join us.

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 Oct 9) 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.
- **Passport to Retirement** – Course offered by the city of Belmont, Tuesdays 9/29 and 10/6, 6:30-9:30pm. \$59 (two people may attend). www.belmont.gov or 650-595-7441 info.
- **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 Hike Provides Ocean View: Take in the turquoise water and breaking waves on the bluffs of Mori Point in Pacifica. Graded trails provide a three-mile loop with benches at the bottom to enjoy the view and invigorating ocean breeze. The sandstone bluffs can be hiked to reach the summit, a wonderful spot to sit and watch birds. The spring offers wildflower viewing. This park

has 32 acres of open space and, since it's owned by the Golden Gate National Recreation Area, dogs on leash are allowed. Parking available on Mori Point Road or Bradford Way. – By Joy Fry.

COMMITTEES

Architecture

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

Landscape

(Chair) Miles Dooher & 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 Dooher	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, September 29**, 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 & Draft 2016 Budget
De Anza / Parkwood Stop Sign Petition Status
7. New Business:
Laurelwood Trails Topic
8. Correspondence Review
9. Executive Session