



## City Council Decides Not to Include 100 “Live-Work” Residential Units at Shadelands for the EIR

As discussed in previous newsletter articles, the City of Walnut Creek is currently updating the General Plan. As part of that process, an Environmental Impact Report (EIR) will be completed to study the impacts of various proposals currently under consideration. Once the report is completed, the City Council will decide on the contents of the General Plan, which will serve as a blueprint for development and conservation for the next 25 years.

The Walnut Creek Planning Commission met on March 21<sup>st</sup> to discuss various proposals, including land use changes at the Shadelands Business

Park. Members of the public, including the Woodlands Association Board, spoke out against the proposal for 100 live-work residential units to be built at the Shadelands. Even though no public support was expressed for this proposal, the Planning Commission unanimously voted to recommend to the City Council up to 100 live-work residential units at the Shadelands.

The Walnut Creek City Council met on April 5<sup>th</sup> to discuss what should be studied in the EIR for the Shadelands. The City Council is the ultimate arbiter of what will be considered in the EIR. They decided that the EIR should cover

increasing the floor area ratio (FAR) from 0.3 to 0.5 in the Shadelands. They also said the EIR should not include any housing element. This would theoretically allow for additional commercial development, but not residential development in the Shadelands if the increase in FAR is adopted in the General Plan in 2006.

For additional information on the General Plan update, please see prior articles in the Woodlands newsletter at [www.woodlands-assn.org](http://www.woodlands-assn.org) or visit the City of Walnut Creek home page at [www.walnut-creek.org](http://www.walnut-creek.org)

*By Ed Wohlers*

## CERT: Community Emergency Response Team Training Emergency Preparedness Session Follow-Up

Nearly 40 of our neighbors attended the March 23<sup>rd</sup> Emergency Preparedness session at Valle Verde. From the feedback, it appears that everyone picked up great tips on how to be prepared and just what to do in the event of various types of disasters or emergencies. You may recall the survival kit checklist in our last newsletter. This checklist is also posted on our website. Don't overlook the coupon that you can print from our website as well.

At the Valle Verde session, eight neighbors signed up for Phase Two... the city sponsored CERT training. Information on this training was published in

the March and April newsletters that are posted on the website. The city has asked if we might want to run a neighborhood CERT session.

Please let us know by email to [emergency@woodlandsassn.org](mailto:emergency@woodlandsassn.org) if you would like to be part of this training... or give any of the board members a call. We will need about 18 to 20 individuals to hold our own Woodlands CERT session which would likely be held in six weekly sessions at Valle Verde Elementary. These six sessions are taught by top professionals and might be one of your more impor-

tant life training experiences. If you want to contact someone that can speak to the details of the CERT classes, call Gayle Vassar, Walnut Creek Community Relations officer at 932-5899 ext 189. Also there is detail on the CERT classes at the City website, [www.walnut-creek.org/community](http://www.walnut-creek.org/community).

*By J Tilley*

*For more info see page 4...*



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# Woodlands Youth

## State Capitol Rally and P.A.C.E.

### Parent Action Coalition for Education

Both our March and April newsletters highlighted the problem of school costs in our district that are outstripping school revenues. Our school district will be cutting over four million dollars from their 2005/2006 school year budget.

The new P.A.C.E. organization of parents is supporting a PFA/PTA State Capitol Rally on April 28<sup>th</sup>, 12:00 to 1:00 p.m. in Sacramento. Their intent is to protest the proposed additional cuts and to encourage the state legislature



For additional information on the Rally or to make a donation to PACE, contact **Wanda Waltman, President, Mt Diablo Council of PTAs.** Wanda can be contacted at [wandawalt@aol.com](mailto:wandawalt@aol.com) or 685-3483.

Also for additional information on P.A.C.E. contact **Ellen Multari** at

[www.mdpace.org](http://www.mdpace.org)

[pace\\_mdusd@hotmail.com](mailto:pace_mdusd@hotmail.com) or see [www.mdpace.org](http://www.mdpace.org).

honor their promise to restore as much as two billion dollars in the budget for our California public school system.

*By J Tilley*

### The Creek:

### A Middle School Youth Center

Is Now Accepting Applications!

Please refer to the website for registration forms.

We will be opening in Sept. 2005!

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

Donna Perham & Tricia Carella, Directors

## Northgate Community Pride Foundation

### UPDATE ON GOALS FOR 2005

Renovation of the Northgate **Little Theatre** will begin this summer assuming the **Northgate Community Pride Foundation** has all the needed funds. With the addition of a recent grant of \$200,000 from the Leshner Foundation, we now have \$1.2 million toward the goal of \$1.7 million to refurbish the theatre. The final \$500,000 needs to be raised in the next 3 months for work to start this summer. Please consider donating right now to this effort.

Also regarding the new Northgate **Sports Complex...** groundbreaking is planned for June 2005 for the initial phase of the new complex. Beginning in the fall of 2005 and for the first time ever, our Northgate football team will

play a season of home games... at home. By September 2005 you will see new fencing, new goalposts, new flagpoles and a state-of-the-art scoreboard. We can all say, "GO BRONCOS!"



For information about the Northgate Community Pride Foundation or to help by making a donation, see

[www.northgatepride.org](http://www.northgatepride.org). Checks can be made payable to Northgate Community Pride Foundation and mailed to P.O. Box 31652, Walnut Creek, CA 94598.

### UPCOMING EVENT

The award-winning Northgate Instrumental Music Program will have its final concert of the year at the Dean Leshner Center for the Performing Arts on May 17<sup>th</sup> beginning at 7 p.m.

*The Northgate Community Pride Foundation is a nonprofit corporation managed by a 16-member board of directors. It operates as a community partnership between parents, teachers, school, district administrators, private sector, local public officials and the community. The overall capital development program will fund the total cost of the renovation of the Little Theatre, and athletic fields as well as the construction of a new Aquatic Center. The total capital campaign is \$8.6 million.*

# Community News

## Getting Your Newsletter Each Month

The Woodlands Association is coming up on it's 40<sup>th</sup> anniversary very soon. Our neighborhood has been getting their newsletter for the greater majority of these 40 years. We have found and can count well over 300 past newsletters and are diligently getting them posted one-by-one on our new website. On some rainy day, have a great read.

It occurred to the board that you should know how the newsletter gets to you once it is back from our printer each month. You will have to thank several key neighbors

that tirelessly make the distribution work. Our central distribution manager is Kay Ready and her key distributors are Marge McDowell and Charlie Freschl. They deliver presorted packets to each of forty-six (46) block captains that then hand deliver the newsletter to your doorstep by the first of each month. 850 doorsteps!

We really want to thank all 49 of you great neighbors for all your years of work and support.

*By The Board*

## Special Thanks to Betty Maire

Betty has carried the load of secretary, treasurer and handled many special projects for our Woodlands Association for several years now. This past month we passed her banner and books along to several board members to handle what she has been handling single-handedly! The Woodlands owes a great big thank you to Betty for putting form and substance in place when needed. The board will certainly miss her attentiveness, follow-through, good nature and wit. Betty... here is a great big thank you.



*By The Board*

### Woodlands Board of Directors

James Tilley, President  
Bill Swanson, Vice President  
OPEN, Secretary  
Ed Wohlers, Treasurer  
Steve Elster, Special Projects  
Shawn Rizzo, Editor/Webmaster

**Next Board Meetings:**  
May 7, 2005 @ 9:15am  
June 4, 2005 @ 9:15am  
Carl's Junior Conference Room

**Woodlands residents are  
encouraged to attend  
board meetings at all times!**

## Thank You Web Content Contributors!

Our new neighborhood website is an ongoing project that thrives on the input and contributions from Woodlands residents. The Board would like to personally thank each individual who has contacted us with photos, brochures, and newspaper articles to post on the site. Without these contributions, our site could not provide such amazing insight into the past, present and future of the Woodlands. *Thank you so much! - Woodlands Association*

### SPECIAL THANKS TO:

**Mrs. Audrey Morgan:** Original Mackay brochure  
**Bill & Peg Happersett:** past/present photos of their home  
**Anne McLeod:** 1960's 4th of July parade photos & 3 additional Mackay brochures  
**Malcolm & Robin Harrison:** original inspection report

**Early**

**4th of July**

**Reminder**

Carrying on a great Woodlands tradition, our Cabana Club is again opening the club on the 4<sup>th</sup> of July to every Woodlands household to enjoy this great facility. It is a perfect time to see old friends... to see old swim team alumni... make new friends... welcome our new neighbors... and have a safe fourth. Our Woodlands kids and grandkids decorate their bicycles, tricycles and wagons... then at 11:30 a.m. on the fourth, the kids assemble at Valle Verde Elementary to start the annual parade to the Cabana Club. The club opens their beautiful pools and the club members serve hamburgers, hot dogs and picnic fare from 12:00 to 2:00. The pools will be open the rest of the day and the club has organized games and events for kids and adults. Make your plans now. You will see more information on this in subsequent newsletters leading up to the fourth.



If you have any documents, photos, newspaper articles or the like...please call us!

We are especially looking to find

**HOFFMAN &  
MIDDLEFIELD**

home builder  
brochures.

**Call Shawn**

**@ 925-465-4464**

# Community Happenings

## May 2005

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
V V = Valle Verde FH = Foothill NG = Northgate	<b>POOL OPENS MAY 7th!!</b>					
1	2	3	4	5 NG: Open house, Fine Arts night 7pm	6	7 Woodlands Board Meeting 9:15am Carl's Jr. Conf. Room
8	9	10	11	12	13	14 NG: Senior Ball, Sheraton Palace
15	16	17	18	19	20	21
22 NEWSLETTER DEADLINE!!!	23	24 NG: Spring Music Concert 7pm Lesher	25 NG: Spring Sports Awards 7pm Gym	26 NG: Dance Production 7pm Little Theater	27	28
29	30 School Holiday: Memorial Day	31	Please submit any events you would like to see on June's calendar to srizzo@woodlandsassn.org or 465-4464 by May 15th			

## Be **CERT**ain that you know what to do in an emergency!



If you are interested in the **CERT** program, please call **925-465-4464** or email **emergency@woodlandsassn.org**. After acquiring 18-20 participants, program dates & times will be worked out.

The Woodlands Association, along with the City of Walnut Creek would like to host a neighborhood CERT program.

### **WE NEED YOUR HELP!**

*The city requires that we have at least 18-20 participants in order to have our own Woodlands CERT program.*

### **Advantages of a Woodlands CERT Program:**

- 1.) No need to go to a remote location when you can attend here at Valle Verde!
- 2.) Keep your family safe by knowing what to do right away!
- 3.) Know how to help an elderly or disabled neighbor during an emergency.
- 4.) Have a neighborhood that will come together as a community in the event of an emergency. *See article on page 1...*

# Want Ads

## Services

**3 GOOD PAINTERS:** FAST, CLEAN & NEAT. Interior & Exterior. Exceptional prep work. All your painting needs. Acoustic removal, wallpaper removal, drywall repair, texturing. CUSTOM WORK TO REPAINTS. Many References. **Free estimates. 925-935-7593**  
Lic. 740315

**Handyman:** Quality work. Versatile—almost any standard job or unusual problem. Electrical, plumbing, carpentry, linoleum, tile, windows, and doors. Honest and have references.  
**Paul 676-6607**

**Painting Contractor:** \*Area Specialist\* LCG Painting/Removal of acoustical ceilings and retexturing. (Cal Lic #765438) For all your painting needs. Specializing in interiors, exteriors and decks. Quality workmanship. Affordable rates. Satisfaction guaranteed. Many area referrals. Bonded and insured. Call **Larry 933-3766**

**Mortgage Consultant:** Woodlands resident eager to assist neighbors. Thinking about doing home improvements? Put your equity to work. My name is Eric Giacobazzi, home loan specialist, for more information call **toll free 24 hr free-recorded message 800-514-1196 X9021**

**All Bay Builders:** 25 yrs exp., Lic 644085, Workers Comp, BBB and references. Specializing in addition and remodeling.  
**www.all-bay-builders.com.** Email **AllBayBuilders@yahoo.com.**  
**John 925-784-4606**

**NEED A HOUSECLEANER?** Too busy to clean? Call Zoila Housecleaning. **Home 925-709-3059, Cell 925-642-6399.**  
Have references in this area. Free estimate.

## Woodlands Advertising Rates

### Personal/Business Want Ads:

**Line Ad with a maximum of 30 words.**

\$8.00/Month—Woodlands Residents

\$13.00/Month—Non-Woodlands Residents

**Business Ads: Please submit only ONE copy of your ad.**

**Color paper is only offered for FULL Page Ads.**

Full Page, white paper.....\$80.00 **OR** Full Page, colored paper.....85.00

1/2 Page.....45.00

1/4 Page.....25.00

1/8 Page.....15.00 Woodlands Residents

1/8 Page.....18.00 Non-Woodlands Residents

**All advertising must be submitted by the 15th of each month**

Call **Shawn Rizzo @ 465-4464** or  
email **srizzo@woodlandsassn.org** to place your ad

Visit us on the web at [www.WoodlandsAssn.org](http://www.WoodlandsAssn.org)



**NOW BREWING!**

*Operating Hours: Daily 5 am to 10 pm*

**It's A Grind Coffee House**

**2230 Oak Grove Rd.**

**Walnut Creek, CA 94598**

**Phone: (925) 930-8700**

*Life's A Grind Without Our Coffee*



**Piano Lessons:** Ages 8 & up.

Your home or mine.

References available from Woodlands.



**Mrs. Trudi O. Steinman, Music Instructor**  
B.A. in Piano, California State University, Hayward 1970

2520 Ryan Road, Apt. 9  
Concord, CA 94518

(925) 429-1805

## For Sale

**FOR SALE** Girls, 21 speed bike \$50,  
Foosball table \$75, cable tire chains  
\$5, car battery charger \$10.  
**287-9356.**

## Wanted

**WANT TO BUY HOME IN THE WOODLANDS:** Our family is looking for a home in the Woodlands to purchase. Preferably for sale by owner. Please call: **415-321-6911**

## Woodlands Crime Alert!

Recently, a resident's **IPOD** and accessories were stolen from her car, while parked in front of her house on a cul-de-sac. If you have any info regarding this, please call **925-207-9366**  
**PLEASE LOCK YOUR CAR DOORS!!!**