

## **Board of Directors Meeting Schedule**

March 14	6:30 PM
April 11	6:30 PM
May 9	6:30 PM

## **Design Review Committee Schedule**

Tuesdays	9:00 AM
March 13 & 27	May 8 & 22
April 10 & 24	June 12 & 26

## **Glenshire/Devonshire Bulletin Board**

### **glenshiredevonshire.com**

The Association's website is online at [glenshiredevonshire.com](http://glenshiredevonshire.com). CC&R's, Bylaws, Policies, Rules and Regulations, Clubhouse Rental Information, The Shire, Pool Schedule, Board Meeting Minutes, and more may be downloaded. As always, feel free to comment and give us any recommendations. We are open to suggestions and through your input we can continue to improve our level of service. Can't find what you're looking for? Email us at [glenshire1@sbcglobal.net](mailto:glenshire1@sbcglobal.net).

### **Glenshire Lake**

Recreational activities in or on the lake, such as swimming, ice-skating or other similar activities are not endorsed or recommended by the Association. The Association assumes no responsibility for any such use. Please enjoy the beauty and please pick up your trash and belongings.

### **Clubhouse Dumpster**

The trash container in the parking lot enclosed with a wooden fence is Not For Public Use. Please do not dump your personal trash without permission. If we have room, we don't mind helping, but please ask!

### **Spring Clean Up/Dumpster Day**

Get rid of your junk! Spring clean-up day is May 12. Dumpsters will be available at the clubhouse parking lot. It starts at 7:00 a.m. and participants must be in line by 11:00 a.m. to guarantee your items will be taken. PINE NEEDLES, YARD CLIPPINGS OR HAZARDOUS MATERIAL will not be accepted. Members must be in "good standing". Additional restrictions apply. Please call the office for details.

### **Yard Sale Weekend**

Yard sale weekend will be June 23 & 24. The Association will advertise in the local papers and place in the "Around Town" section. You may place neighborhood sale signs up, but please remove after the weekend.

### **Fire Safety (Pine Needle) Day**

The disposal company will host a pine needle, fire safety day on June 9 from 8 am to 2:30 pm. Collection will be behind the tennis courts. Pine needles, limbs smaller than 4" in diameter and 4 feet in length will be accepted.

### **Play Date Preschool and School Age Program**

Play Date Preschool and School Age offers our community before and after-school childcare at the Clubhouse. It's for children from Kindergarten to fifth grade, 7:00 to 8:45 am and 1:30 to 6:00 pm. In addition to daily care an ACTIVE and FUN Summer Recreational Program begins in June. Summer program includes swimming at the Clubhouse pool on M, W, and F and off-site field trips T, TH. Please call (530) 582-0441 to reach Darlene Wilson, Owner/Director.

### **Church Service**

Faith Baptist Church meets every Sunday. Service is at 10:00 am. For more information call Pastor Wood at 775-747-6811.

### **Dog Training Classes**

BASIC COMPANIONSHIP was designed for **puppies and dogs 6 months and older** who have not had any previous formal training. Classes cover basic manners and are taught using gentle, effective, and innovative techniques to guide the dogs through their learning process. Advanced classes are also offered for graduates of Basic Companionship as well as Kindergarten Puppy Training. Jeanie Collins Duffield is a certified trainer and obedience instructor with over 20 years experience working with dogs and puppies of all ages. For more information, call Jeanie at 530-400-3647.

### **Lake Trail Fund Raising Campaign**

If you haven't made your donation to the Lake Trail yet, please take a minute and send it to the Glenshire Lake Trail Project, in care of the Truckee Tahoe Community Foundation, P.O. Box 366, Truckee, CA 96161. Stop by the clubhouse and view the color rendition of the lake and trail with boardwalk, bridge, signage and landscaping.

**GDRA and The Meadows Association** would like to remind everyone of the local speed limits. Please respect the speed limit and slow down for the safety of children and pets.

### **Other Info....**

Remember that Thursday is garbage day. Please keep your garbage cans secured and your dogs confined. It's a good idea to put your garbage out in the morning, not the night before. Let's try to keep the garbage off of our streets and out of the open space.

## **Defensible Space Project Nears Completion** (Cover story, with pictures)

The defensible space work on 29 acres of association “open space” is almost done. More snow is needed before the final phase of burning can begin.

Four separate parcels of greenbelt were targeted to reduce potential fire danger. The work conducted on the Manchester and Royal parcels did not require any burning. Hand crews went in and thinned/pruned prior to mastication. A masticator is a machine that mulches and grinds brushes and branches to reduce the threat of ladder fuel fires.

The Strand and Donnington/Kent greenbelt areas were tended to by hand crews only. The steepness of the terrain did not allow for any machine use. The hand crew piled branches, downed trees and brush into piles for burning. The Strand parcel had almost forty separate piles that were burned. The Donnington/Kent greenbelt has about twenty-five piles still scheduled for burning.

The project was financed by a grant from the state called The California Forest Improvement Program (CFIP) and the work was performed by Mountain Clearing and Bush. The management work plan was conducted by Windward Forestry. The total cost of the program was just under \$28,000. The CFIP grant covered 75% and the Association financed the remaining 25% out of reserves.

## General Manager Message

### **Ice Skating on the Lake**

Cold temperatures and lack of snow might seem like ideal ice skating conditions on our lake this year, but your conclusion could be wrong and possibly fatal.

For years the Association has posted signs around the lake “Danger Stay of the Ice” and published in the Shire that recreational activity in or on the lake are not endorsed due to safety.

The recent fatality at Donner Lake should bring home this point. Over the years unattended children and dogs at large have been pulled out of the lake after falling through the ice. Our lake constantly is being replenished with “sheet flow” from snow pack, year round springs and rainfall. Moving water does not totally freeze. Our lake may not have the depth of Donner Lake or the nearby reservoirs but it is deep enough for someone to drown. In the middle of our lake the depth is somewhere between 8 to 12 feet. If one falls in during the winter, remember you have to deal with the COLD water shock, the weight of wet clothes and shoes, not to mention the varying depths of the lake.

During the winter it's not uncommon to see dogs and people traverse across the various frozen ponds and lakes in our region. What's most amazing is seeing parents out with their children (even parents with strollers) well out away from the shoreline. Why would you want to risk yourself much less your child?

Recently the local papers have had a series of articles and "letters to the editor" sharing their views on the safety of our frozen lakes and ponds. What needs to be shared is "common sense" and discipline. Many of our youth believe they are immune to death and harm and do not need to heed the warnings of experience or "common sense". It's about time we exercise our ability to understand nature and the physics that accompany the potential threats of nature. Use your common sense and make it okay not to experience the "thrill" of it all.

Taking a risk is good for personal growth. Taking risk of your life or others makes no sense at all.

Be smart and use your "common sense" **STAY OFF THE ICE AT ALL TIMES.**

### **Design Review Corner – Did You Know?**

In an effort to help communicate to members the subtle and obvious rules of the Associations architectural control guidelines each Shire will have an article on the Design Review process. To access a complete detail of the rules please go to the Association website @ [Glenshiredevonshire.com](http://Glenshiredevonshire.com).

- The Design Review Committee (DRC) is made up five members. These members are interested homeowners who meet twice a month to review submitted plans and review rules and non-compliant situations. The Board of Directors and staff may also sit on the committee if regular members are absent.
- Two sets of plans with fees and application must be submitted to the association office 10 days prior to the scheduled meeting.
- "Intent to Improve" letters must be sent to adjacent neighbors informing them of the proposed improvement. You do not need neighbor approval of your project, but it always helps to get their support.
- Exterior improvements require approval from the DRC (small projects may be approved by staff).
- Some projects may be eligible for expedited approval, but neighbors must still be noticed.

- Building set backs are twenty (20) feet from the front and rear property line and ten (10) feet from the side property lines. A variance may be obtained to reduce side set backs (not less than five (5) feet) but no variance will be granted to reduce building set backs in the front or rear.
- Permitted Hours of Construction and Duration of Project:
  1. When construction of any building has begun, the work must progress diligently and must be completed within a period of 24 months from the date of DRC approval.
  2. Without prior written consent of the Association, construction activities and equipment maintenance shall take place only between the hours of 7:00 am and 8:00 pm Monday through Friday and 9:00 am and 7:00 pm on Saturday and Sunday. Non – noise generating construction projects are not subject to these restrictions.

### **New Laws for Associations - 2007**

Each year the Californian State Legislature passes new laws that affect Common Interest Developments (CID). 2007 was no different as many new laws were passed to protect members, boards and management companies and protect your investment in the development in which you live. Many of these new laws do not apply to us because we are not a gated Common Interest Development and we have public roads maintained by the town. Some laws seem silly, some are plain stupid, and some are really good. All of them are now law and should be followed.

### **Assembly Bill 2210 (Goldberg) – Substantial Changes to Towing Regulations:**

Vehicle must be on association private property. This new law expands signage information, expanded grounds for towing, notice to vehicle owner by tow truck operators and associations. Under new law, a towing company may not tow a vehicle from private association property without first obtaining the written permission from the community association. The Association may authorize the towing of a vehicle on private association property if any of the following factors exist; 1) A sign has been posted regarding the regulation of the Vehicle Code, 2) the vehicle has been issued a Notice of Parking Violation and more than 96 hours have elapsed since the issuance of the notice, 3) The vehicle is on Association property and lacks an engine, transmission, wheels, tires, doors, windshield, or any other major part of equipment necessary to operate safely on the highways and the association has notified the local traffic law enforcement and twenty-four (24) hours has elapsed since the notification.

**How it affects Glenshire:** Only if vehicle is on Association grounds. That would include the Clubhouse grounds and all “open space”. All our roads are the responsibility of the Town of Truckee.

**Assembly Bill 2100** (Laird) – Revisiting Reserve Studies and Reserve Funding, as well as Amending the Reserve Funding Disclosure Summary

This bill was sponsored by the California Association of Realtors (“CAR”). Four major changes were made to the *Davis-Sterling Common Interest Development Act* and are as follows:

- Requires the Pro forma Operating Budget to also include a statement of the current deficiency in reserve funding expressed on a per unit (property) basis.
- A statement as to whether or not the board of directors of the association has determined to defer or not undertake repairs or replacement on any major components with the remaining life of thirty (30) years or less, including a justification for the deferral or decisions not to undertake the repairs or replacement.
- A statement of the association as to any outstanding loans with an original term of more than one (1) year, including the name of the lender, the interest rate, the amount of the outstanding loan, annual payment and when the loan is scheduled to be retired.
- Requires the reserve study to include a Reserve Funding Plan that indicates how the association plans to fund the annual contributions to meet the associations obligation for repair and replacement of all major components with a remaining life of thirty years or less.
- Modifies the Assessment and Reserve Funding Disclosure Summary sent to membership each year.

**How it affects Glenshire:** *This bill became law on January 1, 2007, although the summary is not required to be sent to membership until January 1, 2009, unless a new study is initiated. All these requirements will be included in the annual mailer to members.*

The following new laws were passed and will be discussed in upcoming newsletters.

**Assembly Bill 2624** (Houston) Cleanup Legislation Related to Non-Judicial Homeowners Association Foreclosures

**House of Representatives Bill 42:** New Federal Law Regarding Display of U.S. Flag in Common Interest Developments

**Senate Bill 1578** (Lowenthal): Dog Tethering Prohibition

**Assembly Bill 1881** (Laird): Limitations on Architectural Guidelines Related to the Use of Low Watering-Use Plants

**Assembly Bill 1959** (Tran): Technical Cleanup Changes to Annual Reports

**Assembly Bill 2067** (Oropeza) Expansion of Smoking Prohibition in Enclosed Places of Employment

**Assembly Bill 2618** (Berg): Cleanup Legislation Related to Small Claims Actions

**Assembly Bill 1835**: Minimum Wage Increase

**Senate Bill 1560** (Battin): Cleanup Legislation for Elections and Voting Procedures

**Assembly Bill 1144** (Harman): Playground Safety Standards

### **Concerned about Vandalism or Mischief?**

Glenshire has generally maintained a reputation for safe quiet neighborhoods, but lately there has been an increase of crime and mischief around our neighborhoods. Even the clubhouse grounds have been targeted more in the past year.

Houses have been egged or paint balled, mailboxes are smashed, electric power is turned off to homes in the middle of the night and vehicle theft/damage is up.

Is it time to implement a Neighborhood Watch Program? Let us know. Call or email the Association with your thoughts and concerns.