



Kent Woodlands Journal

Newsletter #314

January 2022

The monthly newsletter of the Kent Woodlands Property Owners Association

Happy New Year from KWPOA!

We wish all our neighbors health and happiness in the coming year. It is our pleasure to serve our community, and hope that our members — whether long-time or brand new — share our gratitude for living in this beautiful and unique corner of the world. All the best, and we look forward to seeing you all in 2022!

— Your KWPOA Board of Directors and Staff

Annual Membership Meeting

We will be holding this year's Annual Meeting via videoconference. Please join us!

Wednesday, January 19 at 7:00pm

To Attend via Video:

1. Open a browser window in Chrome, Safari, Firefox or whatever browser you use
2. Type zoom.us in the search bar
3. Click "Join a Zoom Meeting"
4. Enter meeting ID **86087758260** and click "Join"
5. Click "Open Zoom Meeting" (**See NOTE below**)
6. Enter the meeting password **993527**

NOTE: For those who have never used Zoom on their computer, please give yourself a few extra minutes to download the Zoom software.

To Attend via Telephone:

1. Dial **1-669-900-9128**
2. Enter meeting ID **86087758260**
3. Enter the meeting password **993527**

Questions? Please contact Jeanne at 415-721-7429 or jwilliams@kwpoa.com.

Agenda:

- Call to Order & Introductions
- Guest Speakers:
 - Supervisor Katie Rice
 - Marin County Sheriff Representative
- Fire Hazard Mitigation
- President's Comments
- Financial Report & Vote on Resolution
Re: Application of Surplus Funds
- Architectural Committee Report
- Public Comment
- Adjournment

Annual Assessments

Assessment notices are on their way, so please keep an eye out! The annual assessment of \$275 is required of all members and is due February 15th, 2022. Late payments will be subject to a 10% late fee and 1% interest monthly. Payments by credit or debit card can be made via our web site at kwpoa.com/assessments.

When paying your assessment, please be sure to check over all contact information on your remittance slip and make corrections where necessary.

If you have any questions, please contact us at 415-721-7429 or info@kwpoa.com. Thanks in advance for your timely payment!

Whom should you call for...

Pothole repair or other road issues?

Dept. of Public Works — Road Maintenance
415-473-6530

Missing or broken street sign?

Dept. of Public Works — Signs Division
415-446-4422

Street lamp repair?

Republic ITS
800-544-4876

Broken sewer pipes?

Ross Valley Sanitary District
415-259-2949

Water main break or other water emergency?

Marin Municipal Water District
415-945-1500

Downed power line or suspected gas leak?

First call 911
Then call PG&E at 800-743-5000

Fallen tree blocking roadway?

Kentfield Fire District
415-453-7464

Power outage?

PG&E Outage Reporting/Information Line
800-743-5002

Noise or parking complaints?

Marin County Sheriff
415-479-2311

Sick, injured or dead wildlife?

Marin Humane Society — 415-883-4621
WildCare — 415-453-1000

Illegally dumped items on road?

Dept. of Public Works
415-473-6530

Kent Woodlands CC&R Violations?

KWPOA Office
415-721-7429 or info@kwpoa.com

Architectural Applications: January 2022

Please note: This newsletter is your **official notice** from the KWPOA regarding property improvements submitted for approval by the Architectural Committee. Please review this section very carefully as some planned development may affect you. Note that Architectural Committee actions are not final until ratified by the Board of Directors.

THIS MONTH'S ARCHITECTURAL REVIEW MEETING IS JANUARY 11th

Important Notice: Due to the ongoing Covid-19 situation, AC meetings will be held via video- or teleconference until further notice. Please email mbarber@kwpoa.com for participation instructions. As this situation continues, it may be necessary to reschedule or change the format of AC meetings. Please consult the KWPOA event calendar at kwpoa.com for any meeting changes.

Applicant	Property Address	Category/Project Description
New Applications for January		
Broughton	10 Evergreen	C-5 Substantial Remodel
Sadeghi	33 Evergreen	C-3 Preliminary Review
Goshay	75 Rock	C-3 Preliminary Review
Slaugh	101 Crown	C-2 Minor Additions
Applications Approved in December		
Kim	95 Westwood	C-2 Minor Additions
Rowe	9 Madrone Way	C-4 Significant Changes in Appearance
Open Enforcements		
14 Madrone (enforcement on hold)		
421 Crown (enforcement on hold)		
Exempt and Administratively Approved Applications		
Goff	233 Evergreen	Generator
Kaplan	112 Goodhill	Tree Removal
Unkrich	69 Rock	Minor Addition

ARCHITECTURAL COMMITTEE MEMBERS: Ann Peckenpaugh Becker (Acting Chair and Board Representative), Bruce Raabe, Cori Snyder Schuman, Julie Johnson, Tom Nicholson

AC COORDINATOR: Michael Barber (mbarber@kwpoa.com)

MEETINGS: Held via tele/videoconference on **the 2nd and/or 4th Tuesdays of each month from 5:30 to 7:30 p.m.** To be noticed in the newsletter and placed on the agenda, COMPLETE applications must be received by the 21st of the preceding month (or the Friday prior if the 21st falls on a weekend or holiday). All calls concerning Architectural Committee matters should be directed to Michael Barber at the KWPOA office at 415-721-7429 or via email at mbarber@kwpoa.com. Materials and applications may be mailed to P.O. Box 404, Kentfield 94914, or delivered to the office by appointment only.



Kent Woodlands Property Owners Association
PO Box 404
Kentfield, CA 94914

Regular Board Meeting

Thurs. January 27, 2022 - 6:00PM via videoconference.
Contact jwilliams@kwpoa.com for log-in information.

AGENDA:

- Call to Order
- Public Comment
- Approval of December 2, 2021 Meeting Minutes
- AC Report and Ratifications
- Fire Safety & Hazard Mitigation Report
- Appointment of 2022 Officers & Committee Members
- Appointment of Open Board Seat
- Possible addition of "Lighter Earth Tones" to the Color Board: Report of the AC and Related Votes
- Officer Reports
- County Update
- Social Events Update
- Administrator's Report
- Next Regular Board Meeting Agenda
- Adjourn and Reconvene in Executive Session

Executive Session Agenda:

- Call to Order
- Approval of December 2, 2021 Executive Minutes
- Enforcements and Legal Matters
- Personnel
- Adjournment

Preliminary agenda. Final agenda to be posted 4 days prior to meeting.

KWPOA Contact Information

Mailing address: PO Box 404, Kentfield 94914
Office address: 1010 Sir Francis Drake Blvd. #200
Kentfield, CA 94904
Phone: 415-721-7429
Web Site: www.kwpoa.com
Email: info@kwpoa.com

Board Members and Staff

Ann Becker, President/AC Rep	abecker@kwpoa.com
Bitsa Freeman, Vice President	bfreeman@kwpoa.com
Sara Wardell-Smith, Treasurer	swardellsmith@kwpoa.com
Kirk Baierlein, Secretary	kbaierlein@kwpoa.com
Noah Hagey, Director	nhagey@kwpoa.com
Matt Kursh, Director	mkursh@kwpoa.com
Jeff Leh, Director	jleh@kwpoa.com

Jeanne Williams, Administrator	jwilliams@kwpoa.com
Michael Barber, AC Coordinator	mbarber@kwpoa.com
Mike Warner, Hazard Mitigation	mwarner@kwpoa.com