

WOODSIDE NEWS

December 2023

BOARD OF DIRECTORS

President
Vacant

Vice President
Hassan Pejuhesh

Secretary/Treasurer
Bill Sessa

Officer
Vacant

Director
Gisela Schulz

Director
Cyrus Youssefi

Director
Lyn Efken

Email addresses are available on the website listed below.

Woodside Office
(916) 922-8469

Office Hours
Monday - Friday
8AM - 6PM

24 Hour Grounds Patrol
(916) 849-6828

Community Manager
Tamara Camara
manager@woodsidehoa.com

Bookkeeper
Rigo Bazan
bookkeeper@woodsidehoa.com

Administrative Assistant
Samantha Foust
office@woodsidehoa.com

Visit us Online
www.woodsidehoa.com

Holly Jolly Holiday Party 2023

What a blast we had at our Holly Jolly Holiday Party last weekend! It was so great to see everyone having fun and enjoying the festive atmosphere. The live band was amazing and kept us dancing all night long. They played a mix of classic and modern tunes that appealed to all ages and tastes. The food was delicious and plentiful, with a variety of dishes to suit everyone's preferences. We had everything from meatballs and pulled pork sliders to caramel popcorn and a donut tree. Yum! It was great to see so many neighbors and friends enjoying themselves and celebrating the season. We want to thank all the volunteers who helped organize and set up the party, as well as thank all of you who came and made this event a success. We hope you had as much fun as we did and we look forward to seeing you again next year. Happy holidays!



Volunteers Needed

We currently have open positions on the following Committees: Architectural, Finance, Landscape, Social, and Tree. If you are interested in joining the Board or one of the Committees please contact our Community Manager, Tamara Camara, for more information.

Changes On The Board of Directors

There have been changes to the membership and leadership of the Board over the last two months, primarily to fill vacancies caused by recent resignations. In October, Lyn Efken was appointed to fill the vacancy created by the resignation of Secretary Hagge in September, who said that she didn't have enough time to serve Woodside and teach at the same time. Also in October, Board member Williams resigned, saying that the time demands of being on the Board conflicted with her professional job responsibilities.

At the November 2nd meeting the board requested President Edwards to step aside from the position of Board President. At the same meeting, Edwards chose to resign her position as a director. Board Vice-president Pejuhesh has assumed leadership of the Board as interim President. Also in December, Board Secretary Sessa was appointed Treasurer, a dual role he has served in the past.

Election Schedule Set

At the November/December meeting the Board approved May 28, 2024, as the date of the next election for Directors. There are four seats up for election or re-election. Setting the date started a months-long process of legally required advance notices to homeowners. Candidate applications are available on the Association's website.

Roof and Rainy Season Repairs

The Board has approved a \$10,500 contract for NorCal Roofing to make minor repairs to 14 roofs on the property. The Board also awarded a \$46,000 contract to Blyss Construction to completely replace the roof at building 713. Blyss also was approved to complete seven projects, including roof and patio repairs at a cost of \$30,192, that had been partially done by another contractor. Two contracts also were approved for Sac Val Plumbing to replace a sewer line at buildings 2292 and 2294 (\$14,245) and to clean out a sewer line at buildings 600 and 602 (\$4,315).

Blyss Construction also recently completed the re-siding of buildings 722/724, the largest current project on the property, at a cost of \$366,000.

Also, just in time for the beginning of rainy season, the Board approved an update of Woodside's Storm Readiness and Flood Preparation Plan. The plan outlines equipment that is to be readily available on the property during a storm, from flashlights to first aid kits, and outlines protocols for communicating with homeowners and government agencies.

Bill Sessa, Secretary/Treasurer

Woodside Grounds Patrol

REMINDER: To help discourage mailbox thieves, please:

- Pick up your mail each day
- Drop off outgoing mail in the morning (not at the end of the day)
- If you are going out of town, make arrangements for a friend/neighbor to pick up your mail or have your mail placed "on vacation hold" at the post office

Stay safe and stay informed!

Please note the Association is not responsible for the safety and security of residents, invited guests or personal property. In case of a safety or security incident please call the Sheriff – 911 or non-emergency number 916-874-5111.

General issues		Vehicle Related Issues	
Security Follow Ups	165	Parking Issues	105
Suspicious Activity	11	Green Space Violations	47
Police Activity	3	Deeded Space Violation	27
Medical Emergency	1	Theft/Vandalism	3
		Unregistered Vehicles	73

Director Election Nominations Open

It's that time again...time for the lengthy Board of Directors election process to begin. Set in State law are the requirements regarding notices to homeowners, deadlines for specific steps to be met, and the necessity for an independent, third-party Inspector of Elections to manage the process.

On December 5th, homeowners were sent a notice that Applications to run for a seat on the Board are now available.

At the January Board of Directors meeting, the Board will select an Inspector, appoint a Nominating Committee and approve a Timetable for all future required steps, from now until the election in May. Here are a few key dates of importance:

- **Tuesday, March 5, 5:00 p.m.:** Deadline for receipt in the Woodside Office of Woodside Board of Directors Applications.
- **Friday, March 15, 5:00 p.m.:** Candidate Statements due into Association Office.
- **Tuesday, March 19:** Pre-Ballot Notice to be sent to all homeowners listing all qualified candidates.
- **Monday, April 22:** Deadline for ballot instructions, candidate statements and *ballots to be mailed to all homeowners* by Inspector of Elections.
- **Thursday, May 2:** Candidates Night, 7:00 p.m. in the Clubhouse, conducted by the Nominating Committee.
- **Friday, May 24:** Date ballots due to be received by Inspector of Elections.
- **Tuesday, May 28, 7:00 p.m.:** Annual Meeting, where ballots will be counted by Inspector of Elections while Annual Meeting business is conducted; Inspector will announce results upon completion of count.

2023 Projects

This year has been a busy year for the Association! There have been several projects that have been completed in 2023. There have been ongoing exterior and interior building renovations and upgrades due to last January's winter storm. Rebuilding of exterior patio fences and stucco walls, significant gate repairs, and tree trimming, removal, and stump grinding of trees that pose hazards throughout common areas. Buildings 722 & 724 have been re-sided, painted, and new exterior lights installed. Ongoing projects include roof repairs, and replacements of 713 units 1 & 2, and building 739. Blyss Construction and NorCal Roofing have been hired to complete these projects. Please be sure to visit the Association website to stay updated.

Common Area Etiquette

One of the wonderful aspects of living in an Association is having beautiful areas for you and your neighbors to enjoy. However, it takes a village to keep these areas nice. Please remember to properly dispose of all litter and trash. This includes picking up pet waste after our furry friends. Also, be courteous when parking. Make sure that vehicles are not parked over the white lines blocking a neighbor from being able to park.

Association Vendors

The Association hires vendors to fulfill contracts approved and authorized by the Woodside Board of Directors. Contractors or service providers need to have clear direction and understanding on who is authorized to provide them with instructions. To ensure the work is done according to the approved contract, Homeowners are not permitted to re-direct the vendors working for the association. If you have a maintenance item to report please do not contact the vendor directly, this applies to all vendors who are on the property working for the Association. Please contact Management directly to report your concerns.

Newsletters

We want to hear from you! If you have a column of interest to be included in an upcoming newsletter, please submit your article to the Community Manager, Tamara Camara for consideration.

December 2023

Sun	Mon	Tue	Wed	Thu	Fri	Sat
					1	2
3	4	5 Board Meeting 7:00PM	6	7	8	9 Holiday Party 5:00PM
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24 Christmas Eve	25 Office Closed Christmas Day	26	27	28	29	30
31 New Years Eve	Upcoming Dates Monday January 1: Office Closed Friday January 12: Architectural Applications Due Monday January 15: Martin Luther King Holiday-Office Closed Wednesday January 17: Architectural Committee Meeting Tuesday January 23: Board Meeting					

Ability Cleaning Services
 Maria De Los Santos
 Owner

- Weekly • Bi-Weekly • Monthly
- House or Office Cleaning
- Move in • Move outs

(916) 580-7031 mcsability@gmail.com



Advertise with us!
 916-922-8469



Jo Ann Pino
 Masters Club Outstanding Life Member
 LIC # 01152742

Cell: 916-747-3236
 Fax: 916-535-5141
 jpino@golygon.com

LYON
 REAL ESTATE




LYON
 REAL ESTATE
 A WINDERMERE COMPANY

Pamela Petterle
 BROKER ASSOCIATE

ppetterle@golygon.com
 916-601-9494
 DRE # 00769527



WATERMAN
 REAL ESTATE

LYN EFKEN
 BRE # 00702155

916.798.9898
 2600 Fair Oaks Boulevard, Suite 109
 Sacramento, CA 95864

SeeBogieRun@aol.com

exp
 REALTY

Jadwiga "Gigi" Wieczner
 REALTOR®
 DRE #02198496

515-441-3397
 buysellgigi@gmail.com
 buysellgigi.com

Office: 888-832-7179
 x4933

MLS

Warm Wishes

Greetings to the Woodside HOA residents,

As the year comes to an end, we would like to wish you all a warm and happy holiday season. We are grateful for your continued support and cooperation in making our community a safe and enjoyable place to live. We hope you have a wonderful time with your family and friends, and we look forward to seeing you in the new year.

Woodside Board of Directors