



# Kent Woodlands Journal

Newsletter #295

June 2020

The monthly newsletter of the Kent Woodlands Property Owners Association

## President's Note: Happy Trails

*One of the best things about living in Kent Woodlands is our easy access to nearby hiking, mountain biking and running trails. For that reason, we are re-printing a column which appeared in our newsletter last year.*

No matter where you live in Kent Woodlands, you are never far from a trailhead. Always on a search for new trails to explore, I asked four Kent Woodlands residents who are avid hikers, bikers and trail runners to reveal their favorites.

### **FOR FAMILIES WITH YOUNG CHILDREN:**

*Jeff Leh is a Marin native and son of parents who took full advantage of Mt. Tam trails while he was growing up. Jeff and his wife Aubrey moved to the Woodlands from San Francisco a little over 4 years ago, after the youngest of their three children was born. With little time to enjoy all of the local trails while his kids were still in diapers, he's been out and about quite a bit these days, immersing his family in the same fantastic environment their grandparents fell in love with.*



### **Jeff's three favorite kid-friendly nearby hikes:**

1) **The Crown Road fire road (aka Southern Marin Line Road)** is relatively flat and therefore perfect for heavy duty strollers. It is also dog-friendly, for dogs on leash or under voice-command (and owners who are equipped with poop bags). The intermittent distant views are great. Depending on the season, you may see wildflowers and hear the hooting of an owl. To get to the trailhead: Go to the southern end of Crown Road.

2) **The Dawn Falls Trail**, which you can access from the Crown Road fire road, is "perfect after a heavy rain, when the falls will be running," according to Jeff. "It's also nice during the hot summer weather when you will appreciate the shade." It takes about an hour to descend to the bottom, which is Madrone Canyon and the Larkspur park that the kids call "Dark Park" due to the shade.

3) **The trail around Phoenix Lake** is a 2.7 mile loop which has several short uphill or downhill sections, but between them is fairly gentle. (It's not stroller-friendly.) The best access to Phoenix Lake is through Natalie Coffin Greene Park, at the end of Lagunitas Road in Ross.

**(Continued on Page 2)**

## **HAPPY TRAILS** (Continued from page 1)

### **FOR HIKERS:**

*Michelle Wilcox, who has led hiking and running groups on Mt. Tam, moved into Kent Woodlands in 1996. She and her husband raised their two children here, and enjoyed having trails right out their front door. What started as a “convenient” exercise routine, running became a passion for Michelle. She runs with Tamalpa Runners based in Marin County, and captained their women’s Masters Team. She competed in all distances ranging from 5k’s to marathons, and tackled her first ultra marathon in the Spring of 2011. Michelle’s spirited enthusiasm, endless energy, and the love of running enabled her to do what she loved most — running for fun and good health with people that shared that same passion. She coached both girls’ running and nutrition as well as women’s trail running on Mt. Tam for many years with Team LOLA. Although no longer coaching, she and her family still enjoy Mt. Tam on foot, on bikes, and with their Weimaraner, “Blue.”*

*Bitsa Freeman is an avid hiker who knows Mt Tam like the back of her hand. She is a Marin native who enjoyed the trails as a kid on horseback — back in the days when seeing horses on the trails was much more common than seeing runners or mountain bikers.*

*Sara Wardell-Smith has lived in Kent Woodlands for almost 20 years. She developed her love of the outdoors growing up in the English countryside (Buckinghamshire and Berkshire) where she enjoyed horseback riding, hiking, orienteering...and driving in demolition derbies! She and her husband, Bruce, enjoy spending their free time exploring Mt. Tam together — hiking, running and mountain biking. When I spoke to Sara about how she felt about living so close to Mt Tam, she quoted Herb Caen in response, “The precise location of heaven on earth has never been established but it might very well be right here!”*

### **Michelle’s favorite hikes:**

1) **Yolanda Trail** – Michelle says “My all-time favorite hiking or running trail is the Yolanda Trail, I simply love the varied terrain (flat, hills, single track, woods, wide open space, you name it). Start on Crown Rd (near Phoenix Rd), start down through cut in guard rail on Allen trail, left at bottom, right up Gertrude Ord around Phoenix lake on back side, right at Phoenix Junction, left up Yolanda. From that point there are many routes to extend the hike or run for as long as you like, eventually making your way back for a loop up the Harry Allen trail back home.”

2) **Hoo Koo E Koo** – Michelle says “Another shorter favorite is starting at Crown Rd., up Hoo Koo E Koo, crossover Blithedale Ridge to continue on Hoo Koo E Koo, up stairs to Hoo Koo E Koo fire road, down Hoo Koo E Koo (this is on Knob Hill), to the Crown Road fire road and back to your starting point. Only 3 miles round trip but you truly feel like you have escaped and gotten a great workout in.”

### **Bitsa’s favorite hike:**

**Hoo Koo E Koo** – This is Bitsa’s all-time favorite hiking trail. She says “The Hoo Koo e Koo is a perfect reflection of the variety of Marin’s landscape. You start a steep climb in a heavily forested and shady tree corridor and you crest at the sunny, stunning view junction of Blithedale Ridge where on summer days you can see why living in Kentfield is preferable to Mill Valley due to the thick blanket of fog that is usually covering up MV. Plus the views of the Bay and City are stunning. I never tire of that loop.”

### **Sara’s favorite hikes:**

For Sara Wardell-Smith, choosing one favorite hiking trail was too difficult, so she mentioned two nearby trails:

1) **Tucker trail up to Eldridge fire road and then down around Phoenix Lake** – “This makes for a nice hiking loop. It’s very shaded and it’s particularly lovely in the winter when all the waterfalls are running.”

2) **Phoenix Lake – Yolanda Loop** – “I also like hiking down to Phoenix Lake (starting out on the trail on the northern side of Crown Road, which is closer to Goodhill) and then go up the Yolanda trail and down Hidden Meadow to Phoenix Lake and then I usually head back to the Woodlands via the Bill Williams trail.”

**(Continued on Page 3)**

## HAPPY TRAILS (Continued from page 2)

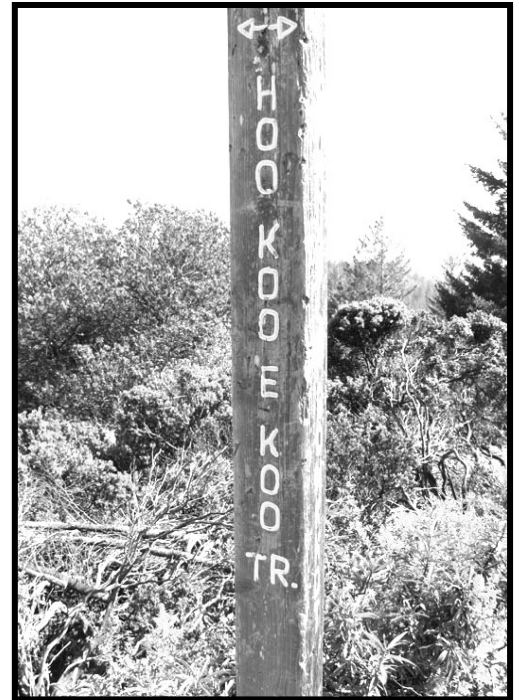
### **FOR TRAIL RUNNERS:**

#### **Sara's favorite running trails:**

1) **Hoo Koo E Koo Figure 8 Loop** – “If I don't have much time, then I like to run the Hoo Koo E Koo "Figure 8" loop. It's a great single track trail with some expansive views along the way. I usually start out at the Crown Road trail head in the Woodlands. (This is also a great loop to hike.)”

2) **Dawn Falls** – “If it's a particularly hot day, I like running down Dawn Falls (also starting out at the Crown Road trail head) and either up the Ladybug trail up and around King Mountain and back (this loop is a pretty shaded, with some good elevation and views) ... or I'll take Dawn Falls all the way to the "somewhat secret" Big Dog connector trail (warning: this connecting part is *super steep*) up to the Southern Marin line, and then up Huckleberry, back via Blithedale Ridge fire road.”

3) **Eldridge** – “For a longer run, I like going up Eldridge fire road (starting out at the Evergreen fire road trail head — warning: the first 5 minutes are very steep!) There's a great view at Inspiration Point and then I take Northside Trail (this is always a very quiet/lightly trodden single track trail to run.) Then I usually go down Collier Springs (or for a longer run, down Lower Northside Trail) down to Lake Lagunitas, and then I usually loop back via Lakeview down to Phoenix Lake and then back up to the Woodlands via the Harry Allen trail.”



#### **Advice to new residents of Kent Woodlands:**

Bitsa says that any new resident of Kent Woodlands should seek to experience our neighborhood treasure: all the trails that surround our community. For example, the Harry Allen trail is a short trail that begins off Crown (the northern end) and terminates on Phoenix Rd. It's a peaceful, rarely used neighborhood gem that is mostly used by locals — in comparison to the crowded and heavily used Crown Road fire road (aka Southern Marin Line Road).

Michelle says she always tells newcomers to try and hook up with a local to hit the trails with for the first few times. “It's always nice to have someone along who knows their way and can point out intersections, various options, etc. Be sure to buy a Tom Harrison Mt. Tam Trail Map, too! Don't leave home without it!”

Sara suggests that you consider tracking your hiking and trail running progress on a map. As Sara explains, “My husband, Bruce Raabe, and I love to explore the trails on Mt. Tam together. A few years ago, we printed the MMWD trail map, laminated it, and then hung it on the wall of our garage,” Sara explains. “Our goal was to run every trail on the mountain, starting out from our home in the Woodlands. Every time we ran a new trail together, we'd use a marker to highlight it on the map. It was a great way to get to know the mountain!”

Download the watershed maps here:

<http://marinwater.org/DocumentCenter/View/5231/Watershed-Map-2-pages-PDF?bidId=>

To that, I would like to add that whether you are a parent with a stroller, a hiker, or a trail runner, our nearby trails are wonderful. As John Muir said “Of all the paths you take in life, make sure a few of them are dirt.” I hope to see you out there.

— Ann Becker, President

## **IMPORTANT ARCHITECTURAL COMMITTEE REMINDERS!**

**GENERATORS:** If you're considering installing a generator, please remember that you'll first need to obtain written approval from the Architectural Committee. Because generators can create a noise nuisance for neighbors, resulting in complaints, the Architectural Committee reviews generator placement and soundproofing with the goal of minimizing impact on neighbors. For additional information about submitting an application for approval, please contact Michael Barber, Architectural Coordinator, at [mbarber@kwpoa.com](mailto:mbarber@kwpoa.com) or 415-721-7429 for more information. Michael can provide information about the approval process before you invest in equipment and installation. Architectural Committee application forms are also available on our website, [www.kwpoa.com](http://www.kwpoa.com).

**EXTERIOR PAINT:** Are you thinking of painting your home? Please remember that our CC&Rs and Architectural Rules require the use of muted earth tones. If you choose an exterior color from our approved palette (available to view in our office), no application is required. Other colors will require an application and approval by the Architectural Committee. Contact us at 415-721-7429.

## *Sheriff's Report*

The following is a recap of Sheriff activity in Kent Woodlands during April:

Alarm Activations	4 Activations
911 Hangups	0 Incidents
Vacation Homes	2 Homes
Vacation Checks Completed	15 Checks
Extra-patrol Request Completed	129 Checks
Welfare Checks	13 Incidents
Citizen Assist	9 Incidents
Civil Advice	2 Incidents
AOA Fire	3 Incidents
Assist Outside Agency	0 Incidents
Verbal Disturbance	0 Incidents
Noise Complaints	1 Complaint
Warrant Arrest	0 Arrests
Thefts	0 Incidents
Vandalism	0 Incidents
Traffic Stops	3 Stops
Parking Complaints	2 Complaints
Suspicious Vehicles/Persons	5 Incidents
Traffic Accidents	0 Accidents

— Deputy Scott Anderson

## *Fire Safety News!*

The newly created Marin Wildfire Prevention Authority "MWPA" will begin conducting individual defensible space and home hardening evaluations in our neighborhood in June & July. The MWPA evaluation teams, wearing proper facial coverings, will be going door-to-door requesting access to the exterior of your property to conduct a complete and comprehensive 360 evaluation of your home and property. Homeowners can choose to accompany the evaluators during the home evaluation, but it is not required. You can contact your local fire agency if you have any questions. Please see attached flyer for more information.

## *Sir Francis Drake Blvd. Project Update*

Marin County has provided an update on the next phase of Upgrade the Drake, a project that will improve 2.2 miles of Sir Francis Drake Boulevard between Highway 101 and the Town of Ross.

The County will begin construction on June 1, and currently all construction activities are scheduled to take place during the night.

We encourage you to visit [upgradethedrake.com](http://upgradethedrake.com) to learn more and sign up for email updates. The project team will be updating the website on a weekly basis with traffic and construction updates once activities begin.

## **Architectural Applications: June 2020**

**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: Tuesday, June 9***

**Important Notice:** Due to the ongoing Covid-19 Shelter-In-Place order, this month's AC meeting will be held via teleconference. Please email [jwilliams@kwpoa.com](mailto:jwilliams@kwpoa.com) for participation instructions. As events unfold regarding COVID-19, it may be necessary to reschedule, or change the format of, AC meetings. Accordingly, consult the KWPOA event calendar at [www.kwpoa.com](http://www.kwpoa.com) for any meeting changes.

<b>Applicant</b>	<b>Property Address</b>	<b>Category/Project Description</b>
<b>New Applications for June</b>		
Goldman	27 Evergreen	C2 - Minor Additions
Shapiro	22 Rock	C3 - Preliminary Review
<b>Applications Approved in May</b>		
Rowe	9 Madrone Way	CI - Minor Changes
Hagey	670 Goodhill	CI - Minor Changes
<b>Applications Continued in May - Next Meeting to be Decided</b>		
200 Woodland LLC	200 Woodland	CI - Minor Changes
<b>Open Enforcements</b>		
14 Madrone		
67 Ridgecrest		
421 Crown		
<b>Exempt and Administratively Approved Applications</b>		
Atwater	106 Diablo	Tree Removal
Henderson	101 Crown	Tree Removal

**ARCHITECTURAL COMMITTEE:** Jim Schafer (Chair), Anne Barr, Tom Nicholson, Bill Riley

**AC COORDINATOR:** Michael Barber

**MEETINGS:** Held at the KWPOA office at 1010 Sir Francis Drake Blvd., #200, Kentfield, CA on the **2<sup>nd</sup> and/or 4<sup>th</sup> 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 21<sup>st</sup> of the preceding month (or the Friday prior if the 21<sup>st</sup> 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 [mbarber@kwpoa.com](mailto: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

## *Next Regular Board Meeting*

**Date:** Thursday, June 25, 2020 - 6:00PM

**Location:** Via videoconference. Contact  
[jwilliams@kwpoa.com](mailto:jwilliams@kwpoa.com) for info.

- Call to Order
- Public Comment
- Approval of May 28, 2020 Meeting Minutes
- AC Report and Ratifications
- Fire Safety Report and Related Votes
- Officer Reports
- County Update
- New Voting Policy: Discussion and Vote
- 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 May 28, 2020 Executive Minutes
- Enforcements and Legal Matters
- Personnel
- Adjournment

*(This is a preliminary agenda. Final agenda posted at our office 96 hours 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](http://www.kwpoa.com)

**Email:** [info@kwpoa.com](mailto:info@kwpoa.com)

## *Board Members and Staff*

Ann Becker, President	<a href="mailto:abecker@kwpoa.com">abecker@kwpoa.com</a>
Bitsa Freeman, Vice President	<a href="mailto:bfreeman@kwpoa.com">bfreeman@kwpoa.com</a>
Sara Wardell-Smith, Treasurer	<a href="mailto:swardellsmith@kwpoa.com">swardellsmith@kwpoa.com</a>
Kirk Baierlein, Secretary	<a href="mailto:kbaierlein@kwpoa.com">kbaierlein@kwpoa.com</a>
Anne Barr, Director/AC	<a href="mailto:abarr@kwpoa.com">abarr@kwpoa.com</a>
Jeff Leh, Director	<a href="mailto:jleh@kwpoa.com">jleh@kwpoa.com</a>
Matt Kursh, Director	<a href="mailto:mkursh@kwpoa.com">mkursh@kwpoa.com</a>
Jeanne Williams, Administrator	<a href="mailto:jwilliams@kwpoa.com">jwilliams@kwpoa.com</a>
Michael Barber, AC Coordinator	<a href="mailto:mbarber@kwpoa.com">mbarber@kwpoa.com</a>



## DEFENSIBLE SPACE AND HOME EVALUATION NOTIFICATION

May 15, 2020

Dear Resident,

Fire Department's throughout Marin have been in continuous contact with the Marin County Health and Human Services Department regarding the current state of the COVID-19 health crisis, and more importantly on what are the best practices during the Shelter at Home Order as restrictions begin to ease. Certain activities, such as fire hazard mitigation and defensible space clearance, have been allowed to continue with social/physical distancing and proper utilization of face coverings.

During the months of June through September, the newly created Marin Wildfire Prevention Authority "MWPA", supported by your local fire agency, will begin conducting individual defensible space and home hardening evaluations in West Marin, Ross Valley, **Kentfield, Larkspur, and Corte Madera**. The MWPA evaluation teams, wearing proper facial coverings, will be going door-to-door requesting access to the exterior of your property to conduct a complete and comprehensive 360-degree evaluation of your home and property. The evaluations will be used to assist homeowners in making their homes and properties defensible from fire.

The evaluation teams will be evaluating whether your home currently meets wildland-urban interface "WUI" defensible space and construction requirements and will make recommendations on how to improve your homes ability to survive a wildfire. The evaluation will also determine if your property meets the requirements for defensible space as required by the California Public Resource Code Section 4291 and the California Fire Code Section 4907.2 and 4908 (see the attached requirements). Properties that are determined to be in violation of the defensible requirements may be referred to your local fire department for further action.

Homeowners can choose to accompany the evaluators during the home evaluation; however, it is not required. Please do not hesitate to contact your local fire agency (email information below) if you should have any questions.

Sincerely,

Ruben Martin, Fire Marshal  
Central Marin Fire Department  
[rmartin@centralmarinfire.org](mailto:rmartin@centralmarinfire.org)

Larry Pasero, Fire Inspector  
Kentfield Fire District  
[lpasero@kentfieldfire.org](mailto:lpasero@kentfieldfire.org)

## **DEFENSIBLE SPACE REQUIREMENTS**

### **Home**

- Maintain all roofs, gutters, and decks clear of leaves, needles, and dead vegetation.
- Remove tree branches/limbs that are within 10 feet of a chimney outlet.
- Remove all tree branches and limbs that overhang within 6 feet (vertically) of a roofline or deck.
- Remove all vegetation from underneath decks.
- Remove all combustible storage from underneath decks.
- Firewood should be relocated to at least 30 feet away from the home or placed in a fire-resistant enclosure.

### **From the home out 100 to 150 feet or to the property line**

- Cut all dead grasses to below 3 inches in height.
- Remove all dead vegetation and brush piles on the ground.
- Remove all dead branches, leaves and foliage from all trees, bushes and ground cover.
- Remove low hanging tree branches/limbs that are less than 4 inches in diameter a minimum of 10 feet from the ground on mature trees over 30 feet in height, or 1/3 the height from the ground on trees less than 30 feet in height.
- Remove all fire prone plants located within 30 feet of the home.

### **Roadway and Driveways**

- Remove all fire prone vegetation within 10 feet of all roadways and driveways horizontally.
  - Maintain a minimum of 15 feet of vertical clearance over roadways and driveways.
- The following fire prone plant species have been identified as very flammable and/or hazardous. Property owners are strongly encouraged to have them removed if they are located within 10 feet of a roadway or driveway, and within 30 feet of your home.

1. Juniper
2. Bamboo
3. Italian Cypress
4. Acacia
5. Pampas Grass
6. Broom/Gorse Species

**For more information regarding defensible space, home hardening and emergency evacuation planning, please visit [www.firesafemarin.com](http://www.firesafemarin.com) .**