

THE CROSSINGS The Signal

MARCH 2018

Visit us online!
www.walnutcountry.com

CHOA "THANK YOU" BOX

(see page 4)

ST. PATRICK'S DAY DINNER

(see page 5)

FARE-THE-WELL, ANDY

(see page 6)

~ Main Pool Opens ~ Tuesday, March 6 at 7am

The Swim Team's Spring Clinic begins the day before and has exclusive use of the pool from 3-8pm, M-F. The East Pool reconstruction project is proceeding according to schedule and both side pools are scheduled to open Saturday, May 26.

~~~~~ Sound the Alarm!

Sign up for the first of 4 FREE yearly seminars, "Sound the Alarm", presented by the Contra Costa Fire Protection District and the Red Cross. This seminar will help you prepare for a catastrophic or home fire emergency and will be held in the Clubhouse on Sunday, March 18, from 2-3:30pm. Attendees will also be able to sign up for a free fire safety inspection in their homes, including the installation of smoke detectors at no cost. Please see the insert in this Signal for more information - and sign up online by going to: evite.me/DHUncEjH2q

~~~~~ COMING SOON

To a community near you

Cowell Homeowners Association
PRESENTS:

* The 8th Annual Wine Tasting *
May

* The 1st ever Concert on the Belt *
June

PICK UP YOUR GATE FOBS NOW!

Our new electronic gate entry system is up and running! All 4 pool gates and 3 of the 6 tennis gates (the 2 gates on the Greenbelt side of the upper courts and the Smoke Tree gate on the lower courts) can now be opened with either your current keys or the new fobs. (Of course, fobs and keys will only work when the pools are open for use.) On April 2, all ten of the pool and tennis court locks will be re-keyed and so the keys you now have will no longer work. Please don't wait until then. You can pick up your 2 free fobs (per household) any time the Clubhouse is open - noon to 8, M-S and noon to 6 on Sunday. Please be sure to bring your CHOA badge and picture ID showing that you live here. Tenants will need to pay a \$300 deposit, unless you have already done so for your pool key. And keep that pool key - you will still need it for the dog park.

CHOA ANNUAL SPRING FESTIVAL

Spring is almost upon us and that means it's time for the annual Spring Festival & Safety & Security Expo. This year not only are there going to be over 3500 stuffed eggs to hunt and all your favorite cartoon characters, but we also have two bouncy houses, 3 Princess Fairies doing face painting & balloon twisting plus crafts. The egg hunt will be limited to ages 7 and under, however we will have an activity for the older kids to participate in. **Please arrive early!**

Egg Hunt Hours: 3 years and under - 10:00 - 10:15

4-5 years old - 10:20 - 10:35

6-7 years old 10:40 - 10:55

Cartoon Characters - 10:00 - 11:00

Lunch served - 11:30 - 12:30pm

Evite RSVP Address

evite.me/mRAk8ryu8C

In addition, the Safety and Security Committee has partnered with the American Red Cross, CERT & Emergency Pet Preparedness, Ham Radio Operations (CARE), Volunteers Police Services (VIP), Salvation Army (SATURN), Concord K-9 police, and the CC Fire Protection District to provide residents with information.

Residents can bring 4 guests. Please include the ages of your children when you RSVP! You must **RSVP by Saturday, March 24th**.

We also need people to volunteer via the Sign-Up Genius Link: www.SignUpGenius.com/go/4090C45A8A623A0FD0-2018.

Treasurer's Report (Year To Date)

BALANCE SHEET as of January 31, 2018

CARRASCO CONSTRUCTION

Quality * Satisfaction



* Trust *

Lic. #797947



Additions & Remodels
Kitchen & Bathroom
Renovation
Concrete Drives,
Pool Decks & Patios
Termite / Home
Inspection Repairs
Fire & Water Restoration

BONDED & INSURED

Frank Carrasco**Bus: 925-864-4564****Fax: 925-689-0580**

www.carrasco-const.com

Current Assets

Cash Operating Acct.	\$534,385
Cash Reserve Acct.	2,365,694
Receivables	(6,235)
Prepaid Expenses	15,220
TOTAL CURRENT ASSETS	2,909,064

Current Liabilities & Capital

Liabilities	\$194,803
Reserves	2,264,650
Owner's Equity	422,667
Income	26,944
TOTAL CURRENT LIABILITIES & CAPITAL	\$2,909,064

Year-To-Date BUDGET REPORT

	<u>Actual</u>	<u>Budget</u>	<u>Actual Over (or under) Budget</u>
Total Revenues	\$115,277	123,753	\$(8,476)
Operating Expenses			
Payroll/Benefits/Taxes	\$9,774	\$11,833	\$(2,059)
Management Expenses	15,529	16,083	(554)
Office Equip/Supplies	961	2,383	(1,422)
Professional Services	1,010	1,758	(748)
Facilities Repair/Maint.	17,348	22,015	(4,667)
Recreation	2,377	2,582	(205)
Utilities	4,179	9,749	(5,570)
Security Expenses	3,039	4,033	(994)
Insurance	4,127	5,211	(1,084)
Tax & Licenses	2,451	1,074	1,377
Capital Acquisitions	0	3,333	(3,333)
Reserve Expenses	25,246	25,246	0
Miscellaneous Expense	115	199	(84)
WCST Expenses	2,177	12,084	(9,907)
Total Operating Expense	\$88,333	\$117,583	\$(29,250)
Net Income	\$26,944	6,170	\$20,774

Pat Magee, General Manager

The Crossings Business Office
925- 687-9961
Businessoffice@Walnutcountry.com**President's Corner – March 2018**

Fellow Residents,

This past Sunday the HOA held a “thank you” gathering at the clubhouse for the ongoing volunteers during 2017. This event was catered by the Mecca Restaurant and was attended by approximately 100 guests. These volunteers donated their time on our various committees, board of directors, and the monthly distribution of the Signal. Without the time and commitment from our resident volunteers, our association would not appear so beautiful or run as smoothly as it does. The committee volunteers, whether it's Architecture, Safety & Security, Landscape or Activities, all spend time meeting monthly to ensure our community maintains the high standards we have come to expect living in the Crossings. Our tireless block distributors and area reps of your newsletter make sure to get you the Signal rain or shine! A huge thank you to all volunteers for everything you do for our community. Openings you ask? If any members wish to join a committee or volunteer in some capacity, please contact out General Manager Pat Magee and he will let you know what openings we have.

We are now two weeks into the key fob distribution to replace the old style metal keys. If you have not switched over to the fob yet, you can do it quickly and easily at the clubhouses during regular hours. All you need is your photo identification and you're done!

Court parking issues need to be addressed as we have increasingly noticed cars parking 'head in' at the end of the courts. This is particularly an issue at the courts nearest the center of the greenbelt. It is a Concord vehicle ordinance that vehicles are to park adjacent to the curb with the right side (passenger) wheels within 18 inches from the curb. This is also an issue because emergency vehicles and service trucks cannot turn around when vehicles are parked illegally.

Major improvements and upgrades to the east pool are coming along on schedule. All below ground plumbing and electrical is completed. Pool plastering and pavers are next up and weather permitting should take place in the coming weeks.

Upcoming events at the Crossings! Mark your calendars for the Sound the Alarm fire prevention safety seminar on March 18th and the annual Spring Festival on March 31st. Signups via Evite are going out soon so be sure to RSVP. If you don't have access to the email invite, contact the clubhouse and we'll reserve for you.

Lastly, by now you have probably heard that our clubhouse manager Andy Steinberg is leaving us at the end of March. Andy has been an integral part of our clubhouse operations as well as the many CHOA events Andy participated over the past five years. Please take the time to see Andy and thank him for all he has done at the Crossings.

Next HOA board meeting is March 22nd.

See you then!

Barry Collins, President

*** SAFETY & SECURITY ADVISORY COMMITTEE ***

Contra Costa Fire Protection District and
Red Cross to present free

FIRE SAFETY SEMINAR

March 18th

- Are you prepared in the event of a catastrophic or home fire emergency?
- Do you have an emergency "Grab & Go" kit for the members of your household?
- For how many days are you prepared to survive without any help?
- Do you have an escape plan in the event of a house fire?
- Does your family have an agreed-upon meeting place and local and out of area contacts in the event of an emergency?
- Do you have smoke and carbon monoxide alarms in your home? Do you know where they should be installed? Do you know how often they should be tested?
- Do you know how to turn off the gas to your house in an emergency?
- What about pets? How would you protect them?

Please join us at the Clubhouse on Sunday, March 18, from 2-3:30pm for the first of four free yearly safety seminars "Sound the Alarm", presented by the Contra Costa Fire Protection District and Red Cross. Additional information and an Evite registration address will be published in an E-signal and the March Signal.

TOP TIPS FOR FIRE SAFETY

Install smoke alarms on every level of your home, inside bedrooms and outside sleeping areas.

Test smoke alarms every month.

Talk with all family members about a fire escape plan and practice the plan twice a year.

If a fire occurs in your home, GET OUT, STAY OUT and CALL FOR HELP.



REWARD

The Board of Directors is prepared to pay up to \$2,000 for information leading to the arrest and conviction of anyone who willfully destroys or damages association property, including graffiti. If you know of or see someone using a marking pen, paint pen, or spray paint, etc. to deface property within The Crossings, please contact the CHOA Manager at 925-687-9961 or email businessoffice@walnutcountry.com.

IMPORTANT TELEPHONE NUMBERS

POLICE (Non Emergency)	925-671-3200
First Security	800-900-1110
CHOA Business Office	925-687-9961
Clubhouse Office	925-825-0250
CC Emergency Med Services	925-646-4690
CC Water District	925-688-3158
CCC Fire Protection District	925-941-3330
CC Animal Services Dept.	925-335-8300
PGE- Electrical Outage	800-743-5002
PGE- Gas	800-743-5000
Concord Code Enforcement	925-671-3075

CHOA "THANK YOU" BOX

Barbara Peth has been a long time resident of the Crossings and folks who walk the green belt early morning will usually find her picking up dog droppings all over the walkways and grass. Although not a dog owner herself, Barbara has been doing this community service for some time and we wanted to acknowledge her for her clean up efforts. While it is considered good luck to step on dog poop in France—she and her grandchildren prefer to keep the soles of their shoes clean. We want to thank her for keeping our walkways free of dog litter and for taking pride in our community with this simple act...

Another big thank you goes out to **Bill Agnew**. Bill has been finding lost keys all over the place. And instead of leaving them or turning them into the office he has been going around returning the lost keys to their proper owners. Thank you Bill for being an all-around good neighbor.

Andy Steinberg, Recreation Director

Clubhouse Office

925-825-0250

recdirector@walnutcountry.com

WALNUT COUNTRY BOOK CLUB

For more information about the Walnut Country Book Club go to: info@berkshire-books.com or call the Clubhouse at 925-825-0250.

The following books have been chosen by Book Club members for...

March 20: "The Big Sleep"
by Raymond Chandler

April 17: "The Oregon Trail"
by Rinker Buck

ALL ARE WELCOME TO JOIN US IN THE
CLUBHOUSE @ 6:30PM

NEXT MEETING: TUESDAY APRIL 17th



*** WE'RE IMPRESSED ***

4415 Spoonwood Court

Great job everyone and thank you for
helping make the Crossings a great
place to live!

*Thank
you*

VIEW FROM THE CLUBHOUSE.

When I interviewed for the Assistant Manager position at Walnut Country/The Crossings on April 1, 2013, I promised that I would commit to a 5 year tenure. My how the years have flown by. It has been a terrific experience, but now it's time to say fare-the-well. Working for Cowell Homeowners Association, Collins Management and all of you has been a wonderful journey. One that I will cherish always. I have seen many of your families grow in numbers and many of your children grow up. Some of you I consider friends. I am thankful for the moments many of you came into the clubhouse office just to say hello. Some sat a spell and shared your life's experiences with me and vice-versa. You made this a pleasurable job. I will miss you and your families.

My last day of work will be March 31st. That just so happens to be the day of the CHOA Spring Festival. I hope to see you all there.

*Andy Steinberg
Clubhouse Supervisor*

goodbye...?
oh no, please. Can't
we go back to page one
and do it all over
again?

-Winnie The Pooh



ST. PATRICK'S DAY DINNER

Please join us on Saturday, March 17th

5:00 pm to 9:00 pm

Family Friendly Celebration with Raffle

Traditional Irish Dinner, Green Beer, Whiskey, Soft
Drinks, Cookies and Cake

Hosted by Nancy Bennett, Keller Williams Realty as a
special thank you to Our Clients & the Crossings

You must RSVP for this event!

<https://www.eventbrite.com/e/st-patricks-day-celebration-tickets-42729199185?aff=es2>



Recreation, Preschool & Communications News

WALNUT COUNTRY PRESCHOOL

In February, our students learned about pets, showing love and kindness to their friends and family, and in the later part of the month we started focusing on our appreciation for our community helpers with visits from police officers, a dentist and nurse, to name a few!

We have just a few spots open for the 2018-2019 school year. If you know a child who would love to learn with us call us (925) 798-9686. Children joining the 3-year-old class must turn 3 by September 1st, 2018, or turn 4 by September 1st to join the 4-year-old class.

Our next **Dine & Donate** event will be Tuesday, **March 20th**, from 4-8pm at **Jack's Urban Eats** on Ygnacio Valley Rd. We look forward to seeing you and thank you for your support!

WALNUT COUNTRY SWIM TEAM REGISTRATION

www.wcstingrays.com

PRESEASON BEGINS MONDAY APRIL 16th

Mail or drop off registration materials at the
CHOA Business office - 4498 Lawson Ct Concord

Any questions, please contact WCST Secretary, Michelle Ulicki -
wcstsecretary@walnutcountry.com



HAS IT REALLY BEEN 5 YEARS?

Three years ago I met with the Board of Directors to interview for my position as General Manager. I met Andy Steinberg that night. As most of you know, Andy is our tireless Clubhouse Manager who will be retiring at the end of March, his five-year anniversary. I cannot say enough good things about Andy. He and his staff keep the Clubhouse running smoothly and efficiently, with a healthy dose of laughter. He has his hand in all of the wonderful CHOA events throughout the year - Wine Tastings, Winter Holiday Celebrations, New Year's Eve parties, Spring Festivals, Fall BBQs, T-Ball, Youth Soccer. I have seen many times how he helps those who come to him with requests, complaints and suggestions and how he treats everyone with genuine respect and good humor. He comes from the hospitality industry (he owned a bar and restaurant before joining CHOA) and his priority has always been customer service. I will miss Andy. He was my rock when I first started here, filling me in on history and procedures, and over the last three years I have come to rely on his sound judgment and solid work ethic. He will be missed. Please join us on Friday, March 30th 3 - 5pm in the Clubhouse for an ice cream social to say our "good-byes" to Andy.



Walnut Country Signal

SENIORS' POTLUCK DINNER

IT'S ST. PADDY'S DAY!

Time to pass the corned beef and toss a wee bit of the blarney!



The next potluck will be held on
Wednesday, April 11th

If you would like to attend please call Ken Cellini at
925-798-7839, before April 4th to reserve your seat
and to get a food assignment.

ADVERTISEMENT

Contra Costa Painting



Bonded &
Insured
License
#625942

**"The County's
Cleanest"**

Locally Owned &
Operated Since 1991

(925) 676-8713

www.contracostapainting.com



Nelson Atkinson
Owner

Residential
&
Commercial

WANT TO RENT THE CLUBHOUSE?

Rental rate is \$350 for the lounge area (up to 8 hours). Game room is an additional \$50 and use of the fully equipped downstairs kitchen is an additional \$75.

Conditions apply including:

- Serving alcohol requires hiring and paying for a security officer.
- Certificate of Insurance (COI) is required.
- If you book a party you **MUST** be present during the entire party.
- The resident who books the party is responsible for what takes place during the entire event.

To reserve a date you must put down a \$500 security/cleaning deposit.

All fees and paperwork are due at least two weeks prior to your event.

To reserve the Clubhouse, or for inquiries concerning renting the clubhouse, please call: **925- 825-0250**.

Have a special occasion fast approaching?
Call us... operators are standing by!

INTERESTED IN SOME CHOA GEAR?

We just replenished the Walnut Country/The Crossings logo tee shirt and baseball hat inventory! They can be purchased at the Clubhouse office between the hours of 12–8pm Monday through Saturday and 12–6pm on Sundays.

Prices are as follows:

Cotton T-Shirts: Adult sizes small to XXL - \$20

Cotton T-shirts: Youth sizes small to XL - \$15



The Signal

is delivered to 1062 homes in our development.

Advertise your business in our newsletter!

1/4 page ad = \$95 per month

1/8 page ad = \$50 per month

Inserts = \$75.00 per month + printer fees

Call: (925) 825-0250

For more information

Advertisements

NBS Insurance Agency

Earthquake Insurance Quotes
Now Available Through Several Companies
Agent for Cowell HOA

TERRY SHIMAMOTO

5554 Clayton Road Ste. 1-A Phone (925) 673-1845
Concord, CA. 94521-4198 Fax (925) 673-9549
License # 0534428 www.nbsagency.com

E-Mail: nbsagency@sbcglobal.net

Lilli Rath

The Elena Hood Real Estate Group

925.286.4118

Lilli@Orinda.com

Visit my website and search the
MLS for free

www.LilliRath.com

CalBRE1727293



*"Living in the Crossings,
I know how to market
your home and promote
our Community!"*

**LHI CONSTRUCTION**

Luigi Barberio, General Contractor

*** Remodeling Specialist ***

Kitchens / Bathrooms / Concrete

Free Estimates

(925) 682-9941

info@Lhiconstruction4u.com

www.Lhiconstruction4u.com

***AS SEEN ON HGTV & CURB APPEAL ***

License #570107

ADVERTISE YOUR BUSINESS HERE

**FOR THE LOW, LOW PRICE OF
\$50 PER MONTH**

**YOUR AD WILL GET TO
1,062 CROSSINGS HOMES**

**CALL THE CLUBHOUSE
FOR MORE INFORMATION**

925-825-0250

Professional Tennis Lessons**Thor Schreck**

GROUP & INDIVIDUAL LESSONS

Little Grippers & Gold Group

Beginners * Intermediate * Advanced

Basic Fundamentals to Advanced Techniques

For more information call 925-324-0285

www.thorsthundertennis.com



**Attorney
RICH KITCHENS**

WILLS AND LIVING TRUSTS

Done in your home
At your convenience!

17 years experience

richkitchens@gmail.com

925-338-1858

4418 Water Oak Court, Concord

**Friendly Internet Systems**

We make computing Easy for You!

- Want answers in plain English instead of confusing "PC-english?"
- Wonder if you should upgrade your PC or buy a new one?
- DSL/Firewall Setup, network/printer connectivity, troubleshooting?
- Small business computer network design/install/administration?

Personal and friendly PC support at affordable rates!

Web site: www.friendlyis.com

(925) 288-1349 Email: friendlyis02@yahoo.com