

THE CROSSINGS The Signal

DECEMBER 2018

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www.walnutcountry.com

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Upcoming CHOA Events

We have two events coming up in December at the Clubhouse, the first of which is our Winter Holiday Celebration. Come welcome the winter holidays with your neighbors at the Clubhouse on **Sunday, December 9th** from **3:00PM - 5:00PM**. We will have food, hot chocolate, hot cider, crafts, and even a visit from a certain jolly guest. RSVPs have filled up, but you can still be put on the waiting list by calling the Clubhouse.

The second event in December is our CHOA New Years Eve Celebration. What could be better than good food, good drinks and better company in the comfort of your own back yard? We're welcoming all of our neighbors to Join us in the Clubhouse on **Monday, December 31st** at **8:00PM** to send off 2018 in style and welcome in the new year.

To RSVP for one or both events, please be on the lookout for the links on:

WWW.Walnutcountry.com/RSVP

Clubhouse and Business Office Holidays

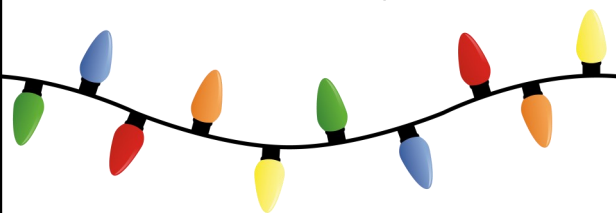
The Clubhouse and Business Office are open most days of the year; however we do close on certain holidays to take a break. The Clubhouse and Business Office are closed on the following days in 2019:

- | | |
|--------------------------|--------------------------|
| • New Years Day | Tuesday, January 1st |
| • Presidents Day | Monday, February 18th |
| • Memorial Day | Monday, May 27th |
| • Independence Day | Thursday, July 4th |
| • Labor Day | Monday, September 2nd |
| • Thanksgiving Day | Thursday, November 28th |
| • Day After Thanksgiving | Friday, November 29th |
| • Christmas Eve | Tuesday, December 24th |
| • Christmas Day | Wednesday, December 25th |
| • New Years Eve | Tuesday, December 31st |



Ayers Strip Correction

There was a mistake in last month's article regarding the Ayers strip. The City of Concord will not be responsible for maintaining the strip once work is completed, that will be done by our Association's landscapers. However, the city will reimburse us for the work done to clean up the area, after the project is complete.



Treasurer's Report (Year To Date)

BALANCE SHEET as of October 31, 2018

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Current Assets

Cash Operating Acct.	\$486,186
Cash Reserve Acct.	\$2,135,585
Receivables	(\$5,886)
Prepaid Expenses	\$8,714
TOTAL CURRENT ASSETS	<u>\$2,624,599</u>

Current Liabilities & Capital

Liabilities	\$132,978
Reserves	\$2,102,825
Owner's Equity	\$405,541
Income	(\$16,745)
TOTAL CURRENT LIABILITIES & CAPITAL	<u>\$2,624,599</u>

Year-To-Date BUDGET REPORT

	Actual	Budget	Actual Over (or under) Budget
Total Revenues	\$1,226,157	\$1,237,530	(\$11,373)
Operating Expenses			
Payroll/Benefits/Taxes	\$115,333	\$118,330	(\$2,997)
Management Expenses	\$155,630	\$160,830	(\$5,200)
Office Equip/Supplies	\$27,009	\$23,830	\$3,179
Professional Services	\$20,811	\$17,580	\$3,231
Facilities Repair/Maint.	\$243,646	\$220,150	\$23,496
Insurance	\$42,814	\$52,110	(\$9,296)
Security Expenses	\$29,071	\$40,330	(\$11,259)
Tax & Licenses	\$9,170	\$10,740	(\$1,570)
Utilities	\$180,843	\$171,490	\$9,353
Recreation	\$35,313	\$25,820	\$9,493
Miscellaneous Expense	\$313	\$1,990	(\$1,677)
Capital Acquisitions	\$13,256	\$33,330	(\$20,074)
WCST Expenses	\$117,236	\$120,840	(\$3,604)
Reserve Expenses	\$252,460	\$252,460	\$0
Total Operating Expense	\$1,242,905	\$1,249,830	(\$6,925)
Net Income	(\$16,748)	(\$12,300)	(\$4,448)

President's Corner – November 2018

Fellow Homeowners,

I hope everyone had a wonderful Thanksgiving holiday. We were finally blessed with the return of great fall weather after two weeks of non-stop smoky skies from the Camp Fire to the north. While it was a burden and inconvenience, it also serves as a reminder of how we need to be prepared and vigilant against the threat of wildfires. Our seminar back in October provided great information and we hope to have a video recording of it available on the Walnut Country website in the coming weeks.

Our last community event of the year is coming up - our **Crossings Winter Holiday Celebration**. Join us on **Sunday, December 9th** from 3 to 5 p.m. for this family-oriented event for everyone to enjoy the Holiday season, crafts for the kids, music, cookies, and, of course, a visit from Santa

As part of my commitment to my role as President, I have been attending each of our committee meetings to better understand who they are and how they operate. I'm impressed by the members of our community who give of their time to help make our community better and I look forward to working with them.

In the coming year, the Board has many projects and priorities to address. To help us tackle those, I will be scheduling a work session for the Board where we can discuss our roles, our committees and how we tackle and improve the operations of our association. If you have a question or input for the Board of Directors for the coming year, please send your thoughts to our General Manager, Rhi Harris, at businessoffice@walnutcountry.com. Any time you'd like to pass on a thought, message or question to any Board member, you can use this e-mail address.

I wish you and your family the happiest of holiday seasons and hope to see you at our **Annual New Year's Eve Party** at the Clubhouse on December 31st. It's a great and "safe" way to enjoy the evening close to home with your neighbors. See out events pages on www.walnutcountry.com for the link to RSVP.

Here's to a great 2019!

Mark Weinmann, President

*** SAFETY & SECURITY ADVISORY COMMITTEE ***

Tips for Protecting Your Home From Fire Hazards

The wildfires continue to be a major concern for communities in California. The recent Camp Fire in Paradise and surrounding areas is a constant reminder of what could happen to any community. While there are many ways a fire can start, there are a few ways to help prevent or minimize how quickly it can spread. Homeowners can help protect their property by doing simple routine "chores" around the home including:

- Keep debris and leaves from piling up on the ground and roof
- Clear weeds and keep tall native grasses trimmed low to the ground
- Keep tree branches trimmed 10 feet from the ground
- Keep gutters clear of leaves and debris
- Replace dead/dying landscape with drought tolerant fire resistant species
- If burning wood or fake logs in fireplace, have a spark arrestor on chimney
- Avoid storing firewood and lumber near the home; 30 feet away is recommended.

When updating your home consider using noncombustible materials for roofs, decks and gutters. Hardscape materials like concrete, pavers, stone or gravel are safer than combustible materials. The choices you make could be the difference in your home being saved in a catastrophic wildfire.

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)	925-671-3220
First Security	877-900-1110
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
Sgt. Nick Boccio	925-671-5083

Holiday Decorations Safety

Over 70% of injuries sustained during the holidays result from accidents while setting up decorations. Please take your time and be safe putting up any and all holiday decorations this season. Below are some safety tips to look over before starting to make sure you're having a safe and secure holiday:

- Check for damages on both cords and wiring
- Test strands of lights for burnt out bulbs before installation
- Ensure any outdoor lighting is UL-rated
- Be sure you have sure footing before climbing any ladders
- Ensure that your lights and decorations are stored properly

Please remember that all holiday decorations must be removed by the end of January.

Stephen Sulyma, 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...

December 18th: The Stupidest Angel by Christopher Moore

January 15th: Sapiens by Yuval Noah Harari

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

I 
Book Club



- [WE'RE IMPRESSED](#) *

4413 Water Oak Ct.

4402 Catalpa Court

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

Thank you

[View From The Clubhouse](#)

Seasons greetings,

I would like to take this opportunity to wish all of our residents a happy holidays, from all of us in the Clubhouse to you. Please be sure to check out our two December events; the CHOA Holiday Party and our CHOA New Years Eve celebration.

Also I would like to give a special shout out to Rod Glover who I missed in my previous thanks for helping out in the Haunted House. Rod is responsible for all the lighting inside the Haunted House and works tirelessly to ensure that the Haunted House meets expectations. If you see him or anyone else wearing a Volunteer t-shirt please be sure to thank them for their hard work every October.

Finally as 2018 comes to a close, let's take a step back and reflect on everything that has changed in these past 365 days. We've seen major change in our community as well as the world, and we should always keep moving forward in making the world a better place to live for everyone.

Happy Holidays and
A merry New Years,

Stephen Sulyma
Clubhouse Supervisor

[Friendly Reminders](#)

The Board of Directors meeting for December will take place on **December 6th** at **7PM**.



Recreation, Preschool & Communications News

Walnut Country Preschool News

We are coming into the holiday season and it will be a special time for our students at Walnut Country Preschool as we learn about different traditions children celebrate all around the world, as well as a visit from jolly ol' St. Nick at our holiday parties in each of our classes.

We would like to invite all prospective students and families join us for **OPEN HOUSE** on **Monday, January 14, 2019 from 7-8pm**. Registration begins **January 28th**. We encourage you to register early as space is limited and classes fill up quickly. Currently enrolled students, alumni and families are always welcome as well!

Black Walnut Signal Rep Needed

The Signal is hand delivered to each and every house in the crossings by residents just like you. We are looking for a new block rep to deliver the newsletter for the houses on Black Walnut court. If you live on or near Black Walnut Court and would like to volunteer to deliver the Signals, please call (925) 825- 0250 or email Recdirector@walnutcountry.com

Scouting for Food Thank You

To our friends at Walnut Country the Crossings,
Thank you to all of you who donated during the Scouting for Food drive during November.
Your generosity is greatly appreciated, especially during this time of dire need!
We are overwhelmed with gratitude!

Happy holidays!
BSA Troop 444

Who To Call When There's a Problem



Contacting First Security vs Concord Police Department

When something happens in the neighborhood it can be confusing to figure out who to call between the security company and the Concord Police. Since CHOA is a mixture of public streets, and private land it's important to call the right people to ensure the correct response is taken. Below are some guidelines to help figure out who to call:

This Photo by

First Security Company

- Suspicious individuals in the common areas such as the greenbelt, pool areas, Clubhouse, tennis/ basketball courts and dog park.

Concord Police Department

- Suspicious individuals on your property, in the courts and on North and South Larwin.
- Theft or damage to your property or any type of altercation.

If at any time you are threatened by anybody on either the common areas or the streets, and feel there is an immediate danger to yourself, others or your property always call 911!

First Security Services
(877) 900-1110

Concord Police Department
(925) 671-3220

Walnut Country Signal

Senior's Potluck Dinner

The group wishes everyone **A HAPPY HOLIDAY SEASON** at this month's potluck dinner. Join the festivities on Wednesday, December 5th at 5:30 p.m., in the Crossings Clubhouse. (NOTE: This is the first Wednesday of the month.)

If you would like to attend as a first-time guest, call Ken Cellini, Leader (925/ 798-7839), before 11/28/18 to reserve your seating and to get a food assignment.

New members are always welcome!

Interested in 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.

Cotton T-Shirts: Adult sizes small to XXL -\$20
Cotton T-shirts: Youth sizes small to XL - \$15



Limited Edition Haunted Clubhouse shirts are also available in select sizes. \$15 each, all proceeds will go towards next years budget for the haunt!

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**

Or Email

Recdirector@walnutcountry.com



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