



Next Meeting:

*December 3,
7:00 P.M.
(Pizza 6:45 P.M.)*

*Almaden Winery
Community
Center*

*AWNA Web Site:
www.awna.org*

AWNA Board:

*Mike Kubiniec,
President
5666 Brionne Drive
445-2644
mtkubiniec@cs.com*

*Carmella Graham:
Vintage Rep
269-3197
cgraham@apr.com*

*Nick Wright
Vineland Rep
265-2983*

Directors at large:

*Joe Cassetta
cassetta@us.ibm.com*

*Nick Labosky
nick_labosky@hp.com*



Please Join Us ...

AWNA meeting, Wednesday, October 1, 2003

This is a great way to get involved with your neighborhood and meet your neighbors! Pizza Social begins at 6:45 with the meeting starting at 7:00.

AWNA Meeting Agenda - October 1, 2003

- I. Introductions
- II. City of San Jose Update - Jo Coffaro
- III. Traffic and Pedestrian Mediation Measures At
New Blossom Hill Library - City of San Jose
- IV. Youth Lot Committee Status Report
 - A. Results from garage sale
 - B. Total funds received to date
 - C. Future fundraising activities
- V. Park Committee Status Report
- VI. Planning For Halloween Party and Parade - Oct 25th
- VII. Miscellaneous / New Issues
 - A. Next Newsletter - Articles due November 10, 2003
 - B. Open Forum
- VIII. Adjourn Meeting

What is the Almaden Winery Neighborhood Association?

We are not...A homeowners Association, nor are we affiliated with the Tresor Homeowner's Association and we do not have mandated dues or membership fees!

We are...A volunteer group formed for the 368 homes that make up Vintage (151), Tresor (160) and Vineland helping to make our community a better place to live. No one receives any monetary compensation for the time, talent or energy contributed to the community.

You are...A member, although if you have not attended one of the meetings, you may be considered "inactive". Why don't you become involved? If you never come to a meeting, how do we know what's on your mind?

2003 Awna Community Garage Sale Update

By Jennifer Burrows

Friday, August 15th through Sunday, August 17th, Awna partnered with Las Madres Playgroups to sponsor the first community-wide Garage Sale, held at the Almaden Winery Community Center for the planned Almaden Winery Park Youth lot. Gross income was tallied at \$4637.50 and the costs of this event came to \$1490.25 creating \$3147.25 in net proceeds--100% donated to the Youth Lot Fund. This is not the final total as several high-end furniture items are currently on consignment with an expected additional donation from \$1000 to \$1100, once sold from the Home Consignment Center in Saratoga. Unanticipated costs included over \$130.00 in landfill dumping fees, including a \$35 fee for a TV that did not work and to dump other more than "gently used" items. Shurgard generously donated storage space for the sale items many weeks before the event. Because of the overwhelming and generous response from the neighborhood, the donations outgrew both the storage space and a three car garage. This created the storage need and required an additional cost for the rental of another large storage unit. At the conclusion of the sale, many unsold but salable items were donated to other charities: including, Petco Animal Rescue/Town Cats, The Cancer Society, Salvation Army, Career Closet, Goodwill and March of Dimes Stork's Nest program. The success of this event is a direct reflection of the continued support of our community members and Las Madres. Without this ongoing support the Youth Lot would still be a conceptual dream, but because of you construction planning is underway!

Awna would like to extend many thanks to ALL of the volunteers who shared in this event, especially the physical efforts and the weekend time of: Dan Carpenter, Andy Enman, Dave Fabrick, Jeff Huget, Jonathan Lee, Tom Lyons, Doug Moshy, Mike Paschal and Steve Soss. You all did a great job loading, moving, unloading, reloading and moving again and again all of the items for sale! Cleaning, organizing, and pricing was tackled by Karen Van Dyke, Kristin Huget, Connie Mai, Jamie Mosher, Kim Paoli, Amy Pascal, Clarice Simmons, Briana Soss, Bill & Michelle Wolf. More thanks goes out to everyone who worked at the sale, including ringing, bagging, bargaining, moving, organizing, setting up and closing down the event: Carrie Ascunio, Melissa Blue, Pam Downs, Karen Van Dyke, Jim Graham, Kristin Huget, Mike Kubiniec, Kim Paoli, Amy Pascal, Nancy Saskal, Clarice Simmons, Steve & Briana Soss and Michelle Wolf. The Baker Sale helpers were also fantastic and we were grateful for your time: Michelle Hair, Ashley Kubiniec, Marcus Leano, and Jonathan Lee. Additional thanks goes out to the Awna Garage Sale Committee who contributed additional project planning, scheduling, promotion and general event support: Jennifer Burrows, Kristin Huget, Kim Paoli, Amy Pascal, Briana Soss and Michelle Wolf. We hope no one was left off the list above, as the hours everyone donated in support of improving our community by raising additional funds to the Youth Lot project was greatly appreciated. Thanks again!!

Pedestrian Traffic Safety At Blossom Hill Library

By Nick Wright

The new library on Blossom Hill is getting ready for its grand opening in January, 2004 but one thing will be missing: pedestrian access from the east end near Bellagio Drive. When the library was built, the traffic impact report stated that the library would not affect traffic and no mitigation was required regardless of the impact on our community. Since then, the council passed a resolution last summer that requires building projects to also look at pedestrian impact. Considering this, the City of San Jose will review the pedestrian situation but not until after the Library has opened. According to Henry Servin "We usually do a study after the project opens to see what the pedestrian access patterns will be".

Currently there is no pedestrian refuge in the middle of Blossom Hill Road near the corner of Bellagio. This makes the intersection very dangerous and difficult to cross all four lanes at the same time. It is also a dangerous intersection as there have been two collisions there in the last year. There is also a bend in the road that only gives pedestrians seven seconds to cross after seeing a car round the corner coming from Meridian. The most logical place to put a cross walk will probably be at Vasser Drive, directly in front of the library. A representative from the San Jose Traffic Engineering Department will be attending out next Awna community meeting on October 1st to meet with us and answer questions.



*Park Committee
Members:*

*Joe Cassetta
cassetta@us.ibm.com*

*Mike Kubiniec
MTKubiniec@cs.com*

*Nick Labosky
nick_labosky@hp.com*

*Amy Paschal
atpaschal@aol.com*

*Nancy Sakal
dsakal@earthlink.net*

*Bryan Shisler
sideways10@hotmail.com*

*Nick Wright
nick@wright.org*



AWNA Meeting Minutes - August 6, 2003

1) City of San Jose Update - Jo Coffaro

- a) City Council was in recess in July.
- b) Almaden Winery Library Update: On schedule for opening in January 2004.
- c) Almaden Winery Building Renovation Project Update - As previously reported, the renovation work was previously scheduled to commence in April. However, this has been delayed due to City of San Jose budget issues. The City is currently facing a \$32M budget shortfall. However, despite the current austere fiscal environment, we have been assured that the project will be funded, but the overall project is on hold. Best guess is that if the City Council approves the project in the next several weeks and it goes out to bid - then construction could begin as soon as January 2004.
- d) On September 6th, a remembrance for Nichole Miller, a San Jose resident of flight 93 will be held at Almaden Lake. A bench will be dedicated in her honor.
- e) Youth Lot - Pat Dando, our District 10 Councilmember, has allocated \$150K towards the Youth Lot project. An architect is to start developing drawings. Once preliminary designs are done, the City plans to meet with representatives from the Youth Lot Committee for review and input. Preliminary plans may be available for review at the October 1st AWNA meeting.

2) Park Committee Update - No meeting held in July due to schedule conflicts. Next meeting is in October. Focus of the next meeting will be to determine the direction of future committee efforts. Perhaps, another community-wide survey will be developed.

3) Youth Lot Committee Report - The Community Garage Sale is planned for August 15-17 at the 2 story City building. The committee has received a large amount of donated items. A family has donated furniture from their home that will be taken to a consignment store to be sold with proceeds going to the youth lot project. Jennifer Burrows is developing a flyer for the event and will distribute it shortly.

4) Photographs taken at the Park Dedication event held on June 14th were shown.

5) Youth Committee Formation - The concept of forming a committee of younger folks was discussed those present including 3 individuals in junior high. Historically, there has been very little participation of young people at our various community events, and a committee such as this could provide the means for getting more folks involved. Perhaps, these youth volunteers could help plan and coordinate the Halloween Party and Parade this fall.


6) Halloween Party and Parade - Scheduled for October 25th. Volunteers needed.

Neighborhood Grants - Time to Apply!

Grants of \$500 to \$5000 are available from the Community Foundation of Silicon Valley (CFSV) for neighborhood efforts that strengthen or build community. Would you like to suggest an idea and volunteer to put the application together? The deadline for application is October 24, 2003. For more information, or a copy of the grant guidelines, contact: Maya A. McCray: 408-278-2224 or email at: mmccray@cfsv.org. Also, visit CVSV on the web at: www.cfsv.org/grants_neighborhoodgrants.html

Community Input Needed For New Police and Fire Chiefs

The City of San Jose is seeking your inputs on the qualities desired in the new City of San Jose Police and Fire Chiefs. A community meeting is scheduled at the Almaden Winery and is one of a series of meetings being held city-wide to help formulate the criteria that will be used in seeking the best candidate. Meeting details: Date: Thursday, October 9, 2003 Time: 7:00 PM Place: Almaden Winery City Building The meeting will begin at 7:00 PM with opening remarks by Council member Pat Dando.



Bicycle Found
Silver Huffy Bandit
Near the corner of
Domaine &
Bouchard Drives.
Please contact
Jennifer Burrows
(408) 266-7671
to claim

Carmella's Real Estate Corner

By Carmella Graham, Neighbor & Realtor

I received two questions from our neighbors this month.

I have recently heard of a new ordinance that requires trees to be planted in the parkway strip between the curb and the sidewalk in front of each home. Is this true and what information do you have on this?

Right you are! The City Council approved changes to the city's tree ordinance that became effective on July 1, 2003. Very simply, the rules require that there be a street tree in the park strip for each home and that homes on corner lots must have a minimum of three (3) trees planted. There are some exceptions to this rule. While the park strips are considered public rights of way, the local ordinance requires that homeowners be responsible for maintaining the park strips and for trimming the trees.

The city will make sure property owners are aware of this new rule through their real estate agent when selling a home. The buyers will be notified of this new ordinance through a Tree Ordinance Disclosure provided by the seller of the property. Much the same as is currently done with disclosures on smoke detectors, seismic activity and flood zones on the property offered for sale. Additional enforcement will be complaint driven since the city cannot afford to look for violations. (Tree patrol anyone??)

The method and cost for planting a new tree (should your property require one) would be securing the required permit (no charge) by calling the department of transportation at (408) 277-4945. The city arborist will visit the site and give advice on the type of tree that should be planted. The cost of the tree can be about \$40 to \$50. If you can't afford to have a landscape business purchase and plant the tree for you, Our City Forest, a non-profit group, can often times provide free trees. There are about 20 different types of trees that grow well in San Jose.

How is the price of a home for sale established by a realtor and seller?

Most Realtors prepare a Comparable Market Analysis of recent home sales in the neighborhood as a starting point for the seller. Additional items that can and will effect the listing price would be: location, condition of the home, property upgrades and amenities and improvements to the subject

property. Other variables that I take into account would be the desirability of the neighborhood, proximity to freeways and shopping, area

improvements (Oakridge renovations/remodel and our new library), our park and rose garden, seller's motivation (price vs. time on the market) and current real estate market conditions.

It is important for us all to remember that the value of our homes is dependent upon each other within this neighborhood. The comments I often hear from potential buyers for the The Old Almaden Winery is how consistently well maintained ALL the homes in this development are!



If you have a question for Carmella's Real Estate Corner please call Carmella at (408) 354-1235 ext. 841 or send an email to cgraham@apr.com



Chambertin Strip Irrigation and Mulching

The Chambertin strip drip irrigation plan was installed in May. Bryan Shisler made a plan and went shopping with Douglas and Nancy Sakal to make sure the right merchandise was purchased. Many thanks to the volunteers who installed the irrigation - Nancy and Douglas Sakal, Joanne and Jay Smith and Joann and Geoffrey Marks.

In July we got eleven yards of mulch free from Guadelope Land Fill. That was applied by Nancy and Douglas Sakal, Joann and Geoffrey Marks, Bryan, Shelley and Alyssa Shisler, Helen Wu, Lori Logan and Alla Volenchina. Once again, many thanks to these volunteers for an exhausting job on a very hot day.

This is a very worthwhile project! Prior to the new irrigation, we were watering twice a week. Now with the drip irrigation system, we are not only saving man hours but the mulch is helping to prevent the water from evaporating. The trees and plants are definitely healthier with the new plan.

If you live on Chambertin (across from this strip) would you please consider volunteering to assist with the watering next year? I will ask for volunteers at the beginning of next year. We will be through with this summer season shortly and letting the rain take care of the plants. Please contact Nancy Sakal if you would like to volunteer: 408-266-8797

-HALLOWEEN PARTY... (Maybe)

We will have our annual Halloween party on October 25th if anyone volunteers to help. Please contact Nancy Sakal if you would like to help continue our annual event. There is only one member of this committee at this time and without more volunteers it will be impossible to continue the Halloween party for the kids.



*Kid's Corner
Listings are
available to the
neighborhood
youth at no charge!
Listings must be
submitted by the
15th of each month
to jgraham269
@earthlink.net*

Kid's Corner

Need a babysitter? I can help!

My name is Michelle and I live in Vineland. I'm a Red Cross certified babysitter. I know what it takes to be a babysitter. I love kids of all ages and will babysit any age. I'm also a good Mother's Helper. I would love to be your babysitter! Please call me at 264-7579.

Adult babysitter - available as of October 6th, looking for part or full time positions. Excellent references and very dependable. Contact: Grace 408-871-2459.

Almaden Winery Neighborhood Directory

Support your neighbors as they support the neighborhood!



PlusFour
SOLUTIONS
Full-Service Through Psychological Services

Melissa Haddock Serna, M.A.
Voice: (650) 249-2110 Fax: (650) 249-2129
120 First Street, Suite E, Los Altos, CA 94022
mserna@plusfour-solutions.com

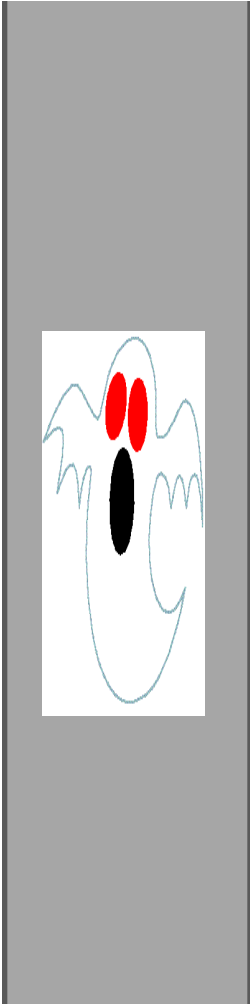
www.plusfour-solutions.com

MEREDITH
James & Associates, Inc.

Esther Milstein Grunlik
Broker - Associate

136 N. Santa Cruz Ave
Suite 106 B
Los Gatos, California 95030
Box: 408-354-3130
Fax: 408-354-4919
Direct: 408-264-3344

Serving Your Best Estate Needs Since 1979



UVC FINANCIAL

12280 So. Saratoga-Sunnyvale Road, Suite 205
Saratoga, CA 95070

FHA • VA • CONVENTIONAL LOANS

URIEL VARGAS
President

Pager: (408) 985-1865 Office: (408) 342-9046
E-mail: uvcfinancial@earthlink.net Fax: (408) 342-9048

ALAIN PINEL
REALTOR

Carrolla Graham
Sales

10000 Almaden Expressway
Suite 100
San Jose, CA 95120

Office: (408) 256-1111
Cell: (408) 256-1111
Fax: (408) 256-1111
www.alainpinel.com

" The HONEY-DO MAN "

Need something repaired or replaced,
in your home or business?

Call **Rusty: (408) 264-3344**

Interior *Residential*
Exterior *Commercial*

PAINTING RECOMMENDED

We'll paint anything that stands still

Office: (408) 445-2545
Fax: (408) 445-2544
E-MAIL: MATHIAS@PDRBKAL.NET

LAKEY FRY
LA LIC# 10067 *LS 2597



MARY KAY

Christine Lawson
Independent Beauty Consultant

5500 Monte del Oro
Folsom, CA 95742-2911
(916) 428-5777
http://www.marykay.com
christine.lawson@marykay.com

Private Home Inspection with
24-hour turn-around

KAREN VAN DYKE
Estate & Home Inspection Consultant

10000 Almaden Expressway
Suite 100
San Jose, CA 95120
Tel: (408) 256-1111
Fax: (408) 256-1111
www.alainpinel.com

7 (408) 264-3344

Place Your Ad Here! Your Neighbors Could be Your Best Customers. Contact Mike Kubiniec

**The Almaden Winery Neighborhood Association
Needs Your Support!**



As you know, the Almaden Winery Neighborhood Association does not collect any dues and has no mandatory fees. All community-wide activities and this newsletter are funded exclusively through your individual contributions. This newsletter would not be possible unless we received donations. Won't you consider making a donation? \$5, \$10, \$20 or whatever you chose is fine. Please make your check out to the Almaden Winery Neighborhood Association, and complete the following:

Yes! I would like to make a donation!

(Please fill in the requested information so you can be added to the AWNA Directory. All information will be held in the strictest confidentiality and will not be used for commercial purposes.)

Name: _____

Address: _____

Telephone: H: _____ W: _____

Email Address:

Amount: \$5 _____ \$10 _____ \$20 _____ Other _____

*Mail or deliver to:
Almaden Winery Neighborhood Association
c/o Michael Kubiniec
5666 Brionne Drive
San Jose, CA 95118-3914
Thank you very much for your generosity!*

Thank You For Supporting AWNA

A very big thank you to the following for their monetary contributions to the AWNA over the past several months: Rusty and Esther Gralnik, Jim and Carmella Graham, Arline Stepovich, Fathi and Marola Massoud and Weiping Pan.. As you know, the AWNA is an all-volunteer community organization that subsists only on contribution made by you. For example, these funds pay for the cost of printing this newsletter. If you would like to make a contribution - none is too small! - complete the donation form found above. Thank you!



Neighborhood Bits & Bytes

Wanted: AWNA Newsletter Editor-In-Chief

Would you be interested in volunteering your time and talents towards writing and publishing the AWNA newsletter? Typically, 5-6 newsletters are published each year detailing the ongoing events in our neighborhood. Communication of this information is vital to all the home owners of the Almaden Winery. Jim Graham has graciously offered to fill in as Editor-In-Chief because Dede Smullen just recently had a baby. However, a more permanent Editor is desired. If interested, contact Michael Kubinieć at 445-2644 or mtkubiniec@cs.com.

Tis the Season (Almost)

For the last 8 years, many of the residents of Vintage and Vineland have participated in holiday season by placing a Christmas tree in the front yard. Unfortunately, due to the restrictions in the CC & R's for Tresor, the trees are not allowed in the courtyards or common areas. Once again, Valerie and Tim Orsley residents of Vintage, will be handling the ordering of the trees. At press time, the cost for the Douglas firs will be approximately \$24.00. The trees are 5 to 6 feet tall and generally very full. If you would like to participate in this holiday tradition, Tim and Valerie will be distributing order forms/flyers very soon.

Volunteers are needed to help install the trees on the Saturday immediately after Thanksgiving. The only tools required would be a sledgehammer and ladder.

Christmas Tree in the Park and Holiday Decorating Contest

We are planning to decorate the tree in the park again this year. Heading up the decorating event will be Nancy Sakal. Watch your next newsletters for additional information.

Once again, we'll be having our Christmas house decorating contest. Last year, our neighborhood really looked great with most of the homes (and blocks) going all out. Last year the home receiving the award for "Best Decorated" was 5643 Mireille Drive (Simplicio and Bigildis Dosdos)! Bordelais Drive had the most decorated homes and won for the "Best Block". Honorable mention went to Chaumont Drive with red ribbon and bows on each mailbox post. Decorator Emeritus was awarded to Gary & Madeline Chiotti at 1505 Touraine Drive. Volunteers are requested for the award committee headed by Cathy Cassetta. The committee will generally take a relaxing stroll through the neighborhood enjoying the decorations and then adjourn to select the winners over refreshments and snacks. Interested? Watch your newsletter for additional information

AWNA Youth Committee

If you are a youngster between the ages of 11-18, read on. If you are a parent, pass on the newsletter and this article for your children to read. The Almaden Winery Neighborhood Association is seeking to form a Youth Committee that is made up of the younger people in our neighborhood. The youth in our neighborhood are an untapped resource and they have a lot to offer our community. As you know, our neighborhood association has many ongoing activities that you could get involved with. Did you know that community service is an important "bullet" on your high school or college application? Community service can help you develop leadership and project management skills, and these are excellent attributes to have as you mature into adulthood. For example, our annual Halloween Party and Parade requires volunteers to help coordinate the activities and games for the children. I think it would be tremendous if a group of youngsters wholly organized this activity. Think about it. Contact me if interested, mtkubiniec@cs.com.

Articles Wanted
for the next
AWNA
Newsletter
Submit them to
Jim Graham
[jgraham269@
earthlink.net](mailto:jgraham269@earthlink.net)
by November 10

Volunteers
make this
neighborhood
great!

How about
helping out with
the
Halloween
Parade & Party?

