

GREENBRAE

NOTICE OF ANNUAL MEETING

Thursday, April 27, 2023 • Central Marin Police Authority Community Meeting Room • 7-9 p.m.

PUBLISHED BY THE GREENBRAE PROPERTY OWNERS ASSOCIATION (GPOA)
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Hello Greenbrae Residents!

I am writing on behalf of the members of the GPOA's Board of Directors. Along with me, our Board members are Scott Sherman, David Sternberg, Ryan Nelson, and Noreen Kimelman. The GPOA is a non-profit organization that is 100% funded by the voluntary donations we receive from residents. Due to the pandemic, we have not been able to request dues since Fall 2020. A dues request is enclosed with this newsletter. We urge you to contribute to the best of your ability. Your dues are used to fund the printing and mailing of this newsletter, to pay for some of the costs of the annual picnic, to pay for officers and directors insurance, and to pay the costs associated with our bookkeeper, our accountant, tax filing, and the storage facility. The members of the Board are Greenbrae residents who volunteer their time to help our community. We do not receive any pay.

Today, the GPOA focuses on four primary areas: communications, social, landscaping, and design review. As part of our communications efforts, we help facilitate the dissemination of information pertaining to key issues affecting our neighborhood through emails, this newsletter, and the enclosed Landscaping Report. We also respond to issues residents raise by emailing us at info@greenbrae.org. If you haven't already done so, please sign up for our mailing list by visiting our website, <https://www.greenbrae.org/>, and clicking on the "Join Our Mailing List" tab. We also work closely with elected officials from the County of Marin and the City of Larkspur. Board members Ryan Nelson and Noreen Kimelman help with communications and addressing issues that residents raise.

Our annual picnic is our main social activity, along with our annual meeting, which will be held on April 27, 2023. See the details regarding the annual meeting at the end of this newsletter. We are hopeful that we will be able to have an annual picnic in September 2023 and will provide you with notice of that in the coming months. We also participate in the Kentfield Greenbrae Historical Society's May Day.

In the past, the GPOA was responsible for maintaining and improving the common landscaped areas in our community (the parks, islands, and medians) and the Sir Francis Drake frontage. Since the mid-1990's, however, the County of Marin has been responsible for our community's landscaping. The County's work is funded by the annual \$150 per parcel assessment that is collected with your property taxes. This is known as the CSA 16 assessment, which has not been increased since the mid-1990's. I am a member of the CSA 16 Advisory Board. We meet in February and September of each year and make recommendations to the County regarding how to allocate the CSA 16 assessment funds that are collected. More than half of the funds are spent on maintenance. Please visit <https://www.parks.marincounty.org/about-us/boards-and-commissions/csa16> to learn more about the CSA 16 Advisory Board and to review the meeting minutes and budgets. Meetings are open to the public; we urge you to attend. Past members of the GPOA Board also serve on the CSA 16 Advisory Board. GPOA Board member Scott Sherman works closely with the County to supervise and direct the work of the County's landscaping contractor. Please review Scott's Landscaping Report, which is full of useful information, updates, and resources.

David Sternberg leads the GPOA's design review activities. David is an architect who works with the County, the City, and the Kentfield Planning Advisory Board to review applications



to those entities, which have the ultimate decision-making authority over applications. The GPOA's review primarily ensures the provisions of the CCRs governing our community are followed. Please email the GPOA if you would like additional information about the design review process.

Our Board members also serve on various Community Advisory Committees, such as the one that was formed in connection with the Sir Francis Drake Boulevard Rehabilitation Project and the City's General Plan Update. For the latest developments and timetable for installing different lighting in the median and for completing the landscaping of our entrances at Eliseo, La Cuesta, and Manor Road, please visit the Upgrade the Drake website, <https://www.upgradethedrake.com/>. We are hopeful that the project will finally be completed by the fall of 2023.

Scott Sherman and I, along with Greenbrae resident Laurie Rice, were instrumental in obtaining a Firewise USA Certification for our community in 2020. See the Firewise USA website, <https://firesafemarin.org/programs/firewise-usa/>. We also have worked with the Central Marin Neighborhood Response Group (NRG) to organize the Greenbrae Hills NRG. See the website <https://www.nrgmarin.org/>. We urge you to become involved in one of the seven distinct NRGs in our neighborhood, and to take the necessary steps to protect your home from and harden it against the risk of fire. Please also review the Landscaping Report for tips to help reduce fire fuels and risk around your home and in your yard.

The GPOA is always looking for volunteers who want to contribute to our community. Please email us at info@greenbrae.org if you are interested in volunteering. Please remind family members, neighbors and workers to always Slow Down Driving when approaching children, pets and neighbors out for a walk!

We look forward to seeing you around the neighborhood!

Jack Valinoti

GPOA President

GPOA ANNUAL MEETING

PLACE: Central Marin Police Authority Community Meeting Room

250 Doherty Drive

Larkspur, CA 94939

DATE: April 27, 2023

TIME: 7:00 P.M. TO 9:00 P.M.

You are encouraged to save postage and bring your annual voluntary dues with you to the meeting in the enclosed envelope with the remittance card.

AGENDA

1. Nomination/election of 2023 – 2024 GPOA Board of Directors
2. Update from Elected Officials
3. Update on SFD Rehabilitation Project
4. Update on NRG activity and Fire Safety/Prevention
5. County Service Area 16 Report
6. Landscaping Maintenance Update
7. Architectural Design and Review Committee Report
8. GPOA Board Comment on Various Greenbrae Issues
9. Floor Open to Homeowners for Questions and Comments

