

Pleasanton Weekly

PUSD's
enrollment
quandary

Page 14

VOL. XIX, NUMBER 33 • SEPTEMBER 7, 2018

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**Play like a girl?
THAT'S GREAT!**

*Photo book updates | Page 12
meaning of negative phrase*

- 5 | **NEWS** City looking to increase developer impact fees
- 10 | **PULSE** Pleasanton PD welcomes two new officers
- 11 | **SPORTS** Football teams back to their winning ways

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TIM TALK



By TIM HUNT

Pushing through a huge challenge

Reuben Borg's thriving fencing business changed dramatically Aug. 17 when a fire destroyed the warehouse he was leasing near the Pleasanton transfer station.

Firefighters controlled the blaze, but it destroyed equipment, trucks, the office and building materials that were stored there. Reuben Borg Fence has been located there since 2012 when he leased land and two buildings from the Peter Kiewit and Sons company.

After a follow-up visit from Pleasanton city building inspector, the local property manager for Kiewit and firefighters, the second building onsite (both were built decades ago) was yellow-tagged, meaning he could only enter it when accompanied by the owner's representative. Kiewit reps have since boarded up other entrances and installed security cameras.

Meanwhile, the city's Planning Division has determined that the way Borg was using the buildings and land exceeded his conditional use permit.

What's remarkable is how one piece of the business — building fences — is continuing despite severe challenges.

The fire burned on a Friday morning and Borg's crews were back in action the following Tuesday, missing just one business day. He leased five trucks, arranged for delivery of the wood and had his crews working. He's kept everyone on the payroll, although in different roles because he cannot access one building where guys used to work cutting redwood.

It contains computer-controlled machines to cut the redwood, a key part of his business, that he cannot use because of the yellow-tag. By cutting his own redwood, he was able to obtain a higher quality wood than what is available in the warehouse stores and built a reputation for quality fencing.

Dennis Corbett, who signed the yellow-tag letter to Kiewit, wrote me in an email, "There were multiple violations of Section 3.02 of the Pleasanton Dangerous Buildings Code, PMS Chapter 20.32, visible at that time. Large pieces of equipment were installed without building permits or inspections. The entire building was being powered off a generator, large quantities of diesel fuel were being stored and dispensed in a dangerous manner, and many, significant

electrical and combustible material ventilation hazards were observed."

Reuben has been in business in Pleasanton since 1999, first operating "Borg Fence" with his wife until they divorced and he gave her that business name as well as the building they owned on Boulder Court. He has a record of supporting the community, including a couple of years ago when he dropped his schedule to do emergency repairs on collapsing soundwalls near Harvest Park Middle School. His schedule was filled for 2-1/2 months, but he put it on hold to help.

Now, he is struggling with the financial loss (more than \$2 million in the fire) and the ongoing costs of renting trucks (\$20,000/month), plus payments on his expensive cutting equipment.

And, on top of that, there's uncertainty.

As the lessee, he has no control over the required improvements to the old building. That's up to Kiewit, and it's an open question of whether the Omaha-based company will want to make substantial improvements when the land is key for development if Pleasanton restarts the planning process for the east side. That was suspended during the drought.

The Kiewit parcel is the gateway to the city off Stanley Boulevard and, other than Borg's operation, is leased for storage. It's a prime site for potential development, and one local home-builder already moved dirt onto the parcel.

Two legs of that business are halted with no clear path to get them opened and running again. The precision-cutting equipment cannot be relocated outside because dust would harm the computer systems.

When Borg and I visited over a lunch hour, we sat in two old chairs outside the sheet-metal yellow-tagged building — in his office (he's working out of his home). The city wants the temporary office trailer he installed removed so he can apply for a permit to locate it on site.

He's determined to push through the challenges and offered one key takeaway when it comes to fire insurance: Ask any question you can think of, and then more, to ensure the coverage of what you think it is.

For instance, does fire insurance on a truck cover it when it's in a building that burns down? ■

About the Cover

Tri-Valley photographer Adriane Costa has released a new photo book, "Play Like A Girl," spotlighting athletic achievements of girls and teens. Here, 11-year-old kickboxer Raina told Costa, "I want to be one of the reasons 'playing like a girl' is the best compliment, even for a boy." Photo by Adriane Costa. Cover design by Doug Young. Vol. XIX, Number 33



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What's your first thought when you get out of bed in the morning?



Jake Painter
Waiter

On school days, it's always about who's responsible for getting the kids to school. It's like an ongoing joke back and forth between my wife and me in terms of who has the better excuse to not have that responsibility. At the end of the day, we actually always end up sharing it equally, and I wouldn't want it any other way.



Pam Flynn, with dog Baby Boy
Martial arts instructor/manager

My first thought when I wake up is, "What does God have in store for me today? I'm open to whatever it is. Whatever he throws at me, I know it won't be more than I can handle."



Vern Jurovich
Real estate

It's always about where I need to get my kids, whether it is school, camp or a doctor's appointment. And how I'm going to get them there on time without being late for work myself.



Pat Lange, with dog Trouper
Golf professional

My first thought is always, "Thank you! I am so glad to be alive and well. Life is good. And now it's time to take the dog out."



Tessa Holcomb
Self-employed

It's always about the kids, and everything I need to do in order to get them off to school, ready and well-prepared for their day. After that, I think about everything I need to accomplish while they're in school.

—Compiled by Nancy Lewis and Jenny Lyness

Have a Streetwise question? Email editor@PleasantonWeekly.com

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DIGEST

9/11 remembrance

Tuesday will mark the 17th anniversary of the Sept. 11, 2001 terrorist attacks, and local first responders will commemorate the occasion with a tribute at all 10 Livermore-Pleasanton Fire Department stations.

The events, running concurrently from 6:40-7 a.m., will include an apparatus display, raising of the U.S. flag and a message broadcast by the Alameda Regional Emergency Communications Center. Guests are welcome to stay for a cup of coffee and to visit with the firefighters after.

A large-scale public 9/11 Remembrance Ceremony will also take place on Tuesday in Danville, at 5:30 p.m. at the All Wars Memorial on Stone Valley Road.

Tri-Valley Heroes

Next week is the deadline to submit nominations for the Pleasanton Weekly's seventh annual Tri-Valley Heroes program.

The 2018 Tri-Valley Heroes will honor standout residents in eight award categories, open to all who live or work in the Tri-Valley communities: Arts and Culture, Community Spirit, Courage, Environmental Stewardship, Innovation, Rising Star, Role Model and Lifetime Achievement.

The Weekly is also seeking sponsors to provide vital financial support for the annual program. To learn more, visit www.Pleasanton-Weekly.com.

Spotorno project

The Pleasanton Planning Commission is set to hold a workshop next Wednesday evening for environmental impact report (EIR) comments for the latest iteration of the Spotorno housing project in Happy Valley.

The current proposal from Tim Lewis Communities calls for building 39 high-price homes along Alisal Street on a 31-acre site known as the Spotorno Flat. Its current zoning allows for only 22 homes.

A key component of the developers' plan is eliminating the \$15 million so-called "bypass road."

The commission meets at 7 p.m. Wednesday at the Civic Center, 200 Old Bernal Ave.

PUSD board meeting

The Pleasanton school board, which normally meets on Tuesday nights, will instead meet next Wednesday after moving its regular meeting date out one day so as to not conflict with Rosh Hashanah observances.

Highlights will include a report on PUSD's unaudited actual financials for 2017-18 and a presentation on the district's inaugural stakeholder survey, which surveyed staff, parents and students in grades 6-12 on aspects of school climate and culture. ■

Council reviews proposal for increasing development impact fees

City officials plan to present proposal to Pleasanton Chamber before final council vote Sept. 18

By JEREMY WALSH

The Pleasanton City Council is one step closer to completing the first overhaul of city development impact fees in two decades after reviewing the main option on the table Tuesday night.

City staff recommends increases almost across the board for the list of fees the city charges to developers to help offset the impacts that new housing and commercial projects have in the areas of affordable housing, transportation

and public facilities.

Council members largely endorsed the proposed fee adjustments while asking for additional analysis on potential higher upticks in the affordable housing fee before their final deliberations, scheduled for later this month.

"Twenty years of not changing these rates, certainly it's time. We've lost money over the last 20 years that we should have gotten," Councilman Jerry Pentin said during the hearing at the Pleasanton Civic Center.

"I do think that we can look at these numbers and bring up the affordable housing numbers, to bring at least the single-family and multi-family (cumulative fees) up to our neighbors," Pentin added, later pointing out that the fee is just one piece of the affordability puzzle. "Whereas we're right in raising these fees, somewhere ... we have to discuss how we actually work with these developers to develop true affordable housing in this city."

City officials have been working

since fall 2015 to update the developer fees, which aim to generate revenue for public projects to help mitigate the impacts new developments have on the community.

The city contracted with Economic & Planning Systems, Inc. (EPS) to conduct a comprehensive nexus study to determine the maximum fee amounts that the city could charge.

EPS and city officials have circulated the study results and held

See **IMPACT FEES** on Page 9



ERIKA ALVERO

Scottish Games 2018

This year, the Scottish Highland Gathering and Games celebrated 25 years of being held at the Alameda County Fairgrounds in Pleasanton. The annual event features all things Scottish, including a caber toss competition, bagpipes, Scottish fare, traditional dancing — and of course, kilts abound.

Bus fare changes

LAVTA holding public hearings before expected October vote

By ERIKA ALVERO

The Livermore Amador Valley Transit Authority is proposing a series of fare increases beginning in 2019, and the agency is seeking community input.

The proposals come after LAVTA conducted a study looking at fare policies and trends nationwide, according to the organization.

"One of those trends is that many transit agencies are moving away from paper fare media, such as transfers and tickets because of issues with fare evasion and fraud," LAVTA officials said in a statement. "The proposed changes are intended to increase revenue without significantly impacting ridership; to have an easily understood fare

policy; and to have a fare policy that promotes safe and timely bus operations."

The policy changes are expected to be considered at the Oct. 1 meeting of the LAVTA Board of Directors. If approved, this would be LAVTA's first fare increase since 2009.

The proposed changes include:

- Eliminating the use of paper transfers, and encouraging those who ride multiple routes throughout the day to use the Day Pass instead of one-way cash fares;
- Selling Day Passes, which cost \$3.75 full fare and \$1.75 reduced fare, on all Wheels and Rapid buses;
- Discontinuing the sale of sheets of Fare Buster and Senior/Disabled tickets, out of fraud concerns;

- Implementing a \$1.60 Clipper Card Youth Fare to replace the Fare Buster tickets, which are mostly used by students in middle and high school;

- Increasing the Senior/Disabled/Medicare Monthly Pass fare from \$18 to \$22, effective January 2019, and raising the price another \$4 in each of the two subsequent years;
- Increasing the LAVTA Dial-a-Ride Paratransit fare by 25 cents in January 2019 to \$3.75 and an additional 25 cents the following January up to \$4.

LAVTA fixed route full cash fare is \$2, and is not subject to change, according to the proposals as currently

See **BUS FARE** on Page 7

Woman killed on freeway connector

Patient on psychiatric hold jumped from ambulance, ran toward oncoming traffic

By JEREMY WALSH

A woman died after jumping out of an ambulance and running in front of an oncoming truck on the I-580/I-680 interchange on Labor Day morning, several hours after being detained by Pleasanton police during a combative run-in with officers on Case Avenue, according to authorities.

Pleasanton resident Jasmine Johnson, 38, was being transported to a mental health facility in San Leandro for evaluation after being medically cleared at a local hospital following the incident in which she struggled with police and was stunned by Taser rounds, according to Pleasanton police Lt. Erik Silacci.

This marks the second time in just over a month that a person has died in medical custody hours after being detained by Pleasanton police in a combative incident.

The situation on Monday began unfolding early in the morning when police received several reports of a reckless driver who struck multiple vehicles in the 5300 block of Case Avenue, according to Silacci. Another report of the driver also hitting a pedestrian was deemed unfounded, Silacci added.

Officers arrived in the area and located the vehicle around 2 a.m.,

See **FREEWAY** on Page 6

FREEWAY

Continued from Page 5

according to Silacci. The driver — later identified as Johnson — was initially standing next to her vehicle, but upon seeing police, she quickly got into her vehicle.

“To prevent further property damage and to reduce the likelihood of further injury, officers ordered the subject out of vehicle, but she refused,” Silacci said. “Officers then attempted to detain the subject and she physically resisted their efforts to remove her from the vehicle.”

The lieutenant said officers ultimately used a control hold to get Johnson out of the vehicle, but as they were detaining her, she started struggling with the officers and made several attempts to grab one officer's gun.

At that point, two officers used their Tasers to subdue the woman and gain control of the situation, according to Silacci. Johnson was detained and placed under a psychiatric hold.

Johnson was then taken to Stanford Health Care-ValleyCare in Pleasanton for a routine medical clearance, Silacci said. At about 7 a.m., a Norcal Ambulance arrived

at the hospital to transport her to John George Psychiatric Pavilion in San Leandro for evaluation under the psychiatric detainer.

A half-hour later, on the way to San Leandro, the ambulance was forced to pull over on the freeway interchange in Pleasanton because Johnson was combative in the back, according to Silacci.

Johnson got up from the gurney and jumped out of the ambulance on westbound I-580 just west of the I-680 interchange, according to Officer Tyler Hahn of the California Highway Patrol.

Johnson then turned and ran toward oncoming freeway traffic

traveling on the southbound I-680 connector ramp to westbound I-580, Hahn said. Two cars were able to dodge her but a third driver could not avoid her as she jumped in front of his large pickup truck, according to Hahn.

Johnson was struck by the vehicle and died on the freeway, according to Silacci. The fatality remains under separate investigations by the Pleasanton Police Department, the California Highway Patrol and the Alameda County Coroner's Bureau, according to Silacci. Anyone with information related to the incident can contact Lt. Brandon Stocking at 931-5100

— reference case No. 18-34368.

Monday's incident comes almost exactly one month after Pleasanton resident Jacob Bauer died at a local hospital after exhibiting respiratory distress in an ambulance on his way for medical evaluation after a combative arrest at the Oak Hills Shopping Center on Sunol Boulevard.

According to police, 38-year-old Bauer was arrested after acting erratically in the Raley's grocery store and then fighting officers who were trying to detain him the afternoon of Aug. 1. Officers used Tasers to control Bauer. That investigation is also ongoing. ■

16th Annual Independent Watchdog Committee Report to the Public



FY2016-17

Measure B and Measure BB Sales Tax Activities

In November 2000, Alameda County voters approved Measure B, which extended the County's 1986 half-cent transportation sales tax to 2022 and set forth a 20-year Expenditure Plan to enhance the County's transportation system. Measure B also established a Citizens Watchdog Committee (CWC) to review all Measure B expenditures for compliance with the Expenditure Plan.

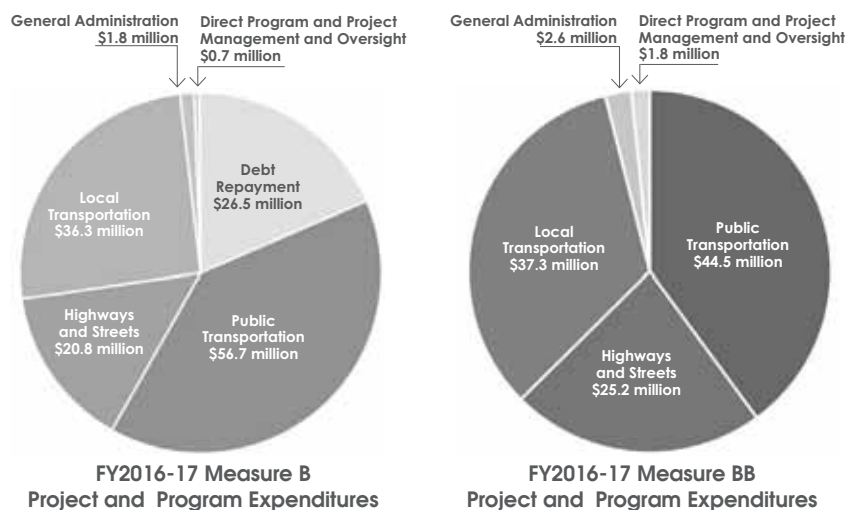
In November 2014, Alameda County voters approved Measure BB, which increased the County's half-cent transportation sales tax to one full cent, extended the tax through 2045 and set forth a 30-year Expenditure Plan for essential transportation improvements in every city throughout the County.

Measure BB established an Independent Watchdog Committee (IWC) that reports its findings annually to the public to ensure appropriate use of sales tax funds and provides oversight by reviewing Measure B expenditures and Measure BB expenditures and performance measures. The IWC does not opine on other funds the Alameda CTC manages and/or programs. The IWC replaced and assumed responsibility for CWC activities in July 2015. This 16th annual report covers expenditures and IWC activities during the fiscal year ended June 30, 2017 (FY2016-17). The full report is available at www.AlamedaCTC.org/IWC2018Report.

The IWC concludes that 2000 Measure B and 2014 Measure BB tax dollars were spent in accordance with the intent of the two measures during FY2016-17, except as noted on the last page of the full report. However, opportunities for improvement remain.

Summary of Expenditures

The Alameda County Transportation Commission (Alameda CTC) is responsible for administering the Measure B and Measure BB transportation sales tax measures. In FY2016-17, Measure B revenues for Alameda CTC totaled \$142.9 million, and audited expenditures totaled \$142.8 million. Measure BB revenues totaled \$141.9 million, and audited expenditures totaled \$111.4 million in FY2016-17.



Measure B and Measure BB Funded Programs

Alameda CTC allocates approximately 60 percent of Measure B and 65 percent of Measure BB funds on a monthly basis by formula to local jurisdictions and transit operators for ongoing maintenance, operations and small infrastructure or capital projects, and through competitive grants paid on a reimbursement basis. In FY2016-17, Alameda CTC expended \$77.2 million in Measure B funds and \$73.3 million in Measure BB funds on programs.

Measure B and Measure BB Funded Projects

Alameda CTC allocates approximately 40 percent of Measure B and 35 percent of Measure BB funds to specific capital projects. In FY2016-17, Alameda CTC expended \$36.6 million of 2000 Measure B funds and \$33.6 million of 2014 Measure BB funds on capital projects.

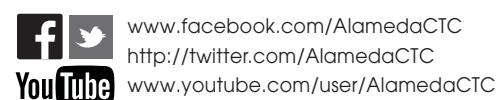
Independent Watchdog Committee Activities

IWC members performed the following activities from July 1, 2016, through June 30, 2017.

- **Ongoing Programs and Capital Projects Monitoring:** The IWC monitors specific programs, capital projects and issues of concern.
- **Independent Audit of Alameda CTC:** The IWC reviews the independent auditor's plan for the audit before it begins and reviews the draft audited Comprehensive Annual Financial Report regarding Measure B and Measure BB revenues and expenditures.
- **Audit and Compliance Report Review:** The IWC members review audited financial statements and compliance reports, including performance measures, received from Measure B and Measure BB direct local distribution (DLD) recipients to ensure expenditures comply with the requirements in the applicable Expenditure Plan.
- **Issues Identification Process:** IWC members may request and receive information from DLD recipients and/or Alameda CTC staff if they have concerns regarding Measure B and Measure BB expenditures. The committee may also review issues regarding Measure B and Measure BB expenditures identified by the public.
- **Annual Report to the Public:** Each year, the IWC establishes a subcommittee to develop the annual report to the public regarding Measure B and Measure BB expenditures and to discuss distribution of and outreach for the annual report.

How to Get Involved

Independent Watchdog Committee meetings are open to the public. If you are interested in vacancies on Alameda CTC's advisory committees, contact Alameda CTC. Visit www.AlamedaCTC.org or contact the IWC at IndependentWatchdog@alamedactc.org to learn more. Follow Alameda CTC on:



Tri-Valley local elections roundup

Contested races abound for nearby councils, school boards

By JEREMY WALSH

Like their neighbors in Pleasanton, residents in other Tri-Valley cities will have city council elections to decide this fall — plus, some contested mayoral and school board elections, too.

Livermore, Dublin and San Ramon all have city council and mayor positions with incumbents and challengers on the ballot (unlike Pleasanton, which has a contested council race but an unchallenged mayor election). Danville has three candidates for two Town Council seats; that town's mayor is not directly elected.

There are also challenged elections for Dublin and Livermore Valley school boards, while the San Ramon Valley and Sunol-Glen school district races were like the one in Pleasanton — no contested elections, so candidates will be directly appointed without appearing on the ballot.

City elections

Livermore Mayor John Marchand is facing a lone challenger in his re-election bid, local businessman Josh Laine, a U.S. Marines veteran who owns Valor Winery in Livermore.

With two seats up for election on the Livermore City Council, incumbent Bob Woerner is seeking re-election but Councilman Steven Spedowski bowed out — and has not yet confirmed why he didn't run again.

The four challengers in the race are estate planning attorney Rosmary Bartsch, social science researcher Trish Munro, architect Neal Pann and chief technology officer Brent Siler.

In Dublin, Mayor David Haurbert is being challenged by Councilman Arun Goel, whose council seat is not up for election this year (he was elected two years ago).

Two Dublin City Council seats

will change hands with incumbent Abe Gupta not seeking re-election, saying he wants to spend more time with his family, including 2-year-old son. Councilwoman Janine Thalblum, appointed to the seat in April after Vice Mayor Don Biddle's death, followed through on her vow not to seek a full four-year term this fall.

The five candidates for two seats in Dublin are customer service representative Shawn Costello, retired state accounting officer Jim Firmeza, educator Jean Josey, project controls manager and Dubliners United leader Bobby Khullar, and Shawn Kumagai, a consultant and master chief petty officer in the Navy Reserve.

San Ramon will see at least one new face serve on its City Council with incumbent Harry Sachs' decision to not run for re-election.

The four candidates campaigning for the two available City Council seats are incumbent Councilman David Hudson, open space committee member Aparna Madireddi, parks commissioner Sridhar Verose and tech executive Sabina Zafar.

San Ramon residents will have a contested mayoral election to vote on as well, with political newcomer Sanat Sethy challenging Mayor Bill Clarkson in his bid for a fourth and final term as the city's top elected official.

In Danville, incumbent Town Council members Karen Stepper and Robert Storer are being challenged by resident Ram Namburi for the two available seats.

Education

This November marks a first for the Dublin Unified School District as it's the inaugural election with board trustees elected by geographic area, after the district moved away from at-large seats.

of the center's classrooms.

The final hearing will take place next Wednesday at 11 a.m. in the Sycamore Room at the Robert Livermore Community Center, 4444 East Ave.

The public can also submit feedback by email to info@lavta.org, via mail to Fare Policy Comments, LAVTA, 1362 Rutan Court, Ste. 100, Livermore, CA 94551, or by fax to 443-1375. In order to have input considered for the final staff recommendation, the deadline to submit comments is Sept. 14 at 5 p.m.

The Oct. 1 board meeting will begin at 4 p.m. in the boardroom at LAVTA's administrative offices, at the aforementioned Rutan Court location. ■

For Trustee Area 2, incumbent Megan Rouse is running against parent Erin Herrera. For Trustee Area 5, incumbent Dan Cherrier faces retail manager Dominic Piegaro.

Three challengers (contract specialist Chung Bothwell, parent Emily Prusso and parent/manager Dave Vonheeder) are competing against three incumbents (Craig Bueno, Kate Runyon and Anne White) for Livermore Valley Joint Unified School District Board of Trustees.

For Sunol-Glen Unified School District Governing Board, parent/medical assistant Liz Monti and rancher/retired firefighter Mike Picard were the only two candidates to file for the two-seat election. Those positions are currently held by board members Don Ball and Victoria Cloutier.

The story was similar for the San Ramon Valley Unified School District, where only incumbents Rachel Hurd, Ken Mintz and Susanna Ordway submitted candidacy papers and were reappointed.

Pleasanton's seats on the Chabot-Las Positas Community College District board weren't up for election this year. Donald "Dobie" Gelles (Trustee Area 4) and Hal Gin (Area 6) were unchallenged, but in Area 3, appointed incumbent Genevieve Randolph is being challenged by Union City Planning Commissioner Harpal Singh Mann.

Other positions

Five challengers will compete for the two available board seats



SUSAN FILICE

Korean War Ambassador of Peace

Six Bay Area veterans received the Korean War Ambassador of Peace medal during a ceremony at Stoneridge Creek senior living community in Pleasanton on Aug. 23. The medal symbolizes the gratitude the people of South Korea have for the American servicemen and service-women who served in the war. From left to right: Bill Peterson, Gene Klein, Dan Clinkenbeard, Hal Turk, Korean Consul General Park Joon-yong, Bruce Wilson, Palmer Hadler and Korean Consul Oh.

on the Dublin San Ramon Services District, which provides water and wastewater services to Dublin and parts of San Ramon as well as sewer service to Pleasanton by contract.

Incumbent Georjean Vonheeder-Leopold will face off against challengers James Brady (facilities manager), Richard Jesse (retired electronics engineer), Ann Marie Johnson (environmental project manager) and Chuck Haupt (nonprofit director). Incumbent Pat Howard chose not to seek re-election after 14 years on the board.

Livermore Area Recreation and Park District isn't appearing on the ballot as the only candidates to join the race were the three incumbents: Maryalice Summers Faltings, David Furst and Philip Pierpont.

Pleasanton's representative seat on the East Bay Regional Park District Board of Directors, for Ward Area 5, will be up for election as incumbent Ayn Wieskamp has been challenged by small business owner Dev Gandhi.

Three races are also held over from the June primary, including Alameda County assessor in which Newark real estate tax attorney Phong La is competing against Jim Johnson, chief of the Assessor's Assessment Services Division.

Assemblywoman Catharine Baker (R-Dublin) is running against attorney and political newcomer Rebecca Bauer-Kahan (D-Orinda).

U.S. Rep. Eric Swalwell (D-Dublin) is facing off against Republican challenger Rudy Peters, a business owner from Livermore. ■

PUBLIC INPUT SOUGHT ON Proposed Fare Policy Changes

The Livermore Amador Valley Transit Authority (LAVTA) is proposing several fare policy changes. The proposals are described in a brochure available on all buses and can also be viewed at wheelsbus.com. The public is invited to provide input regarding these proposals. Comments may be submitted by email, postal mail or at one of three public hearings.

Public Hearings

Monday, September 10, 2018 – 11 AM

Dublin City Hall – Regional Room

Monday, September 10, 2018 – 6 PM

Pleasanton Senior Center – Senior Center Classroom

Wednesday, September 12, 2018 – 11 AM

Robert Livermore Community Center – Sycamore Room

Translation services are available with 72 hours advance notice by calling (925) 455-7500.

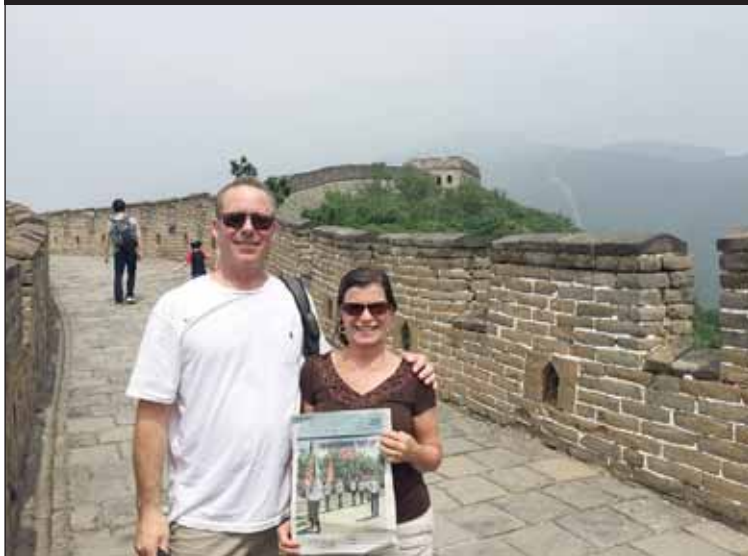
The LAVTA Board of Directors is expected to consider the final staff recommendation on the proposed fare policy changes at their October 1 meeting. If approved, the fare policy changes would take effect January 1, 2019.



Livermore Amador Valley
TRANSIT AUTHORITY

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TAKE US ALONG



The Great Wall: Steve and JoAnn Black pose with the Weekly on the Mutianyu section of the Great Wall of China.

To submit your "Take Us Along" entry, email your photograph to editor@pleasantonweekly.com. Be sure to identify who is in the photo (names listed from left to right), the location, the date and any relevant details about where you took your Weekly.

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THE CITY OF PLEASANTON



UPCOMING MEETINGS

Planning Commission

Wednesday, September 12, 2018 at 7:00 p.m.
Council Chamber, 200 Old Bernal Avenue

• PUD-132, Tim Lewis Communities for Alex Spotorno

Work session for the Spotorno Ranch Project, a 39-lot single-family residential development proposed by Tim Lewis Communities on the approximately 154-acre property located adjacent to 1000 Minnie Drive, to: (1) review and receive comments on the Draft Subsequent Environmental Impact Report (SEIR); and (2) review and provide comments on the proposed project. Zoning for the property is Planned Unit Development – Semi-Rural Density Residential, Agriculture/Open Space, and Medium Density Residential (PUD-SRDR, PUD-A/OS, & PUD-MDR), Districts.

To explore more about Pleasanton,
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A 'forkful' of the best downtown treats

Second annual event highlights culinary talents of Main Street and more

By JEREMY WALSH

The Pleasanton Downtown Association is bringing back its Forkful event, a comprehensive culinary tour of downtown restaurants and dessert spots next weekend.

The second annual Forkful will feature eateries showcasing samples of their best treats the evening of Sept. 15. Attendees will take their commemorative fork to savory and sweet stops across downtown, tasting food while sipping on complimentary adult beverages handed out along the way to accentuate the forkful.

"Forkful is sure to be every foodie's dream come true and an evening of culinary delight," PDA officials said. "This unique self-paced tasting experience will allow event guests to stroll through downtown stopping at over 18 participating locations to taste their perfect forkful of food."

A sparkling wine reception will usher in the event at check-in between 3:30-6 p.m. at the Museum



PDA

One of the many tasty bites offered during last year's inaugural Forkful. This year's event runs from 4-7 p.m. next Saturday (Sept. 15).

on Main, 603 Main St. Forkful tastings run from 4-7 p.m., with attendees able to sample at their leisure and determine their preferred route using the program as a guide.

Participants must be 21 years old or older to take part. The event will be held rain or shine, with no refunds.

Tickets are available online now for \$55 at www.Pleasanton-Downtown.net. Online sales will

close at midnight Sept. 14. If not sold out, tickets will be available for purchase on the day of the event at the Museum on Main beginning at 3:30 p.m. for \$60, cash or check only.

Event sponsors include the Alameda County Fair, Beer Baron, Hacienda, Omni Fight Club and Visit Tri-Valley. A roster of participating downtown eateries has not yet been released. ■

Beth Emek introduces cantor for Jewish High Holy Days

Cantor Davis to co-lead services with Rabbi Milder

By JEREMY WALSH

Congregation Beth Emek in Pleasanton is set to welcome Cantor Adam Davis to serve as musical

leader for the High Holy Days, which begin with Rosh Hashanah services this Sunday evening.

Davis will co-lead services with Rabbi Laurence Elis Milder. Both men studied under the Reform Jewish movement at the New York campus of the Hebrew Union College, and Davis is a member of the American Conference of Cantors and the Guild of Temple Musicians.

"A cantor is someone trained in the liturgical arts," Milder said. "A combination of scholarship, vocal artistry and spiritual sensitivity is the hallmark of a great cantor. Cantor Davis brings a wealth of knowledge, a beautiful voice and an engaging style to the sacred task of leading worship."

The Jewish High Holy Days include Rosh Hashanah, the Jewish New Year and Yom Kippur, the Day of Atonement. Rosh Hashanah services will be held at Congregation Beth Emek this Sunday evening and on Monday and Tuesday mornings. Yom Kippur services are on the evening of Sept. 18 and all day on Sept. 19.

"We are very excited about the rich musical heritage that Cantor Davis will bring to our worship," Rabbi Milder said. "The High Holy Days are known for their distinctive music that is sung only at

this time of year. We are honored to have Cantor Davis open up the spiritual treasures of Jewish liturgy for us."

Reform Jews combine tradition and modernity, and that mix is reflected in their prayer book and in their music, according to the rabbi. Ancient melodies and contemporary compositions, folk and art music, all contribute to the unique style characteristic of Reform worship.

"The addition of Cantor Davis to our High Holy Day services means an expanded range of musical styles that will appeal to those who appreciate traditional chanting as well as those who are most spiritually engaged when they are singing," Milder added.

Congregation Beth Emek is located at 3400 Nevada Court. For more information on its High Holy Day services, call 931-1055 or visit www.bethemek.org. ■



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Coastal Cleanup Day

Locals invited to help with Livermore arroyos next weekend

BY ERIKA ALVERO

Tri-Valley residents are invited to take part in a statewide effort to help preserve coasts and watersheds next week by registering to clean up nearby creeks.

The event will happen in locations throughout California next Saturday morning (Sept. 15). In the Tri-Valley area, the cleanup is coordinated by local environmental groups Living Arroyos and the Adopt-A-Creek Spot Program, and sponsored by the Zone 7 Water Agency.

Volunteers are needed at six spots in Livermore: Arroyo Mocho at Arroyo Road, Altamont Creek and the Arroyo Las Positas at Bluebell Drive, Arroyo

Mocho at the Stanley Reach, Arroyo Las Positas at Northfront Road, Arroyo Las Positas at Heather Lane, Arroyo Las Positas at the North Livermore Avenue bridge, Arroyo Mocho at Holmes Street, and Arroyo Mocho at Robertson Park.

The event is scheduled to begin at 8 a.m. and end at noon. Registration is free, and interested participants can sign up online at livingarroyos.org/get-involved/.

For those who can't make the Saturday event, Living Arroyos also holds volunteer days on the first and third Saturday of the month from October through April. Details on these opportunities can also be found on the Living Arroyos website. ■



CITY OF DUBLIN

Demolition for new Dublin police HQ

Construction crews began demolition work last week at the site of the new Dublin Police Services headquarters, just down the road from the city's Civic Center. Expected to open in the first quarter of 2020, the estimated \$21.5 million police HQ will anchor the city's new Public Safety Complex, along with the existing Alameda County Fire Department administrative offices at the corner of Clark Avenue and Dublin Boulevard.

IMPACT FEES

Continued from Page 5

meetings with residents, the city's Economic Vitality Committee, Pleasanton Chamber of Commerce and developer organizations, among other stakeholders, to gather feedback before bringing their recommendation to the council.

The proposed fee schedule identifies increases in almost all categories, in most cases the maximum allowable fee but in some others based on the average of comparable fees charged by neighboring Dublin and Livermore.

"We had two goals: We wanted to set fees commensurate with Dublin and Livermore, so that's in our recommendation, and we wanted to keep our eye on funding for city projects," city finance director Tina Olson told the council.

City officials said they found Pleasanton's current cumulative development impact fees are between 67% and 85% of the average of Dublin and Livermore fees.

Pleasanton collected \$4.3 million in development impact fees last fiscal year — under the staff-recommended structure, that would have gone up to about \$7 million, Olson said.

For the capital facility fee, city staff recommended adjusting the maximum fee, resulting in increases to all development categories except industrial, which would see a reduction in 5 cents per square foot. The other areas are single-family and multi-family residential, retail, office and hotel/motel.

The transportation fee would rise in all development categories, going up to the maximum in each case except for retail, for which city staff recommended the Dublin-Livermore average.

The proposed affordable housing fee called for increases for single-family and multi-family residential projects (up to the Dublin-Livermore average), but staff recommended no changes to the fee for the commercial development categories.

Several council members noticed that even after the slew of fee increases, Pleasanton cumulative

development impact fee amounts were still tens of thousands of dollars lower than the Dublin-Livermore average.

As a result, they asked city staff to look at options for raising the city's affordable housing fee to bring Pleasanton's overall fee amount in line with the neighbors' average — since capital facility and transportation fees were mainly recommended to increase to the maximum amount, the only wiggle room existed in the affordable fee.

City Manager Nelson Fialho also pointed out that the city fees are a minority percentage of the overall impact fees charged to new

development in Pleasanton, which includes fees from other agencies such as Zone 7 Water Agency and Dublin San Ramon Services District.

Council members also wanted to ensure some flexibility in the fees for developers that propose public amenities in their projects.

Fialho said the city code already allows for the fees to be reduced or waived if a developer builds an amenity such as affordable housing units, a street extension or park.

The development fee increases were set up as a two-step consideration process, with final council deliberations scheduled for Sept. 18. City staff plans to incorporate the

feedback from the council on Tuesday, as well as present the proposed new fee schedule at a Chamber of Commerce meeting, before returning to the council in two weeks with a final proposal.

The new fees would take effect on Jan. 1, although projects with development applications already submitted for city review would be grandfathered into the existing fee structure.

For the future, city staff suggests reviewing the fee schedule every five years for possible adjustment, or after major General Plan or Regional Housing Needs Assessment (RHNA) changes.

In other business

- The Tri-Valley/San Joaquin Valley Regional Rail Authority asked to delay its scheduled presentation to the City Council on its Valley Link concept for connecting the Dublin-Pleasanton BART station to ACE Train and San Joaquin County via a multiple-unit commuter rail system over the Altamont Pass.

- Councilwoman Kathy Narum presented a proclamation declaring Sept. 17-23 as Constitution Week.

- As part of its five-item consent agenda, the council approved of increasing the contract with EPS for the development impact fee study by \$15,000 to \$160,070 overall. ■



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Community Pulse

POLICE BULLETIN

PPD welcomes two new officers, promotes dispatcher

The Pleasanton Police Department recently introduced Christopher Kuhr and Kasey Levine as the city's newest police officers and recognized police dispatcher Lora Howell on her promotion to dispatch supervisor.

Police Chief Dave Spiller honored

all three during a special badge-pinning ceremony on Aug. 29.

A Pleasanton native and Foothill High School alum, Howell has worked for the department since being hired as a data entry clerk in 1991.

Howell became a police dispatcher six years later and has served in a variety of assignments, including tactical dispatcher and communications training officer. Her promotion to dispatch supervisor took effect on Saturday.

Kuhr joins Pleasanton police in a lateral move from the Oakland Police Department, where he worked as a police officer.

A native of Penngrove in Sonoma County, Kuhr served for five years in the U.S. Coast Guard after high school, receiving a range of honors during his tenure, including the prestigious Sailor of the Quarter award. After his honorable discharge, Kuhr attended the Oakland Police Academy. He is now pursuing a criminal justice degree from the University of Phoenix.

Raised in Roseville, Levine said he first became interested in law enforcement during his freshman year of high school after seeing how much the school resource officer cared for the school and its students.

Levine attended the Butte College Police Academy and soon after graduation joined the Marine Corps Reserves as a motor transport mechanic. He is working toward a degree in criminal justice



Lora Howell



Officer Christopher Kuhr



Officer Kasey Levine

from American River Community College.

Both new police officers will undergo a 16-week training period before patrolling the streets of Pleasanton on their own.

In other news

• A preliminary National Transportation Safety Board report released last week on a Southern California plane crash earlier this month that killed Tri-Valley Realtors and others aboard an aircraft that departed from Concord described the minutes before the crash but did not indicate a possible cause.

The Aug. 5 crash in Santa Ana killed Scott Shepherd, 53, and Lara Shepherd, 42, both of Diablo, Floria Hakimi, 62, of Danville, Navid Hakimi, 32, of Los Angeles, and Nasim Ghanadan, 29, of Alamo.

Floria Hakimi, Lara Shepherd and Nasim Ghanadan were all Realtors at the Danville office of Pacific Union International. Scott Shepherd was Lara's husband and the pilot of the plane, while Navid Hakimi was Floria's son. The group was headed to a real estate conference in Anaheim.

According to the NTSB report, the flight of the Cessna 414 plane departed Buchanan Field Airport in Concord at 10:22 a.m. and was headed for John Wayne Airport in Santa Ana.

A review of audio tape at the airport in Santa Ana revealed that Scott Shepherd established contact with the airport control tower when he was west of the airport and he was told to hold over the South Coast Plaza shopping center, the report states.

Multiple witnesses near the crash site said they saw the airplane enter a left bank turn and then descend toward the ground at a steep angle.

During the descent, the pilot transmitted "emergency" three times, then crashed into several vehicles in a shopping mall parking lot and came to rest upright about 35 feet from the entrance of a store, according to the report.

The report did not state a possible cause, noting there was good weather and visibility in the area. All major components of the plane were located along the 150-foot-long debris path at the crash site.

The airplane wreckage has been taken to a secure storage facility for further examination.

• San Ramon Police Chief Dan Pratt retired Thursday after nearly two years in the position and almost three decades in law enforcement overall.

Pratt served in San Ramon for 14 of his 28 years as a law enforcement officer.

Pratt initially retired as a police captain in June 2016 but returned to serve as interim co-chief when Joe Gorton was selected as interim city manager. When Gorton's interim tag came off that next January, so did Pratt's as he became full-time police chief.

Mirroring Gorton's decision, Pratt selected his own captain, Craig Stevens, to serve as his interim police chief until a permanent replacement can be selected. ■

—Pleasanton Weekly staff and Bay City News Service

William Walburn Halvorsen

September 24, 1945 – August 29, 2018

William Walburn Halvorsen, a 50 year resident of Livermore, died on August 29, 2018. He was 72 years old.

Born on September 24, 1945 in Oakland, CA; "Billy" grew up on 77th Ave and was an Oakland Tribune newspaper boy for 4 years. The family then moved to Castro Valley where he graduated from Castro Valley High School in 1963. He immediately enlisted for the United States Marine Corps serving as a combat aircrew member in Santo Domingo (1965) and a tour in Vietnam (1966-1967). Bill was awarded the Purple Heart and Air Medal among other citations during his time in the Marine Corps. In later years, Bill and his wife Penny would gather with his HMM-163 brothers at their "Popasmoke" USMC Helicopter Combat AirCrew Reunions to unite with ... "such good men".



He started his "whatta job!" at the Lawrence Livermore National Laboratory Fire Department in 1969. In 1973, he joined the Pleasanton Fire Department which merged into the Livermore-Pleasanton Fire Department where he dedicated the rest of his 32 years of service. He started as a firefighter and retired as a Fire Division Chief in 2002, knowing his firefighters were his "second family".

Bill met and married his true love Penny after they took a chance date at Harrah's Wheel of Fortune in Tahoe in 1971. They knew from the start Bill and Penny "made a lot of cents" and Bill began the best years of his life after that spin. Bill committed his life to Jesus Christ in 1977. He was a member of Firefighters for Christ and Cornerstone Fellowship Church. Bill and Penny raised their 3 sons in Livermore and Bill was extremely proud of them. When the sons started their own families, he knew family times meant that "Ba" (short for Bestefar) would be enjoying their eight grandchildren.

Bill loved home projects and the challenge of fixing things. Bill and Penny's trips to see their family and trips to Disneyland were almost regular routines while that easy seashore drive with Penny in the Corvette convertible was part of their favorite retirement times. With over 50 wineries in the Livermore Valley, Bill figured there was room for one more and his sons named it "Halvorsen Family Vineyard". With 50 Bourdeaux vines, their yard indeed resembled a mini vineyard complete with a pergola. Bill & Penny knew their little vineyard and their wine was a time for family enjoyment with the vineyard seasons mirroring their own life cycles.

In Bill's own words: "I still had my wild moments, but I knew who the Vine and the Branches were...next to Jesus Christ, our Family is the greatest gift..."

He is preceded in death by his father Halvor, his mother Lois and his younger sister, Sigrid. He is survived by his wife of 47 years Penny, his sons Andy (Tina), Peter (Allison) and Paul (Alana) and grandchildren - Emma, Sara, Juliet, Lily, Luke, Jack, Loey and William, his older sister Tina and many other loving family members.

Everyone is invited to a Celebration of Life Service on September 8th at 10:30 am at Cornerstone Fellowship, 348 N. Canyons Pkwy in Livermore. Burial is to be scheduled with full military honors at Arlington National Cemetery.

PAID OBITUARY

POLICE REPORT

The Pleasanton Police Department made the following information available.

Sept. 1

Theft of bicycle

■ 9:40 p.m. on the 5100 block of Hummingbird Road

Aug. 31

Drug violation

■ 11:26 p.m. on the 4500 block of Rosewood Drive

Theft

■ 9:25 a.m. on the 4300 block of Hacienda Drive

■ 5:21 p.m., 1300 block of Stoneridge Mall Road; shoplifting

Vandalism

■ 7:03 a.m. on the 8100 block of Ensenada Drive

Alcohol violation

■ 1:31 a.m. at St. Mary Street and Peters Avenue

Aug. 30

Shoplifting

■ 6:58 p.m. on the 1300 block of Stoneridge Mall Road

■ 9:13 p.m. on the 1400 block of Stoneridge Mall Road

Alcohol violation

■ 5:09 p.m. on the 900 block of Main Street

Fraud

■ 3:45 p.m. on the 4900 block of Middleton Place

Aug. 29

Theft

■ 8:55 a.m., 1700 block of Santa Rita Road; theft of bicycle

■ 1:31 p.m. on the 6000 block of Johnson Drive

■ 1:46 p.m., 4500 block of Rosewood Drive; shoplifting

■ 9:09 p.m., 1400 block of Stoneridge Mall Road; shoplifting

■ 9:13 p.m., 1500 block of Stoneridge Mall Road; shoplifting

Weapons violation

■ 6:21 p.m. on the 7600 block of Olive Drive

Burglary

■ 10:04 a.m. on the 1500 block of East Gate Way

■ 5:51 p.m. on the 5700 block of Owens Drive

Fraud

■ 1:39 p.m. on the 300 block of Amador Court

Graffiti offense

■ 3:15 p.m. on the 4300 block of Foothill Road

Aug. 28

Drug violation

■ 6:57 p.m. on the 5500 block of Johnson Drive

Theft

■ 2:39 p.m., 7200 block of Valley View Court; theft from auto

■ 4:24 p.m., 4500 block of Rosewood Drive; shoplifting

■ 5:13 p.m., 6700 block of Bernal Avenue; shoplifting

■ 5:16 p.m. on the 2700 block of Camino Segura

Residential burglary

■ 11:09 a.m. on the 600 block of Crystal Court

■ 1:23 p.m. on the 5100 block of Muirwood Drive

■ 5:41 p.m. on the 4800 block of Muirwood Drive

Assault/battery

■ 2:39 p.m. on the 4200 block of First Street

Aug. 27

Drug violation

■ 11:04 p.m. at Santa Rita Road and Pimlico Drive

Alcohol violation

■ 12:21 a.m. on the 1700 block of Santa Rita Road

Theft from auto

■ 9:12 a.m. on the 3300 block of Smoketree Commons

Shoplifting

■ 10:37 a.m. on the 2000 block of Stoneridge Mall Road

■ 8:41 p.m. on the 1300 block of Stoneridge Mall Road

■ 8:51 p.m. on the 1700 block of Santa Rita Road

Vandalism

■ 10:23 a.m. on the 5800 block of Parkside Drive

■ 11:53 a.m. on the 7000 block of Pleasanton Avenue

Sports



PLEASANTON PREPS

By DENNIS MILLER

Both football teams return to winning ways

Also: Strong week for Amador Valley boys water polo

Football season is heating up as we move into the fourth week of the season — and it's only the first week of September!

Foothill is 2-1 on the season, rebounding nicely from the opening night loss to San Leandro with consecutive wins. Last Friday night it was a 36-6 win over Berkeley that moved Foothill to a winning mark on the season.

It might have been one of the longest varsity games I have ever witnessed, taking almost three hours to play — it was without a doubt the game with the most penalty flags that I have ever seen.

Summing up the night were two flags being thrown before the second half was started. First Foothill was penalized for coming out too late to start the half and that was followed by Berkeley getting called for an offside foul on the kickoff.

You had to be there to see it. As the Foothill announcer, the main question I had walking away from the game was: Were there more players with or without penalties.

Josh Shields was a standout for the Falcons who played the game without Pete Montini, arguably the Falcons' best two-way player. Shields running the ball and kicking was key, as was the play of first-year quarterback Bryce Lombardi, who rallied from a vicious late hit early in the game.

Foothill plays host to a talented Granada squad this week in a 7 p.m. contest. Granada sits 3-0 and has outscored its opponents 137-20 in the three games.

Amador Valley also sits 2-1, and the Dons should stay on the winning record side of the season following their road game at Heritage this week. Heritage is 1-2 on the season, losing 56-7 to San Ramon Valley and 31-18 to Foothill.

The Dons dropped their opener to Del Oro, but then rallied back with a 54-0 win over Irvington. Last week, they knocked off American Canyon 42-13.

For the Dons, it's an anticipated start.

"If you look at our schedule, we have won the games we should have won and lost the game we should have lost," Amador coach Danny Jones said. "We are right where we should be."

It's been a simple strategy, like

doing the little things right, that has been the key for the Dons in early season.

"We are not turning the ball over — we're not shooting ourselves in the foot like we did last year," Jones said.

The coach likes where his squad is at this point, but he knows there is work to do as the season progresses.

"We're starting to come together," Jones said. "It's taken a little longer than we would have liked, but we are getting there. We still need to get better at the things we do every day."

Amador water polo

The Amador Valley boys water polo team put together an impressive run last week, winning a pair of matches.

The team opened the week with a 6-5 win over Heritage.

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Jack Bessiere led the way with three goals, with Jack Kost, Ethan Braga and Josh Freeman scoring one each. Josh Freeman had three steals

with Jack Kost adding one. Goalie Alex Moirano had five blocks.

The Dons then went on the road for a 11-4 win over Granada.

Noah Freeman and Bessiere had three goals each to lead the attack. Braga had a pair of goals, with Jack Kost, Josh Freeman and Ross Brown had one each to round out the scoring.

Jack Kost (3), Devon Kost (2),


Mason Boswell (1) and Josh Freeman (1) had the steals for the Dons. Tanner McMillen had seven blocks in the goal. ■

Editor's note: Dennis Miller is a contributing sports writer for the Pleasanton Weekly. To contact Miller or submit local high school sports scores, game highlights and photographs for his weekly Pleasanton Preps column, email him at acesmag@aol.com.



MIKE SHAFFER

Dominick Mazotti runs the ball for Amador Valley during the Dons' 42-13 win over American Canyon last week.



2nd Annual Polynesian Paradise

Saturday, August 25, 2018

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ADRIANE COSTA

“Play like a girl’ means putting forward everything you’ve got and not just being somewhere because you have to,” says synchronized swimmer Olivia.

By DOLORES FOX CIARDELLI

Tri-Valley photographer Adriane Costa took note when her son Nate, now 9, was joking around and told his younger sister Hannah, who is just turning 6, “You play ball like a girl.”

He’d heard the phrase in his favorite movie, “The Sandlot,” when two groups of boys were fighting and that was the ultimate insult.

“My daughter did not understand what it meant,” Costa recalled. “He said, ‘It means you suck at baseball.’ I said, ‘That’s terrible. Don’t say that.’”

Costa began to mull over the phrase and its meaning and what it could and should mean to her young daughter — and all girls. She also began to take notice of the many girls around her who were in sports.

A Danville photographer who had built a business specializing in photos of newborns, children and families, Costa began to focus on girls in athletic endeavors.

“Initially I started to take pictures of my son’s sports teams — it was fun to do action shots,” she said.

When Hannah asked if she could take photos of her gymnastics, Costa hesitated because she wasn’t sure that she would be welcomed in



CONTRIBUTED PHOTO

Athletes from “Play Like A Girl” attend its launch, where they enjoyed autographing books.

Play like a girl? That’s great!

Photo book updates meaning of negative phrase

the gym with her camera. But when she asked around, she received a positive response. Then she began reaching out to other friends and their daughters about recording them in action.

“I wanted to show my daughter that ‘playing like a girl’ is not an insult,” Costa said. “It is a good thing.”

She also found she was drawn to the focus and precision that occurs when the body is captured in motion. And she was moved by the efforts of her subjects.

“What really stirred me was that some of the things these girls were doing were awe-inspiring,” Costa said.

She also asked each subject what it meant to “play like a girl.”

“Whether they were 6 or 18, they all truly seemed to believe that to ‘play like a girl’ is a powerful thing,” Costa said. “None had negative things to say about that.”

As people asked what she would do with the photos, Costa began to mull over the idea of presenting her work in a book. She published “Play Like A Girl” in June,

with 38 pages of girls of different ages and skill levels in a variety of activities.

“By turning this photo series into a book, my hope is for girls to see these photographs and be inspired to try new things, to be brave and to never feel they are at a disadvantage because they are female,” Costa wrote in the introduction. “Each of the girls photographed in this book exemplify what it means to be strong, confident, fierce and empowered.”

“All the parents were so supportive, and the daughters were so proud to be in it,” Costa reported.

She launched the book at Lemon, a gift shop on East Prospect Avenue in Danville, and the subjects dressed in their girly finest to attend. They had a great time autographing their photos in the book, Costa said with a laugh.

“I donated the royalties to the Women’s Sports Foundation, out of New York, because they were so supportive and wonderful,” Costa said. “I wanted the money to go for something that aligned with the book.”

She will continue to



ADRIANE COSTA

“Playing like a girl’ is not different than playing like a boy. We both have the same goal in the game; to play my hardest and try to win,” says motocross rider Cali, 11.

donate a portion of the proceeds to a Bay Area nonprofit group that promotes girls sports. The book sells for \$18.99 in paperback and \$26.95 in hardback, available at Lemon, local bookstores and online.

Costa herself, 37, was a competitive gymnast growing up and is now a long distance runner. Her husband Adam, a firefighter, grew up in San Ramon playing soccer, football, basketball and baseball, and their son Nate is doing these sports, too. In addition to her gymnastics, Hannah enjoys horseback riding, soccer and softball.

“I want to expose both of them to as many things as possible,” Costa said.

She remembered struggling as a teen with self-confidence but her own mother had instilled a message in her: Girls can try anything. So it never crossed her mind that she couldn’t participate in any activity, and she was never self-conscious about how she ran or looked as she participated.

“The message of my book is to encourage girls to try anything,” Costa said. “I promote that and believe in that. This is a unique opportunity to help promote self-love in girls — that they are powerful and fierce and amazing just the way they are.” ■



ADRIANE COSTA

Left: 12-year-old powerlifter Elle said, “I train and compete in Olympic weightlifting because I love it. When I lift I feel amazing!” Right: Adriane Costa launches her book, “Play Like A Girl,” this summer.



CONTRIBUTED PHOTO

Harmony Fusion Chorus welcomes newcomers

Open rehearsal to give singers chance to try the experience

By DOLORES FOX CIARDELLI

The award-winning Harmony Fusion Chorus is hosting a special open rehearsal night to welcome new singers from all backgrounds and cultures.

“We are looking to add to our chorus of women who love to sing and are enthusiastic about performing, competing and improving their vocal skills,” said membership chairwoman Jenny Gurney. “If you have a good ear for music, we want you — the ability to read music is not required.”

Harmony Fusion Chorus, a chapter of Sweet Adelines International (SAI), is open to female singers as young as high school age. The chorus meets Monday nights from 7-10 p.m. in Hayward. Guests are always welcome, but this annual event is a special open rehearsal, from 7-9:30 p.m., Monday, Sept. 24, at the Hill and Valley Women’s Club, 1808 B St. in Hayward.

“We hope to attract singers from a variety of backgrounds, so that our chorus grows to resemble the diversity of the East Bay,” Gurney said.



CONTRIBUTED PHOTO

Barb Vander Putten leads the women’s a cappella Harmony Fusion Chorus.

“We are a welcoming bunch and are eager to share the close sisterhood of Harmony Fusion Chorus with our guests.”

At this special interactive rehearsal, after a meet-and-greet, guests will join members on the risers to sing in the barbershop style.

“Music education in barbershop singing is the mission of Sweet Adelines,” explained board president Sarah Owen, “and our director Barb Vander Putten takes that to heart.

“Barbara is wonderful to sing for. She has high expectations for us, but she is kind and has a sense of humor that keeps it fun.”

Vander Putten has directed Harmony Fusion Chorus since March 2006, leading it to win medals several times at the annual Sweet Adelines International regional contests.

For more information about Harmony Fusion Chorus, visit www.isingharmony.com. ■

Library book sale weekend of Sept. 21-23

Shop for bargains galore among thousands of books

The Friends of the Pleasanton Library will hold a weekend-long “Super Book and Media Sale” from Sept. 21-23 at the library, 400 Old Bernal Ave.

Volunteers will present thousands of well-organized, nearly new books of all genres as well as CDs, DVDs and other fun items after months of organizing donations from the public. The selection includes popular

recent novels and thousands of books for kids as well as books in various languages.

The sale begins 6-9 p.m. Sept. 21, with entry reserved for members of Friends of the Pleasanton Library. Memberships will be available at the door.

The Saturday hours (Sept. 22) are 10 a.m. to 4 p.m., open to all. On Sept. 23, the sale runs from 11 a.m.

to 3 p.m. and features books by the bag.

Membership forms are also on the website, www.friendsofthepleasantonlibrary.org. Prices are as follows:

- Annual, individual — \$10
- Lifetime, individual — \$100
- Lifetime, couple — \$150
- Annual, family — \$15
- Lifetime, family — \$150
- Annual, students through 12th grade — \$5.

The book sale last spring generated \$15,300, which is used to support the library and fund special projects requested by staff and patrons. ■

—Dolores Fox Ciardelli

Nonprofit groups gathering

Free fest is chance to learn about important works

By DOLORES FOX CIARDELLI

A gathering of nonprofit groups will give everyone the chance to learn more about their mission in a fun, informal setting.

The second annual “Stronger Together” festival, hosted by the Tri-Valley Nonprofit Alliance, will take place from 12-4 p.m. next Sunday (Sept. 16) at the Bankhead Theater, 2400 First St. in Livermore, with more than 50 booths. Admission is free, and all ages are encouraged to attend.

“The Bay Area has many amazing nonprofits that make a huge impact in our communities,” said Kathy Young, Nonprofit Alliance president and co-founder. “‘Stronger Together’ is a great platform for bringing these organizations together to build awareness of, and support for, the very important

work that they do.”

The festival will feature a variety of activities, with a “Recycled Rodeo,” an interactive art project, and a demonstration by the Crayon Initiative of repurposing old crayons into new ones. There will also be a diaper collection, food drive and a prize drawing for those who visit every exhibitor.

“This year’s theme is ‘Be Inspired, Discover Your Cause,’” Young said. “Many community members want to volunteer but don’t know where to start. ‘Stronger Together’ provides a one-stop shop for people to connect with a nonprofit that matches their core values.”

“‘Stronger Together’ is a fabulous opportunity for anyone who wants to give back to our community,” said Susan Houghton, board president of Sunflower Hill. “Seeing

all the local nonprofits together, supporting one another and focusing on the needs of our area, is extremely powerful.”

“As a volunteer, I am continually impressed with the myriad of new organizations that have emerged to make a difference,” she added.

For more information, visit tvnpa.org.

A separate event, “Taste of Downtown Culinary Stroll,” will be presented by Livermore Downtown Inc. in partnership with the Tri-Valley Nonprofit Alliance, that same afternoon. The Stroll runs from 12-5 p.m. and will feature wine tasting, food sampling, shopping specials and live entertainment at businesses throughout downtown Livermore. Passes can be purchased at Flag Pole Plaza, corner of First Street and Livermore Avenue. ■

PARTY PALOOZA 2018

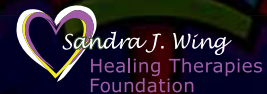
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PUBLIC MEETINGS ON WATER RATES

Zone 7 Water Agency’s Board of Directors to review water rates for 2019, 2020, 2021, 2022

DATES:

Wednesday, September 19, 7 p.m.
Wednesday, October 17, 7 p.m.

PLACE:

100 North Canyons Parkway, Livermore

MORE INFORMATION:

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ENROLLMENT QUANDARY

PUSD exploring options to address rising student population on north side

BY ERIKA ALVERO

Housing, new developments and a rising population are forefront issues on the minds of many in Pleasanton, particularly officials charged with addressing those topics. Lauded by some as a sign of the city's desirability, the effects of a burgeoning population are nevertheless felt in all arenas, from daily commutes to water availability.

And significantly, current and future growth impacts schools.

For the Pleasanton Unified School District, this impact is especially felt in the northern part of the city, where data projections show enrollment trends to be on the rise.

According to demographers, northern Pleasanton is expected to see a peak enrollment of almost 2,900 students in 2023, an increase of about 460 students from this past fall. Southern schools, on the other hand, are "stable or decreasing."

The schools especially impacted include Donlon Elementary, situated within the Val

Vista neighborhood, Fairlands Elementary, just past the intersection of Santa Rita Road and West Las Positas Boulevard, and Hart Middle School, located in the Hacienda Business Park. As of Aug. 7, 103 Donlon resident students were overflowed to another campus. Fairlands saw an overflow of 67 students and 26 Hart students were moved to Harvest Park.

Superintendent David Haglund, however, hastens to add that it's not a matter of overcrowded classrooms. The district is mandated by the state and its contract with the teachers' union to maintain certain student-teacher ratios — 24:1 for students in TK-3; 33:1 in fourth and fifth grades; 34:1 at the middle school level and 37:1 in high school.

"This is not an issue of overcrowding because the contract that we have with the teachers' association limits class sizes," Haglund said. "We don't have the option of putting additional students in a classroom at a school, if space does not exist."

When over-enrollment occurs at a site,

students are moved to another school. All schools in the district are experiencing overflow right now, although the overflow varies grade-wise. An elementary school might be seeing an overload of third-graders but have space in first-grade classes, leading to a sort of student shuffle among the different campuses.

Unfortunately, Haglund said, this might result in students from the same family going to different schools, disrupting the ideal goal of sending students to their neighborhood schools. So the district sees excessive overflow as only a temporary solution — as is the use of "portable buildings" used to fill in as classrooms.

"Portable buildings are meant to be temporary housing, they're not designed for permanent replacements of buildings," Haglund said. "In many cases in many school districts, you put a portable on a campus and it just has a tendency to stay."

School and district officials agree, then, that a long-term solution needs to be found soon — for the future of PUSD, its students and all Pleasanton residents, particularly those affected by congested traffic patterns.

After months of board workshops, demographics reports, community input meetings and surveys — all wrapped up in discussions on the Facilities Master Plan and use of the \$270 million Measure I1 bond money — the district has settled on four distinct options.

The board recently approved a \$47,000 contract with Aedis Architects, a firm that will be putting together conceptual designs and cost estimates of the various proposed options.

Nothing has been decided yet, and the final choice could be a completely different solution, or a combination of these options, PUSD staff say.

But the currently identified possibilities under PUSD consideration are as follows:

1. Adjusting school boundaries

This option looks to change enrollment boundaries, solving the over-capacity issue by redirecting students from northern campuses to less-populous schools in the south side of town.

One of the main attractions of this option is the relatively low price-tag — costs tied to traffic studies and other logistics rather than in new facilities construction. However, board trustees and parents alike criticized the possibility as a short-term answer, and worried that boundary adjustments could change the neighborhood character of PUSD.

"Boundary changes are a pretty temporary, Band-Aid type of fix," board vice president Valerie Arkin said at a special workshop in April.

"We pride ourselves in this district of kids going to their neighborhood school," she added later.

At the May community input meetings, one person voiced the opinion that the change would be a "tough transition for students and families with multiple kids at different schools," according to data compiled by the district, a sentiment echoed by many others.

Someone else noted that the "school board would have to be brave," perhaps anticipating parent discontent with the potential adjustments.

The demographers responsible for analyzing enrollment data also advised against changing boundaries as a solution, pointing to the significant growth disparities on the horizon between north and south Pleasanton.

2. Building a new elementary school

A new elementary school would require significantly more construction, and comes with a whole host of logistical issues, not the least of which being the question of where

2017-18 District Enrollment Growth

Year	October	June	+/-
2012-13	14,918	14,930	+ 12
2013-14	14,767	14,887	+ 120
2014-15	14,747	14,778	+ 31
2015-16	14,741	14,799	+ 58
2016-17	14,768	14,852	+ 84
2017-18	14,846	14,986 (May)	+ 140

IMAGE COURTESY OF PUSD

The school district has seen growth not only from one year to the next, but also from the beginning to the end of individual school years — especially in 2017-18.



Clockwise from left: Cars get in line to pick up their students from Donlon Elementary, one of Pleasanton Unified's impacted campuses. Superintendent David Haglund emphasizes that nothing has been decided yet on the final solution for the capacity issues the district now faces, and that community input is still being solicited. (Both photos by Erika Alvero) School is back in session in PUSD, including for students at Valley View Elementary. Mohr Elementary students eager to participate. Reading time at Alisal Elementary. (Final photos courtesy of PUSD)

to place a new campus. However, it also happens to be one of the items listed on the Measure 11 bond that voters approved in 2016 — a fact trustees have brought up at recent school board meetings.

“The community trusted us with their vote, and we need to do what the bond list says,” Arkin said at a March meeting focusing on the district’s Facilities Master Plan.

Funding aside, a big part of the logistical puzzle in this case revolves around where a new campus would be constructed, balancing available district land with where a possible school is actually needed. The district-owned Neal property had been previously presented as a potential site — however, its location in the southeast part of the city makes that difficult, though trading or selling the property for a more northern parcel is also an option.

Parents who participated in the district’s outreach efforts saw building a new elementary school as a good long-term possibility that would reduce overcrowding and hopefully traffic.

However, they also viewed this option as one of the more high-cost possibilities, both in terms of infrastructure and land purchase. Several also pointed out the many years of construction going this route would take, and that boundaries would have to be adjusted as well.

3. K-8 school configuration

The idea of converting Hart and/or Donlon into a kindergarten through eighth grade (K-8) was raised earlier this year as a way to handle the increasing capacity issues at both the elementary and middle school levels. This particular solution has since been presented as a way to use the over-enrollment

issue as an innovative opportunity.

A K-8 model could offer continuity for students, and allow them to strengthen bonds with teachers, especially at a time of transition commonly known to be “rough,” according to staff.

However, questions remain for parents and staff alike. Cost and traffic concerns were raised in the community survey, as did some uneasiness around the wide student age range and safety of younger children. Equity issues were also top on people’s minds, for ensuring that all students throughout the district have access to a high-quality education.

Haglund said that he’s managed K-8 schools before, and has seen them work well, particularly in terms of allowing for more personalized learning opportunities — an elementary student seeking to take a higher level math course could stay on the same campus, for example. But he said that the significant rate of community “dissonance” made him start “walking that concept back” at the last board meeting, adding that perhaps it could be considered at a future time.

“If we’re trying to meet the personalized learning needs of a student, it gives us greater flexibility,” Haglund said. “So from my perspective, it’s a great solution. The question is, is that the problem that we’re having right now? That we need a new instructional model? Or do we just need additional (space)?”

4. Increasing enrollment capacities

The final possibility under consideration is to increase school enrollment capacities through expanding the existing school sites.

Community members appreciated that this would allow students to remain at their same neighborhood school, and is potentially

cheaper than building a whole new campus. However, public survey and meeting respondents also posed concerns that forming larger schools would create other problems, such as losing the sense of community and quality of education, additional staffing needs and traffic congestion.

“You would need to hire more teachers/administrators to help maintain a healthy school environment,” one survey respondent wrote. “With too many kids on campus, it would be too easy for kids to become a number. Or worse yet, it may be harder to notice when kids are suffering from emotional problems.”

What’s next?

At the moment, the district and city of Pleasanton are in the midst of completing a traffic study, just as Aedis Architects is

beginning to put together conceptual designs for the various options.

Two community forums are currently set up for Sept. 13 and Nov. 27 — though the meetings are more general in nature, parents and community members are urged to express their opinions on enrollment and capacity issues at these times, Haglund said.

Leadership teams at the various school sites will also be meeting up throughout the fall, leading up to a board workshop on Dec. 8, according to Haglund.

“And so we’ll probably be at a place where we can narrow the options for the board to consider, and if all goes well, we can present a potential solution that the board would first hear in December, and then we would come back in January and approve it,” he said. “If we’re at that place. If not, we’ll continue down the road.” ■

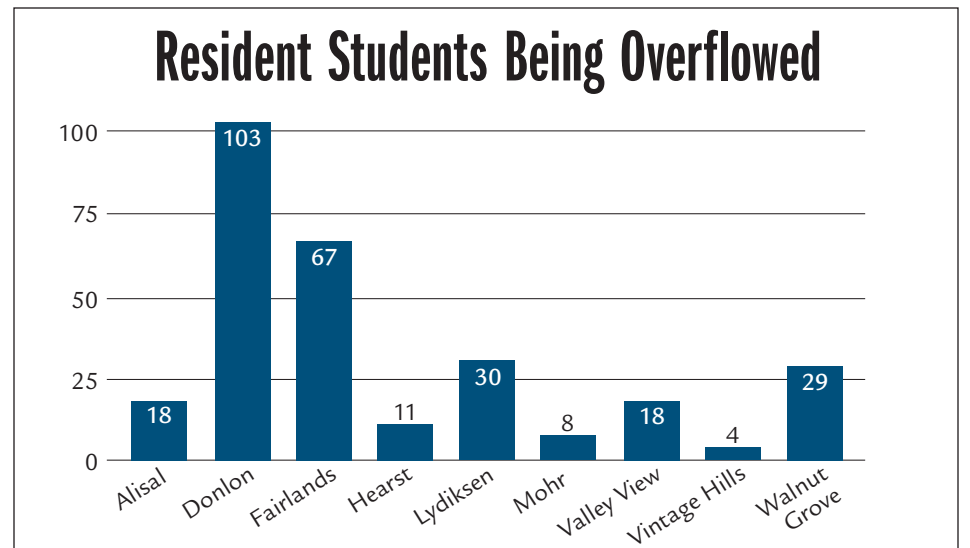


IMAGE COURTESY OF PUSD

All elementary schools are experiencing overflow, but the numbers are especially high at Donlon and Fairlands elementaries.

Music

SAN RAMON COMMUNITY CHORUS AND DANCERS Les Miserables, 7 p.m., Friday, Sept. 7 at the Front Row Theater, 17001 Bollinger Canyon Road, San Ramon. Enjoy a free performance by the San Ramon Community Chorus and Dancers. Go to SanRamonPerformingArts.com for more information or call 973-3343.

LADY K & THE KINGS OF SWING: HARVEST BALL At 8 p.m. on Saturday, Sept. 22 in the Dougherty Station Community Center, 17011 Bollinger Canyon Rd., dance to the big band sounds of Lady K and the Kings of Swing. This will be a fun evening of mixed dance styles. Advance tickets strongly recommended. Go to SanRamonPerformingArts.com or call 973-3343.

Festivals & Fairs

TVNPA STRONGER TOGETHER FESTIVAL From noon to 4 p.m. on Sunday, Sept. 16, the Tri-Valley Nonprofit Alliance (TVNPA) will host the second annual "Stronger Together" festival, a showcase for Bay Area nonprofits. The outdoor event takes place in front of the Bankhead Theater, located at 2400 First St., Livermore. More than 50 nonprofits will host booths at the festival. Admission is free.

Talks & Lectures

PLEASANTON 2020 FORUM The 2020 Forum meets at 7:30 to 8:30 a.m. in the Chamber Conference Room, on the second Wednesday of each month. Topics vary. If you wish to receive topic notifications, contact business.pleasanton.org.

FUNDING YOUR COLLEGE EDUCATION The Community Education Series kicks off the 2018-19 season with Funding Your College Education on Sept. 19, 7 to 8:30 p.m. at Foothill High School, 4375 Foothill Rd. Learn the basics of Financial Aid; how and when to apply. Gather information and resources for student aid opportunities from the federal government, the state, post-secondary institutions, and private resources.

Fundraisers

SUPER BOOK AND MEDIA SALE: FRIENDS OF THE PLEASANTON LIBRARY Amazing bargains, nearly new books, CDs, DVDs. Sept. 21 thru 23, Friday, 6 to 9 p.m., (for members); Saturday, 10 a.m. to 4 p.m.; Sunday, 11 a.m. to 3 p.m. at the Pleasanton Public Library, 400 Old Bernal Ave. friendsofthepleasantonlibrary.org.

REINS IN MOTION FUNDRAISER Reins In Motion Foundation Hearts with Hooves Fundraiser, from 4 to 8 p.m., on Sunday, Sept. 23, at Retzlaff Winery, 1356

BJ Thomas starring at fundraising gala

Livermore Valley Performing Arts Center will host "Brilliance at the Bankhead" at 6 p.m. this Saturday featuring a performance by Grammy Hall of Fame legend BJ Thomas. The gala, which includes live and silent auctions, is the largest fundraiser of the year to help fund the performing and visual arts events, educational outreach, free community and cultural celebrations that take place at the Bankhead Theater and Bothwell Arts Center. "Brilliance at the Bankhead" will begin with a dinner reception and live music on the plaza of the Bankhead Theater, 2400 First St. in Livermore, before moving inside for the performance. Tickets are \$175, \$250 and VIP at \$1,000 for two. Visit lvpac.org or call 373-6800.



ROBERT SUGUITAN

South Livermore Ave., Livermore. Checkers Catering authentic BBQ buffet, a live auction and raffle. Tickets are available online for \$75 per person. The fundraiser benefits therapeutic riding for our Special Needs clients and our Reins for Heroes veterans program. For tickets and more information visit reinsinmotionca.com or call 447-8941.

THE 7TH ANNUAL TASTE OF PLEASANTON RESTAURANT & SHOP WALK FUNDRAISER From 5:30 to 8:30 p.m. on Tuesday, Sept. 25, visit over 20 participating shops and restaurants to enjoy small bites and beverages while strolling and shopping in downtown Pleasanton. This fundraiser benefits projects and charities supported by the Pleasanton Lions Club. Tickets Cost \$25 and are available for purchase directly online at pleasantonlionsclub.bpt.me.

Family

CHARACTERZ KIDZ FAMILY GAME NIGHT This Family Fun Night is Free for all ages starting at 6 p.m., on Sept. 7, in Characterz Cafe, 5424 Sunol Blvd. Bring a game to share or play one of ours.

CITY OF PLEASANTON BLOCK PARTY The City of Pleasanton invites you to The First Annual Community Block Party on Friday, Sept. 7, from 5:30 to 7:30 p.m. at the Amador Community Park, 4301 Black Ave. This free event includes music from the Cooltones, games, and story-time. Food Truck Mafia will be on-site with food available for purchase. For more information, contact Nicole Thomas, at 931-3432.

LAGS SEPTEMBER MEETING At 7:30 p.m. on Monday, Sept. 10 at Congregation Beth Emek, 3400 Nevada Court, there will be a talk on Austria-Hungary-Genaeological Potpourri. This talk will be an overview of the resources available. No Charge, visitors welcome. For additional information contact Kay Speaks/Julie Liu at program@L-AGS.org.

TRI VALLEY HAVEN STUDENT ART CONTEST Tri-Valley Haven invites all Tri-Valley area students to help raise awareness of family violence by participating in our Annual Student Art Contest. Art work must be original. Deadline for submissions is Friday, Sept. 14. Artwork may be dropped off at Tri-Valley Haven's Community Building, 3663 Pacific Ave., Livermore, Monday thru Friday 9 a.m. to 5 p.m. For more information about the Student Art Contest, contact Christine at 667-2707 or christine@trivalleyhaven.org.

Food & Drink

SUNFLOWER HILL AT THE STABLE CAFE Esther Hall, owner of the Stable Cafe, is giving our special needs community members the opportunity to learn restaurant skills. Please join us for breakfast at the Stable Cafe, at the Pleasanton Fairgrounds, Gate 12 entrance, off of Valley Ave., on any of the following dates: Sunday Sept. 16, Sunday Oct. 21, Sunday Nov. 18, or Sunday Dec. 16. Make reservation for an available day (cash only). Please arrive during the time frame selected and note that the food ordered will not be free. No credit cards accepted. Go to eventbrite.com/e/sunflower-hill-at-the-stable-cafe for reservations and more information.

Lessons & Classes

FREE COMPUTER TUTORING From 5 to 6:30 p.m., on Tuesdays, at the Pleasanton Library, 400 Bernal Ave., get help with downloading e-books from the library to an e-reader, sending e-mail attachments, social networking, blogging or general internet questions. Call first to confirm 931-3400 ext. 4.

FREE WORKSHOP: SURVIVING THE RETIREMENT PERFECT STORM Surviving the Retirement Perfect Storm Workshop, from 7 to 8:30

p.m. on Sept. 12, at the Pleasanton Library, 400 Old Bernal Ave. Learn how to navigate through today's financial challenges to properly plan for your retirement. Register at lfsfinance.com/surviving-retirement-storm or call 650-401-4662.

LAWYERS IN THE LIBRARY Members of the Alameda County Bar Association visit the Pleasanton Public Library, 400 Old Bernal Ave., on the third Tuesday of each month to give free 15 to 20 minute consultations. Appointments are by lottery. Register from 5:30 to 5:45 p.m.; names selected at 5:50 p.m. Call 931-3400, ext. 7.

THE ELEPHANT IN THE WORKPLACE: HOW EMPLOYEE FINANCIAL STRESS IS KILLING YOUR BOTTOM LINE The elephant in the room that no one wants to talk about is the impact employee financial stress has on the company's bottom line. On Sept. 20, from 12 to 1 p.m., at Pleasanton Chamber of Commerce, 777 Peters Ave., learn how to identify when it's happening in your company, and what to do about it. Go to eventbrite.com/e/the-elephant-in-the-workplace for more information.

Public Forums

ASSEMBLY DISTRICT 16 Assemblymember Catharine Baker and challenger Rebecca Bauer-Kahan will speak at a forum on Sunday, Sept. 16, at Congregation Beth Emek, 3400 Nevada Court. Doors open at 7 p.m.; event will be from 7:30 to 8:30 p.m. Moderators will be Pleasanton Weekly and DanvilleSanRamon.com publisher Gina Channell and editor Jeremy Walsh. The event, which is free and open to the public, is sponsored by Congregation Beth Emek. Pleasanton Weekly and DanvilleSanRamon.com are partners.

PLEASANTON CITY COUNCIL Councilwoman Kathy Narum and challengers Joseph Ledoux, Joe Streng and Julie Testa will speak at a candidates' forum on

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Monday, Sept. 17, at Pleasanton City Council Chambers, 200 Old Bernal Ave., Pleasanton. Doors open at 6 p.m.; candidates will speak and answer questions from 6:30 to 8 p.m. Moderators will be Pleasanton Weekly publisher Gina Channell and editor Jeremy Walsh. The event, which is free and open to the public, is sponsored by the Pleasanton Weekly.

LIVERMORE MAYOR AND CITY COUNCIL candidates will speak and answer questions on Thursday, Sept. 20, at the Livermore High School theater, 600 Main St., Livermore. Doors will open at 6 p.m. Livermore incumbent Mayor

John Marchand and challenger Joshua Laine will speak from 6:30 to 7:10 p.m. Incumbent Councilman Bob Woerner and challengers Rosmary Bartsch, Patricia Munro, Neal Pann and Brent (Alan) Siler have been invited to speak from 7:20 to 8:45 p.m. Moderators will be Pleasanton Weekly publisher Gina Channell and editor Jeremy Walsh. The event, which is free and open to the public, is sponsored by the Weekly and Livermore Valley Chamber of Commerce; Livermore Indivisible is a partner.

SAN RAMON MAYOR AND CITY COUNCIL candidates will speak and answer questions on Monday,

Sept. 24, at Bishop Ranch Roundhouse, 2600 Camino Ramon, San Ramon. Doors will open at 6 p.m. San Ramon incumbent Mayor Bill Clarkson and challenger Sanat Sethy will speak from 6:30 to 7:10 p.m. Incumbent Councilman Dave Hudson and challengers Aparna Madireddi, Sridhar Verose, Sabina Zafar will speak from 7:20 to 8:45 p.m. Moderators will be DanvilleSanRamon.com publisher Gina Channell and editor Jeremy Walsh. The event, which is free and open to the public, is sponsored by the San Ramon Chamber of Commerce and DanvilleSanRamon.com; AAUW San Ramon is a partner.

PET OF THE WEEK



EAST BAY SPCA

I'll be your lucky Star

Hi! My name is Star, but I don't need the Hollywood life. A comfy sofa with a lap to lay on and be pet is more my style. I'm a 10-year-old female domestic short-hair. Visit me at the East Bay SPCA, Dublin today. My adoption fee is waived. The Dublin center is open 11 a.m. to 6 p.m. Wednesdays to Sundays.

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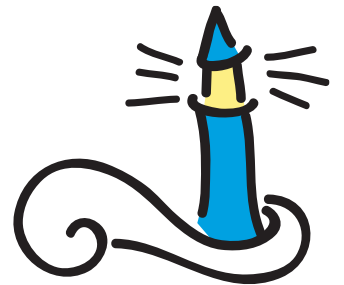
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INDEX

- **BULLETIN BOARD**
100-155
- **FOR SALE**
200-270
- **KIDS STUFF**
330-355
- **MIND & BODY**
400-499
- **JOBS**
500-585
- **BUSINESS SERVICES**
600-690
- **HOME SERVICES**
700-799
- **FOR RENT/ FOR SALE REAL ESTATE**
801-899
- **PUBLIC/LEGAL NOTICES**
995-997

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Bulletin Board

115 Announcements

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140 Lost & Found

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Reward for return.

Lost diamond ring with engraving "Forever"

Lost on Bernal Ave, North Side, between Mirador and Independence Drives.

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145 Non-Profits Needs

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604 Adult Care Offered

A PLACE FOR MOM The nation's largest senior living referral service. Contact our trusted, local experts today! Our service is FREE/ no obligation. CALL 1-855-467-6487. (Cal-SCAN)

624 Financial

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Unable to work due to injury or illness? Call Bill Gordon & Assoc., Social Security Disability Attorneys! FREE Evaluation. Local Attorneys Nationwide 1-844-879-3267. Mail: 2420 N St NW, Washington DC. Office: Broward Co. FL (TX/NM Bar.) (Cal-SCAN)

636 Insurance

DENTAL INSURANCE Call Physicians Mutual Insurance Company for details. NOT just a discount plan, REAL coverage for 350 procedures. 1-855-472-0035 or <http://www.dental50plus.com/canews> Ad# 6118 (Cal-SCAN)

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640 Legal Services

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645 Office/Home Business Services

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707 Cable/Satellite

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Water Damage to Your Home? Call for a quote for professional cleanup & maintain the value of your home! Set an appt. today! Call 1-855-401-7069 (Cal-SCAN)

Legal Notices

995 Fictitious Name Statement

HORIZON DAY PROGRAM
BEACON DAY PROGRAM
FICTITIOUS BUSINESS NAME STATEMENT
File No.: 548781-548782
The following person(s) doing business as: 1.) Horizon Day Program, 2.) Beacon Day Program, located at 1106 West Lagoon Rd., Pleasanton, CA 94566, Alameda County, is hereby registered by the following owner(s): EDEA CARE INTEGRITY CORPORATION, 1106 West Lagoon Rd., Pleasanton, CA 94566, California. This business is conducted by a Corporation. Registrant has not yet begun to transact business under the fictitious business name(s) listed herein. Signature of the registrant: Elinore Ramas, Chief Financial Officer. This statement was filed with the County Clerk of Alameda on August 27, 2018. (Pleasanton Weekly, Sept. 7, 14, 21, 28, 2018)

BRUSH & BLOW
FICTITIOUS BUSINESS NAME STATEMENT
File No.: 548802
The following person(s) doing business as: Brush & Blow, located at 55 W. Angela St., Pleasanton, CA 94566, Alameda County, is hereby registered by the following owner(s): BRUSH & BLOW L.L.C., 55 W. Angela St., Pleasanton, CA 94566, CA. This business is conducted by a Limited Liability Company. Registrant has not yet begun to transact business under the fictitious business name(s) listed herein. Signature of the registrant: Danielle Butkiewicz, member. This statement was filed with the County Clerk of Alameda on August 27, 2018. (Pleasanton Weekly, Sept. 7, 14, 21, 28, 2018)

997 All Other Legals

ORDER TO SHOW CAUSE FOR CHANGE OF NAME SUPERIOR COURT OF THE STATE OF CALIFORNIA FOR THE COUNTY OF ALAMEDA. Case No.: HG18917621TO ALL INTERESTED PERSONS: Petitioner: Kent Tsz Lee filed a petition with this court for a decree changing names as follows: Kent Tsz Lee; Tsz Ming Lee; Ming Tsz Lee; Kent Lee to Kent Tsz Lee. THE COURT ORDERS that all persons interested in this matter appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing. NOTICE OF HEARING: October 12, 2018, 11:30 a.m., Dept.: 24 of the Superior Court of California, County of Alameda, located at 1221 Oak Street, 3rd. Fl., Oakland, CA 94612. A copy of this ORDER TO SHOW CAUSE shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: PLEASANTON WEEKLY Date: August 31, 2018 /s/ JUDGE OF THE SUPERIOR COURT (PLW Sept. 7, 14, 21, 28, 2018)



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Pleasanton Weekly

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Median Bay Area home price drops slightly

Report: Prices dip month-over-month, but still up 11.4% compared to July 2017

The median sale price for homes sold in the Bay Area in July was down 2.9% to \$850,000 from the record high of \$875,000 recorded in May and June, according to a report by CoreLogic Data, a supplier of U.S. real estate and business data.

Still, the median price for July 2018 is up 11.4% from July 2017 when the median price was \$763,000, the report showed.

"It is not unusual for a regional median sale price to slip back from a new peak," CoreLogic analyst Andrew LePage said.

The region also saw a 10.2% drop in the

number of home sales in July compared to June. In July, a total of 7,547 new and existing houses and condos were sold in all nine Bay Area counties, down from 8,403 in June.

The number of sales in July was also below the month's historical average.

"Tight inventory continues to constrain sales, but the overall increase in housing costs, exacerbated by this year's rise in mortgage rates, means more would-be buyers are unable or unwilling to buy," LePage said. ■

—Bay City News Service

SALES AT A GLANCE

Pleasanton (July 23-24)

Total sales reported: 8
Lowest sale reported: \$470,000
Highest sale reported: \$1,450,000
Average sales reported: \$1,076,250

Dublin (July 23-24)

Total sales reported: 4
Lowest sale reported: \$595,000
Highest sale reported: \$1,349,000
Average sales reported: \$986,625

Livermore (July 23-24)

Total sales reported: 7
Lowest sale reported: \$650,000
Highest sale reported: \$1,262,000
Average sales reported: \$903,857

San Ramon (Aug. 8-13)

Total sales reported: 15
Lowest sale reported: \$385,000
Highest sale reported: \$1,485,000
Average sales reported: \$923,600

Source: California REsource

HOME SALES

This week's data represents homes sold during July 23-24

Pleasanton

340 Adams Way D. Shahoian to Chugh Trust for \$1,050,000
6122 Allbrook Circle E. Martinez to V. Kumar for \$1,290,000
3776 Appian Street V. & V. Clubancan to Vamuri Trust for \$1,310,000
7855 Canyon Meadow Circle #E F. Bavand to S. Hufford for \$470,000
4435 Entrada Drive A. Luke to P. Kesselring for \$1,145,000
6211 Gibson Court Burkman Trust to F. Mansour for \$1,040,000
3234 Marilyn Court M. Hoppe to S. Shetty for \$1,450,000
1548 Trimmingham Drive D. Smith to J. Li for \$855,000

Dublin

8412 Galindo Drive R. Stoddard to R. Er for \$862,000
4628 Kinsley Street N. Pulimamidi to I. Dutta for \$1,349,000
11736 Regio Drive J. & D. Wieler to D. Lin for \$1,140,500
7025 Stagecoach Road #H J. Helton to C. Bailey for \$595,000

Livermore

2812 4th Street #302 Abey Trust to J. Twiddy for \$650,000
1506 Agatha Court W. Batchelor to D. Smith for \$1,262,000
1446 Berlin Way C. & K. Allen to Qualpro Investments for \$865,000
282 Helen Way 1314 Ventures to N. Thomas for \$950,000

1475 Justine Court S. Kozak to B. Hackel for \$1,020,000
5544 Oakmont Circle M. Nehse to C. Tran for \$800,000
5578 Oakmont Circle M. & S. Mattos to S. Chakravarthi for \$780,000

San Ramon

This week's data represents homes sold during Aug. 8-13
8975 Alcosta Boulevard #110 H. Monteiro to A. Missetich for \$385,000
9085 Alcosta Boulevard #396 P. & J. Yu to S. Kiriakose for \$440,000
10033 Alcosta Boulevard Savant Homes to S. Agarwal for \$1,120,000
615 Bancroft Place Arin Trust to R. Angadi for \$1,485,000
3429 Bermuda Court Shaw Trust to J. Batteux for \$827,000
7265 Briza Loop D. Yee to R. Mani for \$846,000
1256 Canyon Side Avenue R. Anderson to S. Oyumi for \$940,000
5136 Chiltern Lane F. Xu to R. Nammireddy for \$1,300,000
152 Coralflower Lane V. & S. Raju to R. Kotnana for \$830,000
2658 Deerwood Drive Hindmarch Trust to E. Fan for \$973,000
177 Edgeware Court A. & T. Doherty to S. Kumar for \$1,125,000
3018 Lakemont Drive #1 S. & K. Khilko to M. Benjaminson for \$680,000
107 Mills Place A. & N. Garudathil to N. Behera for \$895,000
298 South Overlook Drive T. Foley to T. Miller for \$683,000
136 Woodland Valley Drive Watts Trust to S. Khan for \$1,325,000

Source: California REsource

OPEN HOMES THIS WEEKEND

Discovery Bay

4 BEDROOMS
5012 Cabrillo Point Road **\$829,950**
Sun 1:30-4:30 Maureen Nokes 577.2700

Livermore

3 BEDROOMS
480 Kensington Common **\$749,000**
Sat/Sun 1-4 Kim Grass 443.9587
559 Misty Way **\$779,000**
Sat/Sun 1-4 Miranda Mattos 336.7653
647 Tina Way **\$850,000**
Sat/Sun 1-4 Kris Moxley 519.9080

4 BEDROOMS
674 Selby Lane #3 **\$828,000**
Sat/Sun 1-4 Gina Piper 200.0202

5 BEDROOMS
801 Placanza Street **\$1,170,000**
Sat/Sun 1-4 Kim Grass 443.9587

Pleasanton

3 BEDROOMS
6350 Alisal Street **\$2,000,000**
Sun 2-4 Doug Buenz 621.0680
4723 Fair Street **\$998,000**
Sat/Sun 1-4 Cindy Gee 963.1984
49 Golf Road **\$1,390,000**
Sun 2-4 Doug Buenz 621.0680

1392 Oak Vista Way **\$1,264,800**
Sat/Sun 1-4 Gina Piper 200.0202

4026 Rennellwood Way **\$849,000**
Sat/Sun 1-4 Tim McGuire 462.7653

2744 Sanderling Way **\$1,148,000**
Sat/Sun 1-4 Gina Piper 200.0202

1576 Santa Rita Road **\$899,000**
Sat/Sun 1-4 Kris Moxley 519.9080

4 BEDROOMS
5931 Bryce Canyon Court **\$950,000**
Sat/Sun 1-4 Scott Piper 463.9500

2377 Greenberry Court **\$1,349,000**
Sat/Sun 1-4 Tim McGuire 462.7653

7961 Paragon Circle **\$2,195,000**
Sat 1-4 Blaise Lofland 846.6500

7935 Riviera Court **Call for pricing**
Sat/Sun 1-4 Melissa Pederson 359.9606

535 Rosso Court **\$1,495,000**
Sun 1-4 Debby Johnson-Abarta 989.6844

2308 Sandpiper Way **\$1,398,000**
Sat/Sun 1-4 Gina Piper 200.0202

3416 Stacey Way **\$1,150,000**
Sat/Sun 1-4 Antero Portela 895.1234

570 Sycamore Creek Way **\$2,199,888**
Sat 12-4/Sun 1-4 Blaise Lofland 846.6500

5 BEDROOMS
1327 Benedict Court **\$1,958,000**
Sat/Sun 1-4 Tim McGuire 586.1864

387 Mullin Court **\$1,949,000**
Sun 2-4 Doug Buenz 621.0680

Find more open home listings at pleasantonweekly.com/real_estate

Gorgeous Executive Home at the GATEWAY to DOWNTOWN PLEASANTON!

JUST LISTED! 4723 FAIR STREET, PLEASANTON



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This Executive Cape Cod home is located at the GATEWAY to Pleasanton Downtown! Sit on your wrap around porch and enjoy! This is a Must See!

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- 100+** Homes Sold in Ruby Hill
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DRE 01390383

Sonali Sethna

Broker Associate
925.525.2569
sonali.sethna@compass.com
DRE 01194792

New Price



301 Kalthoff Common, Ruby Hill
5 Bed 7 Bath 8,626 Sq Ft 17.42 Ac \$3,788,000

Listed



1695 Germano Way, Ruby Hill
5 Bed 7 Bath 7,330 Sq Ft 0.65 Ac \$3,375,000

Pending



463 Montori Court, Ruby Hill
5 Bed 3 Bath 3,023 Sq Ft 0.19 Ac \$1,699,000

Sold



515 Kalthoff Common, Ruby Hill
6 Bed 5.5 Bath 7,937 Sq Ft 21+ Ac \$3,950,000 Represented Seller

Sold



1 Brozosky Hill Lane, Pleasanton | Sold 7x faster than previous listing agent
3 Bed 2.5 Bath 4,400 Sq Ft 20 Ac \$3,300,000 Double-Ended

Sold



5551 Greenwich Avenue, Livermore
3 Bed 2 Bath 1,494 Sq Ft 0.18 Ac \$731,250 Represented Seller

6701 Koll Center Parkway, Ste. 250, Pleasanton, CA 94566

usfineliving.com



CalBRE#00882113

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570 SYCAMORE CREEK WAY, PLEASANTON

NEW LISTING

OPEN SAT 12-4 & SUN 1-4



Premium Location and .31 Acre Corner Lot for this Desirable Bridle Creek Home! Adjacent to Quiet Court. Four Bedrooms (One Downstairs), Three Bathrooms, Bonus Room and Office/Den with 3445 Square Feet. Spacious Gourmet Kitchen with Granite Countertops. New Interior Paint, New Carpeting and Extensive Crown Molding. Beautifully Landscaped Grounds! Escape to Your Own Private Backyard Oasis for Relaxation and Outdoor Dining which Includes Solar Heated In-Ground Pool & Spa, Palm Trees, Tanning Area and New Fencing. Conveniently Located Near Downtown, Mission Hills Park and Access to 680. Includes Three Car Garage and is within Desirable Schools Attendance Area. Just Five Minutes to Castlewood Country Club. This Well-Maintained Home was Built in 2000 by Greenbriar Homes. To Schedule a Private Showing Contact the Blaise Lofland Real Estate Group. For More Additional Photos/Video Tour Visit www.570sycamorecreek.com

OFFERED AT \$2,199,888

7961 PARAGON CIRCLE, PLEASANTON

OPEN SATURDAY 1-4



Highly Upgraded La Jolla Model with Downstairs Master Suite in Desirable Laguna Oaks! Located Away from Freeway. This Impeccably Maintained Home Has 4 Bed, Bonus Room, 3 1/2 Bath and 3886 Square Feet. It's Situated on a Large Premium .35 (15,662) Lot with Pleasanton Ridge Views from the Private Expansive Rear Grounds. Front & Rear Landscaping Upgraded in 2016. Recently Completely Remodeled Beautiful Gourmet Kitchen Opens to Remodeled Family Room. Spacious Master Suite with Fireplace and French Doors to Backyard Patio and Sitting Area. Upgraded Master Bathroom Includes New Large Walk-In shower and Recently Installed Closet Organization Systems in Double Walk-In Closets. Two Zone Heating and Air Conditioning, Tile Roof and Air Conditioned 4 Car Garage with Electrical 220V Upgrades for Workshop Option. Save \$1,000's with Owned Solar System. South Pleasanton Location Provides Quick Access to Freeway for Silicon Valley. Quiet Community Includes No Thru Traffic, Pool/Spa, Clubhouse Park(s) and Tennis & Basketball Courts. Minutes to Downtown Pleasanton and Many Livermore Wineries. For More Information and/or a Private Showing Contact The Blaise Lofland Real Estate Group. For additional photos/video tour visit www.7961paragon.com

OFFERED AT \$2,195,000

414 PIONEER TRAILS PLACE, PLEASANTON

SOLD!



Single Level Custom Home in Country Setting Tucked Back on Secluded Private Lane, but close to Downtown, Commute Access and City Conveniences. This Home is Solar Powered with Owned Solar Photovoltaic System Free Home Energy for Years to Come! This Private .33 Acre (14,357) Lot is Nicely Landscaped with Trees, Small Vineyard and In-Ground Pool & Spa. There are Four Good Sized Bed Plus Loft Area, 2 and 1/2 Bath and Approximately 3174 Sq Ft. New Carpeting throughout. Large Gourmet Kitchen Open to Generous Family Room for Great Room Concept. Home offers a spacious Master Suite with Tub, Separate Shower and Walk-In Closet. Enjoy Downtown and Nearby Livermore Valley Wineries! For more photos and property information go to 414pioneertrails.com or For a private showing call the Blaise Lofland Real Estate Group.

SOLD FOR \$1,630,000

3234 MARILYN COURT, PLEASANTON

SOLD!



Location, Location, Location! Check Out this Expanded Single Level "Parkview" Model in the Desirable Parkside Community! Highly Upgraded Throughout with Remodeled Expanded Gourmet Kitchen with Granite Countertops, Custom Cabinets & Stainless-Steel Appliances, Expanded Family Room (Great Room) with Fireplace. Remodeled Bathrooms, Upgraded Milgard Windows, Extensive Engineered Wood Flooring & New Carpeting, Beautifully Landscaped, Private Backyard with In-Ground Pebble Tech Pool/Spa and BBQ Area. Included is a Spacious Three Car Garage. This Central Pleasanton Location is Convenient to Everything Including Adjacent Ken Mercer Sports Park, Downtown Pleasanton, Stoneridge Regional Mall and both BART Stations. Just minutes to Livermore Valley's Wine Country! For more information and/or a private showing contact the Blaise Lofland Real Estate Group.

JUST CLOSED AT \$1,450,000

2635 TORREY COURT, PLEASANTON

SOLD!



Upgraded Sunny Five Bedroom (One Downstairs), Bonus Room (6th), Three Bathroom Home with Approximately 2,854 Square Feet. Built in 1996. Plantation Shutters, Wood-Burning Fireplace, New Carpeting, New Interior Paint, New Furnace and Air Conditioning. Quiet Court Location. Low Maintenance Backyard with Gas/Solar Heated In-Ground" instead of just "Solar Heated In-Ground Swimming Pool/Spa & Firepit. Tile Roof, Near Desirable Award-Winning Mohr Elementary School and Parks. Just a Few Minutes from Downtown Pleasanton, the BART Station, Stoneridge Regional, the Newer Outlet Mall, Many Livermore Wineries, Stanford Valley Care and The Iron Horse Trail.

SOLD FOR \$1,505,000

1081 HEINZ RANCH COURT, PLEASANTON

SOLD!



Location, Location, Location! Don't Miss This Upgraded Beautiful Pleasanton Solar Powered(Owned) Home at the End of a Court, That is Adjacent to Wine Country Vineyards. This Upgraded "Bordeaux Estates" Home is on a 13,014 Square Foot Private Lot with Beautifully Landscaping, Private Backyard Includes In-Ground Pool, Spa, Covered & Heated Outdoor Entertainment/BBQ Area and Backs to Views of Heritage Oaks, Nearby Hills & Vineyards! Great Flexible Floor Plan Includes 4141 Square Feet with Spacious Upgraded Gourmet Kitchen, Five Bedrooms, Four Bathrooms, Plus Office. Large 5th Bedroom with En-Suite Bathroom Can Be Bonus Room. For More Information or a Private Showing Call The Blaise Lofland Real Estate Group or Visit www.1081heinzranch.com!

SOLD FOR \$2,195,000

4263 JENSEN STREET, PLEASANTON

SOLD!



Walk 100 Yards to Main Street Pleasanton! Upgraded Downtown Single Level Detached Home Includes 3 Bedrooms, 2 Bathrooms and Approximately 1350 Square Feet. Attached 2-Car Garage. Generous Private Backyard with Trees, Patio and New Lawn on a 6076 Square Foot Level Lot. Upgraded Bathrooms, Upgraded Kitchen with New Stainless-Steel Appliances, New Wood Style Flooring Throughout Main Living Areas and New Carpet in Bedrooms, New Interior Doors and Hardware, New Interior Paint, Attendance Area for Convenient Preferred Schools. Enjoy the Downtown Amenities!

SOLD FOR \$1,025,000

7774 OAK CREEK COURT, PLEASANTON

SOLD!




























Kelly McKaig Of The Blaise Lofland Real Estate Group Represented the Buyers in This Transaction. Charming Well-Maintained Single Level Home with 4 Bedrooms, 2 Bathrooms & 2004 Sq. Ft. Located in Desirable Oak Hills Neighborhood & Close to Award-Winning Schools, Shopping, and Freeway Access. Spacious Great Room/Kitchen Combination with Lots of Natural Light. Large Master Bedroom Suite with Vaulted Ceilings. Gorgeous Views of Pleasanton Ridge from Your Front and Backyard. Mature Fruit Trees, Low Maintenance Landscaping and Large Side Patio Area for Entertaining. Located Near Oakhill Park, Greenbelt, and Community Amenities, Including Swimming Pool.

SOLD FOR \$1,050,000

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Mike D'Onofrio

947 Lido Circle – Discovery Bay – \$419,990
Vacation everyday on the Delta! Water views & community dock with private boat slip on beautiful Lido Bay! Gorgeous 2-Story town home. Open floor plan with large living area, clean & ready for occupancy! Approx. 1,704 sq. ft., 3 bed, 2.5 bath.



Mike D'Onofrio

17877 Via Rinco – San Lorenzo – \$639,990
Welcome to your new home! This charmer has been updated and remodeled and is ready to move right in! Open & spacious floor plan features a remodeled kitchen with beautiful newer cabinetry and more! Approx. 1,274 sq. ft., 3 bed, 2 bath.



Linda Newton

1164 Napa Court – Livermore – \$749,000
Great home in a wonderful court setting with a beautiful landscaped court island! Home Solar is owned. Pool with Pebble-Tec finish, updated in 2016 including pool equipment. Approx. 1,400 Sq. Ft., 3 bed, 1.5 bath.



Open Sat & Sun, 1-4 PM

Gina Piper

2308 Sandpiper Way – Pleasanton – \$1,398,000
Gorgeous east facing single story home has been totally renovated & transformed into a sleek and modern masterpiece. Thoughtfully designed & reconfigured for entertaining. Approx. 2,112 sq. ft., 4 bed, 2.5 bath.



Just Listed

Kellie Graham

1709 Concord Court – Escalon – \$475,900
Custom home in highly desirable Vintage Estates neighborhood. Cul-de-sac location. 3b/2b single story newly remodeled with high end finishes. Open floor plan with vaulted ceilings. Pool and RV/Boat access! All rooms have walk in closets. Approx. 1,595, 3 bed, 2 bath.



Just Listed

Charo Rodriguez

1087 Murrieta Blvd #240 – Livermore – \$365,000
Charming Condo in Lovely Livermore! Short Drive to Vineyards, & 5 Minute Walk to Downtown Livermore! With plenty of custom upgrades built in closets, corian counter tops, ceramic tile at bath and kitchen floor. Approx. 758 sq. ft., 1 bed, 1 bath.



Open Sat & Sun, 1-4 PM

Gina Piper

1392 Oak Vista Way – Pleasanton – \$1,264,800
Beautiful east facing home nestled in one of the best locations in Walnut Hills. This home faces the Bernal Community Park and enjoys views of the open space and trails. Approx. 2,396 sq. ft., 3 bed, 2.5 bath.



Open Sat & Sun, 1-4 PM

Scott Piper

5931 Bryce Canyon Court – Pleasanton – \$950,000
This fresh and super clean newly renovated single-story court location single family home is the best value in Pleasanton. Close to K-12 schools, parks, shopping, BART, ACE and even downtown! Brand new plush carpet and paint.

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AVAILABLE



647 TINA WAY, LIVERMORE

- 3 Bedrooms • 2 Bathrooms
- 1,518 sq.ft. of Living Space • 6,000 sq.ft. Lot
- Updated Throughout
- Large Backyard w/ All-Season Deck

OPEN SAT & SUN 1-4pm
Offered at \$850,000

PENDING



1576 SANTA RITA RD, PLEASANTON

- 3 Bedrooms • 2 Bathrooms
- 1,159 sq.ft. of Living Space • 6,500 sq.ft. Lot
- Open Floor Plan
- Side Yard Access

Jensen/Amador Neighborhood
Offered at \$899,000

JUST SOLD



4118 ALVARADO ST, PLEASANTON

- 4 Bedrooms • 3.5 Bathrooms
- 2,286 sq.ft. of Living Space • 7,000 sq.ft. Lot
- Jensen/Amador Neighborhood

Sold for \$1,390,000

JUST SOLD



3737 PINOT COURT, PLEASANTON

- 4 Bedrooms • 2.5 Bathrooms
- 2,399 sq.ft. of Living Space • 11,050 sq.ft. Lot
- Vintage Hills Neighborhood

Sold for \$1,300,000

COMING SOON



2022 PALMER DRIVE, PLEASANTON

- 4 Bedrooms • 3 Bathrooms
- 3,245 sq.ft. of Living Space • 8,615 sq.ft. Lot
- 1 Bedroom Downstairs w/ Full Bath & Separate Entry
- Elegantly Updated Throughout • Side Yard Access

Coming in Mid-September

COMING SOON



5375 BLACK AVE #4, PLEASANTON

- 2 Bedrooms • 2 Bathrooms
- 1,245 sq.ft. of Living Space • 2 Story Condo
- End Unit • 1 Car Garage + 1 Carport
- Close to Downtown

Coming in Mid-September



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San Ramon, Walnut Creek

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DRE #01491373



922 MIRANDA WAY, LIVERMORE

Amazing Sunset West remodel with incredible attention to detail and quality! For the discerning buyer, this 3 bedroom 2 bath charmer has a fabulous gourmet kitchen, crown molding, lavish baths and so much more!

OFFERED AT \$770,000

DIANE SASS | 925.699.9508 | homes@dianesass.com DRE #01202058



(925) 895-1234

Antero Portela

Realtor DRE #01229923



OPEN SATURDAY & SUNDAY 1-4 PM

OPEN HOUSE SATURDAY AND SUNDAY

PLEASANTON 3416 Stacey Way

1,802 SF / 4 Bed / 2 Baths

OFFERED at \$1,150,000

Representing Seller



SOLD

DUBLIN

6191 Shadow Hill Drive
2,013 / 3 Bed / 2.5 Baths
\$1,015,000

Represented Buyer



SOLD

PLEASANTON

2705 Fressia Court
1,614 / 3 Bed / 2.5 Baths
\$1,050,000

Represented Seller



PENDING

PLEASANTON

3599 Mendenhall Court
1,711 / 3 Bed / 2.5 Baths
\$1,100,000

Represented Seller



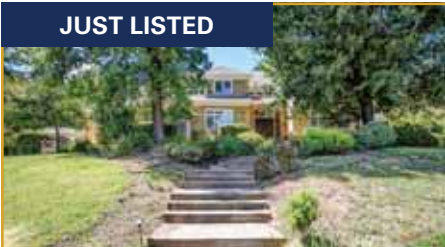
SOLD

UNION CITY

2574 Bing Court
1,909 / 4 Bed / 2 Baths
\$1,060,000

Represented Seller

JUST LISTED



Golden Eagle Estates

4900 sq ft custom on premium 1 Acre lot.
Add your updates to make it your own!
Offered at \$2,188,000

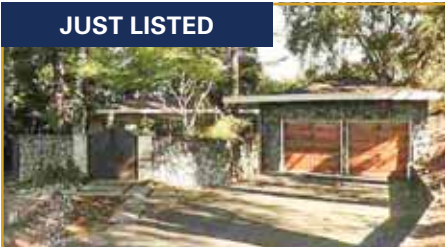
OPEN SUNDAY 2-4



6350 Alisal St

2800 sq ft one story on FLAT 1.5 Acre lot with detached bonus rm, huge shop area, and more!
Offered at \$2,000,000

JUST LISTED



45 Castlewood Drive

Charming 3 BR, 2.5 BTH home with updated Kit, sparkling pool, and 1/3 Acre creekside lot!
Offered at \$1,298,000

OPEN SUNDAY 2-4



49 Golf Road

Gorgeous remodeled mid-century modern in featuring 3 BR, 3 BTHs in a gorgeous setting
Offered at \$1,390,000

OPEN SUNDAY 2-4



387 Mullin Court

Gorgeous home featuring 5 BR + Loft, 4.5 BTHs, 3 car garage, and huge .28 Acre cul-de-sac lot
Offered at \$1,949,000

JUST SOLD



Pleasanton Valley

Charming, remodeled 4 BR, 2.5 BTH on a large cul-de-sac lot with pool. Shows like a model!
Sold for \$1,350,000

Q & A: Seller took another offer, even though ours was higher?

Q: We recently submitted an offer on a home in Pleasanton. We were one of 8 offers. Our agent told us the seller accepted another offer, but was vague as to the reasons why. We assumed it must have been a higher offer. Well, we just found out that the sale closed at a lower price than what we offered. Obviously we are not happy! We feel it is unfair, and there must have been some kind of shady dealing going on. What can we do? We are heartbroken. Abu

A: Abu, I appreciate the question. The fact of the matter is that a seller can accept any offer, regardless of price or terms. It is at the seller's sole discretion. And with 8 offers, you only have a 12.5% chance of getting your offer accepted just based on the number of offers. The only exception to this is if you can prove discrimination on the part of the seller because of race, religion, or another protected class. But absent of discrimination, it is completely up to the seller. They can accept an offer lower in price than yours, or can accept an offer with loan contingencies over an all cash offer, or with a longer close...

Go to 680Homes.com/blog to read the rest of this article

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39 SILVER OAKS COURT, PLEASANTON



5 bedrooms/6.5 baths
6,490+/- sqft, 1 acre lot
\$3,850,000

1327 BENEDICT COURT, PLEASANTON



5 bedrooms/3.5 baths
3,639+/- sqft, 15,497+/- lot sqft
\$1,958,000

2377 GREENBERRY COURT, PLEASANTON



4 bedrooms/2.5 baths
2,087+/- sqft, 8,659+/- lot sqft
\$1,349,000

1208 SHADY POND, PLEASANTON



5 bedrooms/5.5 baths
5,329+/- sqft, 17,830+/- lot sqft
\$2,449,000

2211 CORTE MELINA, PLEASANTON



4 bedrooms/2.5 bathrooms
2,124+/- sqft, 6,914+/- lot sqft
\$1,249,000

7342 JOSHUA CIRCLE, PLEASANTON



3 bedrooms/3 baths
1,507+/- sqft, 4,500+/- lot sqft
\$929,000

4026 RENNELLWOOD WAY, PLEASANTON



3 bedrooms/2.5 baths
1,614+/- sqft, 3,486+/- lot sqft
Call for details

1290 LAKEHURST ROAD, LIVERMORE



3 bedrooms/2 baths
1,330+/- sqft, 8,211+/- lot sqft
Call for details

6848 BRIGHTON DRIVE, DUBLIN



3 bedrooms/2 baths
1,808+/- sqft, 6,502 +/- lot sqft
Call for details

Tim is professional and responsive. He is by far the expert realtor in the Birdland neighborhood; he has extensive knowledge of each home model; and he knows the local real estate market inside and out. Tim and his team made our home sale very easy, keeping us informed at each step in the sales process, patiently answering our questions, working around our schedule for inspections and document signing, and even helping us with our garage sale. If you are looking to buy or sell in the Birdland neighborhood or other Pleasanton neighborhoods, you definitely need to consider the Tim McGuire team as your realtor.

– David & Sandra Hanford, Pleasanton



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DeAnna Liz
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NEW LISTING



2508 Wilde Avenue, Pleasanton
5BR, 3.5BA, 3525+/- Sq. Ft.
Offered at \$2,195,000

NEW LISTING



480 Montori Court, Ruby Hill
4BR, 3BA, 2680+/- Sq.Ft.
Offered at \$1,599,000

FOR SALE



2842 W. Ruby Hill Drive, Ruby Hill
4BR, 4.5BA, 6905+/- Sq. Ft.
Offered at \$3,150,000

FOR SALE



3504 Mercato Court, Ruby Hill
5BR, 4.5BA, 4765+/- Sq. Ft. w/In-Law Unit
Offered at \$2,495,000

COMING SOON



1121 Navalle Court, Pleasanton
4BR, 3BA 2662+/- Sq. Ft.
Call For Pricing

COMING SOON



4326 Campinia Place, Ruby Hill
6BR, 4BA, 4291+/- Sq. Ft.
Call For Pricing

NEW PRICE



2245 Doccia Court, Ruby Hill
4BR, 3BA, 3252+/- Sq. Ft.
Offered at \$1,800,000

SOLD



3705 Newton Way, Pleasanton
6BR, 3BA, 4758+/- Sq. Ft.
\$2,121,240

SOLD - \$105,000 OVER LIST PRICE



4763 Golden Road, Pleasanton
3BR, 2BA, 1548+/- Sq. Ft.
\$1,155,000



DeAnna Armario
Team Leader/Realtor



Liz Venema
Team Leader/Realtor



Kim Hunt
Team Manager/Realtor



Lisa Desmond
Realtor



Kevin Johnson
Realtor



Sally Ricker
Realtor



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682 Los Alamos Ave, Livermore
 3 BD/1.5 BA | 1,543 sq. ft. | 6,050 lot sq. ft.

Exquisite! Beautifully updated single story home with exceptional upgrades, an open concept floorplan, designer finishes, classy quiet neutral tones and warm engineered wood flooring - this home is a show stopper!

Offered at \$949,000



Cynthia Dake, REALTOR®
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 Email: homes@cythiadake.com
 Five-Star Real Estate Agent Award,
 Featured in Diablo Magazine

NEW LISTING



5875 Arlene Way, Livermore
 4 BD | 3 BA | 2,666 sq. ft. | 3 Car Garage

Offered at \$1,039,000



Cindy and Gene Williams

REALTORS® BRE LIC # 01370076 and 00607511
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Considering a change? Cindy and Gene can help with your real estate needs!



1275 HILLVIEW DRIVE, LIVERMORE

4 BD | 2 BA | 1,404 sq. ft.



Gorgeous inside! Completely updated and move in ready. Laminate flooring. New kitchen cabinets, granite counters, stainless steel appliances. Cozy fireplace. New heater and A/C unit. Both baths beautifully redone. Marble bath counter top. Close to 580 freeway and Stanley Blvd. Grocery stores, shopping, restaurants and much more. Great Location!

Offered at \$748,950



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 Broker ID 19817



COUNTRY FAIR NEIGHBORHOOD



2682 Calle Alegre, Pleasanton
 4 BD | 3 BA | 2,854 sq. ft.

This stunning popular Trinity model is ideal for entertaining and features a spacious floor plan. Pool, hot tub, beautiful garden plus 3 car garage.

Offered at \$1,175,000

Deirdre Carrick

REALTOR® DRE# 02035089

925-548-1638

Deirdre.Carrick@kw.com



3527 VINE STREET, PLEASANTON



3 BD | 2 BA | 9,230 sq. ft.

The newly landscaped back yard is absolutely magnificent, with a 9,230 sqft lot, it provides a garden area, a fire pit corner, a hot tub and a large deck. This house is an extraordinary find. In the heart of Pleasanton with its Top Rated Schools, easy access to BART, Down Town Pleasanton and ACE train. This property has everything but you!

Offered at \$1,039,890



Michael Swift

CA DRE#01135478

925-255-5905

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Welcome our New Agents to the Keller Williams Tri Valley Family



Kathleen Craig



Don Harman



Julie Lee



Michelle Lewis



Ronnette Pueliu



Lissette Sequiera

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JENNIFER HAUS

Team Leader

925.628.4077

Jennifer.Haus@kw.com



THE ADDRESS IS PLEASANTON

THE EXPERIENCE IS ALAIN PINEL



ALAMO \$4,700,000

100 Alamo Ranch Road | 6bd/5/3ba
D. Teigland/M. Jamshidnejad | 925.285.2459
License # 01955926 | 01415633
BY APPOINTMENT



PLEASANTON \$3,850,000

39 Silver Oaks | 5bd/6.5ba
Tim McGuire | 925.462.7653.
License # 01349446
BY APPOINTMENT



PLEASANTON \$1,958,000

1327 Benedict Court | 5bd/3.5ba
Min Xu/Tim McGuire | 925.586.1864
License # 01874082 | 01349446
OPEN SAT & SUN 1:00-4:00



PLEASANTON \$1,349,000

2377 Greenberry Court | 4bd/2.5ba
Tim McGuire | 925.462.7653
License # 01349446
OPEN SAT & SUN 1:00-4:00



PLEASANTON \$899,000

1576 Santa Rita Road | 3bd/2ba
Kris Moxley | 925.519.9080
License # 0790463
OPEN SAT & SUN 1:00-4:00



LIVERMORE \$850,000

647 Tina Way | 3bd/2ba
Kris Moxley | 925.519.9080
License # 0790463
OPEN SAT & SUN 1:00-4:00



PLEASANTON \$849,000

4026 Rennellwood Way | 3bd/2.5ba
Tim McGuire | 925.462.7653
License # 01349446
OPEN SAT & SUN 1:00-4:00



DISCOVERY BAY \$829,950

5012 Cabrillo Point Road | 4bd/2ba
Maureen Nokes | 925.577.2700
License # 0589126
OPEN SUNDAY 1:30-4:30



LIVERMORE \$779,000

559 Misty Way | 3bd/2.5ba
Miranda Mattos | 925.336.7653
License # 01260301
OPEN SAT & SUN 1:00-4:00



SAN LORENZO \$599,900

838 Linnea Avenue | 3bd/1ba
Robin Young | 510.757.5901
License # 01162115
OPEN SAT & SUN 1:30-4:30



TRACY \$595,000

1130 Johnson Court | 4bd/4ba
Gina Huggins | 925.640.3762
License # 01243739
OPEN SUNDAY 1:00-4:00

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