

# Pleasanton Weekly

**Real Estate  
Fall Preview**

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VOL. XXV, NUMBER 40 • OCTOBER 25, 2024

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## PUTTING THEIR PALATES TO THE TEST

**TASTE: The Livermore Valley Wine Experience,  
from the critics' perspective** PAGE 14



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# WHAT A WEEK



BY JEREMY WALSH

## Don't let the door ...

The World Series starts tonight, a dream matchup for Major League Baseball between the New York Yankees and Los Angeles Dodgers.

These two teams have a remarkable history in the fall classic — 11 previous meetings, including those much more personal when they shared a city before the Dodgers moved west from Brooklyn in 1958.

I may flip the channel over to Fox here and there, but I won't be among the sports fans religiously following this series. I just don't have the taste for baseball much anymore.

The Athletics (the team of my childhood, young adulthood and early fatherhood) bid adieu to Oakland at the end of this regular season, poised to spend the next three years in a makeshift home in West Sacramento at the minor-league River Cats' Sutter Health Park before a planned long-term relocation to Las Vegas. A project that has not reached designs-approved, shovels-in-the-ground level yet, mind you.

I've been at the acceptance phase for a while ... and maybe more of a "thanks for the memories, but it's time to say goodbye."

Maybe it's because the A's breakup with the East Bay was so messy, especially with the product on the field being intentionally non-competitive the past three seasons. Maybe it's because I recently crossed this bridge with my once-beloved (Oakland) Raiders. Maybe it's because I'm a child of divorce.

Loyalty is a two-way street, but this has been a one-sided relationship for far too long. Time for me to get off this A's car — and frankly, the whole MLB train altogether.

Don't get me wrong: I had some fun times with the Green and Gold that I'll remember fondly.

Around the team on the field, including memorable playoff wins (but of course tough losses too), perfect game and no-hitter highlights, and the 20-game win streak, to name a few. I count the 1989 World Series too, even though I was only 1 year old. Oh, and that little bestselling book turned Oscar-nominated movie "Moneyball".

Around my life too, going to games at the Coliseum in summers during high school and college with friends (some I'm still very close to ... some I seldom see anymore), having partial season tickets with my wife, enjoying postgame fireworks shows from the field with

her and my younger brother or anxiously watching on TV from my couch or at a bar.

We also took our son to one A's game, when he was about 6 months old in 2022. I hate that we won't get to go to any others together in Oakland.

There's plenty of blame to go around, but I put the lion's share with majority owner John Fisher — who burned every bridge with fans, blowtorch in hand, while refusing to invest money into free agency and stay on a cheap lease in the decrepit Coliseum despite being in one of the MLB's richest markets.

Some say he's a "billionaire on paper" type of owner who lacked the capital to actually get a new stadium done in Oakland, but I'll stay out of the name-calling business here. All the luck to anyone who bets on Fisher's ability to close the deal in Vegas though.

The A's departure does hurt the city of Oakland, which loses its third team in the last decade, and it's forever a part of Sheng Thao's legacy as mayor. I'm glad they didn't commit globs of public cash to the team's Howard Terminal concept. Could Oakland have sweetened the pot more in other ways to keep them? Maybe. But Fisher was never going to pony up.

I'm trying not to sound like a case of sour grapes because I really don't feel that way. It was fun while it lasted ... but it's over.

Sports fandom is a transactional relationship, one in which the emotional investment is not reciprocal. I enjoy experiencing the range of feelings, but it's also healthy to recognize I'm primarily a consumer target for these teams and leagues.

I have no more personal attachment to professional baseball — and MLB Commissioner Rob Manfred, through his words, tone and actions, has made it very clear he does not value this Oakland fan. So I'll take my business elsewhere.

Except, I'll be an open-minded parent. We're planning to sign him up for sports soon; if he takes to baseball, I'll be right there. And if he wants to root for the (Las Vegas, or West Sac, or Utah, or wherever) Athletics, or heaven forbid the Giants, I'll sit next to him all smiles as he cheers. But that fandom will be his, not mine.

So as Fisher's Athletics and Manfred's MLB leave the East Bay, let me encourage them to shuffle out quickly as I swing the door shut behind them and turn the lock. ■

### About the Cover

From left: The 2024 TASTE Our Terroir judges Jonathan Cristaldi, Reem Assil and Tonya Pitts relished the opportunity to learn more about the Livermore Valley food and wine scene last week. Photo by Ron Essex Photography. Cover design by Kristin Brown.

Vol. XXV, Number 40

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## ON KARLA BROWN'S WATCH:

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MEASURE PP



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# Streetwise

ASKED AROUND TOWN

## Do you have any interesting plans for Halloween this year?



**Andrea McFarlane, with Mini**  
*Retired*

We usually go to the Ruby Hill Winery because they always have a great Halloween event. We also really enjoy going to McKay's on the night of the Halloween Brew Crawl because it's just such a fun people-watching opportunity.



**Arman Bet-Yonan**  
*Information security sales*

My beautiful wife and I are planning to hand out candy to trick-or-treaters for the very first time in our new house. We haven't actually bought the candy yet though because we want to be sure we don't consume it all before the kids come ringing our doorbell on Halloween.



**Kyler Sims, with Koda**  
*Small business owner*

We plan to go trick-or-treating with family in Livermore. There'll be lots of little kids and their parents. We like to start early, while it's still light out, because we're mindful of everyone's bed times and don't want to expose our littles to the scary, creepy stuff that starts to happen as the evening gets later and darker.



**Kaylee Davis**  
*High school student*

This Halloween I plan to get together with all of my best girlfriends. We're planning to all dress up in costumes, eat lots of candy and great food, and just have a good ol' girly girl time. I can't wait!



**Omar Razawi**  
*Sales executive*

I'm planning to participate in Pleasanton's annual Halloween Pub Crawl with a bunch of friends. It's on Saturday, Oct. 26. I'll be dressed up as Squints, a character from the movie "The Sandlot".

—Compiled by Nancy and Jeff Lewis

Have a Streetwise question? Email [editor@PleasantonWeekly.com](mailto:editor@PleasantonWeekly.com)

The Pleasanton Weekly is published every Friday by Embarcadero Media Foundation, 5506 Sunol Blvd., Suite 203, Pleasanton, CA 94566; (925) 600-0840. Mailed at Periodicals Postage Rate, USPS 020407. The Pleasanton Weekly is mailed upon request to homes and apartments in Pleasanton. However, in order to continue delivering you the news you depend on, we encourage you to become a paid subscribing member. Go to [www.PleasantonWeekly.com/join](http://www.PleasantonWeekly.com/join) to start supporting the Pleasanton Weekly today.

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**MAYOR**

# KARLA BROWN

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## SETTING THE RECORD STRAIGHT

Issue & Voting Record	Mayor Brown	Jack Balch
<b>FULL-TIME:</b> Employee and Part owner of a BUILDER/DEVELOPER firm   <a href="http://www.BalchEnterprise.com">www.BalchEnterprise.com</a> (FPPC disclosures)	NO	YES
<b>ACCEPTS:</b> Builder/Developer Campaign Donations (FPPC forms and disclosures)	NO	YES
<b>APPROVED:</b> Drinking water rates To improve water quality and reliability. ALL Pleasanton Drinking Water Meets or Exceeds Federal & State SAFE Drinking Water Standards. PLUS—all drinking water is PFAS FREE. City of Pleasanton Water Quality Report (2023)	YES	NO
<b>PUSHED:</b> Wasting \$10-\$14 million Boondoggle to relocate a Creek at Wayside Park. (Pleasanton Council meeting 2/23)	NO	YES
<b>STATED:</b> He plans, "revisiting architectural standards to encourage development, and exploring other projects". The Independent (10/17/2024)	NO	YES

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Paid by: Karla Brown for Mayor 2024 FPPC#1466840

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# Kelly Mokashi

VOTE Nov. 5th

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Paid for by Re-elect Mokashi PUSD Board Trustee Area 3 2024 FPPC # 1464555.

## DIGEST

### PUSD budget input

Pleasanton Unified School District officials are holding a community meeting online on Nov. 6 to gather feedback from staff, families, students and other residents about the budget challenges the district is facing.

“Participants can learn about the financial landscape, including the need for ongoing expenditure reductions and/or revenue enhancements that will net a total of \$8,660,000 in 2025-26 and \$905,204 in 2024-25,” PUSD reps said.

“Community members are also encouraged to visit [pleasantonusd.net/budget-challenges](http://pleasantonusd.net/budget-challenges) to provide input or ask questions regarding PUSD’s budget,” they added.

The session is set for 6:30-7:30 p.m. Nov. 6; use link [pusdedu.info/1106](http://pusdedu.info/1106).

### Doc screening

Foothill High School’s We the People team will be featured prominently — with Amador Valley High School’s squad also spotlighted — in the fourth and final episode of “Citizen Nation” on PBS next week. And a special early screening has been scheduled for Monday night.

The documentary series airing through October follows the national civics competition held earlier this year, in which Foothill finished third and Amador ninth.

The advanced screening of the final episode is set for 6:30 p.m. Monday (Oct. 28) in the Hayward Performing Arts Center. Afterward, series creator Bret Sigler will take part in a conversation moderated by Alameda County Board of Education President Cheryl Cook-Kallio. RSVP at [bit.ly/citizen-nation-ca](http://bit.ly/citizen-nation-ca).

The episode will broadcast nationally on Tuesday (Oct. 29) on PBS affiliates, including KQED.

### Meet Sanbell

An engineering, community planning and design firm with an office in Pleasanton has completed its year-long-plus merger process and come out with a new name, Sanbell.

Formally Sanderson Bellecci, Inc., the company was formed by combining four firms: Sanderson Stewart, Bellecci and Associates, Summit Engineering and Coleman Engineering. ■

### Clarification

Follow-up to last week’s article “Fox named new Dublin police chief as Schmidt retires” — the city of Dublin originally reported an earlier date for Victor Fox’s first day on the job as police chief, but later clarified that Fox would actually begin work on Oct. 30. Embarcadero Media Foundation regrets the confusion.

## Taking sides on Measure PP

As decision day nears for Pleasanton sales tax increase, undercurrent of arguments begins to bubble up

By Christian Trujano

At recent Pleasanton City Council meetings, residents have been either expressing their support for what would be the city’s first-ever sales tax increase measure or their distrust in government leadership for not seeking other alternatives to address the city’s budget challenges.

And as Election Day approaches, those who’ve supported the council’s decision to place the revenue measure on the ballot this past July continue to argue that Measure PP is the only way to avoid difficult budget decisions in the future that could

threaten essential city services such as the police and fire departments.

“Should Measure PP fail there will be real negative consequences for the community and our quality of life,” Matthew Gray, chairperson of the committee Protect Pleasanton’s Future Supporting Measure PP, told the Weekly.

However, on the other side residents who have been against the idea of increasing Pleasanton’s sales tax from 10.25% to 10.75% continue to say it is unnecessary — at least for right now — because they feel the city is downplaying information that could show better budget

assumptions for the near future.

“I would support looking at this in two years as a possible tax measure if we haven’t resolved the budget issues,” Doug Miller, chairperson of the No on Measure PP committee, told the Weekly.

The Pleasanton Chamber of Commerce also took that stance recently after its Board of Directors voted unanimously to accept and approve an official “No for now” stance on Measure PP. This came after the chamber’s Business And Community Political Action Committee received survey answers from 175 out of 600 chamber members and discovered

that four out of five of the respondents opposed the measure.

“The Chamber’s Measure PP position was strongly influenced by the fact that 80% of members who answered our survey, which we started in August before the individual Candidate interviews, oppose the measure,” James Cooper, president and CEO of the chamber, told the Weekly.

“If our members were closer to 50/50 on the measure, the chamber likely would have not taken a position. However, the city did not do a

See **MEASURE PP** on Page 11



CHUCK DECKERT

Founding principal Francis Rojas speaks at ribbon-cutting ceremony for Dublin’s new Emerald High School on June 8. He stepped down from the school with no further public explanation on Oct. 17.

## Principal Rojas resigns months into new school’s first year open

Reason for sudden departure remains unclear; assistant principal Velez named permanent leader

By Jeremy Walsh

Dublin’s brand-new high school is already in the midst of a leadership change at the top, as founding principal Francis Rojas abruptly resigned from Emerald High School last week.

Dublin Unified School District Superintendent Chris Funk confirmed the news in an email note to the school community that same day, Oct. 17. He told staff and families that Emerald’s

assistant principal, Lenni Velez, was in line to become the next permanent principal — a decision ratified by the Board of Trustees at Tuesday night’s regular meeting.

“Principal Rojas has resigned from his position at Emerald High School. This change is effective immediately,” Funk wrote, in part, in his one-paragraph message. “The District Office will ensure EHS receives proper administrative support for the rest

of the school year.”

Attempts to contact Rojas for comment have been unsuccessful.

DUSD director of communications Chip Dehnert said he did not have any details on the reason for Rojas’ resignation. A request for a copy of the resignation letter is pending.

Hired in July 2022 from Milpitas High School, where he was also principal, Rojas led

See **ROJAS** on Page 10

## PG&E reps answer for prolonged outages

Council hears more about efforts to improve reliability

By Christian Trujano

An executive spokesperson for PG&E tried to reassure the Pleasanton City Council and residents last week that the company is doing everything it can to address the complaints coming from residents who have been experiencing unexpected and prolonged power outages.

Jake Zigelman, the vice president of the Bay Area region at PG&E, is one of the utility company’s senior leaders who focuses on regional operations. He was also the main person who spoke during the Oct. 15 City Council meeting, as he went over the main causes of the power outages, what the company has done in the past few months to address those causes and what it plans to do in the future.

“The reliability you all have experienced is not what it needs to be,” he said. “It needs to be improved, it hasn’t met the standard we’re shooting for and I know it hasn’t met your expectations.”

In the past, residents — mostly those who live in the Ruby Hill or the southwest areas of Pleasanton — have spoken out about power outages negatively affecting their lives because they are left without

See **PG&E** on Page 6

**PG&E**

Continued from Page 5

electricity for hours on end.

Just the following morning after the meeting, there was another notable power outage on Foothill Road from Muirwood Drive to

Castlewood Drive.

According to Zigelman, the average duration of power outages in Pleasanton over the past year was three hours — the maximum duration of a power outage was about 23 hours, he told the council.

But apart from the duration of

each outage, residents were also concerned about the frequency of these outages, especially during the hot months. One resident previously told the Weekly power outages are typically expected to happen now during the hot months and that they can occur as much as

three times in one week.

Pleasanton resident Laura Danielson, who lives in north Pleasanton, said during public comment at the council meeting that she was “at her wits end” after having to deal with six power outages since May and having to deal with all the lost food and medicine that came with those outages.

“It’s such a severe quality of life issue,” Vice Mayor Julie Testa said during the meeting.

And after some record-breaking heat this summer, Testa and others on the council said they heard from a number of residents across the city who wanted to see action being taken, which is what led to the public update on all the work PG&E has completed and what it has planned for the city in the coming years.

“Not only are they doing all the work they just described but they’re also advocating for us,” City Manager Gerry Beaudin said. “I have heard from you all as selected representatives, we’ve heard from members of the community, their frustrations, (and) we’ve been able to sit down and turn that into a productive result and a plan for Pleasanton.”

Zigelman started off his presentation looking at the past 12 months in Pleasanton and said that there have been 58 unplanned outages across the five main power circuits in Pleasanton. He said PG&E did also see significant outage activity during the late June and early August timeframe.

He said 60% of the outages this year were related to overhead equipment — 55% of those outages were vegetation related while the rest were related to third party damages, animals that got into equipment and equipment failures.

The other 40% of outages, Zigelman said, were related to underground equipment failing.

He also acknowledged the record heat the Tri-Valley experienced this summer which forced PG&E to enable certain wildfire preventative measures and said the reason for the outages actually had to do with Enhanced Powerline Safety Settings (EPSS).

Sarah Yoell, PG&E executive director of government affairs and community relations, told the council that EPSS are settings — which are in high fire-risk and surrounding areas — that the company implemented to reduce wildfires.

“They allow our lines to automatically turn off power within a tenth of a second,” she said. “If anything hits the line, we turn the power off. The problem with that is that we then have to patrol the lines to make sure that it’s safe before we turn it on.”

She said residents might be used to Public Safety Power Shutoff outages, where they get advance notices of the shutoff and have enough time to prepare, but

with the new enhanced powerline safety outages, there’s no time to prepare because the outages are automatic.

“Something has possibly hit the line and we need to make sure that it’s safe,” she said. “That is one of the things that has been causing some of the outages that have been happening in Pleasanton.”

Zigelman said one of the main things that PG&E has been doing over the last few months is moving customers away from high fire risk area EPSS protected circuits to circuits with the reduced fire risk and lower EPSS exposure.

“The more that we can remove customers from that EPSS scope ... the better,” he said. “The duration of those EPSS outages (are) largely driven by that patrol time.”

Zigelman said EPSS outages that occur in the evening force PG&E workers to wait until the next day to address them because they need to patrol that line to the end, which they can’t do until they have daylight.

“So now you have an overnight outage that gets patrolled in the morning and then pretty quickly restored but because it’s an EPSS outage ... the protocol is that you need to patrol that all the way and you need daylight to do it,” he said.

Apart from that, Zigelman said the company has recently replaced thousands of feet of deteriorated cables along the west and southwest power circuits and has completed 70 proactive maintenance projects across the entire power grid in Pleasanton to repair and replace equipment.

He also said critical operating equipment and damaged equipment across the grid has also been replaced.

Other work Zigelman said has been completed includes vegetation-related work mostly in Ruby Hill — specifically cutting, trimming or identifying trees that need maintenance. He said hundreds of other trees in the city have also been identified for maintenance work.

But that is just the beginning of all the work PG&E has planned for the city.

“There is work underway, there has been work underway for the last several months that will continue for years and never stop,” Zigelman said. “The grid needs to be reinvested in every single year.”

He said next year the company is aiming to install an underground device to remove about 3,000 customers from EPSS exposure and that in 2026 they are aiming to install three EPSS protection devices in Ruby Hill to reduce exposure to those settings as well.

Some of the longer-term plans PG&E has for Pleasanton, Zigelman said, are replacing cables in the northern parts of the city so that power can be restored quicker during future outages. ■

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# Financial plans divide BART candidates Hernandez, Grcar

Two hopefuls aim to represent Tri-Valley stations and beyond

By JUDE STRZEMP

Safety and fiscal management are top priorities for incumbent Melissa Hernandez and challenger Joe Grcar in the race for BART Board of Directors in District 5.

But differing methodologies separate the hopefuls aiming to represent a large portion of the Tri-Valley, including BART stations at Dublin-Pleasanton, West Dublin-Pleasanton, Castro Valley and Hayward.

Whereas Hernandez supports diversifying revenue sources, Grcar supports something akin to furloughing BART employees when revenue is down and transferring fares to employers, according to their campaign websites.



**Melissa Hernandez**

However they agree police and mental health resources are needed to keep BART riders safe.

Grcar is a retired laboratory scientist and said his experience in research and analysis will enable him to problem-solve issues with the BART system and create its sustainable future, according to his website. He is also running for office in the Chabot-Las Positas Community College District, the Castro Valley Sanitary District and the Hayward Area Recreation and Park District in the Nov. 5 election.

As a BART director, he wants to improve transit agency's safety and fiscal management. He also wants to shift fares from commuters to employers.

"Security and cleanliness are critical to making BART a viable travel option," he wrote on his website.

To make BART safer, he supports increasing the presence of police and crisis intervention specialists on trains. He also supports installing new fare gates at all stations "to deter fare evasion — because it is also the simplest way to deter crime," he wrote on his website.

On the cost-reduction side of his plan, he wrote, "School districts and automobile manufacturers automatically furlough workers when revenues decline. The BART system should modify its labor contracts to include similar provisions." (The steps of furloughing in schools and auto industry often depend on their union contracts.)

Grcar is also in favor of creating an efficiency committee to develop cost-containment and revenue plans, according to his website.

For long-distance commuters, Grcar wants employers to foot the bill. Potentially, commuters would ride for free or at a low cost and the fare would be subsidized by their employer.

Grcar said his billing plan would bring in a lot of revenue, as commuters travel via the future Valley Link train onto the BART system.

"Without my plan, these commuters from San Joaquin County will be subsidized by the taxpayers of Alameda County through the sales tax and other taxes that Alameda pays to keep BART operating," he told the Weekly.

Current District 5 Director Hernandez was appointed to the BART board to fill the remainder of the term of former director John McPartland in May. She vacated her seat as Dublin mayor to take the BART position.

She also serves as the chair of the Tri-Valley/San Joaquin Valley Regional Rail Authority, which plans Valley Link. Previously, she served as chair of the Livermore-Amador Valley Transit Authority, a member of the Alameda County Transportation Commission and a member of the Federal and Military Communities Committee.

As a candidate, Hernandez aims for a safe, clean, on-time and affordable service, according to her campaign website.

"My vision is to keep our public transportation working for everyone — and to keep BART reliable, affordable, and safe for everyone who rides," Hernandez wrote on her website. "I am putting my years of transit experience to work to make this a reality for all of us."

To make BART safer, she supports "well deployed uniformed personnel" including transit ambassadors, whose presence is meant to deter crime, she wrote on her website. "We also need to be smarter about deploying mental health resources."

She said she intends to keep fares affordable through fiscal management, accountability and by expanding the variety of BART's revenue sources.



**Joe Grcar**



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See **BART** on Page 10

# PUSD ranked as top district in county

Dublin slotted third, LVJUSD 10th in Niche ratings

By Christian Trujano

Niche, a national K-12 and college research platform, recently named three Tri-Valley school districts among the highest-ranked in the area, with Pleasanton Unified School District being recognized as No. 1 in Alameda County.

"I'm proud that these high ratings reflect the legacy of excellence in our Pleasanton schools," Interim Superintendent Maurice Ghysels said in a district press release last week. "In our ongoing effort to foster positive culture, this illustrates the dedication and hardwork of each member of our

PUSD community."

According to the research platform's website, San Ramon Valley Unified School District was named the second-best school in Contra Costa County while Dublin Unified School District was ranked as the third-best school district in Alameda County.

Livermore Valley Joint Unified School District came in as the 10th-best district in the county, according to Niche — an online platform that uses data to help people best choose a school district for their kids.

According to PUSD's press release, the No. 1 ranking reflects

PUSD's performance across numerous factors that have been analyzed by Niche including academic performance, extracurricular activity opportunities, data from the U.S. Department of Education and input from current students, alumni and parents.

According to its website, Niche uses public data and reviews to factor thousands of schools into its grading system in order to rank these schools.

"Our data scientists and user researchers rigorously analyze data and user opinions to assess the key aspects of K-12 Schools, Colleges, and Places to Live," according to

the Niche website. "Every month, millions of students and families use the Niche grades and report cards to find the right school or neighborhood."

According to the Oct. 16 press release, PUSD was also ranked as the No. 5 district in the Bay Area, 11th in California and 54th in the nation. Schools within PUSD were also ranked highly such as Harvest Park Middle School, which was recognized as the best public middle school in Alameda County, according to the press release.

"Harvest Park Middle School is a special place of learning, love and

care. Our staff work to create an inclusive, rigorous and engaging environment for all our wonderful students," Harvest Park principal Russell Campisi stated. "Our families are dedicated and giving partners. This award is a community effort and well deserved."

PUSD received a high score in a variety of categories, including A-pluses in academics, teachers and college prep. However, it did receive B letter scores in areas like resources and facilities, diversity and administration.

The district also received a C+ score in food, according to the Niche website. ■

## 'Think about if we were to go on strike'

Procedural dispute stirs union, LVJUSD relations

By Jude Strzemp

Union tensions flared at a Livermore school board meeting last week, amid disagreement on the bargaining process between a classified union and the district.

Whereas Service Employees International Union Local 1021, the association representing child nutrition and maintenance workers at the Livermore Valley Joint Unified School District, says it's ready to discuss contract items, the district claims it cannot yet — legally.

The union must send a written statement to the district outlining all articles it wants to negotiate, which hasn't been done yet for certain topics, according to LVJUSD Superintendent Torie Gibson. She

said during the meeting Oct. 15 that any negotiation before that submission would violate the state's public disclosure sunshine laws.

Union members, however, forged ahead with demands as well as accusations that the district is unwilling to negotiate.

"I was told that we're the largest restaurant in town because we serve all these kids and I just have to say — think about if we were to go on strike," said Janet Zimmerman, an SEIU member and child nutrition staffer at Christensen Middle School. "Because we want better benefits, better wages so we can be comfortable just like all the top paid people in the district. We're not asking for much, just a little bit."

At the Board of Education meeting, SEIU chapter president Kirsty Governor was the first member to take on the district.

They must consider raises for SEIU members, she said.

The top four highest paying positions in the district combine to make over a million dollars a year, Governor said. In comparison, some child nutrition assistants and custodians are making just over \$20 an hour.

"Employees that you don't have money for are just as important as the management that has already received the money," she told the board.

Governor also claimed that the district has been closed-off to discussions with the union.

"We need to be able to negotiate

on non-economic items and we have met our obligations to sunshine these articles," Governor said. "These negotiations that are not happening and bargaining that is not happening in good faith is affecting our members and they deserve better."

After her comment, the crowd erupted in applause.

SEIU secretary Sabrina Hankins was next at the podium, where she requested health insurance from the school district.

It's been over 10 years since the district contributed to union members' health insurance, she said. Meanwhile, cabinet executives have received raises.

According to the current contract, the district covers at least 20% of the union workers' health care premiums — the exact percent depends on the number of hours they work per week.

"It's appalling how we're not getting what we need and the district is treating us this way when you guys have a lot of hardworking, dedicated employees that have given a lot of their time and energy for our kids, for all of us," Hankins said. "I feel like we deserve more."

Afterward, Zimmerman spoke to outdated equipment and poor working conditions.

There are missing knobs, leaky sinks and no one sharpening the kitchen knives, she said. Even box cutters are missing their safeties and employees get burnt through old pot holders.

"I work my butt off at a production kitchen, hundreds of meals a day. And I feel like I deserve more, so I can live in this town that I grew up in — I went to this school district," Zimmerman said.

At the end of the meeting, board members Steven Drouin and Craig Bueno expressed confusion with Governor's claim of meeting sunshine requirements.

The union hasn't met the legal threshold to begin the sunshine process, Gibson responded. It defined two monetary articles for negotiation, but it still needs to identify the two non-monetary articles it wants to negotiate and send those to the district in a written statement.

As soon as SEIU sends a message to the district identifying those two articles, she said the district can negotiate with SEIU.

"We'll put it on the very next board packet and then the very next day we can start negotiating those items as well," Gibson said.

Bueno double-checked with Gibson that the union hadn't met the legal threshold.

Gibson confirmed, adding that the issue is currently in the hands of the union's legal counsel.

"I've spoken with higher-ups in SEIU, so that we can find a common ground," Gibson said. "That person and I decided we'd have our legal counsels talk and have them give us direction because we didn't agree on the process. And we're still waiting on hearing from the SEIU legal counsel at this time."

Negotiations without that written declaration would violate the law, Gibson said. "Simple email, and we're ready to go," she added.

But the union's push at the meeting worried Bueno, who said cohesion between the district and its employees is very important.

"It's an indicator — being on the board for 10 years — when multiple people from any of the bargaining groups show up in the manner they did is concerning," Bueno said. "I want to make sure we don't do anything to compromise the relationship with the people that work here. And I think this sounds like it's a misunderstanding. I'm hoping we can get it cleared up quickly so that we can move forward." ■



# VOTE




## Tuesday, November 5, 2024

Endorsements

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Rebecca Bauer-Kahan, CA Assembly Member  
Nate Miley, Alameda County Supervisor, D4  
Jerry Mc Nerney, Member of Congress (fmr)

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# Tax collector apologizes for mixup

First property tax payment due date remains the same

**BY BAY CITY NEWS SERVICE**  
The Alameda County Treasurer and Tax Collector's Office is apologizing to residents for confusion regarding information about where to send property tax payments.

The county sent statements to residents with a "Stop and Read" insert requesting that payments should be made to a P.O. Box based in San Francisco, though the statement also included envelopes with the tax collector's Oak Street address in Oakland.

Treasurer-Tax Collector Henry Levy's office says residents can send payments to either locations, and can also pay online, which they said is their preferred method to receive the payments.

"The Treasurer apologizes for this confusion and accepts responsibility. He is committed to look for ways to innovate and make changes that will benefit the county but will take pause to review all aspects of

the change to ensure an error of this magnitude does not happen again," Levy's office said in a statement Monday.

The deadline for the upcoming first installment payment remains the same, due by next Friday (Nov. 1) but not considered delinquent until 5 p.m. Dec. 10 — after which a 10% penalty will be assessed. The second installment of the 2024-25 property tax is due by Feb. 1, delinquent after April 10.

Residents are asked to use the envelopes they received from the Tax Collector's Office with the address of 1221 Oak Street, Room 131, Oakland, CA 94612 or can use their own envelopes with the address Alameda County, Secured Property Tax Payments, P.O. Box 45862, San Francisco, CA 94145-0862.

People can also drop off checks in person at the tax collector's office at 1221 Oak St. in Oakland or use the preferred method of paying online at [www.acgov.org/propertytax](http://www.acgov.org/propertytax). ■

## TAKE US ALONG



**Thousand Torii Gates** From left: Lydia Frey (16-year-old Amador Valley High student), Julie Frey, Isabelle Brase (2024 Amador graduate) and Katy Lu at the Fushimi Inari Taisha Sembon Torii (Thousand Torii Gates) Shinto Shrine. "This adventure was a graduation celebration and mom-daughter trip to visit beautiful and amazing Seoul and Jeju, Korea, and Kyoto and Tokyo, Japan," Julie Frey told the Weekly.

To submit your "Take Us Along" entry, email your photograph to [editor@pleasantonweekly.com](mailto: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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## Chorus Eclectic

*Surf & Turf*  
Nov. 24 | 4:00 PM





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*High School Music Collaborative*  
Nov. 30 | 2:00 PM



## True Tales - A High School Cabaret

*High School Music Collaborative*  
Dec. 6 | 7:00 PM





## Evolution

*The Ultimate Tribute to Journey*  
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# Remembering Boomer Bowers, Livermore's first-ever Ambassadog

City's canine rep at special events in 2024

By JEREMY WALSH

The Livermore community is mourning the loss of its inaugural Ambassadog, Boomer Bowers, who died earlier this month after spending much of this year as his hometown's ceremonial canine representative.

Boomer, a 9-year-old English Cream Labrador Retriever, began wearing the green "Livermore Ambassadog" sash in January as part of the new program partnership between the Livermore Area Recreation and Park District and local nonprofit Valley Humane Society. His owners claimed the honor by winning the Ambassadog auction during the nonprofit's fundraising gala.

"Boomer's unconditional love for everyone he met always came through," said owner Kelly Bowers, herself known well in the community as the current CEO and president of Three Valleys Community Foundation and the former superintendent of the Livermore school system.

"His boisterous personality, smile, and nonstop tail wagging brought comfort and joy to so



Inaugural Livermore Ambassadog Boomer Bowers, who died on Oct. 9, spent most of 2024 standing as his hometown's official canine representative.

many. He loved our community, and he couldn't wait to put on his Livermore Ambassadog vest and leash to visit, meet, and greet everyone at special events and schools," she added in a press release issued by LARPD on Oct. 11.

"We are heartsick with grief over his passing, but we take solace in a life well lived," Bowers said. "He touched so many people's lives and hearts, and he has left behind a wonderful legacy. He was such a good boy, and we cherish every moment of almost

10 years we had with him as part of our family."

Even before earning the Ambassadog title, Boomer was a recognizable Livermore resident, making frequent appearances at popular events like Community Service Day, the Little League

World Series and Donuts with Santa, according to LARPD. The pooch also worked with Livermore Valley Joint Unified School District to provide comfort to students, stress-relief during exams and support to those in grief.

Designated to serve as Livermore's Ambassadog for 2024, Boomer and his ceremonial position stood as a symbol of fostering a dog-friendly environment in the community.

"Despite facing mobility challenges in his later years due to osteoarthritis, Boomer continued to participate in LARPD events, always greeting the community with his signature warmth. His legacy as Livermore's first Ambassadog will live on through the many lives he touched," park district officials said. In lieu of flowers, the Bowers family requested donations be made to Valley Humane Society or the LARPD Foundation in Boomer's memory.

The Ambassadog position in Livermore is expected to rotate to another local dog early in the new year, emulating the similar program Valley Humane Society coordinates with the city of Pleasanton annually. This marks the second time a Tri-Valley Ambassadog died during their tenure — Pleasanton's 2018 Ambassadog, Red Haas, passed away unexpectedly from aggressive cancer that October. ■

## BART

Continued from Page 7

"As an Alameda County Transportation Commissioner I have worked to ensure that tax funds are spent as promised to voters," she wrote on her website. "I will continue to be a fiscal watchdog in making decisions on the BART budget."

Hernandez, who did not respond to the Weekly's request for comment, also aims to modernize

the trains and make them more energy efficient, according to her website.

As for other seats on the BART Board of Directors, Districts 1, 3, 7 and 9 are also up for grabs this November. The District 1 seat, which includes the rest of the San Ramon Valley, will be filled by Pleasant Hill Mayor Matt Rinn, who was the only candidate to come forward with incumbent Director Debora Allen not seeking reelection. ■

## ROJAS

Continued from Page 5

Emerald High for two years of construction before the campus on Central Parkway opened to freshman and sophomore students for the first time this August. With other phases of construction still ongoing, the school is expected to welcome a new class of students each of the next two academic years, reaching full capacity for the 2026-27 term.

The district's second comprehensive high school and largely funded by local bond money, Emerald was built to help alleviate overcrowding issues at Dublin High School and address inequity concerns for students and families in the expanding east side of the city.

"Mr. Rojas did a great job getting

Emerald off the ground," Funk said in a subsequent statement last Friday.

"He was tremendous at engaging the community the year before the school opened," Funk added. "He helped the school navigate the challenges of sharing a campus with Dublin High School and working collaboratively with all stakeholders to transition the ninth and tenth grades to Emerald this year. He will be missed by the Emerald community."

Rojas had been principal at Milpitas High for five years before coming to Dublin. He spent the bulk of his education career (2002 to 2017) at James Logan High School in Union City, where he was a science teacher, director of student activities, assistant principal, house principal and school-wide vice principal. ■

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## MEASURE PP

Continued from Page 5

good enough job of convincing businesses that the solution being presented (sales tax increase) is the best and only way to address the pending fiscal crisis," Cooper added.

But brewing underneath the arguments may be another political battle. One that has more to do with how city candidates are aligning themselves on Measure PP and how they might be using the 0.5% sales tax increase as a key talking point in their campaigns, which some say has created a divide in the city.

"This has all been a political smear campaign against the city, against Gerry (Beaudin), against our mayor, against all of us, to the benefit of one candidate who needs to create so much doubt in order to achieve his personal goals," Vice Mayor Julie Testa told the Weekly. "It's hard to watch; it's hard to listen to."

Over the past year and a half, City Manager Beaudin and his staff have come to learn that Pleasanton is facing a significant structural deficit that could cost the city tens of millions of dollars each year. In its general fund 10-year financial forecast, city officials have projected a yearly budget shortfall starting at \$10,788,817 in 2026, with that number rising as high as \$15,678,578 in 2030.

Staff have attributed the structural deficit to factors like rising personnel costs, inflation, slow real estate development, loss of revenue from hotel taxes and the city's pandemic funds being depleted.

Other notable reasons include unfunded liability pension costs that remain at over \$200 million and a \$900 million infrastructure funding gap over the next decade to maintain community assets like buildings, parks, roads and pipes.

That's why the City Council majority voted to place Measure PP — a sales tax increase for 10 years slated to bring in roughly \$10 million in new annual revenue exclusively for the city, if passed by a simple majority of voters — on the November ballot this year. Mayor Karla Brown joined Testa and councilmembers Valerie Arkin and Jeff Nibert in advancing the measure to the ballot; Jack Balch, who is now challenging for mayor, cast the lone dissenting vote.

City officials have repeatedly said the half-cent sales tax increase is the best way the city can be positioned to balance its budget and maintain its essential services during these next few years. The other option staff have been holding onto as a backup plan if Measure PP doesn't pass is making further cuts across various departments — including essential services such as police and fire.

That contingency list, which calls out service reductions such as closing a fire station, reducing police programs and limiting library services, has been one of the main talking points for Measure PP supporters.

"The unfortunate reality is should the city not be able to increase its

revenues, there will be future catastrophic cuts to our city services," Gray said.

Gray is a lifelong resident of Pleasanton who now works in the city's Public Works Department.

He said he has seen the city try to save money by lapsing and not renewing various city contracts for things like lighting, lawn mowing and trash pickup services. He said he has also seen a 5% staff vacancy rate as well as multiple vacant part-time positions.

Gray pointed to the \$2.5 million in initial reductions the council approved earlier this year from the current fiscal year's budget, which included the deferral of capital improvement projects such as the contentious skate park project at Ken Mercer Sports Park and the Century House renovation.

"The next round of cuts — they will be deep, they will be significant," he said.

Gray also disagreed with arguments that have been made by those who are against the revenue measure, specifically the narrative of the city being wasteful and overspending money.

Gray added that he believes Measure PP is being used as a wedge issue during this election and wished it wasn't a bipartisan issue where the city's mayoral opponents have become synonymous with the tax measure.

In addition to Gray's AFSCME Local 955, other city employee unions like the Livermore-Pleasanton Firefighters Local 1974 and the Pleasanton Police Officers' Association have publicly expressed their support for Measure PP.

During the July 16 council meeting, two PPOA members including president Brian Jewell said they have supported the revenue measure and believe it is a viable solution to the budget challenges.

LPGD Capt. Craig Freeman and another firefighter union member also spoke during the meeting, and Freeman has spoken at various meetings since, including on Oct. 15.

"The Livermore Pleasanton Fire Department has always been running on a do more with less budget attitude," he said. "Should Measure PP not pass, we will be left with one option: do less with less."

Meanwhile Cheryl Cook-Kallio, who served on the Pleasanton City Council between 2006 and 2014, said she is no stranger to making tough budget decisions, especially when it comes to city employees.

Cook-Kallio, who currently represents Pleasanton on the Alameda County Board of Education, told the Weekly back then they knew the 2008 recession was looming and the city manager at the time took a 15% temporary pay cut while other senior staff similarly took lower percentage reductions.

She said the cuts came with a promise to make those employees whole again when possible but more importantly, it showed how

leadership starts at the top, which is something she hasn't seen come out of the current council.

"I think tone matters," Cook-Kallio said. "I think that leadership matters."

She said the city should have held more town hall meetings or looked at its priorities better over the years because the city knew it was losing revenues from its hotel tax and one-time pandemic money.

Longtime resident Vicky LaBarge also believes the current council is at fault for putting the city in a difficult financial position. She said at the Oct. 15 council meeting that the pro-PP campaign seems to be made up of city employees who are afraid for their jobs.

LaBarge also said the city is not including additional revenue streams into its projected budget assumption such as the city's Section 115 Pension Trust Fund, which was created as an investment to help Pleasanton pay down its pension liabilities in the future. According to the city, the total market value for the trust fund at the end of the 2023-24 fiscal year was \$51.1 million.

LaBarge and others on the committee against Measure PP have said that in accordance with the trust fund's withdrawal policy guidelines, the city should have looked into drawing from that fund as early as the 2025-26 fiscal year, which is something the city could do if the city's general fund has a structural deficit that needs to be addressed.

"How manipulative of this council and supporters of Measure PP to ask taxpayers to approve a sales tax increase by pretending you don't intend to use the trust fund anytime during the next 10 years," LaBarge said.

Miller also claimed that the city seems to be hiding the most recent unaudited actual year-end budget totals from 2023-24 until after the election because he has been asking to see that information for some months now but has not been able to get his hands on those public documents.

He said the city's tax data from the past budget cycle is particularly important because he doesn't agree with the city's projected 3.5% increase in property taxes when historically the city has seen a 5.5% average increase over the past 10 years.

"There's many things like that that suggest that the city is trying to hide the numbers or keep information from voters before they vote and that's troublesome for me," Miller said.

But according to city communications manager Heather Tiernan, the city is not withholding any information.

Tiernan said the city's unaudited year-end financial reports are usually presented to the City Council in November or December and that the 2024 year-end financial report is on track to go to the council in November but is "not yet complete". She clarified that last year, the

year-end report was presented in December.


"We are committed to presenting accurate financial information to the City Council and the public and working to have that report available as quickly as possible," she said.

"Financial advisors, including the actuarial consultant, have recommended that the city refrain from using the pension trust funds in the near term to bridge the budget deficit," Tiernan added. "Aggressive use of the trust could hinder the city's ability to meet future pension obligations, particularly during the peak contribution years that are still ahead."

Testa refuted the idea that the city is hiding any data, adding that she would be the first to look into that if she thought the city was up to something.

She said it's hard to disprove something that doesn't exist and that she recently spoke with a leader from Benicia who told her that city has been dealing with its own budget issues and its residents have been making similar accusations of leaders hiding money when it wasn't true.

"Anyone who is really saying that our current council or our current city manager are responsible, that's just not true and they know it's not true," Testa said. "Certainly, any past council would have a role to some level to share, but we shouldn't be pointing fingers because ... there's been no malfeasance." ■



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# DSRSD incumbents breeze through election season

Halket on ballot with DQ'd opponent; Goel, Govindarao unchallenged for seats

By JUDE STRZEMP

Three incumbents on the Dublin San Ramon Services District Board of Directors are poised to regain their seats through one-person races this November.

Division 1 Director Dinesh Govindarao and Division 5 Director Arun Goel will not appear on the ballot, as they were unchallenged. Instead, they are prepared for board appointment to represent a large portion of San Ramon's Dougherty Valley and eastern Dublin, respectively.

In Division 3, Richard (Rich) Halket is also expected to return to office, as he is the only eligible candidate in western Dublin. But Halket and a disqualified candidate named Javier Lopez Rivero will appear on the ballot.



**Dinesh Govindarao**

In the directorial position, these leaders set policy regarding water, recycled water and wastewater services, according to the DSRSD website. And where Govindarao and Goel found common ground in the importance of water sustainability and community partnerships, Halket did not respond to emailed questions by Tuesday morning.

Govindarao was appointed to office by the board of directors in February 2023, filling the vacancy left by Marisol Rubio, who was elected to the San Ramon City Council in November 2022.

"I have been committed to exploring strategies for a more diversified and resilient water supply, maintaining financial stability, cultivating a culture of high level of customer service and community engagement, and promoting water conservation to



**Arun Goel**

our community," Govindarao told the Pleasanton Weekly.

Govindarao holds a master's degree in public health and a bachelor's degree in genetics with a minor in business. He also serves as a chief medical officer for a large state agency, a board member for the San Ramon Valley Education Foundation and as an alternate member on the city of San Ramon Library Advisory Committee, according to the DSRSD website.

Moving forward, he wants to work towards a more resilient water supply by collaborating with Tri-Valley and regional partners.

He also wants to focus on financial stability while balancing funding needs with "reasonable rates for potable water, recycled water, and wastewater," he said.

In Division 3, incumbent Halket is set to take office, following the residency disqualification of his lone challenger.

Rivero was deemed ineligible after moving out of Division 3, though his name will still appear on the November ballot due to the timing

of his relocation. If he were to win the election, the district would appoint someone else within Division 3 to take office. But Rivero plans to run for office again sometime in the future, he told the Weekly.

As for the eligible candidate, Halket has been elected to the board five times over the past 20 years. During this time, he served as board president for four non-consecutive years, according to the DSRSD website.

He brings to his candidacy a bachelor's in geology and a master's in hydrogeology.

Outside of the district, he works as a finance and human resources executive for a solar energy systems manufacturer. Halket has also worked as a public accountant and spent 10 years in the enterprise software industry, with another 10 in hydrogeology consulting.



**Richard Halket**

In Division 5, the board of directors are set to appoint Goel.

He told the Weekly that his long-term goals for DSRSD are ensuring sustainability and community engagement in water management.

He supports expanding storage facilities and building a "diverse water portfolio" to become more resilient to potential water shortages, he told the Weekly. He also wants to raise awareness about water conservation and build partnerships with local agencies.

Goel holds a masters and bachelor's degree in civil engineering, focused on hydrology, transportation, and construction management.

Given experience as a DSRSD director and former Dublin City Council member, he said, "These roles have allowed me to make a meaningful difference, and I'm passionate about continuing to build on that momentum."

DSRSD provides water and sewer service to Dublin and parts of San Ramon, as well as sewer service to Pleasanton by contract. ■

## Kids' Country facing allegations of child abuse, neglect

Lawsuit claims 4-year-old student able to leave premises alone on two separate occasions

By JEANITA LYMAN

Longstanding Danville-based childcare provider that contracts with San Ramon Valley schools is facing allegations of child abuse and neglect in a recently filed lawsuit.

The complaint filed Aug. 30 in Contra Costa County Superior Court alleges that the anonymous plaintiff, a 4-year-old attendee of the Kids' Country site at Vista Grande Elementary School in Danville at the time, was able to leave the premises via a gate that was left open twice in the course of a less than five-week period in 2022.

"The culture of lack of sufficient supervision over children in Kids' Country's care and the pattern of CDSS policy violations created the conditions for the incidents on which this Complaint is based upon," the family's attorneys wrote.

"Kids' Country has prioritized expansion over compliance with well-established childcare policies and has failed on numerous occasions to protect vulnerable children in their care. Kids' Country has avoided accountability for repeatedly placing children in danger and has violated the public trust," they added.

Representatives for Kids' Country had not responded to a request for comment as of Tuesday evening. Attorneys for the childcare provider had also not yet to file a response to the original complaint as of that point. A case management conference is scheduled for Jan. 6.

Kids' Country currently operates

at 15 different sites throughout the San Ramon Valley Unified School District, offering before- and after-school, enrichment, and summer camp programs for young children.

"We are aware of the litigation, and student safety always remains a top priority in SRVUSD. We are not named as a party, and Kids' Country is its own corporation and has a facility use lease to utilize our school sites," district spokesperson Ilana Israel Samuels told DanvilleSanRamon. "We will be closely monitoring the situation, and our policy is to not comment on pending litigation that is connected in any way to the district."

According to the California Department of Social Services and attorneys from the Dublin-based civil rights firm Abraham and Gautam, the plaintiff first left through the front gate at Vista Grande on Nov. 11, 2022 and had proceeded to begin attempting to walk home before being picked up and returned to their parents by a neighbor.

Jeannette Gravelyn, site director for Kid's Country's Vista Grande program and a defendant named in the complaint, reportedly acknowledged the first incident in a statement during a subsequent investigation by CDSS.

"She felt they should have handled the child's feelings better, supervised (the child) more closely, and not left positions to meet with visiting staff," CDSS officials said following the investigation, according to the complaint.

The incident reportedly resulted in a citation for lack of supervision by CDSS, as well as a meeting with Kids' Country staff to "prevent this type of incident from occurring again."

But it did happen again, according to attorneys and CDSS, yielding a second Type A investigation when the same child asked to go to the bathroom on Dec. 16, 2022 and instead left the site through the front gate once again, this time going unaccounted for 15 minutes.

According to attorneys and previous reporting from DanvilleSanRamon referenced in the complaint, the incidents in question are far from the first in which Kids' Country has faced allegations of abuse and neglect — and penalties from the state — in the course of its nearly 50-year history.

"They have been receiving class a violations from the California Department of Social Services licensing constantly, and over the past decade they've been letting kids out without oversight," attorney Gautam Jagganath told DanvilleSanRamon.

Jagganath pointed to a long history of allegations and violations going back to long before the birth of the plaintiff in the complaint, including Kids' Country sites being cited for "serious violations" in 2011 for four different instances of children being left outside without supervision.

Three of those incidents were the year prior, with two children left unattended outside at Country Club Elementary School in San Ramon while the rest of their peers were

brought inside in September 2010, and two more children left unattended outside at San Ramon's Bollinger Canyon Elementary School site in August 2010.

In the earlier incidents that Kids' Country was cited for in 2011, the children also left the premises and sought to make their way home. Two who left the Green Valley Elementary School site in Danville in March 2010 were spotted after leaving the site, with two other unsupervised children reportedly leaving and successfully walking all the way to their homes in 2008.

A week later, according to reporting from DanvilleSanRamon, all four of those elementary school sites — Country Club, Greenbrook, Bollinger Canyon and Green Valley — were at risk of having their licenses revoked by the state in 2011. They were ultimately placed on a three-year probationary period through 2014 on the promise that staff would be stationed at the sites' gates in order to prevent children from leaving.

According to CDSS, Type A represents "the most serious type of violations in which there is an immediate risk to the health, safety or personal rights of those in care, including lack of supervision"

All of those sites continue to be open in the present day, with no documented Type A violations in the past three years. That hasn't always been the case in the years since the end of the probationary period however, according to the complaint filed

this year, which points to additional violations including another Type A citation for a 2015 incident in which two children left the premises at Country Club and walked home without being discovered missing for approximately two hours.

In 2017, Bollinger Canyon received another Type A citation following a CDSS investigation which found that one child had stabbed another with a pencil while in class in front of a teacher, who had failed to intervene.

"It shocks the conscience that California Department of Social Services decided at this point in time to not revoke Kids' Country licenses to care for children in light of the extensive history and the very recent probation period," attorneys wrote in the complaint filed this summer.

The incidents at Vista Grande that are in question in the pending lawsuit led to Type A citations according to CDSS, with the complaints having been substantiated by the state investigation into the facility.

While the two incidents in which the same child went missing are the major subject of the current lawsuit, attorneys for the plaintiff are also seeking to illustrate an overall pattern on Kids' Country's part — and at the Vista Grande site — that has been ongoing for decades.

Examples in the complaint include the site beginning to operate prior to being fully licensed upon its debut in 1986, lack of required records and two assaults against children in the program. ■

## Las Positas College haunts the theater with 'Macbeth'

Modern adaptation of supernatural Shakespeare tragedy plays out in Black Box

By JUDE STRZEMP



COURTESY AARON BURG/LPC THEATER ARTS

Macbeth takes the stage at LPC during the last weekend in October and the first weekend in November. In this production Cecily Hansson (right) plays Macbeth and Maahee Joshi (left) plays Lady Macbeth.

**M**acbeth will battle ambition and prophecy on the Las Positas College stage for the next two weekends.

The college's theater arts department presents the story as a modern take on the age-old Shakespearian play.

In "Macbeth," a warrior descends into blood-thirsty madness. With encouragement from witches and his wife, he kills — spoiler alert — the King of Scotland.

The play presents a "journey into the heart of ambition, betrayal, and dark magic," according to an announcement by the theater arts department.

"One of the things I love so

much about the story 'Macbeth' is the idea of humans wrestling with how much control they have of their lives," director and producer Titian Lish said. "As we assess the power of our own ambition, we have to also entertain with curiosity that we may actually not have as much control as we want. And for those of us who like control, this can be a real eye-opening revelation."

The LPC production has been adjusted for modern audiences while maintaining the key points of the plot, Lish said. The adaptation has script edits for brevity and clarity. It also removes scene changes to keep the audience

connected with characters.

The performances include non-traditional casting and alternative wardrobe selections, costume designer Jennifer Gough said in a statement. This means characters will fashion leather jackets and harnesses or flowing fabrics, inspired by high-fashion designers like Alexander McQueen.

"We've taken time to work with actors to understand their interpretations of their characters so we can costume them in ways that allow them to comfortably embody characters who may not align with their own gender identity," Gough said in a statement.

The show's complex anti-hero is

played by Cecily Hansson.

"Having the opportunity to play the role of Macbeth has been such a welcoming challenge for me as an actor," Hansson said in a statement. "Shakespeare's creation of such a dynamic, conflicted, and, at times, maniacal character is so thrilling to explore."

The 18-actor crew also features Lucas Childree, Bee Azevedo, Jared Henry, Thomas Henry, Leïana Ceitelis and Alex Lobao. And the show's technical director is John Kelly.

Lish recommends the show for people over 12 years old. "The language is elevated, and the themes are dark," she said. There

are moments of heartbreaking violence and that could be hard for younger audiences to understand".

"Macbeth" runs from this Friday (Oct. 25) through Nov. 3 at the Mertes Center for the Arts Black Box Theater at the LPC campus on 3000 Campus Hill Drive in Livermore. Friday and Saturday performances are held at 7 p.m. Shows on Sundays are at 2 p.m. The production this Sunday (Oct. 27) will be sensory-friendly, meaning no strobe lights, smoke or higher sound levels.

For tickets or more information, go to [laspositascollege.edu/theater](http://laspositascollege.edu/theater) or [lpc.ludus.com](http://lpc.ludus.com). ■



AARON BURG, COURTESY LPC THEATER ARTS

Macbeth is driven to murder in this tragic play.



AARON BURG, COURTESY LPC THEATER ARTS

The three witches in Macbeth are played by Kiana Porr (left), Demi Starzak (right) and Renn Ma (back).

# Putting their palates to the test

**TASTE: The Livermore Valley Wine Experience, from the critics' perspective**



BY DEBORAH GROSSMAN

What is a tasty way to enjoy more of the Livermore Valley wine region? The second annual TASTE: The Livermore Valley Wine Experience, held Oct. 17-20, enticed guests with a wide variety of 13 events from wine brunches and grape stomping to pairing competitions and gourmet dinners.

The Livermore Valley Winegrowers Association presented TASTE and invited an acclaimed set of wine experts from outside the Tri-Valley who are wine critics, educators and writers, and a chef to headline at two events.

Three professionals judged the TASTE Our Terroir competition on Oct. 17 to determine the winner among the 15 winemaker and chef teams presenting wine and food pairings in three categories: Most Innovative, Best Classic Pairing and Best Pairing. Organizers encouraged the 500 attendees to vote for two People's Choice awards.

The fourth wine expert moderated the six-course Luxury Sommelier Dinner on Oct. 18 attended by over 70 guests. After the events, the four professionals provided a unique perspective on the state of Livermore Valley.

## TASTE Our Terroir judges

Jonathan Cristaldi is the Napa Valley critic and correspondent for Decanter, the top U.K. wine magazine, and has written for Food & Wine and other magazines. "I have been chained to Napa Valley or home in Marin County while writing for Decanter these last few years. I am happy to reconnect with Livermore Valley," Cristaldi said.

Cristaldi announced the judges' award for Best Classic Pairing. The winning vintner and chef named their pairing "Buffalo and Burgundy" — which begs for explanation.

Bob Pruett, who launched Pruett Farms Winery in Livermore in 2023, and Brandon Wood, owner of The Cheese Parlor in Livermore, collaborated on a surprising riff for wine and cheese: Pruett's 2022 Reverie Reserve Chardonnay was matched with Wood's choice of Bufarolo, a mild, fresh buffalo milk cheese from Italy, accompanied by bresaola, candied pecans, honeycomb and tarragon.

"At the judging table, we thought the well-crafted Chardonnay was from Wente, but it was from newcomer Pruett who makes delicious, artisan wine. The food and wine made each other taste better," Cristaldi added.

Reem Assil is an Oakland-based, Palestinian-Syrian chef who owns



Top: The partnership of Sakura Winery and Kiseki won Best Pairing at the TASTE Our Terroir competition on Oct. 17. (Photo by Deborah Grossman). Above: Sakura Winery-Kiseki winners with contest judge Tonya Pitts. (Photo by Ron Essex Photography)

Reem's California Arab bakery and restaurant in San Francisco's Mission district and a bakery-snack food kiosk at the Ferry Building.

Assil was a James Beard finalist for Outstanding Chef (2022) and also the author of "Arabiyya", an IACP award-winning cookbook with Arab recipes (Ten Speed Press, 2022).

Before the event, Assil acknowledged that as a Bay Area chef, she was embarrassed for never visiting Livermore Valley. "TASTE is an opportunity to highlight a region that may be overshadowed by the more frequently covered Napa and Sonoma County food and wine scene. I am excited to discover a new culinary scene," Assil said.

Assil announced the winning team for Most Innovative pairing: Zephyr Restaurant in Livermore serving Pani Puri Wellington paired with Darcie Kent Winery's 2022 Triska Vineyards Pinot Noir.

"Zephyr's chef Jesus Martinez melded cultures and nostalgia into a reimagined, one-bite British beef Wellington," Assil said. "Chef replaced



Clockwise from top left: Kristy Wenz and Bob Pruett at the TASTE Luxury Sommelier Dinner. (Photo by Ron Essex Photography). TASTE Our Terroir vintner Bob Pruett and his Buffalo and Burgundy pairing. (Photo by Deborah Grossman). TASTE judges Jonathan Cristaldi, Reem Assil and Tonya Pitts. (Photo by Ron Essex Photography). Luxury Sommelier Dinner Pistachio Lane wine from Almost Famous Wine Co. (Photo by Deborah Grossman)

the traditional pastry wrapped over beef by filling Indian pani puri — deep-fried, hollow, spherical shells — with duck confit, mushroom foam and more. The textural contrast between the crispy pani puri and duck confit-mushroom mixture was excellent. The Pinot Noir stood up well to the richly flavored food.”

Tonya Pitts is writer-at-large and a wine reviewer for Wine Enthusiast magazine. She is also the wine director and sommelier at acclaimed One Market restaurant in San Francisco, a judge for wine competitions across the country and a mentor for others in hospitality. In the past few years, she visited Wenté Vineyards and Murrieta’s Well.

Announcing the Best Pairing, Pitts and the winning team were excited to discover the results. Sakura Winery, established in 2021, presented their 2022 Petit Verdot Rosé with poke bites of tuna, salmon and ono sashimi in a creamy, spicy poke sauce from chef-manager Paul Srirattana of Kiseki restaurant, opened in Livermore in 2023.

Sakura owner-winemaker Jennifer Sahara named her winery for the Japanese word meaning cherry blossom, and the flower themes appeared on the cracker holding the poke and the table decor.

Pitts spoke highly of Sakura Petit Verdot Rosé, saying, “There are many

styles of Petit Verdot, and this one is an elegant, balanced version with delicate, fruity notes of mulberry and yellow plums.”

The task of the blind tasting, then scoring, and discussing the 15 wine and food pairings took three hours at Bella Rosa Event Center at Garré Winery.

The scoring for the top pairings was tight, according to Cristaldi. “In some cases, though, the wines were fine, and the food was good, but the pairing was not a happy marriage,” he said. Pitts wished several chefs had taken more creative risks and that some vintners had presented older vintages.

### Luxury Sommelier Dinner moderator

A nationally known wine educator, judge, writer, and consultant based in Portland, Kristy Wenz first visited Livermore Valley in 2023. This year she participated in the Cab-Franca-Palooza event organized by Steven Mirassou of Steven Kent Winery.

During the dinner at Almost Famous Wine, Wenz confessed, “Cabernet Franc is my boyfriend. It was my favorite wine before I came here, and now, this area feels like home. Next year I want to work a Cabernet Franc harvest.”

Wenz shared her simple philosophy on describing wine: “Just ask

yourself, ‘Do you like it or not?’ Then consider, ‘Does the food make the wine taste better, and does wine make the food better?’ If not, make another choice.”

During the dinner, the winemaker whose wine accompanied the course joined Wenz to answer pointed questions about their wine and the history of their winery. During the first course of roasted squash soup, fifth-generation Karl Wenté spoke about Wenté Vineyards Eric’s Chardonnay, made in the lean, Burgundian style preferred by his father Eric, who attended the dinner and was recognized by the guests.

When the course with Three Cheese Potato Gnocchi with duck and mushroom Bolognese paired with Steven Kent L’Autre Côte Cabernet Franc arrived, Mirassou and Wenz began a lively discussion on their favorite varietal. Mirassou stated that Cabernet Franc is the future of wine in Livermore Valley. Wenz noted that all styles of Livermore Valley Cabernet Franc including Mirassou’s rare L’Autre Côte Cabernet Franc Blanc (white) are excellent.

### The experts’ reflections

After the events, the four wine and food professionals expressed the desire to learn more about the wine and

food scene and to spread the word on the region.

Cristaldi reconfirmed his impression of the area. “Livermore Valley has joie de vivre baked in. I want to tell my readers about the consistent quality of the legacy wineries and the artisan production from newer vintners.”

Assil was impressed by the diverse vintners and chefs participating in the TASTE Our Terroir and the two other events she attended. “I felt the positive community vibe. Everyone helps each other. It’s an equal system where they want each other to succeed whether fifth generation or immigrant.”

Pitts wants to visit the region more often. “My guests at One Market Restaurant and consumers who read Wine Enthusiast as a wine source need to know about Livermore Valley.”

Wenz added that events like TASTE enhance tourism, which is key to the success of the region.

With 1,300 attendees, TASTE exceeded last year’s total, and a third of the events sold out quickly. TASTE 2025 is already on the agenda for the wine community.

Wenz shared her reflections on Livermore Valley, saying, “This region is not pretentious and obsessed about scores on their wine. They view wine as a beverage which brings people together.” ■

## Guests have their say

*The winery and restaurant winners for the TASTE Our Terroir two People’s Choice awards did not match the judges’ picks.*

*For the Best White Wine Pairing, guests voted Las Positas Vineyards 2023 Estate Reserve Albariño with the winery’s LPV Lounge ahi tuna tartare and for Best Red Wine Pairing, Wood Family Wines 2021 Big Wood Zinfandel with Sons of Liberty Alehouse lamb ragu.*



# POLICE BULLETIN

## Homicide defendant named prime suspect in Pleasanton attempted carjacking

A Hayward man now facing a murder charge in a separate case was recently identified as the prime suspect in an attempted carjacking that took place almost six months ago near downtown Pleasanton — thanks to DNA evidence collected at the scene, police told the Weekly.

On April 27, Pleasanton police officers responded to the area of 300 Neal St. after receiving reports of an attempted carjacking. The Weekly previously spoke with the victim, Keith Bailey, whose family experienced issues with getting in touch with 911 while the criminal was outside their home.

As the Bailey family waited for the cops to arrive, the would-be carjacker had left the scene.

But during the course of the investigation, Lt. Nicholas Albert told the Weekly that Pleasanton police detectives were able to locate DNA evidence from the scene that later identified Hayward resident Andres Sanchez, 38, as the prime suspect.

And as it turns out, the incident in Pleasanton was far from the most serious allegedly involving Sanchez

during that timeframe. “Sanchez is currently in custody on unrelated charges from another jurisdiction and poses no current danger to the community,” Albert said.

According to a May 3 press release from the Hayward Police Department, Sanchez had been arrested on April 30 in connection to a homicide that took place in that city on April 26 — the day before the attempted carjacking in Pleasanton.

The press release stated that on April 26, witnesses reported two men arguing in Hayward before one of them grabbed a gun and shot the other. Hayward police weren’t called until April 28.

During their investigation, Hayward police identified Sanchez as a person of interest and alleged he already had several outstanding felony warrants. Officers then located Sanchez, who led police on a chase before he barricaded himself inside a random person’s garage, according to the department.

Police were able to get him to peacefully surrender and Sanchez has since been held in custody at Santa Rita Jail on several charges including his outstanding warrants, felony evasion, home invasion robbery and murder, according to the Alameda County Sheriff’s Office Inmate Locator.

Hayward police stated that the body from the April 26 homicide

was later discovered on April 30.

The inmate locator also shows that on Sept. 18, Sanchez was placed under arrest by Dublin police for felony charges including assault with a semiautomatic firearm, discharge of a firearm with gross negligence and second-degree robbery.

Pleasanton police put in for its attempted carjacking charge against Sanchez on Oct. 9, and Albert said the case is currently being reviewed by the Alameda County District Attorney’s Office.

Bailey told the Weekly that while police let him know they identified someone for the attempted carjacking, he definitely did not know about everything else Sanchez was accused of doing.

“I’m in shock,” he said. “I had no idea.”

Bailey also said that while he still believes the incident at his home was a fluke and that he still feels safe in Pleasanton, it was disturbing to find out Sanchez is accused of murdering someone the day before running into Bailey.

“It does, obviously, very much disturb me to learn that this guy just murdered somebody, evidently, the day before I came in contact with him,” Bailey said. “I could have been that guy who got murdered as well.”

—Christian Trujano

### In other news

• The Pleasanton Police Department is currently investigating what officers believe to have been a brothel that was operating out of an apartment in The Galloway at Hacienda.

On Oct. 8, the department was notified of suspicious activity going on at an apartment located at 4428 Hacienda Drive, Albert told the Weekly.

“An anonymous subject reported a suspected residential brothel

operating from this location, citing heavy pedestrian traffic and an online advertisement for sexual services,” he said.

During the initial investigation, Albert said officers observed a person exiting the apartment and upon making contact, the person admitted they went to the apartment for “escort / sexual services.”

After looking further into the allegations, Albert said PPD served a search warrant at the apartment the following day on Oct. 9 and police were able to secure additional evidence that supported the allegations.

“While the apartment was minimally furnished and had exterior security cameras, additional evidence that supported cause to believe the unit was being utilized as a residential brothel was located during the subsequent search warrant service,” Albert said.

Albert said no arrests have been made following a raid of the apartment but that the investigation is still ongoing. He said he was unable to provide any additional information on the lease holder because of the active investigation.

—Christian Trujano

• Alameda County District Attorney Pamela Price on Monday held a press conference and confirmed that two Oakland police officers had been charged with allegedly driving under the influence, and “potentially” a third will be too.

Price did not name the officers and said she could not provide details about the allegations or cases.

Price said she penned a letter to Oakland Police Chief Floyd Mitchell and Acting Chief James Beere, which she read at the press conference on Monday. However, the Oakland Police Department on Monday afternoon denied receiving any such missive.

“Neither Chief Mitchell nor Assistant Chief Beere received the letter from the Alameda County District Attorney’s Office,” said a spokesperson for the department in an email. “The Oakland Police Department (OPD) was informed of this letter by our media partners.”

In the letter read by Price, she asks the chief to “develop clear policies to prevent this potentially dangerous, deadly conduct from endangering the residents of Alameda County.”

“It is critical that we hold police officers to the highest standards,” Price read. “These intoxication related arrests are a substantial and sudden increase and represent an alarming trend with the Oakland Police Department.”

Price, who is facing a recall bid in the Nov. 5 election, also took a jab at the department’s oversight of its officers.

“Based on the documented history of mishandling of disciplinary matters by department leadership, the public has reason to be concerned about whether the department will handle these types of serious incidents with leniency,” she said. “As you know, my office cannot act to hold officers appropriately accountable if the responsible agency does not conduct a prompt and thorough investigation of the officer’s behavior.”

On Monday, Oakland police said they were aware of the allegations made against the officers and are cooperating with outside law enforcement agencies on each case.

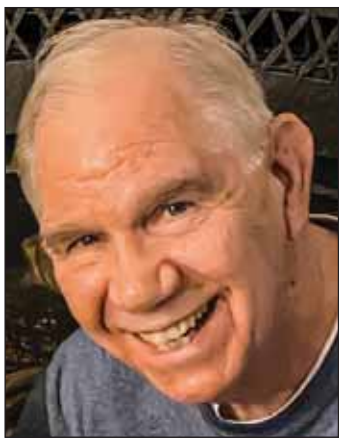
“The employees in question were placed on administrative leave in June of 2023, and October of 2023, and the matters are under investigation,” said a spokesperson for the department. “This is an ongoing personnel matter. OPD is unable to provide further details at this time.” ■

—Katy St. Clair, Bay City News

## Ronald Otvos

June 25, 1946 – October 14, 2024

Ron Otvos, passed away on October 14, 2024, in Pleasanton, CA. He was born on June 25, 1946, in Syracuse, New York, and later moved to Pleasant Hill, CA, where he graduated from College Park High School and Diablo Valley College. Ron went on to proudly serve his country in the U.S. Army. It was during high school that he met Kathy Cooper, the love of his life, and they recently celebrated 54 years of marriage.



Ron was a man of deep faith who loved the Lord and cherished time with family and friends. He especially enjoyed fly fishing with his son Scott, spending time in Lake Tahoe, playing cards and games, traveling both locally and abroad, and cheering on his beloved San Francisco Giants and 49ers.

Ron is survived by his wife, Kathy, daughter Sheila (Brendan), son Scott (Allison); grandchildren Zachary and Curtis Otvos, Jenson and Lilah Sohr, his siblings Jay Otvos, Mike Otvos, Judy Merrill, MaryPat Patrick and many nieces and nephews. In addition to his parents, he was predeceased in death by his sister Josepha Otvos.

Ron’s legacy lives on through the countless lives he touched with his kindness, warmth, and love. He will always be remembered for his generosity of time, his kind words, and his ability to bring people together.

A celebration of life will be held at Pleasanton Senior Center, 5353 Sunol Blvd Pleasanton, CA 94566 on November 9th at 1pm.

PAID OBITUARY

## POLICE REPORT

The Pleasanton Police Department made the following information available.

### Oct. 17

#### Fraud

■ 9:15 a.m. on the 4800 block Bernal Avenue

#### Warrant arrest

■ 10:25 a.m. on the 5100 block Hopyard Road

#### Theft

■ 4:31 p.m. on the 4900 block Hopyard Road

#### Domestic battery

■ 7:27 p.m. on Northway Road

### Oct. 16

#### Fraud

■ 7:26 a.m. on the 700 block of St. Michael Circle

#### Theft

■ 9:58 a.m., 3000 block of Flora Court; bicycle theft

■ 2:13 p.m. on the 5600 block of Stoneridge Drive

#### Burglary

■ 11:04 a.m. on the 3100 block of Valley Avenue

■ 4:02 p.m. on the 6700 block of Bernal Avenue

#### Vandalism

■ 1:31 p.m. on the 1700 block of Santa Rita Road

#### Domestic battery

■ 5:20 p.m. on Old Santa Rita Road

### Oct. 15

#### Vandalism

■ 8:54 a.m. on the 3000 block of Valley Avenue

■ 5:48 p.m. at Carducci Drive and Iron Horse Trail

■ 6:48 p.m. at Stoneridge Drive and Iron Horse Trail

#### Fraud

■ 10:14 a.m. on the 3600 block of Andrews Drive

■ 10:19 a.m. on the 600 block of Varese Court

### Oct. 14

#### Assault/battery

■ 12:49 a.m. on the 700 block of Rose Avenue

#### Theft

■ 6:54 a.m., 5900 block of Stoneridge Mall Road; theft from auto

■ 7:02 a.m., 7200 block of Johnson Drive; theft from auto

■ 7:02 a.m., 4600 block of Ithaca Way; auto theft

■ 8:01 a.m., 600 block of Windmill Lane; theft from auto

■ 8:38 a.m., 5700 block of West Las Positas Boulevard; auto theft

■ 9:36 a.m., 1000 block of Rhine Way; auto theft

■ 10:20 a.m. on the 3700 block of Boulder Street

■ 10:32 a.m., 7000 block of Johnson Drive; auto theft

■ 11:00 a.m. on the 4200 block of Hacienda Drive

■ 1:19 p.m., 1700 block of Santa Rita Road; shoplifting

#### Embezzlement

■ 7:12 a.m. on the 5500 block of Sunol Boulevard

#### Vandalism

■ 8:40 a.m. on the 3800 block of Vineyard Avenue

■ 3:27 p.m. on the 4800 block of Willow Road

■ 7:18 p.m. on the 4300 block of North Hacienda Drive

#### Domestic battery

■ 4:50 p.m. on Owens Drive

## LETTERS

### Vote No on PP

As a member of the Pleasanton City Council nine years ago, I was part of a 5-0 vote to establish an IRS Section 115 pension trust fund to address the city's rising pension liability which, based on actuarial projections at the time, would likely peak in eight to 10 years. Karla Brown was also part of the unanimous vote.

Fast forward to today and voters are being told by city staff and the council majority there's a financial crisis and a need to increase the sales tax. An increase currently is premature for the following reasons:

1. The 115 fund currently valued at \$51 million can provide \$3 million to \$5 million annually to help cover pension expenses.

2. Additionally, the retiree medical trust fund with \$56 million can provide \$1.5 million annually to meet these expenses.

3. Contract out business license services to reduce expenses and increase revenue, netting about \$800,000 annually.

4. Gain full cost recovery from recreation programs and use of facilities, contributing about \$1 million annually.

5. Charge a credit card convenience fee to recover an estimated \$500,000 annually.

City staff's 10-year projection used to justify the sales tax increase is too conservative. Tax increases on existing property are below historical rates and new development is not assumed. The non-majority councilmember, Jack Balch, has argued for a new 10-year projection using current actuarial projections and the trust funds and structural changes mentioned above.

Hopefully, the city issues their 2023-24 fiscal year-end statements before the election.

—Arne Olson, former Pleasanton city councilmember (2014-17)

the schools in Pleasanton until I had to go through town this morning. I was shocked at how many cars were on the road. It took me twice as long as it would normally take to get through town.

To me, it makes sense to bring school bussing back. I'm sure if the parents of school-age children were surveyed, they would be willing to pay a monthly fee for bussing instead of the daily chore of fighting traffic. The cost of gas, and the wear and tear on vehicles, let alone the daily stress, would be well worth the fee for bussing.

We all seem to be worried about pollution; this would be another way to help our environment.

—Linda Moniz

### Manufactured budget crisis

I attended the City Council budget workshop May 2024 to understand the budget issues. This meeting left me with concerns for our city manager. The director presented a slide — replicated in the Pleasanton Progress newsletter — “What we've done so far” with three items.

One, combining of two organizations (saved \$60,000), requirement of maximum contributions to retirement benefits (saved \$5 million) and reduced retiree health benefits (saved \$2 million).

As the director was questioned about the two latter savings, we found these changes were made in 2013 and do not impact our budget. The gall of the city manager to try to take credit for policy changes made 10 years prior could easily be construed as deceptive to Pleasanton citizens.

The city manager continues to share bad budget assumptions to portray a manufactured fiscal crisis. Vote No on PP. Make city leaders do their jobs.

—Laura Melchionne

### Raiding reserves for pet projects

City reserve funds are not supposed to be slush funds to spend on “pet projects”.

On June 21, 2022, in spite of city staff warnings of an economic downturn, Councilmember Valerie Arkin made a motion to raid the reserves and grab \$1 million to partially fund Pleasanton's third skate park, a discretionary pet project with an enormous multimillion-dollar pricetag nearly the same as the cost to build the new two-story fire station on Santa Rita-West Las Positas.

Rejecting Kathy Narum's/Jack Balch's substitute motion to leave the reserves alone, Arkin, Brown and Testa voted to redirect the reserve

funds in a 3-2 vote.

Giving a “trio” or simple majority of 3-2 the power to allocate reserve funds to items like mega-skate parks and Century House renovations — both not at all related to public health and safety — while ignoring Balch, Narum and the public continuously raising concerns about overspending, cannot continue. See Tim Hunt's column “How muddled are the Pleasanton council's priorities” for more details.

Before one more penny of reserves is redirected to pet projects like mega-skate parks, the Pleasanton Municipal Code must be urgently changed. A supermajority of 4/5 of the City Council or even a 5/0 of the City Council must be required, either through an ordinance adopted by the City Council or one imposed on the City Council by a citizen's initiative, to dip into reserves.

Reserves are there for a specific purpose, and their misuse as piggy banks for politicians' pet projects must immediately stop.

—Anne Fox

### Animal welfare legislation

Most state legislators decide in October-November upon which bills to carry in the coming session. Here are four in need of an author:

1. Amend state rodeo law, Penal Code 596.7, so as to require onsite veterinarians at all rodeos and charreadas — the “on call” option isn't working, and animals are suffering needlessly. Racetracks, horse shows, endurance rides and the PRCA all require onsite vets — so should all rodeos.

2. Ban tie-down calf roping, allowing “breakaway” roping only. Some vets claim the calves are injured every time they are roped/ thrown/tied — mere babies, and terrified.

3. Ban the charreada's brutal “steer tailing” event (already outlawed in Alameda and Contra Costa counties

and Nebraska). The steers' tails are routinely stripped to the bone (“degloved”), even torn off.

4. Ban the rodeo's non-sanctioned events, as Alameda County has done: “wild cow milking”, the children's “mutton busting” event and all animal “scrambles” — cruel and dangerous for all.

Write all legislators c/o The State Capitol, Sacramento, CA 95814.

Email for all: senator.lastname@senate.ca.gov; assemblymember.lastname@assembly.ca.gov.

—Eric Mills, Action for Animals

### Thank you for supporting organ donation community

On behalf of the Donor Network West Foundation, we extend our heartfelt thanks to the Bay Area community, businesses and hospital partners for their participation in our 14th annual Donor Network West Foundation Run/Walk.

More than 700 participants and organizations, helped raise \$150,000 and counting. These funds will enhance services for transplant recipients, organ donor families and living donors, fostering healing and hope.

This event is more than just a fundraiser; it's a celebration of resilience, community and the life-saving impact of organ donation.

There are more than 10,000 people in Donor Network West's service area, across Northern California and Northern Nevada, waiting for a life-saving organ transplant. Events like this bring hope to those in need; bolstering programs to help transplant recipients, organ donor families and living donors heal.

Learn more about organ donation and register as an organ donor at donornetworkwest.org.

—Janice Whaley, president and CEO, Donor Network West

—William “Bubba” Paris, executive director, Donor Network West Foundation

## Pleasanton Weekly

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### Yes to a minimal sales tax increase

I do understand not wanting increased taxes. I do not want them either! I see the added tax as the only realistic way to keep our valued services, like police and fire protection. I view the added tax as insurance; when you need it, you're really happy it is there.

We are in a situation where cuts need to be made, revenue increased, or a combination of the two. I favor a combination which includes increased sales tax.

It is easiest to push this issue down the road; however this would be a cop-out. The fact is that tough choices need to be made and the sooner the better.

As a resident for over 45 years, I only want to make sure the services I have come to expect in our great community are able to be kept and continued.

As a local business owner that competes with price each day, I am fully aware that every penny counts. These are pennies well spent!

—Matt Richert

### School traffic in Pleasanton

I have lived in the same house in Pleasanton for 55 years, raised four boys that graduated from Foothill High School, and very much remember that I could travel through Pleasanton any time of the day without traffic; that was when children were bussed to school!

I live over by Foothill High School and have dealt with the start and end time of school traffic; however, I never gave any thought to the traffic at start and end times of all of

## Employment

Workday, Inc. is accepting resumes for the following positions at various levels in Pleasanton, CA:

**Salesforce Developer (20637.2886):** Design and develop innovative architecture-led solutions for Marketing, Sales, Services, Customer Support and Legal business functions with various applications. Salary is \$147368 - \$183600 per year, and 40 hours per week.

Workday pay ranges vary based on work location and recruiters can share more during the hiring process. As a part of the total compensation package, this role may be eligible for the Workday Bonus Plan or a role-specific commission/bonus, as well as annual refresh stock grants. Each candidate's compensation offer will be based on multiple factors including, but not limited to, geography, experience, skills, future potential and internal pay parity. For more information regarding Workday's comprehensive benefits, please go to [workday.com/en-us/company/careers/life-at-workday.html](http://workday.com/en-us/company/careers/life-at-workday.html)

Interested applicants submit resumes by mail to: J. Thurston at Workday, Inc., 6110 Stoneridge Mall Road, Pleasanton, CA 94588. Must reference job title and job code.

To advertise here please visit [PleasantonWeekly.com/employment\\_ads/](http://PleasantonWeekly.com/employment_ads/).

Pleasanton Preps sponsored by



THE ROSE HOTEL

925-846-8802 | RoseHotel.net

By DENNIS MILLER

## Amador Valley girls' volleyball hitting its stride

Also: Stage set for sports postseason as initial schedule is announced

Simply, through last week, there is no team playing better in the East Bay Athletic League girls' volleyball than Amador Valley.

Going back to Oct. 1, the Dons have put together 10 consecutive wins, going from 10-8 to 20-8 overall in the season.

Included in those wins were a sweep of the unbeaten Carondelet, and last week a 3-2 win over San Ramon Valley, another powerhouse in a match where they were down 2-0.

The Dons were set to face first-place Foothill on Tuesday, with results pending. The Falcons beat the Dons 3-0 back on Sept. 26. It was the last match Amador lost.

During last week, Amador beat Livermore 3-2, then had the epic match with San Ramon Valley.

Going into the match at SRV, the Wolves were 22-5 in the season. The final score was 15-25, 22-25, 25-19, 30-28 and 15-13.

"It was one of the grimmest wins I've been a part of in 20 years of

coaching," Amador coach Jacky Yao said. "The girls never gave up. Losing the first two sets in the ways we lost, in addition to being down 17-10 in the third, would have been an early night for most teams. The girls fought and battled all night long. Defense and serve-receive cleaned up after the first set, and the effort from our outsides made a huge difference down the stretch of each set."

The Dons got big nights from their outside hitters.

Maddi Huddleston and Hayden Moe provided a huge spark on the left pin as well as roaming the backcourt all evening. Huddleston had 15 kills as well as 26 digs while Moe had a 70% perfect pass rating with zero service errors.

Kaitlyn Carlock fired up defense and the serve-receive. Mirudhula Muruganandham hit .286, added three blocks and four digs from the right side. Charlotte Kelly led both sides with 25 kills, and had the game-winner in the fifth set.

Sydney Goldstein, in a matchup of 6-foot-plus middles, led the Dons with seven blocks, most coming in match defining moments.

Lulu Malakhova had 51 assists on the night combined with nine digs. The energy from the bench was instrumental in the comeback.

### Foothill girls' volleyball

Foothill kept a one-game lead over Amador for the top seed out of the Valley Division with sweeps over Dublin and Livermore last week.

In the 25-22, 25-9, 25-15 win over Dublin, the highlights came from Kaycie Burdick (17 kills, 10 digs, 4 aces), Lulu Hoeningner (7 kills, 5 blocks), Olivia So (12 service points, 11 digs) and Sophia Burdick (9 kills, 1 block).

In the 25-12, 25-11, 25-9 win over Livermore, the top play came from Brooke Stedman (21 assists, 3 kills), Kait Vogel (14 service points with 6 aces, 8 kills), Tanvi Powar (9 service



KATIE MOE

The Amador Valley girls' volleyball team celebrates yet another win in its 10-game streak.

points with 5 aces, 4 digs) and Sahej Toor (3 kills, 1 block).

### Amador girls' water polo

The Dons fell 18-8 to Monte Vista. Susan Swyers and Regan Braga each scored three goals, and Addi Drain and Zahra Alami scored one each to round out the scoring.

### Postseason coming

Just some basic information as the North Coast Section playoffs are approaching.

Volleyball gets going first with Oct. 29-30, and Nov. 2, 6 and 9 as the dates. The dates for the CIF NorCal playoffs are Nov. 12-19.

Girls' golf is Nov. 4 at Paradise Valley in Fairfield. The NorCal

tournament is Nov. 11 at Berkeley Country Club in El Cerrito, and CIF State is Nov. 20 at the San Gabriel Country Club.

The football postseason starts the weekend of Nov. 15, with the finals set for the weekend of Nov. 29. NorCal is played on the weekend of Dec. 6, with the CIF Bowl games the weekend of Dec. 12.

NCS cross country is set for Nov. 23 in Hayward, with the CIF State meet set for Nov. 30 at Woodward Park in Fresno. ■

*Editor's note: Dennis Miller is a contributing sports writer for Embarcadero Media Foundation's East Bay Division. To contact him about his Pleasanton Preps column, email acesmag@aol.com.*

## Grief to growth: Livermore students honor Coach Bas

Volunteers work to flip 'eyesore' spot on campus into memorial sensory garden

By JUDE STRZEMP

Livermore High students and their families have begun revitalizing a green space in memory of late varsity football assistant coach and paraeducator Scott Baswell.

Together they cleared hundreds of pounds of rocks, pulled tall weeds and raked the soon-to-be garden, according to parent volunteer Heather Druba.

They aim to have a sensory garden where students can decompress on campus by the end of the school year, Livermore High vice principal David Martinez said.

"The boys stepped up and did this in his honor, but it's not just going to stop after one day. There is active planning going in now to continue this for years to come," Druba said.

Students began working on the Baswell Reflection Garden in September after Druba and another parent of a varsity football student asked LHS leadership for project ideas dedicated to the coach, whose death on July 31 shook the community.

"He really was an instrumental figure in our football program and on campus," Martinez said of Baswell.

Martinez suggested the students revitalize an overgrown garden on campus, nearby the special education classrooms.

"As I toured it and learned of the location, it was like the stars aligning," Druba said, recognizing the classrooms as the same ones Baswell worked in.

The main space, about 10 yards wide and 30 yards long, was an "eyesore," Druba said.

"Years and years ago, before the pandemic, the area was staged with planter boxes and it was a nice space that was clearly used by those students," Martinez said. "Over the years though, it became overgrown and unmanaged and unkept and ultimately it became unusable."

After the work on Sept. 7, the area is much closer to becoming a usable garden.

The garden looks the best it has in years, Martinez said. But more work is still to come.

In the near future, students will place new soil and revive the garden's three planter boxes.

Martinez also envisions a memorial bench dedicated to "Coach Bas" in the garden segment facing East Avenue. And nearby, he sees a picnic table.

Druba and Martinez also want to involve students from the special education classrooms in the project, as they will be the main gardeners.

Yet to be decided are the plants and vegetables that will take root at the garden.

All the operations have been supported by volunteers and donors. One of the key donors was Livermore's Vineyard Landscaping & Maintenance, which gave supplies like rakes, shovels, weed wackers and bags to the school for its garden. Martinez hopes donations and volunteers will cover most of the project in the future too.

The next volunteer date is scheduled for Nov. 11, but that day is only open to LHS football players and Young Men's Service League members. ■



HEATHER DRUBA

Livermore High varsity football students and their families began work on the school's Baswell Reflection Garden on Sept. 7. The space honors late coach Scott Baswell.

# Public Notices

ORDER TO SHOW CAUSE FOR CHANGE OF NAME SUPERIOR COURT OF THE STATE OF CALIFORNIA FOR THE COUNTY OF ALAMEDA Case No.: 24CV094910

TO ALL INTERESTED PERSONS:

Petitioner: Jiafu Lam Zhan and Nerissa Monica Ignacio Zhan filed a petition with this court for a decree changing names as follows: LUCA IGNACIO ZHAN to LUCA ZHIHONG IGNACIO ZHAN

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: 02/28/2025, 9:30am, Wiley W. Manuel Courthouse of the Superior Court of California, County of Alameda located at 661 Washington Street, Oakland, California 94607.

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: 10/10/2024

Thomas Nixon

JUDGE OF THE SUPERIOR COURT

(PLW Oct 18, 25, Nov 1 and 8, 2024)

ORDER TO SHOW CAUSE FOR CHANGE OF NAME SUPERIOR COURT OF THE STATE OF CALIFORNIA FOR THE COUNTY OF ALAMEDA Case No.: 24CV093969

TO ALL INTERESTED PERSONS:

Petitioner: FUCHANG WANG AND YUHUA WANG filed a petition with this court for a decree changing names as follows:

XIYUE WANG to SISSELA WANG

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: 02/21/25, 9:30AM, WILEY W. MANUEL COURTHOUSE of the Superior Court of California, County of ALAMEDA located at 661 Washington Street, Oakland, CA 94607.

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: 10/04/2024

THOMAS I. NIXON

JUDGE OF THE SUPERIOR COURT

(PLW Oct 18, 25, Nov 1 and 8, 2024)

ORDER TO SHOW CAUSE FOR CHANGE OF NAME SUPERIOR COURT OF THE STATE OF CALIFORNIA FOR THE COUNTY OF ALAMEDA Case No.: 24CV093728

TO ALL INTERESTED PERSONS:

Petitioner: Leticia Fernandez and Rene Moreno filed a petition with this court for a decree changing names as follows:

EVANNY RUBY MORENO-FERNANDEZ to

EVANNY RUBY MORENO

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: 2/14/25, 9:30am, Willey W. Manuel Courthouse of the Superior Court of California, County of Alameda located at 661 Washington St, Oakland, CA 94607.

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: 10/2/2024

Thomas J. Nixon

JUDGE OF THE SUPERIOR COURT

(PLW Oct 25, Nov 1, 8 and 15, 2024)

ORDER TO SHOW CAUSE FOR CHANGE OF NAME SUPERIOR COURT OF THE STATE OF CALIFORNIA FOR THE COUNTY OF ALAMEDA Case No.: 24CV092699

TO ALL INTERESTED PERSONS:

Petitioner: Alexander Sato Andrews filed a petition with this court for a decree changing names as follows: ALEXANDER SATO ANDREWS to ALEXANDER SATO

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: 02/14/2025, 9:30am, Wiley W. Manuel Courthouse of the Superior Court of California, County of Alameda located at 661 Washington Street, Oakland, CA 94607.

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: 09/24/2024

Thomas I. Nixon

JUDGE OF THE SUPERIOR COURT

(PLW Oct 4, 11, 18 and 25, 2024)

ORDER TO SHOW CAUSE FOR CHANGE OF NAME SUPERIOR COURT OF THE STATE OF CALIFORNIA FOR THE COUNTY OF ALAMEDA COUNTY

Case No.: 24CV091209

TO ALL INTERESTED PERSONS:

Petitioner: Michele Helen Luther filed a petition with this court for a decree changing names as follows:

MICHELE HELEN LUTHER to MICHELE HELEN RAMIREZ

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: 1/31/2025, 9:30am, Wiley W. Manuel Courthouse of the Superior Court of California, County of Alameda County located at 661 Washington Street, Oakland, Ca, 94607.

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: 09/12/24

Not Specified

JUDGE OF THE SUPERIOR COURT

(PLW Oct 4, 11, 18 and 25, 2024)

ORDER TO SHOW CAUSE FOR CHANGE OF NAME SUPERIOR COURT OF THE STATE OF CALIFORNIA FOR THE COUNTY OF ALAMEDA Case No.: 24CV092767

TO ALL INTERESTED PERSONS:

Petitioner: WILLIAM WARREN LYONS filed a petition with this court for a decree changing names as follows: WILLIAM WARREN LYONS to WILLIAM WARREN DI NAPOLI

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: February 21, 2025, 9:30am, Wiley W. Manuel Courthouse of the Superior Court of California, County of Alameda located at 661 Washington Street,, Oakland, CA. 94607.

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: September 25, 2024

Thomas J. Nixon

JUDGE OF THE SUPERIOR COURT

(PLW Oct 4, 11, 18 and 25, 2024)

NOTICE OF PETITION TO ADMINISTER ESTATE OF:

BOBBY WOODS, AKA BOBBY LINER WOODS, AKA BOBBY LONER WOODS

Case No.: 24PR093765

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of BOBBY WOODS, AKA BOBBY LINER WOODS, AKA BOBBY LONER WOODS.

A Petition for Probate has been filed by:

Robert L. Woods in the Superior Court of California, County of Alameda.

The Petition for Probate requests that: Robert L. Woods be appointed as personal representative to administer the estate of the decedent.

THE PETITION requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.

A HEARING on the petition will be held on November 04 2024 at 9:45 AM in Dept. 201 of the Superior Court of California, County of Alameda, located at 2120 Martin Luther King Jr. Way, Berkeley, CA 94704.

If you object to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney.

If you are a creditor or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58 (b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law. You may examine the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk.

Attorney for Petitioner:

Quinton J. Miller, Esquire

Law Offices of Quinton J. Miller

9381 E. Stockton Blvd., Ste. 200

Elk Grove, CA 95624

916-714-1717

(PLW Oct 11, 18 and 25, 2024)

SOMETHING BLUE PRODUCTIONS FICTITIOUS BUSINESS NAME STATEMENT

File No.: 609959

The following person (persons) is (are) doing business as:

1.) Something Blue Productions, located at 4403 Valley Ave, Apt C, Pleasanton, CA 94566, Alameda County.

This business is conducted by: an Individual.

The name and residence address of the registrant(s) is(are):

ANNEMARIE AUSTIN

4403 Valley Ave, Apt C

Pleasanton, CA 94566

Registrant began transacting business under the fictitious business name(s) listed above on 2/8/2019

This statement was filed with the County Clerk-Recorder of Alameda on October 15 2024.

(PLW Oct 25, Nov 1, 8 and 15, 2024)

VELVET AND VEIL PAPERIE

FICTITIOUS BUSINESS NAME STATEMENT

File No.: 609960

The following person (persons) is (are) doing business as:

1.) Velvet And Veil Paperie, located at 4403 Valley Ave, Apt C, Pleasanton, CA 94566, Alameda County.

This business is conducted by: a General Partnership.

The name and residence address of the registrant(s) is(are):

ANNEMARIE AUSTIN

4403 Valley Ave, Apt C

Pleasanton, CA 94566

AMANDA GIRARDIN

4403 Valley Ave, Apt C

Pleasanton, CA 94566

Registrant has not yet begun to transact business under the fictitious business name(s) listed above.

This statement was filed with the County Clerk-Recorder of Alameda on October 15 2024.

(PLW Oct 25, Nov 1, 8 and 15, 2024)

PBJ MEGA LLC

FICTITIOUS BUSINESS NAME STATEMENT

File No.: 609440

The following person (persons) is (are) doing business as:

1.) PBJ MEGA LLC, located at 2188 POMAR

VISTA ST. SAN LEANDRO, CA 94578, ALAMEDA

County.

This business is conducted by: a Limited

Liability Company.

The name and residence address of the registrant(s) is(are):

PBJ MEGA LLC

2188 POMAR VISTA ST

SAN LEANDRO, CA 94578

State of Incorporation/Organization:

CALIFORNIA

Registrant began transacting business under the fictitious business name(s) listed above on 08/19/2024

This statement was filed with the County Clerk-Recorder of Alameda on September 23 2024.

(PLW Oct 11, 18, 25 and Nov 1, 2024)

WAXING THE CITY

FICTITIOUS BUSINESS NAME STATEMENT

File No.: 609719

The following person (persons) is (are) doing business as:

1.) Waxing The City, located at 39176 Fremont Blvd., Fremont, CA 94538, Alameda County. Mailing Address: 4648 Fall Ct, Pleasanton, CA 94566

This business is conducted by: a Limited

Liability Company.

The name and residence address of the registrant(s) is(are):

ABHIVRIDDI LLC

4648 Fall Ct

Pleasanton, CA 94566

State of Incorporation/Organization: CA Registrant has not yet begun to transact business under the fictitious business name(s) listed above.

This statement was filed with the County Clerk-Recorder of Alameda on October 03 2024.

(PLW Oct 25, Nov 1, 8 and 15, 2024)

VICTORY MAZDA SAN LEANDRO

FICTITIOUS BUSINESS NAME STATEMENT

File No.: 609687

The following person (persons) is (are) doing business as:

1.) Victory Mazda San Leandro, located at 680 Marina Blvd. San Leandro, CA 94577, Alameda County. Mailing Address: 46352 Michigan Ave, Canton, MI 48188.

This business is conducted by: a Limited

Liability Company.

The name and residence address of the registrant(s) is(are):

CAPPO MANAGEMENT LXXIV, LLC

46352 Michigan Ave.

Canton, MI 48188

State of Incorporation/Organization: Florida Registrant has not yet begun to transact business under the fictitious business name(s) listed above.

This statement was filed with the County Clerk-Recorder of Alameda on October 02 2024.

(PLW Oct 11, 18, 25 and Nov 1, 2024)

YOU ARE TALKING

FICTITIOUS BUSINESS NAME STATEMENT

File No.: 610017

The following person (persons) is (are) doing business as:

1.) You Are Talking, located at 5239 Claremont Ave - Suite #B, Oakland, CA 94618, Alameda County. Mailing Address: 1336 Sherwood Drive, Concord, CA 94521

This business is conducted by: an Individual.

The name and residence address of the registrant(s) is(are):

SHUNNAE DESTEPHANO

1336 Sherwood Dr

Concord, CA 94521

Registrant began transacting business under the fictitious business name(s) listed above on 8/1/2021

This statement was filed with the County Clerk-Recorder of Alameda on October 17 2024.

(PLW Oct 25, Nov 1, 8 and 15, 2024)

SPOILURHAIR STUDIO

FICTITIOUS BUSINESS NAME STATEMENT

File No.: 609322

The following person (persons) is (are) doing business as:

1.) Spoilurhair Studio, located at 4230 Rosewood Dr. Suite 139, Pleasanton, CA 94588, Alameda County.

This business is conducted by: an Individual.

The name and residence address of the registrant(s) is(are):

SHEKEBA AZIZ

4230 Rosewood Dr. Suite 139

Pleasanton, CA 94588

Registrant began transacting business under the fictitious business name(s) listed above on April 1, 2022

This statement was filed with the County Clerk-Recorder of Alameda on September 16 2024.

(PLW Oct 25, Nov 1, 8 and 15, 2024)

STRETCHAEZ

FICTITIOUS BUSINESS NAME STATEMENT

File No.: 609054

The following person (persons) is (are) doing business as:

1.) STRETCHAEZ, located at 717 Whitney Street, San Leandro, CA 94577, Alameda County.

This business is conducted by: a Corporation.

The name and residence address of the registrant(s) is(are):

DOUBLE V INDUSTRIES

717 Whitney Street

San Leandro, CA 94577

State of Incorporation/Organization: California Registrant began transacting business under the fictitious business name(s) listed above on July 22, 2024

This statement was filed with the County Clerk-Recorder of Alameda on September 03 2024.

(PLW Oct 11, 18, 25 and Nov 1, 2024)

ORSEA ILLUSTRATED

FICTITIOUS BUSINESS NAME STATEMENT

File No.: 609817

The following person (persons) is (are) doing business as:

1.) OrSea Illustrated, located at 6782 S Mariposa Lane, Dublin, CA 94568, Alameda County.

This business is conducted by: an Individual.

The name and residence address of the registrant(s) is(are):

RACHEL CROWLEY

6782 S Mariposa Lane

Dublin, CA 94568

Registrant has not yet begun to transact business under the fictitious business name(s) listed above.

This statement was filed with the County Clerk-Recorder of Alameda on October 08 2024.

(PLW Oct 18, 25, Nov 1 and 8, 2024)

BIRCHMONT MEDIA

FICTITIOUS BUSINESS NAME STATEMENT

File No.: 609572

The following person (persons) is (are) doing business as:

1.) Birchmont Media, located at 3154 Kelly Street Hayward, CA 94541, Alameda County. Mailing Address: 1401 21st St STE R, Sacramento, CA 95811.

This business is conducted by: a Limited

Liability Company.

The name and residence address of the registrant(s) is(are):

BIRCHMONT MEDIA CO. LLC

1401 21st St STE R

Sacramento, CA 95811

State of Incorporation/Organization: California Registrant has not yet begun to transact business under the fictitious business name(s) listed above.

This statement was filed with the County Clerk-Recorder of Alameda on September 26 2024.

(PLW Oct 4,

# Public Notices

Continued from previous page

UNIQUIMARKETING  
FICTITIOUS BUSINESS NAME STATEMENT  
File No.: 609459  
The following person (persons) is (are) doing business as:  
1.) UNIQUIMARKETING, located at 2930 Domingo Ave #1510 Berkeley, CA 94705, Alameda County. Mailing Address: 47 Independence Dr. American Canyon, CA 94503.  
This business is conducted by: a Limited Liability Company.  
The name and residence address of the registrant(s) is(are):  
UNIQUEVERSE BOUTIQUE LLC  
2930 Domingo Ave #1510 Berkeley, CA 94705  
State of Incorporation/Organization: California  
Registrant has not yet begun to transact business under the fictitious business name(s) listed above.  
This statement was filed with the County Clerk-Recorder of Alameda on September 23 2024.  
(PLW Oct 18, 25, Nov 1 and 8, 2024)

CLEAR BAY WINDOWS  
FICTITIOUS BUSINESS NAME STATEMENT  
File No.: 609499  
The following person (persons) is (are) doing business as:  
1.) Clear Bay Windows, located at 9110 Alcosta Blvd Ste H # 233, San Ramon, CA 94583, Contra Costa County.  
This business is conducted by: an Individual.  
The name and residence address of the registrant(s) is(are):  
THOMAS CLESEN  
9110 Alcosta Blvd Ste H # 233 San Ramon, CA 94583  
Registrant began transacting business under the fictitious business name(s) listed above on 9/24/2024  
This statement was filed with the County Clerk-Recorder of Alameda on September 24 2024.  
(PLW Oct 4, 11, 18 and 25, 2024)

SOLID DESIGN SOLUTIONS  
FICTITIOUS BUSINESS NAME STATEMENT  
File No.: 610009  
The following person (persons) is (are) doing business as:  
1.) SOLID DESIGN SOLUTIONS, located at 2491 ALLEGRO STREET, LIVERMORE, CA 94550, ALAMEDA County.  
This business is conducted by: a Married Couple.  
The name and residence address of the registrant(s) is(are):  
JERREL KENT ANTOLIK  
2491 ALLEGRO STREET LIVERMORE, CA 94550  
ILONA MARIA ANTOLIK  
2491 ALLEGRO STREET LIVERMORE, CA 94550  
Registrant began transacting business under the fictitious business name(s) listed above on 4/15/1998  
This statement was filed with the County Clerk-Recorder of Alameda on October 17 2024.  
(PLW Oct 25, Nov 1, 8 and 15, 2024)

PLEASANTON POSTAL  
FICTITIOUS BUSINESS NAME STATEMENT  
File No.: 609437  
The following person (persons) is (are) doing business as:  
1.) Pleasanton Postal, located at 2883 Hopyard Rd, Pleasanton, CA 94588, Alameda County.  
This business is conducted by: a Limited Liability Company.  
The name and residence address of the registrant(s) is(are):  
PLEASANTON POSTAL LLC  
2883 Hopyard rd Pleasanton, CA 94588  
State of Incorporation/Organization: California  
Registrant has not yet begun to transact business under the fictitious business name(s) listed above.  
This statement was filed with the County Clerk-Recorder of Alameda on September 23 2024.  
(PLW Oct 4, 11, 18 and 25, 2024)

ISU STEADFAST  
ISU STEADFAST INSURANCE AGENCY NETWORK  
FICTITIOUS BUSINESS NAME STATEMENT  
File No.: 609158  
The following person (persons) is (are) doing business as:  
1.) ISU Steadfast, 2.) ISU Steadfast Insurance Agency Network, located at 74 W. Neal St, Suite 200, Pleasanton, CA 94566, Alameda County.

This business is conducted by: a Corporation.  
The name and residence address of the registrant(s) is(are):  
INSURANCE SERVICES OF SAN FRANCISCO  
74 W. Neal St, Suite 200 Pleasanton, CA 94566  
State of Incorporation/Organization: California  
Registrant began transacting business under the fictitious business name(s) listed above on 08/28/2024  
This statement was filed with the County Clerk-Recorder of Alameda on September 09 2024.  
(PLW Oct 4, 11, 18 and 25, 2024)

GREGORY WOLFE PROPERTIES  
FICTITIOUS BUSINESS NAME STATEMENT  
File No.: 609612  
The following person (persons) is (are) doing business as:  
1.) Gregory Wolfe Properties, located at 1793 San Lorenzo Ave, Berkeley, CA 94707, Alameda County.  
This business is conducted by: an Individual.  
The name and residence address of the registrant(s) is(are):  
GREGORY MICHAEL WOLFE  
1793 San Lorenzo Ave. Berkeley, CA 94707  
Registrant began transacting business under the fictitious business name(s) listed above on July 11, 2024  
This statement was filed with the County Clerk-Recorder of Alameda on September 30 2024.  
(PLW Oct 11, 18, 25 and Nov 1, 2024)

CALIFORNIA REAL ESTATE SERVICES  
FICTITIOUS BUSINESS NAME STATEMENT  
File No.: 609605  
The following person (persons) is (are) doing business as:  
1.) California Real Estate Services, located at 2411 Santa Clara Ave Suite 1 Alameda, CA 94501, Alameda County.  
This business is conducted by: a Corporation.  
The name and residence address of the registrant(s) is(are):  
CRES ENTERPRISES  
2411 Santa Clara Ave Suite 1 Alameda CA 94501  
State of Incorporation/Organization: Wyoming  
Registrant has not yet begun to transact business under the fictitious business name(s) listed above.  
This statement was filed with the County Clerk-Recorder of Alameda on September 27 2024.  
(PLW Oct 11, 18, 25 and Nov 1, 2024)

BAYVIEW PLACE  
FICTITIOUS BUSINESS NAME STATEMENT  
File No.: 609421  
The following person (persons) is (are) doing business as:  
1.) Bayview Place, located at 1440 40th St Emeryville, CA 94608, Alameda County. Mailing Address: 3461 Bonita Bay Blvd, Bonita Springs, FL 34134.  
This business is conducted by: a Limited Liability Company.  
The name and residence address of the registrant(s) is(are):  
EMERYVILLE SENIOR HOUSING, LLC  
One Town Center Rd STE 300 Boca Raton, FL 33486  
State of Incorporation/Organization: DE  
Registrant has not yet begun to transact business under the fictitious business name(s) listed above.  
This statement was filed with the County Clerk-Recorder of Alameda on September 20 2024.  
(PLW Oct 11, 18, 25 and Nov 1, 2024)

EAST BAY DRIVING SCHOOL  
FICTITIOUS BUSINESS NAME STATEMENT  
File No.: 609353  
The following person (persons) is (are) doing business as:  
1.) East Bay Driving School, located at 6701 Koll Center Parkway, Suite 250 Pleasanton, CA 94566, Alameda County. Mailing Address: 530 Labro Ct. San Ramon, CA 94582  
This business is conducted by: an Individual.  
The name and residence address of the registrant(s) is(are):  
EAST BAY DRIVING SCHOOL LLC  
6701 Koll Center Parkway, Suite 250 Pleasanton, CA 94566  
Registrant began transacting business under the fictitious business name(s) listed above on 01/01/2024  
This statement was filed with the County Clerk-Recorder of Alameda on September 18 2024.  
(PLW Oct 11, 18, 25 and Nov 1, 2024)

Place a legal notice at  
[PleasantonWeekly.com/legal\\_notices/](http://PleasantonWeekly.com/legal_notices/)

# Calendar

POST CALENDAR ITEMS AT [PLEASANTONWEEKLY.COM](http://PLEASANTONWEEKLY.COM)

## Entertainment

**AMERICAN AUTHORS** American Authors take the stage at The Bankhead with a tidal wave of energy and emotion, embodying their meteoric rise in the music industry since their debut album in 2014. 8 p.m., Oct. 25. Tickets \$25-\$55. Visit [livemorearts.org](http://livemorearts.org).

**MACBETH AT LAS POSITAS** Journey into the heart of ambition, betrayal and dark magic as Macbeth tells the thrilling story of a courageous warrior who, driven by prophecy and a thirst for power, descends into madness and murder. 7 p.m., Oct. 25-26; Nov. 1-2. 2 p.m., Oct. 27; Nov. 3. Visit [lpc.ludus.com](http://lpc.ludus.com).

**STELLA HEATH & BANDJANGO COLLECTIF** Known for its wild-around-the-edges performances and bringing an electrifying musical experience that blends the dynamic sounds of French Gypsy Jazz & Chanson and New Orleans Jazz. 7 p.m., Oct. 25. Tickets \$28-\$38. Visit [firehousearts.org](http://firehousearts.org).

**FUNNY WOMEN OF A CERTAIN AGE** Get ready to laugh all night in this returning show at the Bankhead where these seasoned comedienne are back to deliver another round of side-splitting humor to leave you rolling in the aisles. 8 p.m., Oct. 26. Tickets \$55-\$85. Visit [livemorearts.org](http://livemorearts.org).

**PLEASANTON COMMUNITY BAND** Join this free concert at the Firehouse Arts Center. 2-3:30 p.m., Oct. 27.

**THE SOUND OF MUSIC** Featuring a trove of cherished songs, The Sound of Music is the inspirational story based on the memoir of Maria Augusta Trapp. Nov. 1-3; 8-10. Tickets \$30. Visit [livemorearts.org](http://livemorearts.org).

**DUBLIN IRISH GUARD INVITATIONAL** Join the 13th Annual Irish Guard Invitational at Gaels Stadium, where 18 of the best field show performance bands, composed of students from both Dublin High and Emerald High, take the field to compete and perform. Nov. 2. Visit [dublinhsmusic.org/invitational.html](http://dublinhsmusic.org/invitational.html).

## Halloween

**JOAN'S FARM AND PUMPKIN PATCH** This unique family experience in the Livermore countryside is family fun for everyone with a snack shack, corn maze, pumpkin bowling and more. 10 a.m. to 6 p.m. Now through Oct. 31, closed Mondays. 4351 Mines Road. Visit [joansfarm.com](http://joansfarm.com).

**G&M FARMS** Harvest fun for all ages at G&M Farms, now through Oct. 31. 487 E. Airway Blvd., Livermore. For hours of operation including the corn maze visit [gmfarms.com](http://gmfarms.com).

**DUBLIN POLICE HOST TRUNK OR TREAT** Dublin Police Services invites the community to participate in "Trunk or Treat" a Halloween-inspired event providing a safe alternative to door-to-door trick or treating. Dressing in Halloween costumes is highly encouraged. 5-9 p.m., Oct. 26. Emerald Glen Park, 4201 Central Parkway.

## PET OF THE WEEK

### Sweet Cherry

Hi, my name is Cherry! Aply named for my charming and sweet disposition, I am 8 years old and get tuckered out easily as I adapt to being a tripod. I'm ready for snuggles in the meantime, but soon I'll build up the right muscles to move around like the spry doggo I am. My favorite thing to do is lay with you while you work, or rest in the sun on a picnic. I am a part of the October Shepherd/Husky Homecoming Special, which means my adoption fees are covered. Come out to Dublin soon to meet me or visit my profile at [eastbayspca.org](http://eastbayspca.org).



EAST BAY SPCA

**HALLOWEEN BREW CRAWL** Join the Halloween Brew Crawl in downtown Pleasanton, a one-of-a-kind event with over 30 participating locations that brings together beer lovers and Halloween. Along the way enjoy live music and Halloween-themed activities. 5-8 p.m., Oct. 26. Visit [eventbrite.com](http://eventbrite.com).

**KIDZ TOWN HALLOWEEN HAY DAY** Join Livermore's favorite family tradition for families with children 5th grade and under. The day includes a costume contest, music, trick or treating, fun kids' games and activities and more. 10 a.m. to 1 p.m., Oct. 26. Visit [livemoredowntown.com](http://livemoredowntown.com).

**RANGER PROGRAM: PUMPKIN CARVING CAMPFIRE** Join an LARPD Ranger for an evening filled with pumpkins. Bring pumpkin and carving tools, stencils provided. 4:30-6:30, Oct. 26. Sycamore Grove Park, Reservable Picnic Area. Visit [larpd.org](http://larpd.org).

**LARPD HALLOWEEN BOO BASH** This hauntingly delightful gathering is perfect for families looking to embrace the Halloween spirit in a safe and enjoyable environment. 3-6 p.m., Oct. 26. \$15 per child. Robert Livermore Community Center. To register call 925.373.5700.

## Exhibitions

**PIRATES OF EMERSON** Pirates of Emerson is an extremely frightening, walk-thru Haunted House celebrating 34 years of fear. Enjoy 4 haunted houses, a virtual reality ride, games, bands and a gift shop. Now through Nov. 2. Alameda County Fairgrounds. Visit [piratesofemerson.com](http://piratesofemerson.com).

**PLEASANTON HARVEST FESTIVAL** Known as a premier indoor craft show, the Harvest Festival features thousands of American handmade arts and crafts such as fine and fashion jewelry, ceramics, original art, specialty food, decor, clothing and more. Enjoy daily live entertainment. Oct. 25-27. Visit [alamedacountyfair.com](http://alamedacountyfair.com).

**DIWALI CELEBRATION** Bring family and friends to celebrate Diwali, a time of new beginnings, love and light. Listen to a special storytime and live music and enjoy fun family activities including mandalas and lanterns. 1-3 p.m., Oct. 27. Veterans Memorial Building, 301 Main St., Pleasanton.

**HULA FESTIVAL & COMPETITION** Hula schools from all over the world will perform with distinguished judges flown in from Hawaii to judge this Hula competition. Experience an assortment of cultural dance, music, food and arts & crafts. Nov. 1-3. Tickets \$16-\$26. Visit [alamedacountyfair.com](http://alamedacountyfair.com).

## Farmers' Market

**PLEASANTON FARMERS' MARKET** The Pleasanton Farmers' Market is Saturday year round featuring vendors with seasonal fruits & vegetables, plus artisan goods. 9 a.m. to 1 p.m. W. Angela St.

**LIVERMORE SUNDAY FARMERS' MARKET** Gather for music, food and fresh local and organic products directly from producers. Support small businesses and local sustainable agriculture. 9 a.m. to 1 p.m., Sundays. Between J St. and L St.

## Seniors

**PLEASANTON RIDES** Pleasanton Rides is a door-to-door, shared-ride transportation service for Pleasanton Seniors. Mondays to Fridays, 8 a.m. to 5 p.m. Call 925-398-1045.

**AMERICAN STYLE MAH JONGG** This drop-in program at the Pleasanton Senior Center is 1-4 p.m., Tuesdays and Fridays. Drop-in Fees apply \$3.00R/\$3.50NR.

**TECH TUTORING AT PLEASANTON SENIOR CENTER** One-on-One Tutoring (1 hr. appointments). Get help using the internet, email, photo editing, sending attachments, smart phones, tablets and more. Drop-in fees apply. 9 a.m. and 10 a.m., Wednesdays.

**KNITTING AT THE PLEASANTON SENIOR CENTER** Refresh skills, pick up some new tips, share techniques, get help or just sit and knit. 9-11:30 a.m., Fridays. Drop-in fees apply.

## Support

**VETERANS EVENT** Pleasanton Library will host the VA Palo Alto Mobile Medical Outreach team to provide veteran benefits review, enroll veterans for care with the VA Palo Alto Health System, answer questions about VA services and provide medical care and referrals for enrolled veterans. 9 a.m. to 12:30 p.m., Oct. 28.

FALL PREVIEW 2024

## Real Estate



COURTESY GETTY IMAGES

## Gazing into the real estate crystal ball

Insights from Jordan Levine, senior VP and chief economist for California Association of Realtors

BY DAVID STARK

**W**hat does the future hold for residential real estate, homebuyers and home sellers?

Jordan Levine, senior vice president and chief economist for the California Association of Realtors, had several answers to this question during our recent conversation.

### What's front-and-center in your real estate crystal ball?

*Levine:* The top thing is interest rates and what's going to happen with mortgage rates. There's a couple of other things to pay attention to: The jobs numbers which are driving inflation.

We have a labor shortage and that's driving up wages. That together with housing costs are the two last vestiges of inflation. If we get strong job numbers, rates are likely to bump up a little bit and if we get weaker job numbers then they're likely to go down.

There's going to be ongoing volatility in rates even against the kind of backdrop where rates are gradually falling to the sub-6% range by the end of next year.

### Those are two major macroeconomic issues that impact both buyer and seller behavior. How would you predict the future of either regional and local real estate markets?

*Levine:* For the Bay Area it's the twin challenge of supply and affordability. The good news is that supply has already started to improve.

As rates come down, you're going to see homeowners — those would-be home sellers that are locked in by super-low rates on their existing home loans — be more willing to move. That will help supply and prices in the Bay Area to moderate.

At the same time, you're going to see the demand side pick up because buyers are going to be eager to take advantage of these falling rates as well. You probably won't see prices go down; they just won't be growing as fast as they have these last couple of years.

### What's in your crystal ball in terms of new residential construction, and does that even factor into how you predict where markets are going to go?

*Levine:* It does over the medium term. Meanwhile, it's critical to build up the resale market if you're not building anything new.

We are seeing a little bit of an increase in new construction statewide. If you go back to the pre-pandemic timeframe, there were about 100,000 new homes built per year — now we're doing about 130,000 during the last two to three years.

The unfortunate part is that most of that uptick has happened in Southern California, and mostly concentrated on accessory dwelling units. Hopefully we'll start to see the Bay Area participate in some of that growth, add a little bit of density and supply while still maintaining neighborhood character and some of the other things that traditionally cause opposition and new development.

### What about homebuyer behavior?

*Levine:* It's hard to predict because there's a huge psychological component to it along with a hyper focus on interest rates.

There are a lot of buyers waiting on the sidelines. That super short-term focus is a bit misplaced because even as we have price growth moderating, we still have prices going up. You're going to have more demand as these rates go down and you're going to see a tendency towards short term focus and trying to time the market and get that perfect interest rate.

It's important to remember it's a long-term game, and when you look at the history of prices and the forecast for where they're going in the future, it means the best time to buy is as soon as humanly possible because those prices are going to continue to go up.

### Where are Bay Area employment trends in your crystal ball?

*Levine:* I'm not worried. I do think that we'll see the labor market moderate. We've been in an extremely tight labor market for the last four years, and I think that that will normalize in California.

We've seen the unemployment rate tick up to the low five percent range compared with the high 3% range. That's still a pretty low unemployment rate number. I know we've had some layoffs in the Bay Area, though I think net job growth is still basically positive or flat.

We might not enjoy that same kind of persistent, super-strong job growth that we've had, but I don't see a big retrenchment either, barring some unforeseen economic shock.

### What about population trends, any worries there?

*Levine:* That is a little bit more worrisome. One of the things the Bay Area has been rocked by was a shift in demographic patterns during the pandemic.

We saw people moving from the Peninsula

to the East Bay and much further afield beyond Sacramento to vacation and second home markets like Tahoe and Mammoth. Then the Bay Area enjoyed the kind of renormalization where people came back to the cities after the lockdown over the last year or two.

Now we see that pattern pick back up where the Peninsula is again losing people to the East Bay and the East Bay is losing people to places like Sacramento and Yolo County. It underscores how, if left unchecked, supply problems become demand problems. A lot of people that migrated to Sacramento, most of them still work in the Bay Area and they moved for affordability reasons.

It really behooves us to get serious about the supply side. Pushing people further abroad, that's economic activity that we're depriving ourselves of in the Bay Area, because those people could be shopping and spending money after work in the East Bay as opposed to in Sacramento.

### Is it conceivable that we could see a rebound effect where people would come back to the East Bay after traveling far afield seeking affordability opportunities?

*Levine:* I think so. During COVID, many people said, "You know, I'm locked down so I might as well be in my cabin in the woods." After a couple of years people realized they wanted to be back where the culture is, go to a game, to see a show and we've seen some reverse migration back into core urban metros. In fact, in 2022, the Bay Area and core Southern California were some of the fastest growing markets for that reason.

See **CRYSTAL BALL** on Page 22

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## Talking Real Estate with Doug Buenz | Compass

### Q & A: Can an "As Is" Buyer ask for repairs later?

**Q:** We recently sold our house to a buyer "AS IS". We were only on the market for about a week and had 3 offers. All were over the asking price, and we accepted the highest one. We did counter the buyer back insisting the offer be "AS IS", and they accepted. Now that the buyer has done their inspections, they are coming back and asking for some repairs. Can they do that? We are not happy about this and want to cancel the deal. What should we do?



**A:** There is a lot of confusion about "AS IS" contracts. While every seller wants to sell their house "AS IS", meaning they don't have to pay for any repairs, the contractual process can be a bit tricky. The basic Purchase Agreement (CAR version, which is almost always used) is essentially an "AS IS" contract in that the seller is not obligated to do any repairs to the property, other than making sure it has smoke detectors, carbon monoxide detectors, and water heater strapping. Otherwise, the seller is under no obligation to complete any repairs and is perfectly within their rights to refuse to do any. However, the contract

>> To read the rest of this article go to [www.The680Blog.com](http://www.The680Blog.com).



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## CRYSTAL BALL

Continued from Page 21

I do think that those kinds of patterns are coming back where people priced out of the least affordable markets in the Bay Area look to places in the East Bay because they largely still work in the Bay Area.

### Do you believe that Pleasanton, because of its location, will be in high demand almost regardless of what the economic conditions are?

**Levine:** I do because the Bay Area has been one of the economic success stories globally over the last 20 to 30 years. We have such an imbalance between amazing economic, job and income growth, and we could not keep up with housing supply.

There is just so much excess demand that even as unaffordable as things are, even with interest rates that went from 3% to 7%, we actually were still selling a lot of homes in the Bay Area. I think that's just a testament to its

strength, but also just underscores how that strength is a double-edged sword because it necessitates a lot more housing too.

### What question do you wish I really would have asked?

**Levine:** The only other thing is just how much different the fundamentals are this time.

For people that think prices are too high or that we're in bubble territory and things like that, these are not sketchy lending practices that drove this. This was lots of demand for homes butting up against few homes available for sale because we don't build a lot of homes and the homes that we already have in California don't change hands for myriad reasons, from capital gains to property tax to interest rates. Plus, loan delinquencies and foreclosures are still super low.

In other words, there's no real estate bubble on the horizon. ■

*Editor's note: David Stark is chief public affairs and communications officer for the Bay East Association of Realtors, based in Pleasanton.*

## SALES AT A GLANCE

### Pleasanton (Aug. 5-9)

**Total sales reported:** 10  
**Lowest sale reported:** \$520,000  
**Highest sale reported:** \$4,750,000  
**Average sales reported:** \$2,082,000

### Livermore (Aug. 5-9)

**Total sales reported:** 19  
**Lowest sale reported:** \$650,000  
**Highest sale reported:** \$2,675,000  
**Average sales reported:** \$1,306,421

### Dublin (Aug. 5-9)

**Total sales reported:** 12  
**Lowest sale reported:** \$410,000  
**Highest sale reported:** \$1,635,000  
**Average sales reported:** \$1,156,916

### San Ramon (Sept. 23-27)

**Total sales reported:** 18  
**Lowest sale reported:** \$735,000  
**Highest sale reported:** \$2,342,000  
**Average sales reported:** \$1,302,750

Source: California REsource

## HOME SALES

This week's data represents homes sold during Aug. 5-9 for Pleasanton, Livermore and Dublin, and Sept. 23-27 for San Ramon.

### Pleasanton

**4226 1st Street** First Street Of Vineyard Ave LLC to Gawfco Ent's LLC for \$4,750,000  
**6537 Calle De La Mancha** B. & D. Hager to P. & L. Chen for \$2,147,500  
**6235 Club House Drive** Sami Consulting Corp to X. & W. Jia for \$3,450,000  
**4101 Cristobal Way** C. & S. Vega to C. Qian for \$1,400,000  
**376 Del Sol Avenue** Henry 1996 Trust to E. & K. Chu for \$1,575,000  
**543 Montori Court** Chandel Family Trust to S. Vonti for \$2,872,500  
**8015 Mountain View Drive #E** Rose Trust to M. Wakerling for \$520,000  
**3154 Pawnee Way** Bradley Trust to C. & Y. Yao for \$605,000  
**1811 Rosetree Court** M. & R. Helmer to Q. & B. Huang for \$1,680,000  
**5725 San Carlos Way** Locatelli Family Trust to S. & A. Aliamus for \$1,820,000

### Livermore

**3161 Bay Meadows Court** Asbury 1998 Family Trust to C. & W. Kan for \$2,675,000  
**1638 Bridle Path Court** Scott Living Trust to B. & M. Stones for \$1,500,000  
**1048 Bucknell Court** China Family Trust to Jha Family Trust for \$1,500,000  
**162 Cameo Drive** Smith Family Trust to Gary Family Trust for \$1,300,000  
**4033 Camrose Avenue** W. Triantos to M. & R. Bharadwaj for \$1,765,000  
**2121 Chestnut Street** S. & P. Nallani to K. & F. Meier for \$1,325,000  
**1644 Del Norte Court** Whippet Trust to Sas Flips LLC for \$650,000  
**865 El Caminito** Ross Trust to S. & B. Salunke for \$1,033,500  
**597 Emerald Street** Miller Family Trust to Y. & S. Mahato for \$1,355,000

**4176 Florida Court** P. & R. Cuadro to Ahuja Family Trust for \$915,000  
**460 Humboldt Way** P. & A. Pilz to Hanbon Ca I LLC for \$1,100,000  
**317 Jensen Street** Spicer Trust to B. & B. Patterson for \$910,000  
**452 Kinglet Road** P. Ferrari to M. & K. Ford for \$1,150,000  
**1274 Lakehurst Road** G. Strack to T. Vaughn for \$1,100,000  
**1761 Monterey Drive** B. Kyle to R. & S. Almeida for \$688,000  
**436 Persimmon Common #7** R. Setty to Dante Trust for \$970,000  
**1540 San Remo Court** Walter Trust to B. & A. Srivastava for \$2,325,000  
**2137 Westbrook Lane** L. & G. Symons to L. & A. Kamarajugadda for \$1,600,000  
**1301 Windswept Common** M. & A. Martino to Rocha Trust for \$960,500

### Dublin

**5586 Barrel Avenue** D. & J. Djuran to M. & M. Jain for \$1,175,000  
**6712 Birch Court** Brester Trust to Villas Management LLC for \$1,310,000  
**5934 Cannon Road** L. & E. Garcia to J. & M. Liao for \$1,085,000  
**7709 Chantilly Drive** V. Patel to C. Sodha for \$880,000  
**5501 De Marcus Boulevard #325** J. Freund to R. & A. Hammond for \$410,000  
**8249 Elgin Lane** M. Raphael to V. & B. Tubera for \$1,225,000  
**4254 Escudo Court** S. Smith to Bairy Family Trust for \$1,635,000  
**5436 Gracen Way** P. Sen to P. & S. Gala for \$1,105,000  
**5623 Horizon Parkway** S. & R. Nelikil to R. Cooper for \$1,339,000  
**4210 Loyaltan Road** Hiresave Trust to A. & C. Wong for \$1,450,000  
**7008 Newport Court** Brisentine Family Trust to D. Cunha for \$1,300,000

Source: California REsource

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**Karen Neuer**  
Broker  
The Neuer Group  
DRE #01514008  
M (925) 858-0246





Look at what my clients are saying...



SOLD AT \$1,325,000

"It has been a pleasure working with Kris to sell our home. We had a tight timeframe to sell, and Kris made the entire experience very smooth. She helped us prepare for the sale, coordinating activities even when she was on a family vacation. Being a first-time home seller, she was able to walk us through the process and helped us understand the terms of our offers and get the best price for our home. I highly recommend Kris to anyone in the Livermore area as her knowledge, connections, and experience are unmatched."

— Brett and Sarah - 455 Covellite Ln Livermore, CA



SOLD AT \$1,845,000

"Kris was absolutely awesome in guiding us through the complexities of selling our dad's San Ramon house. I really appreciated her mapping out the expected timelines, attention to detail, and directing us to professionals that were needed to get the house in selling condition. She was extremely responsive in her communications and always cheerful and pleasant. Her deep knowledge and experience gave us a lot of peace as we worked through the process of selling the house. I was concerned that we would be able to close escrow before our overseas vacation, and she got it done for us in good time. We are so thankful for Kris, and highly recommend her to anyone needing to buy or sell real estate."

— Rich and Sabrina - 2304 Greenberry Ct, Pleasanton Buyers (2010), now sellers (2024)

**PENDING**



**816 Waverly Common, Livermore**  
3 BD, 2.5 BA with 1,950 SqFt of Living space.  
Presented at \$1,090,000



Kris Moxley

925.519.9080

DRE 00790463

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*your home*  
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# INTEGRITY AT YOUR FRONT DOOR.



JUST SOLD



42 CASTLEDOWN ROAD  
PLEASANTON

4 BED | 2.5 BATH | 3,476 +/- SQ. FT.  
SOLD AT \$2,700,000 | REPRESENTED BUYER

We were honored to represent the buyers who fell in love with this special property in Castlewood. This custom home, built by renowned Bay Area designer John Wheatman, is a hidden oasis in one of Pleasanton's most sought-after neighborhoods.

JUST SOLD



7302 JOSHUA CIRCLE  
PLEASANTON

4 BED | 3.5 BATH | 2,121 +/- SQ. FT.  
SOLD AT \$1,855,000 | REPRESENTED SELLER

So excited for the new owners of this stunning home featuring two spacious primary suites and countless upgrades throughout. Congratulations to our sellers who closed 3% over asking.

JUST LISTED



161 GANESHA COMMON  
LIVERMORE

3 BED | 3.5 BATH | 1,568 +/- SQ. FT.  
LISTED AT \$880,000

Contemporary living in a prime location, featuring three levels of open living space! Including a spacious kitchen with high-end finishes, Luxury Vinyl Planking floors, updated en suite bathrooms in each bedroom, laundry room, and a 2-car garage. **Please reach out for a private showing.**



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**TEMPO**

**439 COVELLITE LANE, LIVERMORE**

3 BD | 2 BA | 1,488 SQ. FT. LIVING SPACE  
10,000 SQ. FT. LOT

This Property & Completely Remodeled Home Combine Indoor & Outdoor Living to Make it Ideal for Entertaining! Enjoy Beautiful Sunsets while you BBQ and watch your Favorite Sports, Movies or Play Games on your Exterior wall-mounted TV in the Covered Patio. This Large Area Is Essentially an Outdoor Great Room. Enjoy the Newer Hot Tub and the Large Grass Area. Whatever your pleasure, you'll appreciate this Nearly ¼ Acre (10,000 SF) Professionally Landscaped Private Property that Backs to Open Space with direct gate access. Large cement RV Access for your Recreational Vehicle(s) of choice, Two Storage Sheds, and Vegetable Garden Area (Front Left). Recently Remodeled Gourmet Kitchen, Two Upgraded Bathrooms, Upgraded Windows, Central Air Conditioning, Gas Fireplace, Crown Molding, Indoor Laundry, Recessed Lighting, Ceiling Fans. The desirable West Livermore Location is unmatched and is Convenient to both Downtown Livermore & Pleasanton, and many Livermore Valley Wineries. Super Convenient Commute Access. Great Attendance Area for Schools!

**LISTED FOR \$1,379,000**



**DOWNTOWN**

**VENTANA HILLS**

**BIRDLAND**



**641 DEL SOL AVENUE,  
PLEASANTON**

3 BD | 2 BA  
1,619 SQ. FT. LIVING SPACE  
6,825 SQ. FT. LOT  
**SOLD FOR \$1,700,000**



**1018 NELSON COURT,  
PLEASANTON**

4 BD | 3 BA  
APRX. 3,000 SQ. FT. LIVING SPACE  
9,365 SQ. FT. LOT  
**SOLD FOR \$2,475,000**



**4683 COPE COURT,  
PLEASANTON**

4 BD | 2 BA  
1,808 SQ. FT. LIVING SPACE  
7,274 SQ. FT. LOT  
**SOLD FOR \$1,720,000**  
**REPRESENTED BUYERS**

This is not intended as a solicitation if your property is currently listed with another broker. The above information, is based on data received from public sources or third parties and has not be independently verified by the broker, Keller Williams Tri-Valley Realty. If important to readers, readers are advised to verify information to their own satisfaction.



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7810 BERNAL AVE, PLEASANTON  
SOLD \$3,350,000



2823 VINE CT, LIVERMORE  
SOLD \$2,400,001



543 MONTORI COURT, RUBY HILL  
SOLD \$2,872,100



399 OAK LANE, PLEASANTON  
SOLD \$2,425,000



4443 2ND ST, PLEASANTON  
SOLD \$1,930,000



3657 DUNSMUIR CIR, PLEASANTON  
SOLD \$2,320,000



1619 ORVIETO COURT, RUBY HILL  
\$4,200,000



1045 RIESLING DR, PLEASANTON  
SOLD \$1,925,000



2311 SILVER OAKS LN, PLEASANTON  
SOLD \$3,425,000



798 E ANGELA ST, PLEASANTON  
SOLD \$1,750,000



1057 BARTLETT PL, PLEASANTON  
SOLD \$2,701,000



1230 LAKEHURST RD, LIVERMORE  
SOLD \$1,360,000

**Curious About the Value of Your Home?**  
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- ✓ NEGOTIATED 41 SALES FOR CLIENTS
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**1772 ZENATO PLACE**  
New Price: \$3,449,000



**370 OAK LANE**  
New Price: \$ 2,399,000



**3424 TOURIGA DRIVE**  
New Price: \$2,098,000

# BOO - yah!



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INTERNATIONAL



**45 GOLF COURT**  
\$2,370,000



**2785 DECKER LANE**  
\$1,925,000



**843 WALL STREET**  
\$1,149,000



**44 BOBBIE COURT**  
Represented Buyer



**937 SOUTH I STREET**  
Represented Buyer



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