

GARDEN CLUB "HOLIDAY LIGHTS" DINNER DANCE

Come enjoy the free flowing martini & manhattan bar!
Elegant dinner by **Knigh Catering**

Dance the night away with the fantastic
Tony Macaroni Band!
Sing-along your favorite carols
with **Walt Farrell!**



Monday, December 8th, @ 6:00 pm
Black Tie Preferred
Only \$95 per person for FHGC member;
\$100 non-member

RSVP by Monday, November 24th
Make check payable to Forest Hill Garden Club and mail to
Jane Smith
515 Magellan Avenue
San Francisco, CA 94116

FAMILY HOLIDAY PARTY!

Join your neighbors on
Saturday, December 13th, 1:00-4:00 pm
for an afternoon of holiday fun.

Santa will be there with a professional photographer (more details to come), and we'll have great activities like dreidel making, cookie decorating, crafts, games, and music!

Enjoy snacks and fun holiday beverages with your entire family. We will also be running a toy/clothing/necessities drive for children in need. We can't wait to see you there!

If you are interested in helping out with this party, please contact **Kathleen Darling** darlingkids@me.com.



Board of Directors

President: Mark Watts
Vice President: Diane Wara
Treasurer: Eric Buonassisi
Secretary: David Aldrich
Directors: Tom Cooke
Kathe Farrell
Warren Krauss

Committees

Activities: Tom Cooke (liaison & chair)
Arch. Review: Mark Watts (liaison)
Paul Cooper (chair)
Communications: David Aldrich (liaison & chair)
Finance: Eric Buonassisi (liaison)
Barney Deasy (chair)
Infrastructure: Warren Krauss (liaison)
Dan Kelly (chair)
Legal & Governance: Warren Krauss (liaison & chair)
Trees & Landscapes: Diane Wara (liaison & chair)

Clubhouse Rental

Contact: Janette Najar
Phone: 415-664-0542
Email: office@foresthill-sf.org

Forest Hill Association
381 Magellan Avenue
San Francisco, CA 94116

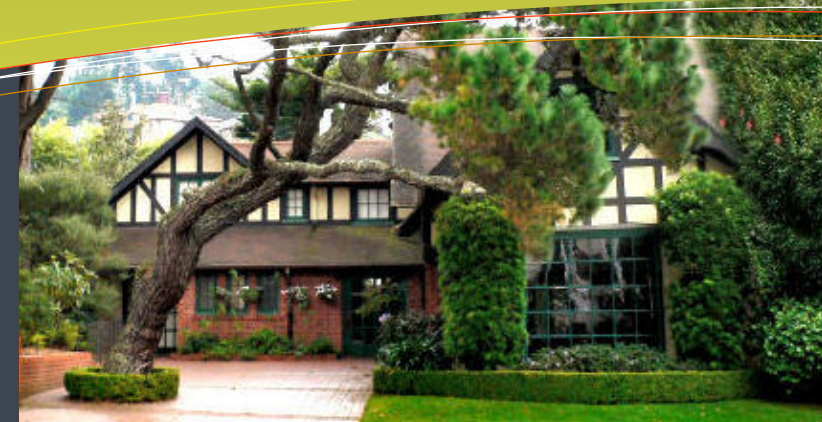
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Volume 8, No. 4
Fourth Quarter
2014

381 Magellan Avenue
San Francisco
CA 94116

Forest Hill

ASSOCIATION



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Board's Corner

MESSAGE FROM THE PRESIDENT

Dear Fellow Neighbors and Friends,

We have had a fantastic year here in Forest Hill. I hope you enjoyed our neighborhood picnic with ice cream truck! In September we had our first neighborhood Volunteer Day. We had 20 Boy Scouts, and about 15 adult volunteers help clean the main stairways, and clubhouse. We had a total of 10 large garbage bags filled with leaves and debris. It was a hard but fun day for all. The Board is working hard to provide the maximum amount of service to Forest Hill at the minimum cost. The clubhouse rentals are improving thanks to the hard work of Janette Najar, our Administrator. If you are thinking about having a noteworthy event, please consider our renovated clubhouse. Please see the Forest Hill Calendar for upcoming events in our fantastic neighborhood.

Cheers!
Mark Watts

Want to know
the best crime prevention
tool ever invented?
A GOOD NEIGHBOR!
Law enforcement officers can't
be everywhere at once, but
you and your neighbors can.

Find out more about
**NEIGHBORHOOD
WATCH GROUP**
come to an informative
meeting at the clubhouse
and meet
Captain Curtis Lum
on **Monday,**
November 10th,
at 6:00 pm

BOARD TO CONSIDER PROPERTY ASSESSMENT INCREASE

Under the By-Laws of the Forest Hill Association, the Board of Directors can only adjust the annual property assessment once every 5 years and 2015 is the next opportunity to make an adjustment.

The annual property assessment is the principal source of funding for your Association and includes the operation of the Club House, the maintenance of trees and landscaping throughout our neighborhood and several community events held during the year. For the past five years, the annual assessment was set at 85 mils per square foot of lot size. For example, a 3,500 square foot lot would have an annual assessment of \$297.50 due in January of each year.

In addition to the routine annual expenses of your Association, this year we must also take into consideration the major renovations and code updates completed at the club house last year. To cover the cost of these necessary improvements, the Association borrowed \$500,000 for a ten year term from the Union Bank. It is the intent of the leadership of the Association to repay this loan as soon as possible.

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PROPERTY ASSESSMENT INCREASE

The Finance Committee met on August 13, 2014 to review the financial condition of the Association and to consider an increase in the annual property assessment. After discussing several options, the committee recommended a 23.5% increase to 105 mils per square foot of lot size. The increase will provide for a 16% increase in the landscaping and tree maintenance budget, which all agreed was a major priority, reasonable annual escalation (2% to 3%) in general association expenses and the provision for significant principal reduction payments on the Union Bank loan. If approved by the Board of Directors, the new rate will be locked in for the next five years until 2020.

Below is a sample comparison of the current and proposed annual assessments for four lot sizes.

Lot Size in Square Feet	2010-2015	2015-2020
3,500	\$297.50	\$367.50
4,000	\$340.00	\$420.00
5,000	\$425.00	\$525.00
6,000	\$510.00	\$630.00

The Committee also recommended the creation of a separate Reserve for Replacements (RR) Account, initially funded in the amount of \$200,000 and the inclusion of scheduled annual contributions to the RR account in all subsequent budgets. The RR Fund will be used to pay the cost of future capital expenditures as necessary.

If you are interested in the annual assessment process or the financial status of your association, you are encouraged to attend and participate in the next monthly meeting of the Board of Directors to be held at the Clubhouse on Monday, November 10th, starting at 7:00 PM.

HOUSE BREAK-INS

As you are aware, there have been a string of break-ins and thefts in Forest Hill and surrounding areas. Most of these burglaries occurred during the morning hours.

The facts about burglary...

- Criminals committed almost 300,000 burglaries in California in 2013. That's almost one burglary every 2 minutes!
 - In nearly half of these burglaries, no force was used. That means the burglars got in through UNLOCKED doors and windows.
- Most of these burglaries could be prevented.
- Always lock your doors and windows even when leaving for "just a minute."
 - Never leave a house key available: under a doormat, in a flower pot, or on the ledge of the door. These are the first places a burglar will look.

Remember the following tips:

- Exterior doors should have "dead bolt" locks with a 1 inch strong metal bar extending into the door frame.

- Sliding doors and windows should all have "ventilation" locks as well as auxiliary locks to bolster security.
- Be sure to include good locks for garage, cellar, patio, or other doors that lead out through storage areas or a spare room.

Going Out?

- Lock all doors and windows.
- Use timers so that lights, radio, and TV go on and off throughout the house to indicate someone is home.
- For longer trips, be sure to stop mail and newspaper delivery or have a neighbor collect them daily.
- In short, make your house look "LIVED IN."

Remember, if you come home and see a broken window or a jimmed door, don't go in. Phone the Taraval Police Station immediately: (415) 759-3100
Emergency, dial: 911
Non-emergency, dial: (415) 553-0123
TIP LINE: (415) 242-9753

WHITE DOT EPIDEMIC

You are not alone if you have been infected with white dots on your pavement! A Department of Public Works sidewalk inspector has been traversing the West of Twin Peaks area, spraying dots to indicate defective walking areas that might injure pedestrians.

If you have been 'dotted', you will be receiving a notice to repair the cracked or uneven walkways. You may contact your own cement contractor to do the work, paying for a work permit before repairs begin OR you may elect to participate in the DPW program in which the department will hire a contractor to do the work and bill you (no permit needed.) The going price for the actual work runs around \$100 per square, no matter which option you choose.

If the defective pavement is caused by tree root pressure, contact the Association. The Landscape Committee can arrange for root trimming, paid by Association dues with no additional cost to you, to be done in conjunction with repaving.

WAVING OLD GLORY

While we know how precious the men and women who fought for us and died for our freedom were, some hesitate to acknowledge the symbol of those brave people; the American Flag. Thankfully, we notice more and more flags flying in Forest Hill.



When displaying our national icon, however, certain formalities assure that we convey appropriate respect.

For example, our flag should not be left in the dark or in rain. It should be taken down each day at sundown unless it is lighted. (Inexpensive solar powered flag lights are readily available). Our flag should not be flown in worn or faded condition. A worn flag should be replaced by a new one and the worn one should be disposed of respectfully. Each American Legion post will properly dispose of worn flags without charge. It is also permissible to dispose of a flag by burning in locations where this is lawful.

Whatever size of flag or pole one uses, it is the act of displaying and the respect that that connotes that matters. It is once again "fashionable" to be proud!

YOUR TREES AND LANDSCAPE

The FHA contracts with Valley Crest for tree pruning and maintenance of sidewalk and median strips. The present drought has affected the well-being of our trees and shrubs. If trees were planted within the past three years, please water them TWICE WEEKLY for a month, then ONCE WEEKLY until they are established. Until rains return, water old and new trees EVERY FEW WEEKS to sustain them. Please maintain sidewalk strips by weeding/pruning occasionally.



Tree pruning: Valley Crest has completed its annual summer pruning of deciduous trees. Evergreen trees, including mature bottlebrush, are scheduled for late January. Smaller

bottlebrush will be "limbed up" to allow sidewalk passage. Tree shaping is NOT provided. To allow parking for Valley Crest trucks, future pruning will be coordinated with street cleaning on the first or third week of the month.

Sidewalk/median strips: Valley Crest maintains shrubs on a weekly rotation that assures work on each site twice yearly. The FHA Landscape Committee posts the pruning schedule on our website.

Fallen trees/branches: (1) If a tree or branch falls on a street or driveway (emergency), phone the City at 311 to have it removed, (2) If it falls on your front yard or sidewalk (non-emergency), phone or email FHA and we will have Valley Crest remove tree/branch within 72 hours.

Tree/shrub replanting program: The City/FHA require a tree be planted for every tree removed. FHA works with homeowners to select trees appropriate for location and microclimate. However, NO TREES WILL BE PLANTED UNTIL RAINS RESUME. The FHA plans to refurbish curbside and median strips, including replanting and assuring proper irrigation. The initial project will be the entire Pacheco strip, but cannot begin until this drought ends.

ANNUAL FOOD DRIVE AT THE GARDEN CLUB

Co-chaired by
Toni Buckley &
Eleanor Barry

Monday,
November 17th,
10:00 am to 5:00 pm

We invite YOU to participate in lending a hand to feed families this holiday season.

Nonperishable food -- please -- we suggest: Dry cereal, all canned fruits, vegetables, meat, fish, soup, and juices. Also pasta, beans and rice -- and in mixes.

If you are too busy to gather foods, for your convenience, we also accept cash or check donations.

For every \$1 donated, the Food Bank can distribute \$6 worth of food.

\$25 provides complete holiday meals for 3 families.

\$100 provides 300 meals or one week of food home-delivered to 3 seniors.

Please make check payable to The San Francisco Food Bank.

Drop off or mail your donation to:
Forest Hill Garden Club
381 Magellan Avenue
San Francisco, CA 94116



CLUBHOUSE RENTAL REPORT

Check out the launch of the new clubhouse rentals website: www.foresthill-sf.org/chr

GREAT NEWS TO REPORT:

With 5 months still in the fiscal year, we have surpassed our clubhouse rental goals of \$66,400. Last month alone we had \$22,000 in rentals. There are still dates available during the holidays for your family or work holiday party. Call Janette at 415-664-0542 for more information.

Forest Hill Association members: Please remember when sponsoring a non-member for the clubhouse you must be in attendance for the entire duration of the event or risk paying the entire undiscounted rental rate.

Interested in knowing where crime is happening? Check out the following link: <http://www.crimemapping.com/map/ca/sanfrancisco>

Weekly crime reports are found here: <http://www.taraval.org/?p=2592>