



Rollingwood Homeowners' Association

From the RHOA President, Judy Bayer

Thanks to Lisa and Mark Pope for hosting the informative RHOA “Let’s Chat” discussion on March 23, 2023, that addressed proactive crime prevention in our neighborhood. Thanks also to our speakers. Doug Wickstrom reports below.



On April 8, our neighborhood enthusiastically gathered for the first RHOA **Easter Egg Hunt** since 2019. Special thanks to Kathy Swank for organizing and providing all the treats for the wonderful gathering. We also appreciate Kathleen and Steve Campbell, Kim and Gregory Gray, and Carmelita Cayamanda for their help filling Easter eggs and baskets, setting up, and cleaning up. Thanks also to Kathy Walker, our fabulous Easter bunny, and to Steve Campbell for leading the kids in bingo. It was delightful to greet friends, meet so many of our new neighbors, and enjoy the exuberance of the children. As Kathy said, “It takes a village” to make it happen.



Please be sure to check out the RHOA website at rwoodhoa.org. Suggestions welcome at jamesknauf@verizon.net

SUMMER CELEBRATION AND RIBBON CUTTING AT ROCKBLUFF PARK

We anticipate a wonderful Summer when we celebrate the renovation of Rockbluff Park and the playground area with new play equipment and landscaping. Rolling Hills Estates is joining us for a ribbon-cutting ceremony, refreshments, and games. We look forward to seeing neighbors and friends at this special event.

Why is Neighborhood Watch so important? It creates a community - a bond among Rollingwood neighbors to support and enable one another to be connected, active, and safe, which increases well-being and reduces crime. Hopefully, with warmer spring weather on the horizon, we can revitalize the RHOA Neighborhood Watch program. It was such an enthusiastic, dynamic group that your renewed commitment will be greatly anticipated.



Your Rollingwood Homeowners Association Board and volunteers have worked diligently for our neighborhood throughout the year. Our End of the Year Holiday Party, Let's Chat with Sheriff Cervantes, and the Easter Egg Hunt have been in-person events planned with enthusiasm and generosity. The response has been fantastic. Please demonstrate your support for the RHOA by joining or renewing today. RHOA dues remain at only \$20.00 for the year. Mail your check to Kathy Walker, RHOA Treasurer, 4902 Rockbluff Drive, RHE, or pay via Venmo today.

Venmo is an American mobile payment service founded in 2009 and has been owned by PayPal since 2013. You now may use the service to pay



your annual RHOA dues: a simple, quick, and safe alternative to writing and mailing a check.

Vice President Doug Wickstrom's News from Community Relations and Ordinance Education

LET'S CHAT: Reducing Crime in Our Neighborhood

On March 23rd, the RHOA sponsored an informative "Let's Chat" meeting at the home of Lisa and Mark Pope. The main presenter was Sergeant Paul Cervantes, L.A. County Sheriff's Department Lomita Station Detective Bureau Chief. Also contributing were Alexa Regaldo, Sheriff's Department Criminal Analyst, and Jessica Slawson, Management Analyst from the City of Rolling Hills Estates. Jay Fodor, an RHOA Neighborhood Watch Block Captain, also contributed.



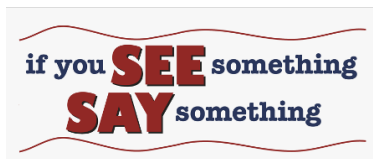
Sergeant Cervantes identified residential burglaries and catalytic converter thefts as the major residential crime problems for the Lomita Sheriff's Station. The burglars frequently enter through rear slider doors and collect wallets, laptop computers, jewelry, and smartphones. They are in and out of the victim's house in three minutes. Theft of

catalytic converters also occurs in minutes by experienced thieves without the owners' knowledge.

The sergeant said that houses backed up to horse trails, unimproved property, or parks are frequent targets of burglars. In addition, vacant, sometimes unlocked, or poorly lit houses facilitate many of these crimes. Keeping a car in the driveway, a light on a timer in the front of the house, and removing accumulated newspapers and mail helps discourage break-ins. Having your neighbor's phone number available in case of a nearby incident is also a good idea.

A residential audible alarm system is another good security measure. The system will alert the alarm company to call the homeowner if the alarm is triggered and send the call to the Sheriff's department if the homeowner does not respond. A home surveillance video system is also a good way to discourage burglars and provide perpetrator descriptions and license plate numbers if needed.

Community reporting has a role in reducing these crimes. Residents can serve as an additional set of eyes for the Sheriff; **if you see something, say something**. It is okay to report suspicious activity in the neighborhood. **The Sheriff's non-emergency phone number at the Lomita Station is (310) 539-1661**. If you are interested, you can request an e-mail copy of the RHE Crime Report produced by the Sheriff's Department. In addition, you can sign up with Bob Clausen at: "rhenw90274@cox.net."



Cities on the PV Peninsula have "Flock video camera systems" installed at major road intersections to monitor vehicle traffic. Information from these systems aids the Sheriff's detectives in tracing the burglar's vehicles.

For homeowners, other suggested protective measures include improved door locks, applying a specialized clear film over windows and sliding doors to make them harder to shatter (burglars mostly smash the windows), a well-secured home safe, a doorbell camera, and a home security system with video coverage on all sides of the house.

To help reduce the number of catalytic converter thefts, the Lomita Sheriff's Station is working with Palos Verdes cities to develop a catalytic converter "etch and sketch" event. Your RHOA will send details through our website when the event details are finalized.

Jay Fodor, a Neighborhood Watch Block Captain for Rollingwood, commented on an NW experience in December in which a neighbor's security camera captured a theft from a residential mailbox. The video was provided to the Sheriff's detectives to aid in their search for the mail thieves. This example confirms the importance of Neighborhood Watch in contributing to the safety of our community.

If you are interested in participating in the Neighborhood Watch program, please contact Judy Bayer at jbayer3@cox.net or any Board member.

RHE City News and Information:

Nearing Completion of New Play Equipment at Rockbluff Park: Installation of protective handrails along the walkway in the equipment play area should be completed very soon. Weather and contractor issues have pushed the inauguration date back several times. Although the play equipment is in place, residents should continue to respect any "caution" tape in the vicinity of the play equipment walkway.

An Unofficial Report on California's recent "atmospheric river" events: Rollingwood's unofficial meteorologist reports that his home rain gauge has registered 27.98 inches since October 1, a

dramatic increase above the normal annual average of 15 inches per year in Palos Verdes.

The City of RHE: There is a seat available on the Park & Activities Commission for the term expiring December 31, 2024. The City is accepting applications through Friday, April 14, 2023, at 4:30 p.m. at City Hall. Candidates for commissioner will be interviewed by the City Council in April. Commissioners must be residents of the City of Rolling Hills Estates and registered voters. Park & Activities Commission information is available on the RHE City website at: RHE.city/PACommission.

Earth Day Celebration: On Wednesday, April 19, from 3:30 to 6:00 p.m., the City, in partnership with Waste Management, South Bay Environmental Services Center, and the Promenade PV, will celebrate Earth Day 2023. The location is the Promenade PV at 550 Deep Valley Drive. In addition, a student art contest for grades K-8 and free paper shredding services will be available in the parking lot near El Pollo Inka Restaurant.



The City's Annual Earth Day Celebration, in partnership with Waste Management, South Bay Environmental Services Center and the Promenade PV will be held [Wednesday, April 19th from 3:30 to 6:00 pm](http://RHE.City/EarthDay) [Promenade PV, 550 Deep Valley Drive](http://RHE.City/EarthDay)

Palos Verdes Peninsula Annual Brush Clearance Notice: L.A. County Fire Department inspections of properties in designated high fire hazard zones begin June 1. Residents in these zones are required to maintain defensible space on their property and near structures. Information on the requirements, inspection fees, landscaping recommendations, and Frequently Asked Questions are available on the City's website at RHE.City/BrushClearance.

Crime Report from L.A. County Sheriff's Department: No crimes were reported in Rollingwood between March 1 and March 25, 2023. In February, one catalytic converter was stolen from a vehicle on Silver Spring Dr., and there was an attempted catalytic converter theft on Kingpine Rd. **Community Liaison Deputy:** Deputy Ben Russell is the current liaison deputy for Rollingwood and Rolling Hills Estates. Deputy Russell can be reached by phone at the Lomita Sheriff's Station: (310) 539-1661. In addition, you can sign up for the RHE 90274 Neighborhood Watch crime report by contacting Bob Closson, Coordinator, at rhenw90274@cox.net.

City Web Site: If you haven't already done so, look at the excellent online source of information covering City activities and resources (<https://www.ci.rolling-hills-estates.ca.us/community>). Two examples: The City contracts with the Sheriff's Department to help families plan and prepare to survive disasters in the City. The City also developed and maintains a Joint Hazard Mitigation Plan with the City of Rancho Palos Verdes and emergency planning consultants.

Juanita Stucker, Rollingwood Membership Update:

Please help us welcome our new neighbors, The Zukauskas Family at 5104 Elmdale, The Sunamoto Carper Family at 5 Rollingwood, and the Jow Family at 4842 Rockbluff. We hope they will take

the opportunity to get involved in our HOA as so many of us do. We expect new owners at 4716 Rockbluff and 26348 Dunwood as soon as escrow closes.

As you know, some of our homes are occupied by renters and we, of course, want to welcome them and include them as part of our HOA. I could use your help. If you know of a new renter in our neighborhood, please let me know. I don't always know when they move in and would love the opportunity to welcome them personally to Rollingwood. Welcome to our new neighbors at 5028 Willow Wood.

Warren Arata, Community Appearance Updates

Spring!

It appears that we have passed our official rainy season, which was historic. We have a record snowpack in the Sierras, and authorities are just starting to realize the upcoming problem with the thaw and subsequent flooding.

In Rollingwood, we are experiencing an explosion of growth of plant material – and a lot of it is not what we want. Weeds abound. Every week that passes makes them more difficult to remove, and the soil becomes less pliable. If you haven't started to clear the weeds, now is the time!

Everyone should have received a notice from the County regarding weed abatement in February. We reside in an area considered a high fire hazard risk and must conform to the standards that the County has recently updated to aid in preventing structure fires. The link below provides information on current requirements.

<https://www.rollinghillsestates.gov/departments/public-safety/brush-clearance>

The LA County Fire Department will begin inspections on June 1. They will work with residents who are addressing their brush clearance requirements to avoid punitive measures.

ANNUAL BRUSH CLEARANCE REQUIREMENTS

It is a property owner's responsibility to properly and timely clear vegetation around all structures. A fire safe landscape creates a defensible space to help protect against approaching wildfires and flying embers which could safe your home and personal belongings.

For Additional Information Visit:
fire.lacounty.gov/fire-hazard-reduction-program
 LA County Fire Defensible Space Booklet
 Brush Clearance Annual Notice FAQs

INSPECTION TIMELINE
 Your local fire station will begin inspections on June 1, 2023. If hazardous fire conditions exist on your property at the time of inspection, you will have 30 days to make the necessary corrections.

INSPECTION FEE
 An Inspection Fee of \$100.00 will be assessed on all declared hazardous properties whether or not they are cleared by the property owner. Inspection fees will be assessed annually and applied to your November property Tax Bill.

QUESTIONS?
 Contact LA County Fire's Brush Clearance Unit
 Office Number: 626-969-2375
 Email: BrushGroup@Fire.LACounty.gov

Of particular note is Zone 0, an ember-resistant zone **within 0 to 5 feet of a home**. It is a new part of the clearance mandates under California Assembly Bill 3074. Refer to the above link for the description of this new requirement. AB 3074 won't be enforced until 2024. This year, though, we still need to look to conform to 2023 requirements. June 1 is approaching, so now is the time to address possible issues.

Rolling Hills Estates has been working with the Fire Department because of these new updated requirements and confused messaging in some instances. In coordination with the other Cities, Rolling Hills Estates has created resources to help navigate the concerns and questions of residents. If you navigate the Rolling Hills Estates website, you can find most of the information you need regarding the current and future requirements. Direct inquiries to the LA County Fire Department Brush Clearance Unit at (626) 969-2375.

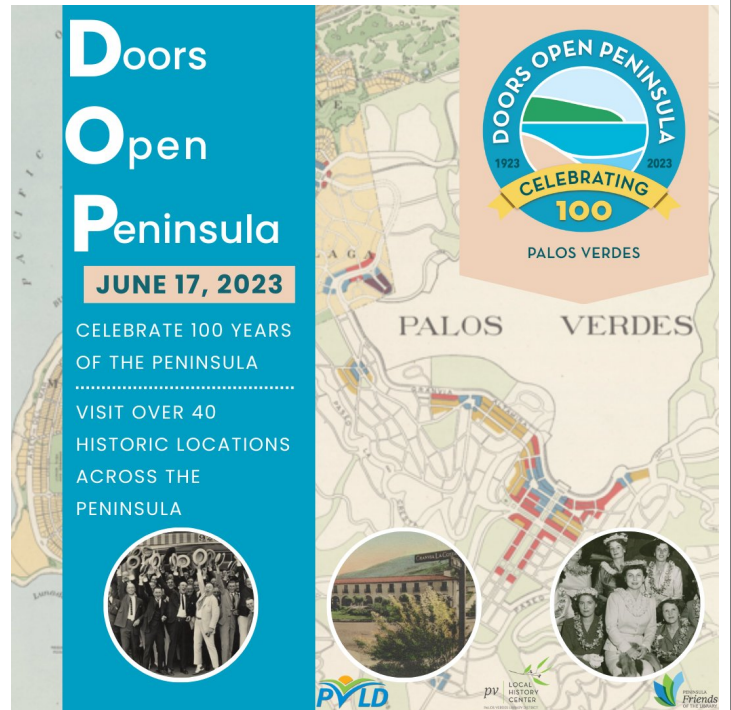
Board Reports

Below are a few other links that can be of use.

- <https://fire.lacounty.gov/fire-hazard-reduction-programs/>
- <https://fire.lacounty.gov/wp-content/uploads/2021/05/Defensible-Space-booklet-2021WEB.pdf>
- <https://openstates.org/ca/bills/20192020/AB3074/>

Doors Open Peninsula

Spearheaded by the Palos Verdes Library District, Peninsula Friends of the Library (PFL), Peninsula cities and organizations, Doors Open Peninsula 2023 commemorates the 100th birthday of the Palos Verdes Peninsula. DOP 2023 partners and organizations are planning a Peninsula-wide open house giving you the opportunity to visit and learn about sites you pass by everyday and some you probably didn't even know were here. <https://www.pvld.org/dop>.



To stay up to date on the latest news on Rolling Hills Estates, subscribe to the City's E-blast mailing list by visiting www.RHE.city/News and completing the online sign-up form.

Also, be sure to follow them on Facebook, Twitter, Instagram, and YouTube [@cityofRHE](https://www.instagram.com/cityofRHE).

Your RHOA Board

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Treasurer	Kathy Walker	310-378-8185	koreklaw@gmail.com
Community Appearance	Warren Arata	310-375-0828	riffledesigner@gmail.com
Membership	Juanita Stucker	310-251-9400	jmstucker@outlook.com
Communications: Newsletter/Website	Jim Knauf	310-750-5899	jamesknauf@verizon.net

2022-2023 Rollingwood Homeowners Association (RHOA)									
				129/377 as of 4/15/23					
Bluemound (38)		Dunwood (37)		Rockbluff (48)		Rollingwood (51)		Willow Wood (52)	
Ellison		Chen		Walker		Suppelsa		Agnew	
Smith		Wolf		Hollingshead		Crowley		Serhal	
Paul		Stiebel		Helf		Faurite/Zawitkoski		Pope	
Wickstrom		Stucker		Bertrand/Boucher		Lai		Green	
Matsubara		Leseberg		Humphrey		Granacki		Sans	
Li		Reichert		Cline		Austin		Anderson	
Newman		Middelburg		Swank		Yueh		LaRue	
Arata		Patterson		Saura		Stamler		Fodor	
Sasselli		Smith		Nodado-Rutherglen		Fafard		DaSilva	
Park		9		Ho		Chu		Marshall	
Harriett				Bayer		Rosen		Ohlsson	
Breeding				Zaslowsky		Cummings		Schill	
Toumayan				Gaw		Plebuch		Closson	
Libutti		Elmdale (37)		Wills		Lutz		Greene	
Getman/McKee		Witt*		Schmitt		Trujillo		Chaney	
Hanson		Cizcek		15		Graupner		15	
Hofmeister		Ireland				Wilkins			
Doolittle		Batley				Lawniczak			
Bailey		Lininger				Willens			
Phillips		VanWie				Lim		Kingspine (41)	
20		Hall				Granata		Apodaca	
		Rodriguez		Silver Spring (32)		Simeral		Ponce	
		Wakamatsu		Britsch		22		Sala	
		Kurt		Valentekovich				Knauf	
		Nielsen		Fujita				Elliott	
Broken Bow (14)		Gilster		Bitting				Porter	
Wiese		12		MacFarlane				Chobanian	
Strier				Medawar				Munger	
Park				Garabedian		Foxpoint (15)		Guelff	
3				Nickel		McArthur		Cohen	
				Enders		O'Neill		Sabai	
		Silver Eagle (12)		Hall		Omeze		Ghayouri	
		Hui		Dunn		Campbell		12	
		Seide		Grappey		Kim			
		Wong		Dettling		5			
		3		13					