

# Sleepy Hollow Bulletin



Time to  
Get Ready  
for the...

July

**F**... is for the **Fun Run, Flag Raising, Food, Floats, Face Painters** and, of course, **FUN**...

**O**... is for **Over-the-Top parade costumes and floats** (we need both), prizes to be had...

**U**... is for **US**, the wonderful community of people that we call Sleepy Hollow,...

**R**... is for the **Red, White, and Blue**. Let its importance and meaning not be forgotten,...

**T**... is for **Thank You** to those who make our community and country the greatest, ... and

**H**... is for **Help** -- we need it so please volunteer at [shhajuly4th@gmail.com](mailto:shhajuly4th@gmail.com)


**TAKE PRIDE IN YOUR COMMUNITY**

*Sleepy Hollow volunteers needed.*  
Contact David Swaim  
[Davidshha@gmail.com](mailto:Davidshha@gmail.com) 415-710-5504

**Numbers to Know**

**SHHA President** - David Swaim:  
[Davidshha@gmail.com](mailto:Davidshha@gmail.com), 415-710-5504  
**SHHA Vice President** - Rob Osier:  
[shhajuly4th@gmail.com](mailto:shhajuly4th@gmail.com)  
**Bulletin Editor** - Norma Novy:  
[normanovy@comcast.net](mailto:normanovy@comcast.net), 415-499-9409

 **Tennis Club** - Jeff Wells:  
[jeffwells@aol.com](mailto:jeffwells@aol.com)

 **Swim Team** - Meghan Chatard,  
[presidentSHST@gmail.com](mailto:presidentSHST@gmail.com)

 **Legend Club** - Ronda Lundbaek  
[lundbaek@comcast.net](mailto:lundbaek@comcast.net)

**Clubhouse Manager** - Steve Knox:  
[stevekno@comcast.net](mailto:stevekno@comcast.net), 415-578-8632

**Marin County Supervisor**  
**Katie Rice:** 415-473-7825  
[krice@marincounty.org](mailto:krice@marincounty.org)

**Marin County Sheriff:** 415-479-2311  
(9-1-1 if crime in progress)

**California Highway Patrol:**  
415-924-1100

*Sleepy Hollow Homes Association*  
at [www.shha.org](http://www.shha.org)

**July 4<sup>th</sup> Schedule**

**8:45 a.m. - FUN RUN**  
Sign-up at the entrance to Sleepy Hollow at the intersection of Butterfield and Deer Hollow Roads.

**9:30 a.m. - FUN RUN** will start promptly at 9:30 a.m.

**10:30 a.m. - PARADE** lines up at the entrance to Sleepy Hollow by 10:30 a.m. SHARP with your float or parade costume on!

**11:00 a.m. - PARADE** will start promptly at 11:00 a.m.

Register your float or parade participation idea at [shhajuly4th@gmail.com](mailto:shhajuly4th@gmail.com). Classic cars, decorated bikes, scooters, dogs, etc. are all welcome; we just need you to register so we can organize the line-up.

**• EXTRA SPECIAL NOTE:** Please note this year NO water balloons will be allowed before the fire truck. Any parade participants that do not want to get wet should make sure they are in front of the fire truck. No water hoses and or high-pressure water guns will be allowed.

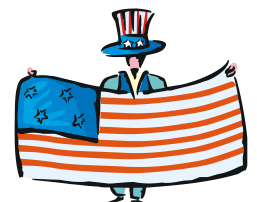
**12:00 Noon - LUNCH**

Sleepy Hollow Swim Team will be offering a hot-dog lunch, the pool will be open with face painters painting, root beer floats-a-making, all to the sounds of DJ "Sleep Dog Hollow."

**5:00 ish - 9:00 p.m. - DINNER & DANCING**

Sleepy Hollow Homes Association will be offering at a reasonable price a special July 4<sup>th</sup> feast, including a choice of BBQ tri-tip or chicken plus sides and desert or a no-meat option. A child-sized meal will also be available.

Enjoy your meal accompanied by live music and stay around to dance off the desert.



**Celebration!**



## News & Notes from Supervisor Katie Rice

### Community Character as Prescribed by Deed

In this column, I share with you a look back into our past through the lens of property ownership. I hope the perspective it provides will resonate for others as it has for me. I hope also it will lead to new insight and understanding about how our community and many others have evolved, and the greater forces that influenced who could and could not live in this very special place we are so fortunate to call home.

In 1994 we sold our home in Sonoma and purchased a home in Sleepy Hollow. During the real estate transaction process, we discovered that the original grant deed for the property (1943) included racially discriminatory language specifying conditions of occupancy and use of the property. Conditions of ownership, commonly known as Covenants, Conditions, and Restrictions or CC&Rs, accompany many grant deeds, can be very general or specific and address anything from property occupancy to street-front fencing. They can vary widely in content from community to community, and often do not exist at all.

In the deed for my property in Sleepy Hollow (and I suspect most if not all others in Sleepy Hollow and many other subdivisions), the CC&Rs include (among other more benign conditions) the following:

***“No person or persons not of the Caucasian or white Race shall use or occupy the above described land or any part thereof, and the party of the second part does hereby bind itself and its successors in interest not to do any action which will permit or occasion violation of this restriction.”***

In other words, in 1943, as recorded in the original grant deed for the property where I live today, ownership of the property was conditioned on excluding anyone other than Whites/Caucasians from ever residing, renting, using or purchasing any part of the property or residence.

Such discriminatory CC&Rs were common during the post war development of the 30's, 40's and suburban expansion of the 50's. They were one of many broadly used, institutional practices promulgated in the housing industry by the private sector and government institutions that combined to effectively limit opportunity for home ownership and restrict where people could purchase property or live based on race.

It is worth noting that prior to the 1940's, most Americans did not own their own homes. Homeownership grew rapidly in the post war period through governmental programs like the GI Bill and Federal Home Owners Loan Corporation that made home ownership financially feasible for millions who otherwise could not have afforded to enter the market. Indeed, the post war housing boom was a unique time in our nation's history. Millions of lower and middle class folks were given the opportunity to realize the American Dream – home ownership — setting them on a trajectory to build equity and wealth, the financial ability to ensure higher education for their children, and the ability to pass on financial gains from one generation to the next. Yet whole groups of people were denied the same opportunity, based on the color of their skin.

The Civil Rights movement of the 1960's led to federal fair housing laws and other regulation aimed at addressing such blatant racism in banking, insurance and housing industry generally. But the personal and societal impact of such practices continues to reverberate for individuals, families and whole communities throughout our state and nation.

While the racially discriminatory CC&R language was rendered illegal in 1968 by the Fair Housing Act at the federal level and accompanying state legislation, it glaringly lives on as originally recorded in my property deed and many others.

This week I filed and recorded a Restrictive Covenant Modification (RCM) with the County of Marin's Assessor Recorders office for my property, officially striking out the discriminatory language in per-

### Summer Is Here – Watch Out for Bikers on the Road!

School is out and summer is here – meaning more people/kids walking and biking on Butterfield road and other Sleepy Hollow streets. Please drive carefully during these vacation months – stay alert and slow down.

Parents, please remind your kids of the **Safe Biking “Rules of the Road”** and make sure your kids can demonstrate safe cycling habits before they ride by themselves!

**1. Stop, Look and Listen** before entering or crossing a road – Regardless of whether you are on foot or wheels always Stop, Look Left-Right-Left, and listen before entering traffic.

**2. Bike in the same direction as cars** – Drivers do not look for wrong-way traffic.

**3. Obey stop signs and traffic lights** – Identify upcoming intersection and how to negotiate them. Remember, you can always walk in the crosswalk!

**4. Communicate** – Use hand signals and waves to communicate with traffic.

Enjoy your summer and thank you for making our community a safer place for all!

*Butterfield Corridor Safe Streets Committee*

petuity. It may only be a symbolic act at this point, but I think an important one, representing a more thorough understanding and recognition on my part of the many opportunities afforded people like me, that were not afforded so many others, and about the forces that influenced how our community evolved. If you're interested in learning how to file a RCM let me know at [krice@marincounty.org](mailto:krice@marincounty.org) or 415-473-7825. With recent legislation the process has been simplified, costs only the price of copying fees and can be done with one stop at the Marin County Civic Center.

**Mark Your Calendars**

**SHHA Board Meeting**  
 July 6  
**4th of July Festivities**  
**Summer Social August 4**

Legend Club  Garden Party

The Legend Club June Tea & Garden Party held on Thursday, June 8, was a resounding success. Although the weather precluded dining outside, Peggy's garden was exquisite in the mist, and her home was set with long tables for the Sleepy Hollow ladies and their guests.



LEFT l to r: Peggy Maclese, Carolyn Horton, Dana Horton  
 RIGHT l to r: Ronda Lundbaek, Roxanne Washburn, Jan Blackford



LEFT l to r: Judy Ford, Norma Novy (guest), Allison Smith.  
 RIGHT l to r: Linda Novy (guest), Judy Ford



LEFT l to r: Jen Gauna, Dana Horton. RIGHT: Tami Parr



LEFT l to r: Tina Frubauf, Jennifer Winslow.  
 RIGHT l to r: Carolyn Horton, Marilyn Gilmer



### Darlene Hanley & Sharon B. Luce

*Trust Takes Time...  
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Sharon  
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 Sbluce@comcast.net  
 CalBre# 00959151



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 Greenbrae 94904

**Mixed Double Tournaments**



The first of Sleepy Hollow Tennis Club's two annual mixed doubles tournaments was held Saturday, May 27. Eight rounds of competitive tennis produced the winning team of Colleen Bertiglia and John Rushworth as they prevailed in a hard fought match over runner ups Maureen Jochum and Brad Johnson. Later that night, the awards were presented at the tournament dinner, where 50+ people gathered at the home of Lloyd Kurzweil and Ann English. After dinner, Bill Malet was honored for his service to the club. Bill has been the anchor of our board for longer than any of us can remember and he has been a member of the club since, get this, 1969! All Sleepy Hollow residents are welcome to join the SHTC.

Jay Trimble has ended his two-year term as President and Jeff Wells will be the next club president. If you are interested in joining, please contact Jeff at [jeffwells@aol.com](mailto:jeffwells@aol.com).

*Pictured below are this year's tournament participants.*



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jeff.sterley@pacunion.com • BRE#00494655



Got Weeds? Think before you spray!

Summer is here, along with a bumper crop of weeds across Marin County. Your first reaction may be to reach for that spray bottle and zap the uglies. But, that easy spray is tough on the environment, and can be harmful to the landscape, wildlife, water and even your family and pets. There are alternative ways to control weeds without using toxic chemicals!

Please see [YardSmartMarin.org](http://YardSmartMarin.org) for toxic-free ideas and tips, and prepare to enjoy a healthier and more beautiful summer.

YardSmartMarin is a collaboration of Marin County, the Integrated Pesticide Management Commission, and concerned community representatives.

SIGN UP FOR UPDATES AT [YARDSMARTMARIN.ORG](http://YARDSMARTMARIN.ORG)



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Summer Fun!



# SHHA Board Report: June Minutes

**Thursday, June 1st, 2017**  
**Call to Order: 7:00 p.m.**

**Board members:** David Swaim, Shaun Westfall, Jan Blackford, Rob Osier, Jennifer Gauna

**Non-board members:** Steve Knox

## Summer Socials & July 4<sup>th</sup> Planning Discussion

Board members planned details and discussed needs for July 4<sup>th</sup> and the Summer Socials being held on Fridays, June 16 and August 4<sup>th</sup> with the potential for an additional Social middle-to-late September. It was emphasized that more community volunteers needed.

## Sleepy Hollow Directory

Board members discussed the viability of a Sleepy Hollow Directory. At the current time, there is not enough interest to justify the high printing cost. It is recommended an on-line version be made available. We will continue to seek interest throughout the summer.

## Budget Update

Budget has been approved.

## Membership Update and Discussion

Jan Blackford gave an update on membership sales. While we are closing in on our goal for Homes & Pool memberships,



Zamira lives and breathes Sleepy Hollow real estate! Put her expertise, enthusiasm and proven track record to work today



**#1** for sales volume in Sleepy Hollow

**#1** for number of homes sold in Sleepy Hollow

**Highest** priced sale in Sleepy Hollow since 2014

**#1** for luxury home sales in San Anselmo

Zamira is proud to have sponsored the following organizations in our community: Sleepy Hollow Charitable Foundation, Sleepy Hollow Swim Team, Ross Valley School District YES Foundation, Ross Valley Breakers, San Anselmo Youth Sports, Drake High School Athletics, Film Night in the Park and many more.

Zamira Solari  
415.509.1479  
zamira.solari@pacunion.com  
www.ZamiraKnowsMarin.com



**SEE YOU ON JULY 4TH!**  
Look for San Domenico  
and the  
SD-SHHA Beach Balls!

www.sandomenico.org | 415.258.1900



we are still slightly behind last year. We are seeing more NEW non-resident members. Continued discussion over keeping pool grounds cleaned and organized. Board approved adding an additional cleaning day to the current once-a-week schedule.

## Building and Grounds Update

Building Manager Steve Knox announced we will soon have a *Welcome & Sign-In* signage at the entrance to the pool. More (new and improved)

chaise lounge chairs with a new design have been added to the existing supply. Steve also reported we are fully staffed. We have seven new lifeguards this year, totaling a lifeguard staff of 25. Ideas were shared on how to more effectively create shade at the far end of the pool beyond the pergola.

## Butterfield Safe Street Committee Update

The next meeting will be held in two weeks.

Adjourned 8:30 p.m.

**4th of July Hotline:**  
**shhajuly4th@gmail.com**

To enter a float or march in the parade, please email your name, contact information, and description of your float or parade idea to **shhajuly4th@gmail.com**

# Sleepy Hollow Directory Information Sheet

We are still trying to solicit information for our new directory.

We have over 850 homes in Sleepy Hollow and have only been able to verify 300. It is very important that we have our directory as accurate as possible.

If you haven't already responded to previous requests, could you please fill out this form and mail it to:

**Sharon Adams, 1 Sulphur Spa Road, San Anselmo, CA 94960**

Or make your life easy—email the information to **Sadams131@comcast.net**. We can print any information that you submit, but it would be nice to have at least a telephone number or email for each residence.

If you prefer no contact information, let us know that.

Here is what we need:

Name \_\_\_\_\_

Street Address \_\_\_\_\_

Cell #s \_\_\_\_\_

Home Phone # \_\_\_\_\_

Email \_\_\_\_\_

Email \_\_\_\_\_



## SLEEPY HOLLOW REAL ESTATE

Resident real estate advisors with many years experience in selling Sleepy Hollow homes. Call for advice or with questions about the market and home values.

**Peter & Karin Narodny**, Sotheby's International Realty, 415-847-4899, peter@marinrealestate.net. *"We donate \$500 to the Sleepy Hollow fund for every neighborhood home that we sell."* BRE #00708646

## DOWNTOWN FAIRFAX INVESTMENT

Retail commercial space & 2 residential units- 59, 61 & 61 Bolinas Road. Seeking a 'close-to-home' investment property in Marin's fastest changing town? Go to FairfaxTriplex.com for more info. \$1,095,000

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## BEFIXED COMPUTER SOLUTIONS

Long-time Sleepy Hollow resident with years of tech experience. Fix your wireless, upgrade to Win7, speed up your computer, digital photo, networking, upgrades. Only \$45 per hour! Call **Dennis Crumley** at BEFIXED, 415-706-7396.

## GIRL/FRIDAY HANDYWOMAN

Need help working through your to-do list? Girl Friday **Louise Berto** can organize your papers, help clear out your kitchen cabinets, office, closets and/or garage, fix torn screens, sort, sell or ship your stuff, troubleshoot your computer/internet/cable system (and teach you how to use your smart phone/tablet), and program your garage and TV remotes. Licensed and bonded; local references. Energetic, empathetic help for troublesome tasks. Call Louise at 415-460-1346 or cell 415-810-4704

## FREE! COMPOSTED HORSE MANURE

for essential mulching and soil amendment. Easy access; bring your own shovel. Call the Bertos at 415-454-2923.

## FAST AND FRIENDLY MAC HELP

I'll help you get your Mac, iPad, and iPhone to play well together. 24 years solving Sleepy Hollow's Mac Problems

## Help with Mac, iPhone and iPad

- Mac OS installs & Upgrades
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- Printers and wi-fi Setup
- New Mac shopping (I will guide you to the

right Mac for you, and help you find the best price on it, I have great resources for new and used Macs.

- I can move data from old Mac to your new Mac or iPad or iPhone.
- Show you the best way to use iPhotos and Photos app
- I can show you how to get the best out of your iPhone and iPad

Favorite of Families & Seniors Call 7 days/week. 10 am-8 pm After-dinner house calls available. Mac Attack? Call **Zack!** 415-721-2127.

## HANDYMAN

Les Ditson specializes in repair, restoration, and/or installation work for people who want solutions more than remedies. A Sleepy Hollow resident himself, Les is an excellent neighbor to have! *"Les Ditson is a skilled, careful craftsman as well as all-around repairman. He's the one to call if you want a handyman with a brain."* A.S. - San Anselmo, **Les Ditson** 415-497-0523.

## THINKING OF SELLING?

Do you feel overwhelmed at the thought of prepping your house for sale. Let Darlene and Sharon ease you through the process, providing expert service, referrals and results. We've been selling homes in Sleepy Hollow

for 30 years.

**Darlene Hanley & Sharon B. Luce** "The Sleepy Hollow Specialists" Coldwell Banker Real Estate Global Luxury Specialists (415) 454-7600 Darhanley@comcast.net CalBRE#00945576.

## NEED A CERTIFIED LIFEGUARD?

Having a pool party and need a certified lifeguard? Please call or text Gina Wyatt at 415-309-8630. Gina's son is a 9th grader at Drake, has been on the Sleepy Hollow swim team for 7 years, plays Water Polo at Drake, and has participated in the Junior Lifeguard program at Stinson Beach for many years. He is available on and after June 21. We look forward to hearing from you.



...and more Summer Fun!

## Sleepy Hollow Presbyterian Church

*Home of the Justice Garden and the Mexico Mission*

All are welcome - Come Build a Better World  
Feeding the Hungry and Bringing Dignity to All People  
Sunday mornings at 9:30 a.m. Inspiration, Music, Friendship  
Children's Program provided

Justice Garden team welcomes green thumbs  
Singers rehearse Wednesdays at 7:30 p.m.

### • Summer Storytelling Series Starts June 25

Turning Point Stories will be featured

### • Mexico Mission Homebuilding Trip 2017

This is our 19th year, and this year 62 volunteers—10 adults and 52 high school students, many from the Hollow—built 4 houses for needy families. It was a moving and meaningful experience for all. (Volunteers pictured at right.)

Rev. Bev Brewster, Pastor, 100 Tarry Road,  
San Anselmo, CA • 415-453-8221 • 415-446-8267 cell  
www.sleepyhollowchurch.org





**Sleepy Hollow Homes Association**  
 1317 Butterfield Road  
 San Anselmo, CA 94960

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RETURN SERVICE REQUESTED

**June 2017** | *Get more information about the Sleepy Hollow Homes Association at [www.shha.org](http://www.shha.org).*

## PACIFIC UNION



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— Amy and Chris Wheels

**iLiveInMarin.com**



**Sean Solway**  
**Luxury Property Specialist**  
 415.971.0985  
 sean@SFMarinHomes.com  
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**The Sleepy Hollow Bulletin** Content and advertising deadline is by the 10th each month (i.e., Oct. 10th deadline for placement in the October newsletter that would be mailed by the end of October).

The Bulletin is published monthly and mailed to all of the approximately 800 Sleepy Hollow homes 4 times a year: March, June, September and November. The Bulletin is mailed to *only* the member homes in the remaining 8 months.

**DISPLAY ADVERTISING RATES** One-quarter page size: 3-11/16" w x 4-5/8" h; per issue—member \$75; non-member \$100. **Please send digital camera-ready display ads. Payment must be received your with ad!**

**Business card size:** 3-11/16" w x 2-1/8" h; per issue—member \$38; non-member \$50. Camera-ready art. **Please send digital camera-ready display ads. Payment must be received with order of ad!**

**CLASSIFIED ADVERTISING RATES** SHHA member personal or business multi-line ad—\$15/issue, \$180 per year. Under 21 years free. Non-member personal or business ad—\$30/issue, \$350 a year; Under 21 years \$10/issue. **Payment must be received with ad order!**

**Email Classified Text and/or Display Advertising Files** (doc, docx, pdf, jpg, tiff, eps) to Editor, Norma Novy/Acorn Graphics at [normanovy@comcast.net](mailto:normanovy@comcast.net), 415-499-9409. **Mail Advertising Checks when ordering:** Ads, SHHA, 1317 Butterfield Rd., San Anselmo, CA 94960.

**NOTE: Please send digital camera-ready display ads. Payment must be received with order of ad!**