

BOARD MEETINGS

**Third Wednesday,
every other month**

Country Club at 4:30 pm

Mutual Water Co. at 5:30 pm

BOARD MEMBERS:

Country Club:

President: Philip Hartley

Treasurer: Clelia Baur

Secretary: Clelia Baur

Director: Doug Bridges

Director: Doug Moore

Director: Bob Gunion

*Historian: Betty Helf

Water Company:

President: Norma Simmons

Vice President: Vacant

Secretary/Treasurer:

Director: Chris Smits

Director: Richard Tracy

Director: Carina DeHererra

Administration Office

8475 Harbor View Drive

Financial info: 707-279-8544

Fax: 707-279-0118

Send eMail messages to

Visit our Website:
rivierawesthoa.com

RivieraWest@gmail.com

Office Hours/Days:

Mon., Tues., Thurs.

9 am to 3 pm

Wed. 9am to 11 am

Friday 9am to 3:30 pm



*Riviera West Country Club
Harbor View Mutual Water Company*

News

July 2018

Visit our WEBSITE ... rivierawesthoa.com

Issue 94

Next Country Club Board Meeting is July 18, 2018 at 4:30 pm
Next Mutual Water Co. Board Meeting is July 18, 2018 at 5:30 pm

President's Report

Philip Hartley, President, Riviera West Country Club

July marks the start of the fiscal year for Riviera West. Our closing balance sheet for the 2017-18 fiscal years shows a good correspondence between predicted and actual revenue/expenses and a healthy ending balance. The Board approved a preliminary budget for 2018-19 at the annual meeting in June and will adopt a final budget at the regular meeting on July 18, 2018. No increase in HOA dues are anticipated.

Less positive is the early start of the fire season. I hope you will take a moment to review your prevention and evacuation plans. Our fire safety program issued 107 citations for unsafe conditions this June. Most of these were low severity, tall grass and weeds. Property owners have 45 days to clear the cited conditions. Our free chipping day was a big success with 50 piles of debris removed. Kudos to property owners who carefully followed guidelines that helped the chipping company (Timberline) make a clean sweep of the piles.

(Cont. next page)

Norma Simmons, President, Harbor View Mutual Water Company

Fellow Property Owners,

The heat of summertime is once again upon us; now is the time to do weekly checks on outdoor drip systems. These systems save money and water but are also the biggest source of leaks the water company finds. Make sure to cycle the drip system while you're outside to check for drippers that have come off or lines that have come apart; look for unusually green or wet areas.

The contract between Konocti Harbor and Harbor View Mutual came to an end on July 6th. The Board and community wishes them the best of luck in the future and hope they get the resort open in the next two years as they plan.

The water operators have started the process of exploring costs and what would be required to have generator plugs and generators available in case of emergency. The biggest problem that arises is the need for four different generator set-ups as that is how many pump stations we have to run at a time.

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Water bills

Meters are read during the first few days of every other month, billings are created immediately thereafter, and water bills are sent out, usually by the 5th. Your water bill is DUE UPON RECEIPT since it is for service you received during the two months just prior to the billing. Any question? Call the office ... 707-279-8544.

(Hartley, Cont. from pg. 1 column 1)

. We still have a supply of the fire retardant that can be used to create a defense against burning embers, the main source of wildfire propagation that we have seen the past two years. PhosChek is the same retardant used by all the firefighting agencies and comes in clear liquid form. One jug makes five gallons of spray and 15 gallons of spray is enough to create a six-foot-wide boundary around most houses. You can pick up the product at the Riviera West office. The cost is \$22 per jug.

The Ladies' Club welcomed the summer with the first TGIF party of the season on June 22. This cheerful gathering afforded new property owners a chance to meet their neighbors and pick up some local info. The completed new kitchen was also on display.

The Board is actively reviewing and planning potential projects for the coming year including, but not limited to:

- Replacing the stairs from the parking lot to the pool.
- Replacing the fascia board and rain gutters along the edge of the clubhouse roof.
- Creating a park in the grass area just below the office to include low maintenance hardscape and landscaping and a shaded structure for picnicking. We will be asking for some volunteer labor to reduce the cost of the project.
- A recreational area in the current grassy area to the left of and below the pool.
- Possible expansion of the dock facilities in the marina.

As always, we are happy to welcome new volunteers for our operational committees; Architectural Control and Planning; Ladies Club, Fire Safety, Pool and Marina Committees.

The office has returned to its regular business hours.

 <small>Riviera West Country Club • Harbor View Mutual Water Company</small>	
MON.	9:00 AM – 3:00 PM
TUE.	9:00 AM – 3:00 PM
WED.	9:00 AM – 11:00 AM
THU.	9:00 AM – 3:00 PM
FRI.	9:00 AM – 3:30 PM

(Simmons, Cont. from, pg. 1 column 2)

Even having plugs installed would be a big step forward. Rental generators are available but we currently have no way to connect them.

We ask in the event of a wildland fire please DO NOT turn sprinklers on or attempt to wet roofs and outside areas, this just uses the precious reserves of water we have for the firefighters who can use this water in a much more effective and localized manner. Water companies during the Valley, Clayton, and Pawnee fire reported running out of water long before the fire had reached the communities from homeowners misguided attempts to save their homes.

Norma Simmons

PG&E and Your Tree

PG&E has stepped up its program of trimming or removing trees that pose a threat to power lines, a commendable effort. The past few months have seen cutting at more than eight properties in Riviera West. While PG&E is legally authorized to trim a tree at the point that it is in contact with a power line, it must obtain owner permission to partially or completely cut down a tree on private property. If you are contacted by PG&E to cut a tree on your property you should be aware of the legal responsibility you will be asked to assume. The utility's current policy is to only remove or chip very small branches (<4" diameter) and you will be asked to sign an agreement that you are responsible for removing all other wood and debris. Removing this wood debris is required by Riviera West as part of its rules and regulations and fire prevention policy.

This year more than eight to ten properties were affected by this process. Riviera West applied for and received a small grant from the National Fire Prevention Association because of the heightened level of PG&E tree cutting and the feeling that property owners may have been caught off guard by removal requirement. Using a local service company and a few volunteers, we removed 5,500 pounds of wood debris. However, PG&E continued cutting after the funds ran out and several property owners are now facing removal costs.

We have initiated discussions with PG&E's local area Vegetation Program Manager to seek a change in their policy, especially in HOAs where owners are put in a potentially expensive conflict with their CC&Rs. The response has been positive and we believe they will remove all current wood debris up to 10" in diameter and develop a new policy for the future. Good news.

We appreciate the cooperative response we have received from PG&E and look forward to further collaboration to promote fire safety.

Calendar

Ladies' Club meetings are held the 2nd Wednesday of each month at 10 am in the clubhouse, September through May. You don't have to be a member to come and check out a meeting to see if you are interested in joining our club.

Upcoming Events

Please bring an appetizer to share & BYOB

TGIF's ARE DROP IN

T.G.I.F.


July 27th Friday 5:30 pm- Hosts Karen Whittington and Linda Prather

August 10th Friday 5:30 pm- Hosts Norma Simmons and Jan Wilson. Pool Party!! Hawaiian Theme

August 24th Friday 5:30 pm- Hosts Moe Hosts Norma Simmons and Jan Wilson

September 7th Friday 5:30 pm- Hosts Carina DeHerrera and Bobby Gunion, Marina Party

September 15th Saturday 5:30 pm- BBQ 5:30 Appetizers, 6:30 Dinner, Sponsored by the Ladies' Club. Details to follow.

RSVP MUST BE SENT TO JAN WILSON AT JANMAR61@MCHSI.COM OR 279-0490

**Ladies Club Dinners: Cash and checks accepted.
Please make checks payable to the
Riviera West Ladies' Club or RWLC**



Annual Yard Sale will be Friday October 5th and Saturday October 6th 2018. Please contact Norma at (707) 279-9604 to sign up.



PRESIDENT'S REPORT

First, I would like to present and thank the new Ladies Club Board: Linda Prather and Kerry Moore, Co-Presidents. Norma Simmons, Vice President. Monique Kubach, Treasurer and Karen Whittington, Secretary. I am looking forward to working with you this upcoming year! I also want to thank Jan Wilson for being Secretary the past 2 years and being our RSVP gal. Thanks Jan!!

Muchas Gracias to Barbara Curtis and Sandra Estrada for the delicious Mexican Dinner in May! They were the first ones to christen the new kitchen and did a great job. Greg Curtis and Alan Estrada were a big help and excellent servers. The entrees were wonderful along with the sides. We appreciate the special care that was taken with the homemade beans, rice and cornbread. Everyone had a great time! Thanks, Ladies!! The Ladies' Club luncheon was well-attended. We are still on the search for the perfect venue as the last few places have fallen short. Any chefs in the neighborhood?

We enjoyed the camaraderie! It's not too late to join the Ladies' Club for the upcoming year. You can also just show up to a meeting to see what we are all about. Contact me for more information. As we roll into summer our TGIF's (Thank Goodness it's Friday) will be starting. Just come down to the Clubhouse at 5:30 with an appetizer to share and your own drinks. Some of them have themes. You can join in with the theme or come as you are. Check your email for dates and themes. Our first TGIF was on June 29. We took the opportunity to welcome new neighbors to the neighborhood. There have been many new people in the last several months and this was a good chance for them to meet one another and to hear about Riviera West from some of the long-time residents. For this first TGIF, the Ladies' Club provided extra appetizers and wine for those new neighbors who attended. It was great to see such a good turn-out!

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(Moore, Cont. from, pg. 4 column 2)

In September we will have our Annual BBQ, sponsored by the Ladies' Club. We will also have our Paint and Sip party and trip to the Calpine plant. Details to follow.

Be thinking about cleaning out unused items and donating them to the Community Yard Sale in

October or selling your items at home. Norma Simmons does an excellent job organizing this event. Look for more information coming soon.

That's it for now. Enjoy your summer and keep cool.

Kerry Moore

Is your propane tank UNDRESSED?

Don't let a naked propane tank ruin the pleasant aspect of your property and your street! Though the tanks are a necessity, they do not have to detract from the beauty of our community. The Riviera West Architectural Guidelines to Building specify that propane tanks must be "concealed on three (3) sides with vegetation, landscaping or approved fencing."

Shielding your propane tank from view is an opportunity to improve the look of your property. Options include wood lattice, wood fencing and fire-resistant landscaping. If you want to use plantings to disguise your tank, choose plants that comply with the Riviera West Fire Safe Committee recommendations for size and proximity to structures. The goal is to conceal the tank as much as possible from the street and neighbors' properties, but still allow access for your fuel provider.

Be good to your dog, and a good neighbor too.

There has recently been an increase in reports of loose dogs in Riviera West. Keeping your dog on a leash or in a fenced area is important for the comfort and safety of everyone, including your canine companion.

When they are off the leash, dogs may confront and disturb people who are walking in the neighborhood. Keep in mind that folks walking by could be seniors, children or people who are not comfortable with dogs.

Please remember that in Riviera West, dogs must be on leash when not confined on your property. As stated in the CC&Rs, "Absolutely no dogs are to be permitted to run loose in the community. This requirement includes pets and animals belonging to owners, tenants, contractors, guests and/or vendors." Property owners may incur a \$250 fine for failure to observe this policy.

Your dog may instinctively consider the street in front of your house as property they should defend, which can cause him or her to rush out and confront someone walking by. More than once, we have seen owners who are sincerely shocked to see their otherwise gentle pet act this way. If you are working outside or in your garage, or taking your dog for a walk, please be sure your dog is secured.

Thank you to all the dog owners in our community who are helping their animal companions be good neighbors!

Lake County Time Capsule: Hot springs history

Kathleen Scavone

Lake County's heyday of hot springs resorts occurred between 1875 and 1920. Some resorts were well-known prior to that, however.

Our county's hot springs history is remarkable and diverse. Back then, folks from the cities and countryside would flock to Lake County to soak and swim in the many and assorted spring waters that ran from hot to cold. Many of the precious waters were bottled for consumption and boasted healing cures for whatever ailed one.

Lake County's spring waters or resorts numbered in excess of 100. They included Allen, Bear, Grizzly, Harbin, Royal, Siegler, Wilbur and many more.

California Indians took advantage of the many hot springs in what is now Lake County when the springs were used as gathering places and spiritual oases for centuries, long before the Euro-Americans "discovered" them.

Lake County's hot springs originated due to an intense heat deep below the earth's surface.

Layers of rock heat up which are situated above the molten rock. The magma is thought to be located about 4 miles beneath the earth at The Geysers, which is now known as the largest geothermal field in the world. Since the rock is layered with fractures, water is heated naturally, creating hot springs and fumaroles across the land.

The book, "History of Lake County 1881" states:

"The springs of Lake County are a marvel, and to write of their beauty and usefulness would require the pen of a poet. They may be divided into three general classes, as follows: Pure cold water, cold mineral water, and thermal mineral water. Of the first there are thousands and thousands; every hill and mountain side teem with them, and the weary traveler and his thirsty beast find streams of pure water, cool and fresh, gushing from the wayside banks, and gathered into troughs for his convenience. The flow of these springs vary from a few gallons a day to barrels per minute.

The largest flow, perhaps, in the county, is from the Howitzer Spring, the stream from which crosses the road a short distance north of the toll-house on Cobb Mountain. The amount of water which comes pouring forth from this

place is something wonderful to contemplate, and, what is more strange, the yield seems to be always the same; winter's flood nor summer's drouth seem to have no appreciable effect upon it."

Anderson Springs was a popular destination for work-weary vacationers. Anderson Springs began operation in 1873. There were accommodations for 30 at the hotel, and there were also bathhouses which utilized the nearby hot springs. One could also take a steam bath on the creek's hot spring. Some of the springs at Anderson Springs were hot and some cold, with a total of nine different springs. The minerals which could be enjoyed included iron, magnesia, sulfur and combinations thereof. Anderson Springs advertised, "No fog. No harsh winds. Sparkling trout stream bordered by trees. Ferns and flowers. Lovely wooded trails. Grand mountain scenery."

Harbin Hot Springs has a long resort history since it was settled by James Madison Harbin. In 1866, soon after his arrival, it became a destination resort. It was a common site for travelers to pull in by stagecoach, having endured a nine-hour journey from San Francisco. Besides "taking the waters," guests had the option to play games such like croquet or bocce ball. It was not uncommon for famous folks like heavyweight champion Jim Jeffries to train at Harbin in the early 1900s.

Another popular hot springs resort was Howard Hot Springs. They were located farther up Big Canyon Road, outside of Middletown, past the road from Harbin Hot Springs. Their brochure boasted, "The door to health. We are sure that one visit is enough to convince you on your future vacations. Ask your doctor."

After World War I, when the Model T Ford car began to pop up across the country, the hot springs resort industry in Lake County declined. Then, folks chose to vacation where the highways led them. Since Lake County was far off the beaten path, the numbers of hot springs resort vacationers diminished almost to the point of no return.

For these historical documents, we wish to give a special thanks to Betty Helf for her efforts.