



Wicklund Village Voice

Shane C. Nielson
Real Estate Depot
Realtor

186 South K St.
Livermore, CA
Phone: 925-443-3600
Cell: 925-876-6153
E-mail:
shane@shanesellshomes.com
Www.WicklundVillage.com

Volume 1, Issue 14

June 2005

CSD Community Meeting Notes

On Thursday, May 26th, the CSD Community Meeting was held in the Multi-Purpose Room at Wicklund Elementary. In attendance and speaking at the meeting were: Eric Teed-Bose (Trimark), Leroy Ornellas (CSD Board President) and Guy Houston (Assemblyman). Many topics were discussed. Those of interest to the majority in attendance, and folks around town, were:

Additional Sponsors:

It's as easy as it looks
See for yourself! I can help you quickly and easily preserve precious photos and memorabilia in keepsake, scrapbook photo albums.
Call me today
Ginny Clements
Independent consultant
96 McDermott Ave
Mountain House, CA
(209) 836-8762
GNC2@charter.net
MEMBER
Money Keeping at Its Best
Special Services • Travel • Gifts • Supplies • Stationery • Cards
www.ginnycl.com

FARMERS
FELDMAN INSURANCE SERVICES
Auto • Home • Life • Business • Commercial
"Insurance Solutions To Fit Your Needs"
3170 Crow Canyon Place, Suite 120
San Ramon, CA 94583
Bus: (925) 901-0480
Fax: (925) 901-0486
Cell: (510) 508-5108
E-Mail: mfeldman@farmersagent.com
Michael Feldman
Principal
Lic. #OE19326

Enforcement of CC&R's. As of now, the CC&R's are enforced on a complaint basis. If you see an issue (i.e. a yard that needs to be kept-up, boats/RV's parked on the street for too long) you should contact Jerry at the CSD offices at (209) 468-9997.

Grocery store and other amenities. The grocery store is still several years away, according to Eric Teed-Bose, but could be as soon as 3 years. They hope to break ground on the project in 2006. Pegasus, the developer for the property along I-205, plans to try to break ground on the gas station (Chevron) and other retail (fast food) by then end of 2005 or early 2006. Also, some plans are in the works to begin commercial space near Wicklund, and the business park near I-205. In addition, Delta College plans to have the first phase of the extension ready for classes by September 2007.

Mountain House Parkway. Widening of Mountain House Parkway continues to be held-up. This process could take several weeks before it is resolved, and the first phase of the widening project will take a year to complete after work resumes.

Other development. Pulte plans to break ground soon on the first phase of townhomes in Mountain House. The Age Restricted Community, far north of Mountain House, plans to begin work soon, and could begin selling as early as 2007. Trimark also plans to begin work in early 2006 on the first phase of the sports park to be located in Town Center, just North of Wicklund Village.

Visit WicklundVillage.com and BethanyVillage.net

Averaging nearly 150 visitors a day, and boasting a forum membership over more than 250 members, WicklundVillage.com remains a popular place for homeowners and residents to receive updates on local news and events. BethanyVillage.net will provide the same services to Bethany Village as WicklundVillage.com has for Wicklund. These resources are there for ALL residents, and we hope you enjoy them.

www.WicklundVillage.com & www.BethanyVillage.net

**Sponsored by:
Shane C. Nielson**

**I don't list homes,
I SELL them!**

Lots of things are happening around Mountain House. New neighborhoods being built, new schools being planned, and new neighbors move in every week.

If you or anyone you know is looking for information on moving into Mountain House, please don't hesitate to give them my contact information. If you are preparing to sell your home, call me and let me show you how you can take advantage of all the things I can offer you.

Shane C. Nielson, THE Mountain House Realtor.

If your home is currently listed for sale with another agent, this is not intended as a solicitation of that listing.

Community Update

As of April 26th, Roxbury and Heritage continue to release homes in Wicklund Village. Model homes are still in progress for Heritage. Bethany Village had over 50 new permits issued in the last two weeks, with model homes underway for all three Lennar communities currently selling homes (Bellshire, Creekside and Woodwinds). Centex Homes is also building their first homes in Mountain House called Cardona. Model homes are currently being built.

Tentative plans for Villages A and B were presented to the Lammersville School Board at their April meeting.

For information on release dates and floor plans for Bethany Village or Wicklund Village, check out WicklundVillage.com and BethanyVillage.net.

Upcoming Events

Here are some community events scheduled for the coming weeks. For more information visit:
www.WicklundVillage.com

Mother's Club (6/14)

Bunco Night (6/15)

Guy's Night (Poker Night) (6/18)

Community BBQ (6/25)

School Governing Board (6/28)

Second BBQ of 2005 on June 25th.

The first BBQ of 2005 was a very successful. Numerous residents of Wicklund Village turned out to meet some of their neighbors, enjoy the beautiful weather, and enjoy some great food. The weather was very nice with the exception, of course, of the breeze.

Like last year, this event will take place a few times over the spring and summer. The next BBQ is scheduled for June 25th at 2:00 PM. These community events are open to everyone who lives in Mountain House, and are pot-luck style events where you can bring some of your favorite foods to share. So bring your appetite, a dish to share, and your neighbors and get to know your community.

First Annual Mountain House Golf Tournament

On Saturday, May 14th, the First Annual Mountain House Golf Tournament was held. Funds raised went to support the two local schools, Wicklund Elementary and Lammersville Elementary. Dozens of golfers enjoyed a beautiful day at the Brentwood Country Club. After golf, an awards dinner and raffle took place at the course.

Overall, several thousand dollars were raised for the school foundations at Wicklund Elementary and Lammersville Elementary. This event was very successful as a result of all of the hard work by local residents who volunteered their time and energies to the event. Thank you, and we'll see you next year!