

September 2004

Volume 1, Issue 1, Series 2

# PHA Newsletter

Published by the Panoramic Hill Association

Berkeley/Oakland, California

## Announcements:

- General Meeting September 26<sup>th</sup>.
- Annual Emergency Preparedness event October 3<sup>rd</sup>.
- BAHA Tour scheduled for Spring 2005.
- Oakland Planning Commission approves rezoning.
- Save paper! Signup for electronic delivery at: PanoramicHill.org

## Inside:

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## Repairs begin on lower Panoramic

**By Paul Abboud**

A stretch of roadway along lower Panoramic Way between the two first hairpin turns (roughly between 64 and 72 Panoramic Way) is scheduled for repair around August 31<sup>st</sup>. The road surface has suffered damage over time by constant water flow across it. This water comes in part from naturally occurring drainage onto the road at about 72 Panoramic Way. Additional major water flow across the road surface during winter storms has added to the damage, in large part due to lack of appropriate gutters.



Earlier this year, crews from the Berkeley Public Works department installed a temporary pipe alongside the road to divert water that otherwise would have continued to flow across the surface of

the road. As part of the planned resurfacing project, Danny Akagi, an engineer at Berkeley's Public Works department, intends to reestablish a proper flow line for draining water.

See Repairs pg 5

## Oakland rezoning recommended for approval

**By Eric Choate**

On August 18<sup>th</sup>, 2004 the Oakland Planning Commission voted to recommend for approval by the City Council the proposal to rezone the Oakland portion of Panoramic Hill from R-20 to R-10.

The proposal, drafted by Heather Klein, City of Oakland Planner, proposes to rezone 303 developed and undeveloped lots with stricter zoning regulations. Under current zoning regulations the minimum lot size is 12,000 sq ft. Under the proposed

zoning the minimum lot size increases to 25,000 sq ft. with a minimum lot width of 100 feet. Additionally, the property line setbacks would increase for both vacant and developed properties. Setbacks are the distance permanent structures must be from the property line.

See Rezoning pg 2

## Rezoning (continued from cover)

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*“residents spoke both in support and in opposition to the rezoning.”*

The front setback (by the road) would increase from 20 feet to 25 feet. The rear setback would increase from 25 feet to 35 feet. The 6 foot or 15% of the property width (whichever is greater) side setbacks do not change between R-20 and R-10 zoning, nor does the 30 foot height restriction. According to the staff report “Existing lots that do not meet these requirements would be considered substandard. This would be the majority of lots in this area (285 total). The rezoning does not prevent a property owner from developing an existing vacant substandard lot if it was created legally prior to the rezoning taking effect...Owners of substandard lots containing existing homes would not be prevented from making modifications to their homes as long as the modifications met all the (new) required zoning requirements”.

The staff report shows the proposed rezoning would reduce the number of

potential units in this area from 260 to 254. The rezoning accomplishes this reduction by preventing the subdivision of 7 lots currently larger than 25,000 sqft.

This year there have been two Planning Commission hearings, one special projects meeting, and one meeting between City of Oakland and City of Berkeley planning staff regarding the rezoning, and other environmental issues facing the neighborhood. “(Oakland) Staff received public comment letters regarding the project and several residents spoke both in support and in opposition to the rezoning”.

Many Panoramic Hill residents are concerned with solving the neighborhood’s access, congestion, and infrastructure issues without spurring over development. To address this, Heather Klein maintains “The proposed rezoning would not completely solve all the problems present in the

neighborhood, but it is an appropriate first step toward that goal”.

Existing home owners that would be adversely impacted by the rezoning are seeking a solution such as a lot merger ordinance suggested by the City of Berkeley that would have a larger impact on future development without effecting existing home owners.

Having been approved by the Planning Commission, the proposal must now go before the Oakland Community and Economic Development Committee for another public hearing before being sent to City Council for a vote.

Heather Klein will be on hand at the September 26<sup>th</sup> General Meeting to answer any questions regarding the rezoning. In addition, the PHA plans to post all public documents surrounding the issue on the PHA website before the meeting. You may also contact Heather at [hklein@oaklandnet.com](mailto:hklein@oaklandnet.com) or 510-238-3659



## Rambles from the President

**By Jerry Wachtel**

Welcome to my first set of rambles as President of the Panoramic Hill Association (PHA), and welcome, too, to the first PHA newsletter in our revised format. Our new Board of Directors, has

many plans and ideas in store for the Association this year, and this revitalized newsletter is one of the first products of this evolving vision that you will see.

In issues to come I hope to use this column, not

only to communicate with you about current events, what our Board is doing, what issues are facing us as a community – but also as a forum to share with you some of my thoughts on what we are all about as a neighborhood.

See President pg 3

## President (continued from pg 2)

Although I am a relative newcomer to Panoramic Hill (my wife, Renee, and I, moved here four years ago and have just completed a nearly two-year renovation of our home), I am not new to homeowners' associations, unique communities, or historic neighborhoods. Before coming to California, we lived for 20 years as "urban homesteaders" in the Federal Hill National Historic District in Baltimore, Maryland – and we were very involved in efforts to preserve, protect and revitalize a small community of early-to mid 19<sup>th</sup> century buildings that had been threatened with demolition in favor of an Interstate Highway. Although we won the "battle of the road," our Association was always on guard against constant threats to the community's history, integrity, and character. It surprises me every day that the issues that face us on Panoramic Hill have so much in common with those that faced us on Federal Hill, despite the vast differences between the two neighborhoods in so many obvious ways.

I believe that Panoramic Hill is, on its face, a remarkably coherent, intact, and integrated place. It is a place that combines great natural beauty with a handsome built environment, literally steps from one of the most culturally diverse and

stimulating small cities in the world. The hill's topography and architecture compare favorably with some of the great hill roads of Europe – the road follows the contours of the land, the houses (representing multiple architectural periods) maintain considerable original "fabric" and hug the hillside in a way that makes them seem "as one" with the land.

But beneath this homogeneous façade I believe that we are really a community of great contrasts and occasionally deep divisions. Many hill residents were born and raised here whereas others who have recently arrived have no "grounding" to Panoramic Hill other than discovering it for themselves and wanting to be a part of this special community. There are homeowners, but also many renters. There are property owners in residence, and there are absentee landlords. There are those who think that the gates to future development should be closed, and those seeking to reduce barriers to future growth. There are those who find the hill's aging, failing infrastructure a welcome hurdle to future growth, and there are those who are just as adamant that the road, the sewers, and the emergency access be upgraded, if not for the opportunities that this will

provide for future development, then at least for our own safety. There are Berkeley residents who resent their Oakland neighbors "speeding" past their homes twice a day, and there are Oakland residents who think that their Berkeley neighbors are working to limit their rights to develop or use their property as they see fit. There are folks who think that Cal is the 10 ton gorilla whose insatiable need for growth is, by definition, at odds with the preservation of our way of life on Panoramic Hill; and there are those with long ties to the University whose loyalties are not nearly so clear cut. Of course, as in any community, most folks hold views that fall somewhere in between these extremes.

But the fact (or, at least my view of the fact) is that these differences are real, some of them run deep, and they affect our lives here, not just on a daily basis – but potentially well into the future. As I see it, the Panoramic Hill Association, through its elected Board of Directors and through the active participation of its members, has both the responsibility and the obligation to influence, as best it can, the discourse that may help to determine the resolution of many of these issues.

The good news, in my opinion, is that the views that we share are far

stronger than those that divide us. We live in a stunningly beautiful environment and enjoy a quality of life that would be hard to equal anywhere else. As a result, there is little that we want to change. In a very real sense, I believe that we want to preserve the status quo while eliminating the frustrations and annoyances that detract from our ability to preserve, protect and defend this lifestyle.

Thus, we must continue to be proactive as Panoramic Hill residents and as an Association or else we will find ourselves on the sidelines as one after another of the ongoing threats becomes reality. A healthy dialog among us is, in my opinion, the best first steps we can take to identify our priorities and common goals and to focus on them.

Not a week goes by without one issue or another demanding our attention. It is all too easy for a community association's Board to be driven solely by daily issues such as parking, traffic, building permits, sewer backups, signage, overgrown trees and shrubs, noisy neighbors, or wild parties. There are other omnipresent issues as well – particularly, for a neighborhood such as ours, the threat of fire – about which we must remain vigilant, focused, and prepared.

See President pg 4

## President (continued from pg 3)

The Board cannot, and should not, ignore these daily threats or ever present dangers.

But in my opinion the Board must do more. I believe that one of the key functions of a Board of Directors of an organization such as this is to develop and follow a vision for the long range future of the organization and the neighborhood that it serves, and that time and effort must be devoted to these issues as well. I am thankful that our new Board agrees about this – so much so that we have agreed to hold a retreat in the near future specifically to begin to address the development of such a long-term vision.

In my opinion we will not succeed without direct, ongoing, two-way communication with our neighbors and “stake holders.” And, to that end, one of the first changes that the Board is making is to improve our communication with all of you. This Newsletter, in its revised format, is one of the first steps that you will see. We will continue to experiment with the

content and format of the newsletter, and we value your feedback as we do so.

You will also see, in the weeks ahead, improvements to our electronic communications network, including PHA website which has been operating under the constraints of its host organization since it was first established two years ago. Obviously, electronic communications can be timelier and better focused than printed, hand delivered materials. But, be assured that we will not abandon those of you *without web access*. We will continue to print and hand-deliver our newsletter as well as notices and fliers when more urgent information must be disseminated. It should be noted that largest ongoing expense of PHA is printing and reproduction of these materials. The faster and more completely we can move toward electronic communications the more we can use our limited financial and human resources for more important purposes.

In closing this first set of ramblings, I must say that these changes will be evolutionary. We owe a deep debt of gratitude to Alice Taylor for her superb work with the newsletter for the past several years. Only her recent illness prevented her from carrying this great work forward. And to our immediate past Board of Directors (several of whom remain on the Board) and particularly the unfailing vision, dedication, courage and leadership of President Janice Thomas, I owe a sincere thank you for guiding the Association forward, for keeping our focus on the critical issues of the day, and for ensuring that the long term “big picture” issues will not be ignored as we attend to those things that affect our daily lives.

We are excited about the next several months as a time of progress and new direction. We want your input and we welcome volunteers who are willing to help make this special neighborhood an even better place to live in the years, and for the generations, ahead.

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*“Not a week goes by without one issue or another demanding our attention.”*

## General Road Improvements: Small but Steady Successes

### By Paul Abboud

Over the past few months, members of the PHA Board have been in contact with officials from the Public Works Departments of both Berkeley and Oakland regarding improvements

to road signs and road conditions in Panoramic Hill.

Some recent successes include the placement of new street signs. A sign was added at the intersection of Panoramic Way and upper Dwight

Way at the third hairpin to clarify which way to proceed for different addresses. A new street sign at the corner of Dwight Place and Dwight Way was placed so that traffic proceeding up the hill can see a sign for Dwight Place. New signs

placed at the intersection of Panoramic Way and Dwight Way at the 700 Block of Panoramic were apparently stolen within a few days of their placement.

See Road Signs pg 6

## Repairs (continued from cover)

By keeping water flow along the side of the road, future damage should be minimized.

This project was initially expected to take 2 weeks or less, but is now projected to continue through October 1st. During this work, motor vehicle traffic will be restricted to one-lane only. This situation is not likely to feel much different from usual for neighborhood residents. However, traffic delays of up to 30 minutes may be experienced by drivers during the project work hours of 8:30am to 3:00pm, Monday through

Friday. On-street parking in the immediate area will also be prohibited for certain times during the project.

Panoramic Hill residents should have received project notices in their mail. During a phone conversation with PHA Board member Paul Abboud in mid-August, Mr. Akagi expressed his hope that Panoramic Hill residents will maintain their patience as well as minimize motor vehicle traffic through the road during the execution of the project.



Some lower Panoramic Way retaining walls show evidence of constant natural water drainage, even in dry weather.

## Maximizing our Neighborhood's Historic Resources

### By Janice Thomas

Director, Berkeley Architectural Heritage Association

The Panoramic Hill House Tour being organized by the Berkeley Architectural Heritage Association (BAHA) has been postponed from the Fall until the Spring 2005. The spring event will be the neighborhood's second BAHA house tour as there was one once before in 1989.

Residents living in historically significant houses will be asked to open their homes for the tour. The selection of individual houses has yet to begin.

A parallel effort to study the pros and cons of

creating a historic district within our neighborhood has been initiated by Panoramic Hill neighbors Jeanne Allen, Fredrica Drotos, Joanna Dwyer, Jerry Wachtel and myself. We have met with historians from the State Office of Historic Preservation to get an early opinion about the neighborhood's eligibility. Based on the historians' site visit, the State Historic Preservation Office sent us a letter indicating that "the area has excellent prospects of qualifying for the Register. The district retains a high degree of integrity, and represents a very fine collection of Arts and Crafts era architecture. Many

individual buildings are the work of the state's master architects."

We will eventually hold a neighborhood meeting of property owners and representatives from the City and State programs who would be present to answer any questions. Among the benefits are property tax reductions through the Mills Act. Benefits for income-producing properties include "a 20% federal income investment tax credit based on the costs of a qualified rehabilitation of the building."

The proposed district would be a subsection of the Panoramic Hill neighborhood and include

See Historic District pg 6

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*"Many individual buildings are the work of the state's master architects."*

*"Oakland Planning Commission to develop 'beat maps' for Oakland Police officers to use..."*



## Road Signs (continued from pg 4)

Replacements for these signs have been ordered and were confirmed to be in process by Kenneth Patton of Oakland's Traffic Maintenance Division. Additionally, PHA Board Member Paul Abboud has been in contact with Berkeley Public Works Department regarding the road conditions on Panoramic Way above the third hairpin (about 170-205 Panoramic Way). According to Vincent Chen, assistant civil engineer with Berkeley's Public Works Department, his department is investigating possible

remedies for the guardrail and crumbling road condition along the stretch of Panoramic Way just above the third hairpin.

Additionally, the PHA Board is working in conjunction with the Oakland Planning Commission to develop 'beat maps' for Oakland Police officers to use when assigned to Panoramic Hill. These maps are an attempt to clarify the confusion caused by using proprietary street maps for navigation in the neighborhood. The next,

more challenging step is to make corrections to maps produced by proprietary map-making companies so that future editions of street maps will not contain mistakes such as including "State Street" or describing "Orchard Lane" as navigable by car.

Any residents of Panoramic Hill who are interested in assisting in this endeavor, or who have other ideas or concerns regarding road improvements are invited to contact Paul Abboud at [paabboud@comcast.net](mailto:paabboud@comcast.net) or at 549 Dwight Place.

## Historic District (continued from pg 5)

only those parts of the neighborhood with an intense concentration of early 20<sup>th</sup> century dwelling units (2/3 contributing and 1/3 non-contributing). Each property owner in the proposed district will ultimately vote either in favor or against the proposed designation assuming we get to the point of qualifying our "district" as eligible.

The house tour in combination with the

potential of National Register historic district status brings positive and highly favorable publicity to our neighborhood. Whatever inconvenience anyone suffers will hopefully be overshadowed by wider recognition of our neighborhood's historic resources.

If you have any questions about either of these events or activities, please contact me by phone

(549-1171) or e-mail ([JThomas621@aol.com](mailto:JThomas621@aol.com)). Financial contributions can be made in support of the Panoramic Hill Historic District Research Fund through BAHA at P.O. Box 1137, Berkeley, 94701. Be sure to indicate that your donation should be applied to this special fund. Thank you in advance for your cooperation and generous assistance in making either of these projects a success.

*"..historic district status brings positive and highly favorable publicity to our neighborhood."*

## Emergency Communication Network

The recent power outage demonstrates Hill residents may be left in the dark when it comes to police and fire response during a disaster. To help bridge the gap between city

officials and Hill Residents, the PHA board approved the expenditure of \$150 for the purchase of 6 FRS radios for a pilot emergency communication network headed up by hill resident and HAM radio

expert Fred Toth and PHA board member Dick White. The two plan to distribute the radios to select Hill residents, develop a plan for their use, and hold periodic drills. See the next issue for an update on their progress.

## Oakland Residents must sign up for Reverse 911 system

### By Dick White

As of June 1, 2004, Berkeley has access to a citywide "Reverse 911" service for notifying residents selectively in case of emergency, such as an approaching wildfire or a toxic chemical release. Police and fire department officials can indicate on a digitized map the areas to be warned, and record an appropriate voice message (what's the emergency and what proactive actions you should take). The map information and the message are then sent electronically to a facility located well away from Berkeley, which then telephones hundreds of phones at once to deliver the message.

Although the system is Berkeley's and all Berkeley residential phone numbers have already been entered in the database, this free service will also be made available to people living in Oakland at the top of Panoramic Hill, thanks to Bill Greulich, Head of Berkeley's Office of Emergency Services.

To take advantage of this service, which has been proven in emergency situations elsewhere, YOU need to volunteer your contact information to the company FirstCall that runs the system by one of these two methods:

By phone at the FirstCall "registration line", 1-866-484-3264, or,

By email at [unlisted@firstcall.net](mailto:unlisted@firstcall.net)

Supply the following information: Your Name, Phone Number, Street Address, City, State, and Zip Code

When your information has been entered in the system, you will receive a confirmatory message via the corresponding medium from FirstCall.

Confidentiality is promised.

Some of you may have received in the mail a copy of this summer's Berkeley Fire Department newsletter, The Bugle, which has information about how the alerting system works.



"The reverse 911 System calls you in the event of an emergency..."

## Website and newsletter receive facelift

### By Eric Choate

Thanks to generous donations of time and webhosting from Webbneth Internet Solutions, an Internet Service Provider and Web Design business owned and operated by hill residents Brian and Eric Choate, the PHA website and newsletter are sporting a new look. With an easy to remember url (<http://www.PanoramicHill.org>) the new website will serve as a gateway to PHA's existing site hosted by neighborhood link rather

than replace or duplicate functionality available there. In addition to a custom look, additional functionality such as the ability to sign up for electronic delivery of the PHA newsletter is available on the new site. To save paper and PHA budget, all web enabled hill residents are encouraged to visit the new site and sign up for electronic delivery of the newsletter. Come back often as we will be

continually enhancing the website in the months to come. There are plans for sections on emergency preparedness, and other safety issues, as well as ongoing development issues. Special interest email lists will also be created so interested residents can keep up to date on the issues that interest them. Please send comments to: [webmaster@PanoramicHill.org](mailto:webmaster@PanoramicHill.org)



[www.PanoramicHill.org](http://www.PanoramicHill.org)

## Deer Abby

Q: I'm a long time resident of the hill, and it really worries me when I see cars parked with barely enough room for other cars to pass, let alone a fire truck. What should I do when I come across such a parked car?

Sometimes I feel like smashing their windshield, slashing their tires, or just ramming their car off the road. Am I a bad person for feeling this way?

Signed,

Worry Wart

A: Although I certainly understand your frustration, I wouldn't advise you take matters into your own hands. Encroaching on the public right-of-way is not only a nuisance, but a serious hazard and threat to us all. Parkers need to be especially careful when parking near corners, although cars may be able

to pass, fire trucks are much longer and may not be able to negotiate a bend lined with parked cars. California Fire Code requires two 9' lanes for "Fire equipment access". If you feel parked cars are not meeting this requirement, call City of Berkeley or Oakland public works and ask them to evaluate the situation and perhaps post additional no parking signs. If at any time you feel a parked vehicle would obstruct a fire engine don't hesitate to call either the Berkeley, or Oakland police or fire department. The Fire chief can have vehicles removed at their discretion if they believe they would obstruct emergency vehicles.

Q: I live on the Oakland/Berkeley border and when the UC Berkeley students return, I frequently have to park a considerable distance from my house because of overcrowded rental units on the Berkeley side. Is there anything I can do about this? What rights do I have to park on the street in front of my own property?

Signed,

Squeezed Out

A: Excellent question. Although you cannot enforce the use of the public right-of-way in front of your property for your own use *per se*, you can ask your city planner to consider designating the area for residential permitted parking only, or suggest they require the Landlord provide sufficient off street parking for their tenants.



Send your Deer Abby questions to [abby@PanoramicHill.org](mailto:abby@PanoramicHill.org).

## A Helpful Government Website

**By Jerry Wachtel**

This is a rare surprise - a Federal Government website that is actually helpful. The Center for Urban Forest Research, a Division of the U.S. Department of Agriculture, National Forest Service, has developed a program known as "ecosmart," that enables any homeowner to interactively design and evaluate the effect of different landscape

practices on fire safety and water conservation. The website, which can be found at <http://www.ecosmart.gov/> enables the user to display his or her home, including driveways and decks, and to add, move or remove trees and shrubs, and immediately see the results on fire safety (or water usage), including projections up to 40 years into the future. Irrigation

systems can be optimized, different species can be planted at different locations, and fire events can be simulated to see how landscaping choices affect the fire safety of the home. As we enter one of the most dangerous fire seasons in recent years, this website may be well worth a visit.

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*"a Federal Government website that is actually helpful."*

## PHA Responds to UC LRDP

In a recent letter to UC planning agency, PHA board member Marcos Gandara asks UC officials to consider Panoramic Hill's delicate needs when reviewing long range development plans.

Since elected to the board in April, Marcos has taken an active roll in continuing the efforts begun by former PHA president Janice Thomas to keep

UC development plans in check and in balance with issues that effect our neighborhood such as stadium lighting, noise, and traffic congestion.

*"UC should lead the way into the 21<sup>st</sup> century not continue on the current paths of excess"*

Jennifer Lawrence  
UC Berkeley, Facilities Services  
1936 University Ave., Suite 300  
Berkeley, CA 94720-1380

Dear Ms. Lawrence,

This letter is initiated on behalf of the Panoramic Hill Association. It is an addendum to the previous letters sent by Janice Thomas former President of PHA regarding the UC Long Range Development Plan.

Attached you will find two previous letters from Ms. Thomas as she describes both our unique hillside and the inherent problems we face. We view the University of California as an asset to our lives and neighborhood yet find increasingly disturbing trends that could wreak irreversible harm to both our community and environment.

We look forward to continuing open dialogue with the UC as well as the cities of Berkeley and Oakland and the East Bay Regional Parks. We are strongly apposed to initiatives that would raise the risk of public safety or harm the existing environment.

Below is a list of our concerns. I encourage you to read through Ms. Thomas letter regarding the scooping process for the EIR.

- Memorial Stadium Renovation and Lighting
  - Some Panoramic Hill residents will be within the arc of light flooding the stadium
  - There exist unidentified cultural resources within 50 feet of the stadium that are listed on the State Inventory of Historic Resources on Canyon Rd.
  - Noise, glare, pedestrian traffic and loitering may negatively impact the hills ecosystem
  - Inherent risk of increases with the number of events due to the Hayward Fault and inadequate exit
  - Evening events allow for an excess of loitering as seen during the "Paul McCartney concerts." This is further exacerbated by the lack of street lighting on Panoramic Hill.
  - Memorial Stadium is within the watershed boundary and yet analysis fails to identify hydrology and water quality impacts of the proposed renovation.
  - Existing stretch of Canyon Road is narrow thereby causing traffic congestion and a pedestrian
  - LRDP DEIR is vague on distinction between intercollegiate rugby field and a coliseum-size football field.
  -
- Increased Housing in Strawberry Canyon
  - Housing should reflect the needs of the community. Housing should be built near transportation and in close to shopping and the UC. We encourage the UC to seek areas West of the campus near downtown.
  - Don't diminish a treasure. Strawberry Canyon is a refuge for its students, faculty and employees as well as the adjoined community.
  - Once housing is initiated in Strawberry Canyon it will set forth an irreversible precedent and begin the process of eliminating one of the most beautiful natural recourses of the University of California
  - Evacuation and emergency response could easily be disrupted due to lack of adequate exits
  - Wild land fires continue to be an issue unless the UC plans to eliminate the whole ecosystem.
- Increased Parking
  - An increase in parking can only lead to more automobiles and congestion
  - UC should lead the way into the 21<sup>st</sup> century not continue on the current paths of excess
  - A lack of parking would encourage alternative means of transportation
  - Reducing the use of automobiles will increase air quality
  - Emergency access and evacuation become impaired due to extended traffic jams

In closing, we encourage the UC to be more specific and continue keep an open dialogue. The permanence of some proposals could adversely affect the community and distinction of our culture.

Sincerely,

Marcos Gandara  
Panoramic Hill Association Vice President-UC

Panoramic Hill  
Association

P.O. Box 5428  
Berkeley, CA 94705

E-MAIL:  
info@PanoramicHill.org

We're on the Web!  
See us at:  
[www.PanoramicHill.org](http://www.PanoramicHill.org)

## Boardmembers

|                |  |  |
|----------------|--|--|
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| Dick White     | Parliamentarian                                  | <a href="mailto:DickWhite@PanoramicHill.org">DickWhite@PanoramicHill.org</a>         |

## Classifieds

### Help Wanted

PHA Newsletter reporters wanted for "Resident Profile" and "Hill Business" columns in upcoming issues. Salary: none Benefits: huge! Send *resume* to [editor@PanoramicHill.org](mailto:editor@PanoramicHill.org)

### Baby Sitters

If you would like to be part of a baby sitter exchange, please email your address and age of kids to [sitters@PanoramicHill.org](mailto:sitters@PanoramicHill.org)

### Real Estate – For Sale

3390 Dwight Way, asking 980K, [www.redoakrealty.com](http://www.redoakrealty.com)  
  
Vacant Lot in 600 block of Panoramic, asking 95K, [www.berkeleyproperties.com](http://www.berkeleyproperties.com)

### About Our Organization...

The Panoramic Hill Association is a non-profit homeowner's association dedicated to serving its members and community. The association strives to ensure the safety and

preserve the character of the neighborhood by working with local officials throughout the year. General meetings are held three times a year, with board members elected at

the annual meeting in April. Membership is a modest \$15 per household per year. Membership is not required to attend meetings.

## Calendar

| Event   | Date/Time  | Location  |
|---|--|---|
| General Meeting<br>Agenda: Oakland Rezoning<br>Thousand Oaks Undergrounding<br>Reverse 911 Alert System<br>Emergency Communication Network<br>Special Guest: Heather Klein, City of Oakland Planner | Sunday<br>September 26 <sup>th</sup> , 2004<br>4:00pm – 7:00pm | Jerry and Renee Wachtel's<br>567 Panoramic Way<br>Potluck and informal "open house"<br>of host's newly remodeled home<br>after the meeting. |
| Annual Emergency Preparedness Event   | Sunday<br>October 3 <sup>rd</sup> , 2004<br>10:00am – 12:00pm  | Across from 352 Panoramic Way   |