

Story telling marketing win her trust and leads to real estate success!

Judy listed and sold 1072 Via Roble off-market and two months before renovation was completed, for \$251k over the planned list price, representing both seller and buyer. Judy and her family moved to Moraga before the pandemic and immediately welcomed 10 chickens to their family. During the lonely shelter in place, it was these chickens that connected them to the community. The family adopted their favorite chicken from the owners of 1072 Via Roble.



1072 Via Roble, Lafayette
 4 Bed | 3 Bath
 1,998 Sq Ft | 1.51 Acres
 Sold: \$1,850,000

Source: Google Satellite, Imagery © 2021 CNES / Airbus, Maxar Technologies, U.S. Geological Survey, USDA Farm Service Agency, Map data ©2021.



Judy Sin | @Selling_Lamorinda

646.262.7952
 judy.sin@compass.com
 DRE 02114562



Read my story here



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Fire District Public Meetings

Moraga-Orinda Fire District
 Board of Directors
 Wednesday, July 21, 6 p.m.
 For meeting times and agendas, visit www.mofd.org



ConFire
 Board of Directors
 Regular Meeting:
 Tuesday, July 13 1 p.m.



For meeting times and agendas, visit www.cccfpd.org

Hardening homes for fire season a top priority



Non-Combustible ground cover and trimmed vegetation



Compliant roadside conditions



Non-compliant roadside conditions

Photos courtesy MOFD

Weed Cutting

Call Tony at (925) 497-3741

references available

Brush Clearance per Fire Regulations

By Jennifer Wake

Some say it takes a village to raise a child, but Moraga-Orinda Fire District Chief Dave Winnacker suggests it's equally true that it will take a village to protect each other from wildfire.

Hardening homes from the threat of fire by trimming bushes and trees to provide a 1-foot air gap under bushes, and a 6-foot space below tree branches, and removing mulch so it's between 2 to 5 feet away from homes are just a few ways local residents can help one another prepare for what is looking to be an historic fire season, Winnacker said at the June 14 Lamorinda CERT meeting.

"This is the fourth lowest rainfall in history," Winnacker explained. "There is a lack of live fuels – green things that should be holding moisture never sprouted and we saw fires in April down south like mid-season fires they don't usually see until August." Winnacker said there's a 30% chance of another lightning event this year and the drought has weakened trees and spread disease. "Monterey pines and Eucalyptus are dying off in record rates; entire groves are dying off quickly." It is a homeowners' responsibility to remove dead trees if their

homes are on parcels of less than one acre. "If a pine tree is red, it's dead. It needs to come out," he said.

The Lamorinda area is no stranger to wildfires. In the Mediterranean counties of California, pre-European settlement, fires burned every three to five years. In 1923, a wildfire burned out of Wildcat Canyon up and over into the city of Berkeley, into the downtown and didn't stop until the wind let up, Winnacker said.

The 1970 Fish Fire, up by the intersection of Fish Ranch, Skyline and Grizzly Peak, burned down several homes. And in 1991 the Tunnel Fire burned with tremendous ferocity and exceptional spread rates downslope, and mimicked the 1923 fire. "All of these fires happened in the fall, in conjunction with the Diablo Wind event, where we saw very dry winds out of the north or northeast at the end of the summer season where fuels had not seen rain for as much as 270 days since the last wetting rain, and the conditions were set for explosive fire spread aided by the very dry air."

Nothing has changed since 1923 or 1991, he said. "In fact, there is more fuel now than there was then. And while we have more fire fighting resources, a fire of the size and intensity of those

fires cannot be stopped during its initial runs. ... We have a very real threat here."

All Lamorinda residents should sign up for Community Warning System alerts and know their evacuation zones, said Winnacker. "Get neighbors to sign up for CWS, and if you get evacuation orders, leave immediately, honk your horn, knock on doors, and get neighbors in cars." Preparing for evacuations in advance is vital, since any delays can mean you are likely to run into downstream traffic on the few arterials leading to safety. "We do not have surface street capacity for everyone to get on the roads at the same time."

In the event of a large fire where an evacuation may not be possible, Winnacker said your home may become the default location for your safety, so hardening your home against fire becomes all the more essential.

While Winnacker said he would prefer all landscaping involve only gravel, planting ground cover or succulents close to structures or having nothing on the ground that can burn near your home is ideal. "Create a situation where fire needs to work to burn," he said. "Fuel is the only thing we can mitigate. It's critically important that residents do their part."

To view Winnacker's entire presentation, visit: https://www.youtube.com/watch?v=zaMKre4qbXU&ab_channel=Moraga-OrindaFireDistrict
 To sign up for CWS, visit: <https://cwsalerts.com/>

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Public Safety

Emergency response:
 Emergency: 24 Hours 911
 Police Dispatch: 24 Hours 925-284-5010
 Nixle: Text your zip code to 888777 or go to www.nixle.com
Lafayette Police Department:
 3471 Mt. Diablo Blvd. 925-283-3680
 Chief of Police, Ben Alldritt 925-299-3221
 Police Department Tip Line 94549Tip@gmail.com
 Police Department Traffic Issues 94549Traffic@gmail.com
Moraga Police Department:
 329 Rheem Blvd., 925-888-7055
 Chief of Police, Jon King ext. 7049
Orinda Police Department:
 22 Orinda Way 925-254-6820
 Chief of Police, David M. Cook 925-254-6820
Orindatip@cityoforinda.org
Lafayette Police Department Incident Summary Report
May 30 - June 12

Alarms	62
911 Calls (includes hang-ups)	12
Traffic	71
Suspicious Circumstances	7
Suspicious Subject	17
Suspicious Vehicle	8
Service to Citizen	37
Patrol Req./Security Check	49
Public/School Assembly Check	0
Supplemental Report	13
Vacation House Check	23
Welfare Check	15
Ordinance Violation	5

Vehicle violations
 Auto Burglary
 60 Block Lafayette Cir.
 Hit And Run Misdemeanor
 3500 Block Mt. Diablo Blvd. (2)
 Reckless Driving
 Pleasant Hill Rd./Taylor Blvd.
 1200 Block Pleasant Hill Rd.
 Stolen Vehicle Recovery
 Wb Sr 24 Central Lafayette/Moraga
 Tc - Fire And Amb Enroute
 3500 Block Brook St.
 Laurel Dr./Deer Hill Rd.
 1000 Block 2Nd St.
 Tc - Minor Injuries
 Moraga Rd./Rosedale Ave.
 Tc - Property Damage
 20 Block Lafayette Cir.
 3700 Block Mt. Diablo Blvd.
 Mt. Diablo Bl/Moraga Rd.
 3200 Block Stanley Blvd.
 Mt. Diablo Bl/Lafayette Cir.
 1200 Block Pleasant Hill Rd.
 Pleasant Hill Rd./Olympic Blvd.
 Vehicle Theft
 Reliez Valley Rd./Gloria Terrace
Other criminal activity
 Assault W/ Deadly Weapon
 900 Block Hough Ave.
 Fraud False Pretenses
 3300 Block S Lucille Ln.
 Grand Theft
 Police Department
 1000 Block 2Nd St.
 3500 Block Mt. Diablo Blvd.
 Grand Theft From Veh
 1200 Block Pleasant Hill Rd.
 1000 Block Sierra Vista Way
 Grand Theft Veh Parts
 3200 Block Marlene Dr
 Misc Burglary
 1000 Block Carol Ln.
 Panhandling
 3500 Block Mt. Diablo Blvd. (2)
 Petty Theft
 3500 Block Mt. Diablo Blvd.
 900 Block S Thompson Rd.
 Reliez Valley Rd./My Rd.
 4000 Block Mt. Diablo Blvd.

Shoplift
 3600 Block Mt. Diablo Blvd.
 3200 Block Mt. Diablo Blvd.
 3500 Block Mt. Diablo Blvd.
Nuisance to the Community
 Disturbance-domestic
 3400 Block Echo Springs Rd.
 Disturbing The Peace
 Pleasant Hill Rd./Springhill Rd.
 3500 Block Mt. Diablo Blvd.
 Loud Noise
 1000 Block Dewing Ave.
 3300 Block S Lucille Ln.
 1300 Block Reliez Valley Rd.
 Loud Party
 3500 Block Oliver Ct. (2)
 Barn Ln./Acalanes Rd.
 800 Block Tanglewood Dr.
 Oliver Ct./Moraga Rd. (3)
 Boyer Cir./Dewing Ave.
 Hillcrest Dr./Laurel Dr.
 Public Nuisance
 Deer Hill Rd./Happy Valley Rd.
 Hidden Valley Rd./Acalanes Rd.
 Golden Gate Way/2Nd St.
 Sweet Rd./Sunset Ln.
 1000 Block Lindsey Ct.
 3600 Block Mt. Diablo Blvd.
 900 Block Moraga Rd.
 Vandalism
 1000 Block Orchard Rd.
 4000 Block Mt. Diablo Blvd.
 100 Block Camellia Ln.
 3400 Block Mt. Diablo Blvd.
 3200 Block Stanley Blvd.
 1000 Block Leland Dr
 20 Block Shreve Ln.
Other
 Animal Cruelty
 3600 Block Mt. Diablo Blvd.
 Battery
 3200 Block Mt. Diablo Blvd.
 H&S Violation
 600 Block Michael Ln.
 Mentally Ill Violent
 10 Block Southampton Pl. (2)
 Threats
 10 Block Fiesta Ln.
 Trespass
 3300 Block Oak Ct.

Unwanted Guest
 3600 Block Mt. Diablo Blvd.
 3500 Block Mt. Diablo Blvd. (2)
 Violation Custody Order
 800 Block Solana Dr.

Moraga Police Department Incident Summary Report
June 1 - June 14

Alarms	13
911 Calls (includes hang-ups)	9
Traffic	58
Suspicious Circumstances	10
Suspicious Subject	4
Suspicious Vehicle	3
Service to Citizen	41
Patrol Req./Security Check	19
Supplemental Report	5
Vacation House Check	6
Welfare Check	9
Public/School Assembly Check	4
Ordinance Violation	1

Vehicle violations
 Accident Injury
 Moraga Rd./Moraga Way
 Dui Misd
 Moraga Way/St. Andrews Dr.
 Excessive Speed
 Lucas Dr./Moraga Rd. (4)
 St. Andrews Dr./Moraga Way
 Moraga Rd./Donald Dr.
 Larch Ave./Shuey Dr.
 Moraga Way/Sanders Dr.
 Reckless Driving
 Safeway (2)
 Moraga Way/Camino Ricardo
 Rheem Blvd./Moraga Rd.
 Rimer Dr./Walford Dr.
 Moraga Rd./Campolindo Dr.
 Moraga Rd./Canyon Rd.
 Traffic Pursuit
 Country Club Dr./Canyon Rd.

Other criminal activity
 Petty Theft
 Pleasant Hill Rd./Old Tunnel Rd.
Nuisance to the Community
 Disturbing The Peace
 1600 Block Camino Pablo
 Rimer Dr./Juniper Way
 Loud Noise
 300 Block Rheem Blvd.
 Loud Party
 Eileen Ct./Camino Pablo
 Tharp Dr./Camino Pablo
 1000 Block Sanders Dr.
 Public Nuisance
 1000 Block Sanders Dr.
 400 Block Center St.
 Vandalism
 Not Available
 Joaquin Moraga Int. School
Other
 Failure To Obey
 Corliss Dr./Moraga Rd.
 Fireworks
 1100 Block Larch Ave.
 Hailed By Citizen
 Redwood Rd.
 Loitering
 Los Perales Elementary School
 Trespass
 St. Marys College
 Trespass W/ Vehicle
 Sanders Ranch Rd./Camino Pablo

Orinda Police Department Incident Summary Report will be back next time