

theshire

FEBRUARY 2025

GLENSHIRE DEVONSHIRE RESIDENTS ASSOCIATION MAGAZINE

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Lorna Tirman

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BOARD OF DIRECTORS

MEETING SCHEDULE

3rd Wednesdays of the Month, 5:30pm
Via Video/Teleconference (subject to change)
Feb 19 April 16
March 19 May 21

DESIGN REVIEW COMMITTEE MEETINGS

Design Review Committee (DRC) meets the 2nd and 4th Tuesdays of most months, and 2nd Tuesdays of December - March at 7:30am (subject to change). DRC meetings will be canceled if no items are on the agenda 10 days in advance of the meeting. Meetings are virtual, DRC Meeting Link is on home webpage.

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KNOW YOUR NEIGHBOR

I was instantly inspired by Noah and Quinn and impressed with their ease in speaking with me. They both showed up in suit jackets and ties and gave me a welcoming handshake. They take their jobs very seriously.



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DARK SKIES REBATE

Dark Skies Rebate covers 100% of qualified outdoor lighting up to the specified rebate amount. Plus lighting fixtures with motion sensors receive a bonus per fixture!



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GDR RENOVATIONS YEAR IN REVIEW

2024 was a huge year for the GDR Clubhouse and Amenities. Check out page 16 to see a photo year in review of all the renovations that took place.

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MESSAGE FROM THE PRESIDENT



It's the nature of print publication that these Shire articles need to be written way beforehand, but in a change from what used to be normal, it's basically March weather at New Year's as I write this: temperature in the 50s, yard largely snow free. It's crazy, but I'm sure all the skiers among us know there's ample snow at higher elevations. Well, cement, at least.

A summary of the results of the 2023-2024 governing documents election is provided on page 13. With this particular election now concluded, we plan to complete proposed revisions of the Association Rules and Policies, with a goal of circulating these for member review and implementing the updates prior to the 2025 construction season. Some of the updates we are contemplating needed to remain on hold until the election was completed, because they had to be consistent with either the 2nd Restated CC&Rs (if the proposed ones were not approved) or the 3rd Restated CC&Rs (if those were approved). Unfortunately, a lot of provisions that should have been included only in architectural Rules are duplicated within the 2nd Restated CC&Rs, which remain in effect, so we are not able to update or simplify any of those that are obsolete or unnecessarily restrictive.

Nevertheless, we hope to be able to improve some of the more confusing points. Although the proposed governing documents were not approved, we do plan to get some benefit from the overall election process by considering the comments received before the final version was circulated for a vote in the Rules revision.

An important element in modernizing the Rules will be those that pertain to community fire resistance. Although the Association has a responsibility to help protect property values (which means trying to minimize losses to fires), there are no actions we can take that will reduce community fire risk to zero, and there are many legal and practical considerations yet to be worked out in collaboration with Truckee Fire and the Town. We've all put a lot of emphasis on defensible space recently, but authoritative research and agency sources unanimously state that the majority of homes lost to "wildfires" (which often become urban fires in densely developed communities such as Glenshire) are ignited directly or indirectly by flying embers, so facilitating and, where appropriate, requiring hardening of new improvements is a high priority. Building code enforcement is a Town responsibility, but the many improvements that are exempt from the codes (sheds, fences) are entirely an HOA and community responsibility. My conversations with Truckee Fire staff indicate that expanding utilization of funds allocated for home hardening rebates is a priority, so I urge us all to stay alert to get a piece of our Measure T parcel tax back.

Though we have no dog family members ourselves, I've always found the neighborhood population of friendly dogs to be an asset to living here (thanks, neighbors!), and even mentioned this in the last President's column. Alas, we've had a report of an aggressive dog on the lake trail recently. Though this is primarily a Town Animal Control issue, it's also a violation of our CC&Rs in denying peaceful enjoyment of common areas. We don't want to be policing adherence to the Town leash ordinance, so please, if your dog cannot be counted on to behave well toward your neighbors, keep it on a leash at all times or just leave it at home when you use common areas. We prefer to be as laissez-faire as possible in all respects,

but that only works when we all take responsibility to be considerate of the rest of the community.



Adrian Juncosa,
GDRA Board President

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Happy New Year Everyone! Let it Snow!

Wow! The year flew by as fast as the birds around our gorgeous pond. The GDRA Board and staff kept busy improving and maintaining the facilities and properties. As we settle into 2025, I thought I'd provide "A Year in Review: 2024". The following took place between April and November 2024.

2024 Reserves Replacements (Paid by Reserve Funds built up over time - see GDRA Reserve Study)

- We replaced our main pool covers.
- We replaced the back deck of the GDRA Clubhouse.
- We replaced the west side Clubhouse deck using fire safety tactics by enclosing the deck with a 1/16-inch ember mesh screen, installing fire-retardant deck boards next to the building and gravel around and underneath the deck. The Ember-Resistant zone is the most important of all the defensible space zones. This zone includes the area under and around all attached decks and within 5 feet of your home. We hope you will take a look – see photo in this Shire.
- We installed new doors and windows in the GDRA Clubhouse, with the long-term goal of reducing heating and cooling costs.
- We replaced the Playground Safety Surface mulch.
- The much-used pool was resurfaced and had cracks repaired so it can still be enjoyed for many years to come.

Capital Improvements/Maintenance

- We made improvements to the decomposed granite trails around the Glenshire Pond, with the help of volunteers and Truckee Trails. Many compliments were received from Members!
- Solar panels were installed on top of the pool maintenance building with the long-term goal of reducing our electric costs for the pool building, equipment, and Clubhouse. This completed the solar project that was started a few years ago.
- Defensible space work was done on GDRA grounds and common area.
- We received a fuels reduction grant project for approximately 20 acres in GDRA common area.
- As always, ongoing general maintenance was performed throughout the year.

Governing Documents Election

As most are aware, this election was initially scheduled for August 2023. However, we did not receive enough votes to hold the election. After providing a few election extensions and consistent outreach, the election was held on November 20, 2024. The proposed restated Governing Documents were not approved by a majority as required by law. The Board plans to discuss future possibilities for GDRA governing documents at future Board meetings. Please see more details in this Shire.

Fire Safety

Fire Safety is a priority in our community. In December, the Greater Glenshire/Devonshire Region received FireWise Community designation renewal for another year! Members can find this certificate on our website. I am amazed at the increase in defensible space hours; we have well exceeded the 2023 stats, thank you. Please see more details in the Firewise article in this Shire.

Please stay tuned for our long-term fuels management plan for common areas. We will post this on our website and publish information in upcoming Shire magazines.

2024 Member Survey

Thank you to all who participated in our Member Survey. This survey indicated the following high priorities and concerns for our community:

- Fire Safety
- A quite/peaceful place to live
- Speeding and pedestrian traffic
- Common area land management

Classes and Rentals

Swim lessons, tennis classes, yoga classes, music, and harmony classes were popular as always. Rentals were busy as well, which included a cooking class and wedding.

Staffing Update

We were very excited to hire two new staff members in 2024! Christopher is full-time in Community Standards and Facilities, and Delaney is part-time in administration. We also had a fantastic pool staff team, and everyone did an excellent job! We plan to recruit for a full-time administrative assistant in February/March. Jessica has offered to help train this new employee!



Looking forward, here are some things to expect in 2025:

- Rules revisions
- Policy revisions
- Signage and other risk management upgrades
- Software upgrades
- Parking lot seal coat & restriping
- New pool shade structure installation
- Enhancing our community outreach, including Dark Sky
- Reserve Replacements:
 - A portion of Clubhouse sidewalks
 - Sports Courts resurfacing and restriping
 - Playground fence replacement
 - Trash enclosure fence replacement

We appreciate the community's patience during our 2024 admin staffing shortage. Filling the full-time administrative position will help fill some of the gaps.

Take good care! —Lori



Lori Kelley,
GDRA Manager

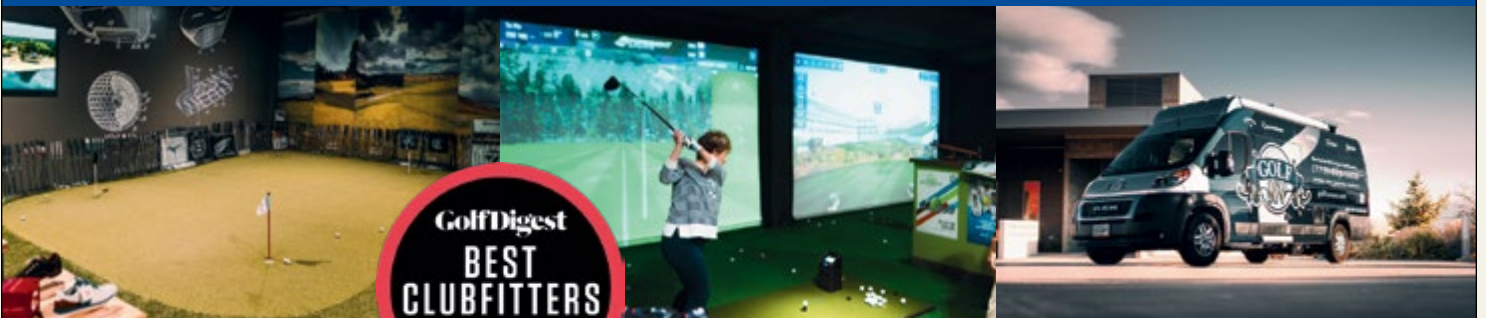


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Through this program, qualifying customers who are upgrading an existing electric system may receive a maximum rebate of up to \$4,000. If you would like to learn more about heat pump technology, have questions, or wish to apply for this incentive, visit the Energy Efficiency Programs page at www.libertyenergyandwater.com or email CAEnergyEfficiency@libertyutilities.com today.

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Jessica Johnson

Meet Jessica! She’s an organizer extraordinaire, full of laughs, and always encourages everyone around

her to their highest potential. For more than a year now, she has been a pivotal piece in the GDRA administration team. During this past summer, when the bustling pool season hit, she was quick to the rescue, stepping in to fill the gaps of administrative assistance that was desperately needed.

The office is never boring when Jessica is at work. She has helped countless homeowners, always with a smile on her face and wonderful attitude. In fact, if you rented the clubhouse in the past year, you might have met her! She updated our rental system and has been assisting many owners set up events here in our clubhouse.

A big shout out to Jessica! She has helped increase efficiency in many of our administrative systems to better serve our community. I can’t thank Jessica enough for being an amazing right hand, and, for taking minutes at our board meetings, which can be challenging at times. The Board enjoyed Jessica’s presence at the meetings, always with her keen wit and smile.

Jessica is dedicated, kind, encouraging, and funny. She is sure to make a positive impact on everyone that she works around in the future. Jessica is moving on to complete her education in pursuit of her long-term career.

With sincere appreciation and gratitude —Lori, Board, and Staff

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Know Your Neighbor

NOAH ORIOL & QUINN SINGER BY SHEILA GREENO

I believe Truckee shines bright with community spirit. Glenshire in particular is full of those who are willing to jump into action and make a difference in our town. Over the past few years, the Know Your Neighbor article has highlighted a Glenshire resident(s) doing good for our town through their job or active volunteerism.

This issue, I am excited to introduce to you Noah and Quinn. These two 5th graders from Glenshire Elementary School saw a problem that could be solved and are taking matters into their own hands. Their project is Operation Keep Glenshire Clean.

I was instantly inspired by Noah and Quinn and impressed with their ease in speaking with me. They both showed up in suit jackets and ties and gave me a welcoming handshake. They take their jobs very seriously.

Friends since pre-school, the boys started with picking up garbage at Glenshire Elementary as 3rd graders participating in trash duty. They soon discovered that they could be more successful if they recruited others to help them. They eventually came up with the name “Keep Glenshire Clean” which led to applying for a grant from the school’s PTO. They received their first grant that paid for supplies for the school trash duty. They recruited fellow students to help and formed a partnership/friendship with the school’s Janitor.

But picking up trash on school grounds just wasn’t enough for these young entrepreneurs. The next year they applied for another PTO grant for their expanded idea, Operation Keep Glenshire Clean. With new materials and trash pickers, they began picking up trash at the Glenshire Clubhouse, the pond trail, and around the Glenshire Center. They recruited people to help through the social media app, Nextdoor.

Looking toward the future, the boys are interested in expanding and covering a larger area. Rebranding their project to Keep Truckee Green they plan to expand beyond Glenshire to the Legacy Trail and eventually into Truckee. They also have caught the attention of SWEP, Sierra Watershed Education Partnership, a local organization that “promotes environmental stewardship by connecting students to their local community and environment.” The boys hope to work with SWEP in the future to engage others and continue their mission.

Talking with the boys, it’s apparent, their concern for the environment. Noah has a special place in his heart for animals and is concerned about the many animals that are going extinct. At home he has a dog, Zephyr and a gecko, Biscuit. Quinn says we should all feel lucky to live in such a beautiful place and the way to appreciate that is to help keep it clean.

Both boys commented on how privileged they feel to live in Truckee, and Glenshire in particular. They spoke about appreciating nature and the beauty of the area. Like many kids growing up in the neighborhood, they like that their friends are close by and they can hop on over to neighboring homes. Quinn says it’s cool to run into a classmate randomly someplace and end up hanging out. He says he feels safe here.

What’s in the future for these enterprising young souls? I anticipate a lot of ventures and adventures. Noah says he wants to continue his family legacy and join the military and be a drone operator. Quinn proudly showed me his Air Jordans and stated he wanted to be an NBA player or maybe an architect. Whatever they do, plan on seeing more of these enterprising Glenshire students.





Thank You Glenshire/Devonshire Volunteers!

We would like to give a shout out to all of our Members who volunteered in 2024, offering countless hours to improve our community and environment. More than attending meetings, these volunteers have helped with important functions such as reviewing and advising design review applications, helping with lake trail improvements, removing noxious weeds, preparing Firewise events, wildfire preparedness research, providing articles and photos for our Shire newsletter, teaching tennis, holding community tennis events, monitoring pond water levels and last but not least, monitoring the dog stations and picking up dog waste around the Lake Trail and community! It takes a village. Thank you!

A special shoutout to Don Boehm who has been maintaining the dog clean-up stations around the Glenshire Pond for over five years! This is our fond farewell as he hands over the torch of dog station maintenance off to future generations. Thank you, Don!



Below listed are GDRA Members that volunteered in 2024, some for many years or months!

- | | |
|----------------------|------------------|
| STEVEN ARNWINE | HANNAH JOYCE |
| TOM BALLISTER | JON MARKS |
| JENNIFER BLOOMFIELD | MARTIN MEYERS |
| DON & JENNIFER BOEHM | ROBERT PARKER |
| RON BOEHM | STEPHEN PATERSON |
| BRANDON BROOKS | WILL RICHARDSON |
| MARY-ANNE CARLEY | MIKE RUDOLPH |
| CALLEN CHRISTOPHEL | TRISHA RUBY |
| MARY CORLEY | DAVID SHAW |
| JULIA COLLINS | NICKY STENTON |
| ROCCO COPPOLO | LORNA TIRMAN |
| SHEILA GREENO | DOUG TRAUB |
| CLAUDIA HANSON | DENIS WEIL |

Below is a list of committees where Members can get involved. If you are interested in joining a committee, please contact lori@glenshiredevonshire.com.

- | | |
|-------------------------|----------------------|
| Design Review Committee | Lake/Trail Committee |
| Firewise Committee | Outreach Committee |

A sincere thanks to all of our volunteers, including our Board of Directors. —Lori Kelley

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Adrian Juncosa
President



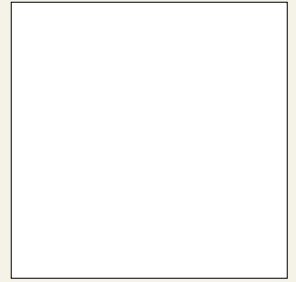
Kenneth Hoedeman
Vice President



Anna Grahn-Nilsson
Secretary



James Bartlett
Treasurer



Vacancy
Director at Large

There are 5 seats on our Board. Adrian is in the first year of his two-year term. Ken, Anna and James are in the second year of their term. Lisa Williams was in the second year of her term; however, she needed to resign early. We thank Lisa for all her time serving the community as she was a great asset!

Accepting Board Candidate Applications

We hope to soon appoint a new Board Member to fill the vacancy for the duration of the term (thru October 15, 2025). If you are interested in serving on the GDRA Board, please email lori@glenshiredevonshire.com. To learn more about the Board of Directors or to find the Board Candidate Nomination form, click on "Candidate Form" button on web home page.

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Governing Documents Election Results

Dear Members,

After more than five years of review, research, committee meetings, workshopping, and rewriting, the Glenshire Devonshire HOA Governing Documents Committee and Board of Directors proposed the Third Restated Governing Documents for the membership to vote on in June 2023.

A year and a half of outreach was conducted. This included in-person member events, dedicated information sessions, door-to-door reminders, personal phone calls, cash prize incentives, and multiple ballot mailings. This fall, the current Board determined that sufficient ballots (817 total) were received to conduct the election. Given the steeply declining number of additional ballots resulting from outreach efforts, we decided to stop investing member funds to seek after the remaining 540 member households to cast their ballots.

On November 20, 2024, the Governing Documents Election was held. The proposed restated Governing Documents were not approved by a majority, as required by law, to pass. (At least 679 yes votes from members were needed.)

Of the 817 ballots received:

- 31 ballots were invalidated by the Inspector due either to lack of the required voter signature or because the member had submitted more than one ballot.

- 632 votes were received approving Third Restated CC&Rs and Restated Bylaws.
- 154 votes were received NOT approving Third Restated CC&Rs and Restated Bylaws.

Because the 632 yes votes did not meet the minimum 679 for a member quorum, the documents did not pass, and the HOA will continue to be governed by the existing CC&R's and Bylaws.

If you have questions or concerns regarding the results of this election, please contact the Association at 530.587.6202 or info@glenshiredevonshire.com.

Thank you to everyone who participated in the election. We drew the winners of the drawing, and they have been notified.

Our HOA government is a matter that affects and impacts us all. While this iteration of the proposed Governing Documents did not pass, my fellow volunteers on the Board and I, supported by other neighborhood volunteers, will continue diligently to make decisions informed by the voices in our community on the issues that are brought forward.

Sincerely,
Adrian Juncosa,
President of the Board



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Did you know DRC approval is required before starting most exterior projects? Projects include and are not limited to painting, staining, fences, sheds, decks, patios, landscaping, additions, roofs, and windows. This includes in-kind replacements for these items.

The Glenshire/Devonshire Residents' Association Design Review Committee (DRC) is comprised of volunteer community members that work with homeowners to ensure that their exterior property changes follow the CC&Rs and Rules of the Association. Our committee members have experience in planning, building, engineering and design. Their involvement can be a huge advantage to your project if you need additional expertise.

The DRC Committee typically meets remotely on the 2nd and 4th Tuesday of the month at 7:30 AM. The agendas are posted on the

clubhouse bulletin board and GDRA website. All GDRA residents are welcome to attend these meetings. Homeowners undertaking home improvements be proactive in having their design plans reviewed and approved before their project starts. The application/review process takes about 3 weeks, which includes:

- Owner submitted application
- Application review by GDRA staff & project site visit.
- GDRA staff sending 10-day neighbor notification letters
- A DRC meeting to review applications for DRC Committee approval

Please contact the GDRA office prior to starting a project so we may send you an application. The application process is being updated. Soon owners will be able to download and submit their DRC applications from their owner's portal.

You can email designreview@glenshiredevonshire.com or call 530.587.6202 with any questions. Property improvements are greatly appreciated, and we are here to assist.

Please Note:
Multiple applications can be reviewed under one design review fee.

Some projects do not need DRC approval; just ask DRC staff.

Tree removals need to be approved by our Vegetation Management staff. Please complete and submit the Tree Removal Request form found at www.glenshiredevonshire.com and you will be scheduled for review. If a tree is not approved by staff, a DRC application process will need to occur to remove the tree.

Unauthorized exterior projects may delay property transfers, escrow closings, and result in penalties.

Thank you,
GDRA Staff
On behalf of GDRA
Design Review Committee

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The pool was drained, resurfaced, repaired, repainted, and refilled.



The pool was repaired in October 2024.



New deck material, added ember mesh under the deck for home hardening. Replaced in Spring 2024.



New deck material, added fire retardant deck boards next to building. Replaced in Spring 2024.



New Playground Safety Surface mulch. Replaced in September 2024.



New windows and doors. Replaced in September 2024.



The decomposed granite trails around the Glenshire Pond were improved. Improved in May 2024.



The solar panel project was finished on the pool maintenance building in August 2024.





Getting Contacted in a Busy Shire

Do you receive email notifications about the up-and-coming events in Glenshire? Do you want to?

From the GDRA offices, we notify residents about required and non-required information related to GDRA events. These notifications range from information about unexpected pool closures to updates for board meetings.

We only notify you about non-required information when you ask for it! You, as a GDRA homeowner, can request to receive the extra non-required informational emails about events, or you can request only to receive the required information, i.e. annual dues, budget reports, and other significant updates. Don't worry, everyone is sent the required information regardless of whether they've updated their contact information. The default method for each property is to first-class mail the required information to your mailing address on file.

If you, as a homeowner, filled out a contact form prior to 2024, it will no longer be valid in our system beginning on March 1, 2025. If you want to continue receiving informational emails about meetings, pool events, defensible space tips, etc., then you need to fill out a new Owner Contact Form and submit it to the GDRA office. These new forms have been updated to follow the California Homeowner Association laws and regulations. By filling out a form you can specify how you would like to receive GDRA required documents, whether via email, email and mail, or mail only.

How do you fill out a new Owner Contact Form?

- A Google Form link on the GDRA website you can complete and submit online.
- A Fillable PDF Form on the GDRA website you can submit via mail or drop off.

Do you currently get non-required informational emails from GDRA that you don't want? Filling out a new Owner Contact Form will fix that! You can fill out the form, being sure to select that you do NOT want to receive email notifications about non-required information, and we will take you off our non-required mailing list.

What happens if you don't fill out the form? We highly recommend that you do, simply because you can be certain that your required documents, like GDRA

annual dues and budget reports, are mailed to the correct address. However, if you don't fill it out, then you will remain on the default contact method. You will only receive the required information, and it will be mailed to your mailing address on file. If you filled out an Owner Contact Form prior to 2023 (a.k.a. the old form that's no longer viable) then your contact method will revert to the default setting so that our system is compliant with California law.

We hope that you can help us out and that we can become a better connected, well-informed, community.

GDRA IS HIRING IN 2025

We will be accepting applications for:

Full-time Administration Assistant

March 2025

Lifeguards

March thru May 2025

(for the 2025 summer pool season)



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Fuels Management Grant

In Glenshire/Devonshire HOA Common Area

This project included implementation of fuels reduction activities in the form of hand thinning, limbing, cleaning up dead and downed fuels, felling select hazardous or dead trees, and follow-up broadcast chipping on approximately 20 acres. The goal of the project was to create a shaded fuel break with as little material on the ground as possible. The project was an integral part of Truckee Fire Protection District's community level fuel reduction strategy aimed at protecting the Truckee community and Wildland Urban Interface from future catastrophic wildfire events. This fuel reduction project was strategically located on HOA owned open-space immediately adjacent to 58 habitable structures. This project also helped to moderate the movement of wildfire, provide safer access for resources related to suppression activities, and ultimately facilitate in the protection of life and property. The project was completed in the fall of 2024.

The project is 90% complete as of 2024. The remaining 10% of work is planned for 2025. Over 80% of this project was covered by a grant. The grant provided \$20,000, Truckee Fire Protection District matched \$5,000, and Glenshire/Devonshire matched \$3,275 For a total of: \$28,275.



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6TH YEAR IN REVIEW

We did it once again! The Glenshire/Devonshire Association is proud to announce that with the help of Community Members performing defensible space and fire safety and logging this information onto our website, our FireWise Designation has been renewed for another year through the end of 2025! The Greater Glenshire Firewise Community has now expanded to include officially include the following eight communities:

- Glenshire-Devonshire
- Kent Drive
- Buckhorn Ridge
- Sierra Bluffs
- Cambridge Estates
- SF Flycasters
- Elkhorn Ridge
- The Meadows

Together we will have a better chance of increasing our region’s fire resilience. Firewise Committee members, and the GDRA Board and staff are dedicating more time towards increasing fire resilience in our eastern Truckee region. Requirements have increased for maintaining community-wide Firewise designation and to be eligible to receive fuels management grants. Meetings have significantly increased with our Firewise Committee, TFPD, Measure T Oversight Committee, and Eastern Firewise Coalition. We are creating common area fuels management plans for all of our Firewise communities. We were required to prepare an extensive three-year action plan and annual renewal application. Community outreach and education are a big part of these

requirements. If you are interested in joining our Firewise Committee to assist with some of these items, please give me a shout.

Need a copy of our FireWise Community Designation Certificate for your insurance company? Click the first link at the top of the below webpage: glenshiredevonshire.org/your-community/firewise/

We want to thank our community members for doing such a great job in handling defensible space work on their properties and for volunteering to help with neighbor and GDRA common areas.

Hopefully, you were able to utilize the Truckee Fire sponsored 6-yard green dumpster rebate and/or green waste curbside pick-up program or the Fire Safe Council sponsored green waste days at Truckee Rodeo grounds. We also hope you were able to join the Wildfire Prevention Workshop at our Annual Membership meeting in October.

Our FireWise designation has and continues to benefit our Community in many ways:

- Possible reduced rates on homeowner insurance
- Grant funding opportunities for fuel reduction work in our common areas
- Important ongoing fire safe outreach and education
- Community relationships and a more engaged and safer community
- Successful Wildfire Preparedness workshops

GREAT THANKS TO ALL Community Members, Volunteers, Truckee Fire, and the Nevada County Fire Safe Council!

For more information about FireWise Community Designation, please visit www.nfpa.org.

Thank you greater Glenshire Community for logging in your 2024 Defensible Space information.





Clubhouse Bulletin Board

Did you know that we post current information about Association events on a bulletin board outside the Clubhouse? We post meeting agendas, class information, and much more. You can check it out anytime and stretch your legs around the Glenshire Pond at the same time!

GDRA Website

We have a website! As I'm sure many of you know, Glenshire Devonshire Residents' Association has a website: glenshiredevonshire.org. We regularly post notifications and articles related to the Association. There you will find the Board and DRC meeting agendas and minutes if you are curious about the next meeting's agenda or past meeting's business.

Yoga

Drop-in (\$15) or 5-pack (\$60). Contact Amy Renn of Terra Firma Fitness, Massage & Yoga at amyterrafirma@gmail.com, or 209.662.4146 for more information.

Tues and Thurs 9:30 - 10:30am.



Glenshire Pond/Trail Etiquette

Please help us! Did you know that the large rocks placed around and on the pond trail are purposely placed there to prevent erosion into the pond? You can help us protect the pond health and keep the trail tidy and erosion-free by leaving the rocks in place and spreading the news to your walking friends.

To our four-footed friends and their owners who adventure around the pond: please help us keep the trails clean by picking up dog waste.

Additionally, to all our amazing horses and riders who make us smile when you take rides around or past the Glenshire Pond, please try and stay off the groomed decomposed granite trails when possible. They are too soft for horses in many places, and they create potholes for the walkers who use the trail.

Thank you for your awareness of the health of our trails and pond!

GDRA Flight Patterns

Did you know that there are restricted flying zones throughout the Glenshire Pond area? This is to protect the natural wildlife that lives in the surrounding areas. If you fly model planes, or motorized flying devices in the Glenshire Pond

vicinity, please find a new location to protect the birds and other creatures that call the pond their home.

Clubhouse Dumpster

Regular hours for Clubhouse Dumpster use for all GDRA members in good standing is outlined below (space and weather permitting):

- Please **contact our office to arrange access** at 530.587.6202 or email info@glenshiredevonshire.com
- Wednesdays preferred.
- Need a different time? Please contact our office.

Members need to bring a valid ID. NO cardboard, hazardous or electronic waste. Please tie all bags.

Clubhouse Office Drop-in Hours

Other times by appointment (including Saturdays)

Tues & Thurs, 10:30am - 1:30pm
Wed/Fri 10am - 5pm

2025 CALENDAR

Yoga Every Tues & Thurs 9:30am

February

- 11 DRC Meeting, 7:30am
- 19 GDRA Board Meeting, 5:30pm

March

- 11 DRC Meeting, 7:30am
- 19 GDRA Board Meeting, 5:30pm

April

- 08 DRC Meeting, 7:30am
- 16 GDRA Board Meeting, 5:30pm
- 22 DRC Meeting, 7:30am

May

- 13 DRC Meeting, 7:30am
- 21 GDRA Board Meeting, 5:30pm
- 27 DRC Meeting, 7:30am





Glenshire Tennis Group

The 2024 Glenshire Tennis Group sessions came to the end of its fourth tennis season, on Saturday, November 30th. We have had a great season, excluding the last few weeks when we had to cancel due to cold weather and snow showers on several days.

The 2024 Highlights:

- Sessions started the week of April 22, 2024.
- 32 weeks of tennis (excluding 3-4 sessions due to rain).
- Counted 33 different players. Including the two Truckee High School male and female California state tennis champions, Kiefer and Paige.
- Invited 9 non-Glenshire guests.
- Glenshire Tennis Group members on our current distribution list and 19 former members.
- We continued with our 2nd year of youth tennis lessons for boys and girls, ages 6-13 years old, in July and August, between school sessions.

We welcome and encourage all new and current Glenshire tennis-playing residents to join our tennis group. Every Monday during the season, an email is sent to our distribution list. If you're available to play on Thursday and Saturday of that week, simply confirm your availability. Priority availability spots always go to Glenshire residents first. Then, any empty spots are filled by guests. Additionally, on the first Sunday of each month at 4pm during the season, we have a Sunset Social. Tennis is played until 5:30pm followed by a potluck dinner with a changing menu theme each month.

Please note, there are Glenshire Tennis court repairs in the works for 2025. These plans include repairing cracks, eliminating bumps and recesses, and repainting stripes on the tennis courts during the season. At that time, the courts will be non-playable for that work week.

For more information on how to be added to our tennis distribution list for 2025, contact Denis Weil at: dweil@comcast.net or call/text at 925.890.9127.

Glenshire Photographers!

Do you have an exciting or interesting photo of nature here in Glenshire? We're accepting submissions for cover photos to use in The Shire. Send your photos of the seasons (winter, spring, summer, fall) to info@glenshiredevonshire.com. Disclaimer: there's no guarantee that your photo will be used, but please send it in for consideration!

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GDRA CLUBHOUSE

Did you know that our beautiful Glenshire Devonshire clubhouse is available to rent for events? With serene views of the lake trail and pond from the soaring windows, the clubhouse is a great place to hold any party or event that you could imagine.

With your rental, you have access to the main floor of the clubhouse, the adjacent kitchen, and the back porch overlooking the pool deck and pond view. The kitchen has ovens, a fridge and freezer, an induction stovetop, two sinks, and plenty of countertop space. The clubhouse provides padded and metal folding chairs, and a variety of folding tables, from small and circular to long and rectangular.

The meeting room has a lovely rustic atmosphere with high vaulted ceilings and wide support

beams decorated with twinkling lights. Three sides of the building have floor-to-ceiling windows that overlook the Glenshire pond.

GDRA GAZEBO

If an outdoor setting is more your speed, then you can also rent out the gazebo that is located down closer to the pond. It's close to the playground for kids, has a large seating area, and a swing set.

GDRA POOL PAVILION

The pool pavilion is also available for rent during the operating pool season. It's a wonderful location to hold a birthday party or family get-together and be able to enjoy the summer atmosphere.

AMENITY USE LIABILITY WAIVERS

Did you know about the liability waivers that members are asked to sign if they use any of the Glenshire

Devonshire facilities? Several years ago we started asking members to sign a general liability waiver for risk management/insurance purposes for our Association. This precaution helps us to retain our insurance coverage and keep insurance costs lower for the Association, which would be reflected in the cost of the annual dues.

We ask homeowners and their guests, who use the clubhouse or any other GDRA facilities, to sign this waiver. All GDRA amenities require a completed liability waiver found on our website. A waiver can also be requested at info@glenshiredevonshire.com.

There are many beautiful views and fun amenities to enjoy here in Glenshire. We hope that 2025 is a year that even more residents will be able to use them.



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Glenshire 2024 Stats Jan 1st - Dec 31st

Sold Properties - **38**

Avg. Price Per SqFt. - **\$547**

Days On Market - **38**

Avg. Sales Price - **\$878,342**

Properties are being sold for 99% of their listed price



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