

# CALAVERA NEWS

From the desk of Sue Landis



REALTOR®  
RE/MAX Associates

3965 Foothill Avenue  
Carlsbad, CA 92008  
Tel. 760.715.6017  
Fax. 760.730.3744  
suelandis@sbcglobal.net

---

March 30, 2004

Dear Calavera Hills Friends,

In this update there is news on:

- **The Proposed School Boundary Changes** – including some feedback from Devin Vodicka, School Principal of Calavera Elementary School
- It's time to clear out your closets and your garage!! How you can take part in our spring **Community Garage Sale** coming up on **Saturday 24<sup>th</sup> April**
- **Real Estate Update** – What is your home worth? Recent sales in Calavera Hills

Remember also, that **Daylight Savings** begins on April 4<sup>th</sup> at 2.00am – Don't forget to set your clocks 1 hour ahead!

If you have any ideas on topics you would like covered in this newsletter, please feel free to e-mail me – your feedback is welcomed.

Sincerely

Sue Landis

# Calavera School Update

## **Proposed School Boundary Changes**

Since my last update I have spoken with both the Carlsbad Unified School District, and the Calavera Elementary School about the proposed boundary changes referred to in a North County Times article dated March 23<sup>rd</sup>, 2004 (a copy of this article was attached to my last newsletter).

At a meeting held last week, it was decided to leave the school boundaries unchanged for now to minimize the disruption on children. A decision was also made on which school the new housing developments will be allocated to. The outcome is as follows:

- Montara (up on the hill by the water tank) – Calavera Hills
- Mystic Point (opposite the Community Centre) – Hope Elementary
- Mariposa Apartments (at the end of Carlsbad Village Dr) – still to be confirmed

I was advised that an updated map of school boundaries will be available in about 30 days – and only after it has been ratified by the Board following initial drafting.

## **Two Burning Questions.....**

I asked Devin, the Calavera School Principal, two questions which have been on the minds of Calavera Hills residents:

**Question 1:** *Will children from Oceanside continue to be part of the Calavera Hills School catchment area in the future?*

For the last 10-15 years children from a specific Oceanside catchment area (to the north of Mira Monte Dr), have attended Carlsbad schools. Now, because Calavera Hills school is the closest, these students will continue to attend the Calavera Hills school. Children from Oceanside make up approx 40% of the attendees currently at Calavera Hills School and there is no change likely to occur in the future.

**Question 2:** *There are residents of Calavera Hills, particularly new residents, who are concerned they may not be able to get their*

*children into the local school (especially when they are paying Carlsbad taxes) – can you comment on this?*

Devin advised that he anticipates the Calavera Kindergarten, Elementary and Middle Schools should have the capacity in 2004 to be able to take all local Calavera Hills students – provided they complete their enrollment by the due dates. Where he cannot guarantee that the school will have places, is for new residents who arrive part way through the school year e.g. after August 2004.

**My comment:** These answers may or may not address all your concerns. If you feel you still need more information, please give me a call and I will ask Devin – he is most willing to be involved in our community and ensure your questions and concerns are addressed.

---

## **Kindergarten Registration**

If you have a child you would like to enroll for Kindergarten, the following information is provided by the School to ensure you meet enrollment deadlines:

DATE: May 6, 2004 - Thursday  
TIME: 2:00pm  
LOCATION: The Coyote Cavern (multi-purpose room)  
Calavera Elementary School,  
4100 Tamarack Ave, Carlsbad

Items required for Registration:

- Birth certificate – original and copy
- Shot records – original and copy
- SDG&E bill, escrow papers also accepted – original and copy.

Principal Tours are scheduled for:

May 13 – 10:00am                      May 28 – 12:00pm                      June 7 – 3:00pm

For those unable to attend on May 6<sup>th</sup>, registration packets will be available in the School Office on May 7<sup>th</sup> from 7:45am to 4:00pm.

***LAST DAY TO TURN IN REGISTRATION PACKETS IS JUNE 11<sup>TH</sup>.***

# Community Garage Sale Calavera Hills Saturday, April 24th 2004

Here is your big chance to do that Spring Cleaning you have been meaning to do, but just haven't got around to it !!!

We are having a **Community Garage Sale on Saturday 24<sup>th</sup> April 2004.**

All you have to do is:

1. **Clean up** - Clear out your house, closets or garage e.g. get together all the 'stuff' you want to sell.
2. **Call me** - Sue Landis - on (760) 715-6017 to let me know you want to take part in our Community Garage Sale. I will add your street to a list that will be published in the local newspapers before and on Sat 24<sup>th</sup>. Please let me know by Thursday 15<sup>th</sup> April, so I can make newspaper deadlines for advertising - thanks!!!!
3. **Be around** - from **7am - 3pm** on Sat 24<sup>th</sup> April to sell your stuff from your garage. If you are away for that weekend and want to take part, let me know and I will try to arrange for someone near you to include your items for sale in their garage sale.
4. **Get the kids involved** - have them set up a lemonade or cookie stand with your garage sale.
5. **It's a team effort** - I'm not the only one making this happen- please also thank Pierre Breton of Saddle Drive in Capistrano - he's helping make this happen as well !!
6. **We'll take care of the advertising** and posting of 'Community Garage Sale' directional signs on appropriate streets leading to Calavera Hills on Saturday 24<sup>th</sup>.

**We encourage you to take part - not only will it be lots of fun - you also get a great excuse to clean up and make some money!!!**

## REAL ESTATE SALES

### Market Report for Barrington, Nantucket, Sheffield, and Capistrano

(This information was compiled by Sue Landis on March 30<sup>th</sup> 2004)

#### Active Listings

ESF = Estimated Square Feet

LP/SF = List price per square foot

DOM = Days On Market

Address	Beds	Baths	ESF	LP/SF	List Price	DOM
3590 Bluff Ct	4	2.5	2160	\$347	\$719,000 – 749,000	16
3828 Stoneridge Rd	4	3	2462	\$312	\$739,000 – 769,000	2
3808 Crownpoint Ct	4	2.5	2740	\$321	\$819,000 – 879,000	14

#### Pending

ESF = Estimated Square Feet

LP/SF = List price per Square Foot

OMD = Off Market Date (offer accepted)

DOM = Days On Market

Address	Beds	Baths	ESF	LP/SF	List Price	OMD	DOM
3693 Strata Drive	4	3	2601	\$269	\$669,900 – 699,900	03/15/2004	4
3748 Cavern Place	5	3	2913	\$233	\$679,900	01/18/2004	1
3647 Barranca Ct	4	2.5	2160	\$301	\$649,900	03/07/2004	2
3832 Stoneridge Rd	5	3	2750	\$273	\$695,000 – 750,000	03/01/2004	18
3542 Harwich Dr	3	3	2287	\$336	\$739,000 – 769,000	03/18/2004	3
3804 Stoneridge Rd	4	3	2944	\$288	\$790,000 - \$849,000	03/25/2004	16

#### Sold

ESF = Estimated Square Feet

SP/SF = Sold price per Square Foot

COE = Close of Escrow

DOM = Days on Market

Address	Beds	Baths	ESF	Sold Price	SP/SF	COE	DOM
3969 Foothill Ave	3	3	2585	\$584,900	\$226	1/16/2004	90
3693 Strata Drive	4	3	2601	\$587,000	\$226	12/05/2003	56
3500 Levee Drive	4	2.5	2462	\$633,000	\$257	12/10/2003	23
3697 Strata Dr	5	3	3323	\$654,900	\$197	12/26/2003	13
3533 Hummock Dr	4	3	2944	\$665,000	\$226	1/27/2004	4
3907 Rockfield Ct	5	3	2944	\$689,000	\$234	2/25/2004	9