

From the desk of Sue Landis



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Dear Calavera Hills Friends

The most important issue affecting our community in the next few months is the opening of College Boulevard, and the removal of the road barrier between Mira Monte Drive (Oceanside) and Foothill Avenue (Calavera Hills).

In this newsletter you will find details of **Two Important Meetings** occurring on **Tuesday 8th June** that you can attend to find out more information, and/or voice your concerns about:

- The opening of, and speed limit on, **College Boulevard**
- Mira Monte Drive** – will it open and when? Or could it be kept closed?

In addition, I am attaching a **Petition** that has been initiated and drafted by Calavera Hills resident Barry Whittle. It will be used to lobby the City of Carlsbad to try and get the initial speed limit on College Boulevard posted as low as possible. If you agree with the proposal, please take this opportunity to sign the petition, and send it back to Barry – thanks! His address is on the petition.

I also enclose an update of recent **Real Estate Sales in Calavera Hills** – last month we had our first closed escrow in excess of \$800,000 for a property in Nantucket....

Warm regards

Sue Landis

P.S. Oh, by the way.....

During the month of May I used my 'Out-of-the-Gate' marketing plan to sell a home on Harwich Drive in one day. If you, or a friend, are thinking of selling, please give me a call and I will be delighted to give you the same great service.

The First Meeting on Tuesday 8th June 2004

- College Boulevard -

With the imminent opening of College Boulevard, many of us are both excited and concerned. Excited to finally have better access to shopping and Highway 78, yet concerned about the impact it will have on our community from a traffic and safety perspective.

Please find below details of a meeting that you should attend if you would like to find out more information or share any concerns.

3pm - Tuesday 8th June at Calavera Hills Elementary School

*Venue - School Auditorium ("The Cavern")
4100 Tamarack Avenue*

The School has been working with

**Bob Johnson, Deputy City Engineer, and
Sergeant Marc Reno, Carlsbad Police Traffic Division**

on completing a safety plan for the school with the opening of the College Boulevard barricade this summer. One of the key areas of focus is addressing concerns about what the speed limit will be and how to keep our students safe.

The School's Assistant Principal, Catina Hancock, along with Bob and Marc, are hosting an informal question and answer session for parents, teachers and members of the community (that's you!). Please take this opportunity to join them.



Opening Date

The most recent update from the City of Carlsbad is that College Boulevard will open August 9th, 2004

The Second Meeting on Tuesday 8th June 2004

- Mira Monte Drive -



The final layer of asphalt was laid at the site of the Mira Monte Dr/ Foothill Ave road barriers on Thursday 3rd June, 2004. The barriers were returned later in the day to block the road until the opening of College Boulevard, which is currently scheduled for August 9th 2004.

6.00pm – Tues 8th June – City Council Meeting with Mayor, Bud Lewis

There will be presentations made at this meeting by Calavera Hills residents Doug and Tracy Foote, and Kevin Skjei, on the issues surrounding the opening of Mira Monte Drive. If you are able to attend this meeting, you will have the opportunity to voice your concerns over the impact it may have on our community if Oceanside and Vista residents decide to take the shortcut from Lake Boulevard to College via Mira Monte Dr and Foothill/Tamarack Ave once the barriers are opened.

The safety of the many students who walk up Foothill Ave, and all the children who use the Tamarack Ave school entrance will be affected by increased traffic volumes.

The City wants to hear from residents of Calavera Hills on this issue – and the meeting will provide you with the opportunity to share your concerns. It will have greater impact if the decision makers hear directly from concerned residents, than solely from the HOA. So the more people who can attend this meeting (and it has been recommended by one of the Council members that you bring your children as well), the bigger the impact.

The meeting will be held at **6pm** at the **City Council Chamber, City of Carlsbad, 1200 Carlsbad Village Drive**. I have been advised that it should only last 1 ½ hours. For more information, please call the City Manager's Office at 760-434-2820.

REAL ESTATE SALES

Market Report for Barrington, Nantucket, Sheffield, and Capistrano

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
Foothill Avenue	3	3	2050	\$354	\$699,995 - \$725,000	63
Foothill Avenue	3	3	2050	\$370	\$759,000	40
Foothill Avenue	4	2.5	2642	\$302	\$759,000 - \$799,000	2
Strata Drive	4	3	3102	\$258	\$775,000 - \$799,000	1
Stoneridge Road	5	3	2760	\$286	\$789,000	49
Cavern Place	4	4	3190	\$279	\$889,900	36

Pending

OMD = Off Market Date (offer accepted)

Address	Beds	Baths	ESF	LP/SF	List Price	OMD	DOM
Bluff Court	4	2.5	2160	\$340	\$695,000 - \$735,000	04/22/2004	39
Rockfield Court	3	3	2050	\$351	\$699,000 - \$719,000	05/23/2004	19
Harwich Drive	4	3	2287	\$332	\$729,000 - \$759,000	05/13/2004	1
Stoneridge Road	4	3	2462	\$296	\$729,000	05/05/2004	38
Stoneridge Road	4	3	2760	\$272	\$749,650	04/28/2004	16
Bayview Place	4	3	2579	\$301	\$775,000	05/07/2004	13
Rockfield Court	4	3	2760	\$308	\$775,000 - \$849,876	04/30/2004	5

Sold

SP/SF = Sold price per Square Foot

COE = Close of Escrow

Sue's Listing

Address	Beds	Baths	ESF	Sold Price	SP/SF	COE	DOM
3647 Barranca Court	4	2.5	2160	\$660,000	\$306	05/24/2004	2
3748 Cavern Place	5	3	2913	\$680,000	\$233	03/31/2004	1
3907 Rockfield Court	5	3	2944	\$689,000	\$234	2/25/2004	9
3693 Strata Drive	4	3	2601	\$700,000	\$269	14/04/2004	4
3832 Stoneridge Road	5	3	2750	\$721,600	\$262	04/07/2004	18
3542 Harwich Drive	3	3	2287	\$754,900	\$330	05/12/2004	3
3804 Stoneridge Road	4	3	2944	\$815,000	\$277	05/13/2004	39

we have made it into the \$800's!

This information was compiled by Sue Landis on June 3rd 2004 from the Multiple Listing Service. If your home is currently listed with another company, please do not consider this a solicitation.

IMPORTANT

PETITION REGARDING THE SPEED LIMIT ON COLLEGE BOULEVARD

This petition is about trying to get a 40mph speed limit posted on College Blvd to reduce the risks of speeding traffic in the Calavera Hills School area.

The petition was initiated and drafted by one of our residents, Barry Whittle, and he has already knocked on over 100 doors around our community to get this petition signed.

In an effort to speed this process up and ensure we don't miss giving everyone in Calavera Hills the opportunity to sign it, please find it attached.

P.S. If you are one of the 100+ people who have already signed this petition – thanks! – and please disregard this.

Attention: Carlsbad City Council

Dear Calavera Hills Residents

I am writing this petition because of the serious concern over the speed limit that will be posted on College Boulevard. Once the City opens College Blvd in July there will be a study done for three months by the traffic engineers of Carlsbad. After the engineers determine with radar, speed hoses and other means of measuring the average speed of the traffic on College Blvd, they will make a recommendation of that established average speed to Carlsbad's City Council to become the permanent posted speed limit. The City Council makes the final determination of what the speed limit will be. The design of College Blvd with sidewalks, bike lanes and medians was all done to allow this road to be a major arterial with an allowable legal speed limit of 55 miles per hour. 50 mph is the posted limit (recently established) on Cannon Rd coming from I-5 to College Blvd.

We are distributing this petition, to be returned by next Saturday 12th June. This petition asks for a 40 mile an hour speed limit, starting one mile south of Carlsbad Village Drive all the way to Oceanside (which is just beyond Calavera Hills Elementary School) on College Blvd in both directions. We will then distribute the signed petition to the Engineers, Traffic Safety Regulators and City Council prior to the final determination of the speed limit. College Blvd is designed as a regional traffic corridor with a high speed limit and the majority of high volume traffic will be from out of the area.

Several hundred children currently live on the east side of College Blvd and hundreds more will when the new homes are done. There is also a large Elementary School and soon to be completed Middle School on the east side of College. ALL of these children and hundreds more from the west side will at various times be crossing College Blvd to go home, to or from school, to friends homes and to go to the Calavera Hills Park on a daily basis.

Carlsbad Village Drive is a four lane road that has no housing adjacent to it and no compelling reason for people to cross it, yet it has a 40 MPH speed limit. It is reduced to 35mph prior to passing the City Council Chambers.

IF WE DON'T AS A COMMUNITY SLOW DOWN THE TRAFFIC BEFORE IT STARTS WE WILL BE DEALING WITH POTENTIAL CATASTROPHIES.

Thank you for your attention to this matter, Barry Whittle – 760-434-2729

Please either post this petition to me at 3737 Saddle Drive, Carlsbad CA 92008 or leave it on my porch by this Saturday 12th June.

Please sign below if you agree with a 40MPH speed limit as described above.

Address: _____

Comments: