

WINERY AT CLOS DE LA TECH?

NEW ROUND OF HEARINGS THIS SPRING ON INSTALLING A WINERY IN CAVES AT T.J. RODGERS' VINEYARD ABOVE LA HONDA

Story By Marion Softky

At last, Clos de la Tech has produced its first pinot noir from 25 acres of grapes in T.J. Rodgers' vineyard west of Skyline and above La Honda. "It's to die for," says Valeta Massey, Mr. Rodgers' wife, partner, and manager of the project. She stomped the grapes herself, clad in a wet suit with abalone boots to protect her feet.

But, Mr. Rodgers' dream of producing the best pinot noir in the world in commercial quantities at a high-tech, super-environmental vineyard and winery on 165 acres — located two miles down Langley Hill Road from Skyline Boulevard — still has a long way to go.

Seven years after Mr. Rodgers, CEO of Cypress Semiconductor and a resident of Woodside, got a permit from San Mateo County to drill three caves 300 feet into Langley Hill for the winery, he is still trying to get another permit to install the actual winery in the caves. Grapes from Mr. Rodgers' three vineyards are now being trucked to San Carlos to make the wine.

The caves, about 25 feet wide and high, are arranged in descending order so that the wine can run by gravity from the fermentation cave, to the barrel cave where the wine is aged, to the final bottling cave.

The first setback in the project came early, when workers drilling the caves encountered basalt. It turns out that Lan-

gley Hill and neighboring Mindego Hill were an ancient volcanic formation, not soft, drillable dirt and rock.

silt up streams and pollute drinking water with pesticides and chemicals. A draft environmental impact report (DEIR) on the winery application was released last summer. It analyzed these impacts and found that most of them were minor or could be mitigated.

The DEIR provoked a surge of criticism in writing and at public hearings. The county Planning Commission took the protests seriously enough to ask for major additional studies and revisions to the DEIR.

The revised DEIR should be released in April, says county planner Mike Schaller. It will be available for public review and comment for 45 days, and subject to several public hearings before the commission acts on the winery application.

The revised EIR will include results of a new hydrologic study that looks at both groundwater supply and demand in the area, and at surface drainage from the vineyards into Langley and Woodhams creeks.

"It should hopefully answer the questions," Mr. Schaller says.

One key element in the winery application, a land swap, is being welcomed by downhill neighbors. Mr. Rodgers proposes to trade about 23 acres of land in the watershed of Woodhams Creek for land above the entry owned by neighbor Willard Wyman.

This land trade, which depends on county approval of the winery application, would



Photo by Marion Softky

T.J. Rodgers demonstrates how Clos de la Tech uses French techniques to produce the best grapes for the best pinot noir. Seven years after he got a permit to drill three caves 300 feet into Langley Hill for the nearby winery, he is still trying to get another permit to install the actual winery in the caves.

eliminate a potential vineyard on the steep slopes above Woodhams Creek. This creek provides the water supply for Cuesta La Honda, a community of 280 homes and the La Honda Elementary School.

"The proposed land swap is a big step in the right direction in terms of ensuring the protection of our drinking water," wrote the Cuesta La Honda Guild in a comment last August.

Toby McCleod of La Honda wants to be assured that no present or future owner will be able to plant grapes on the hills above the creek. "We would like to see the Woodhams acreage permanently protected with something like a conservation easement as a condition of the permit," he says.

Another part of the winery application that drew broad opposition has been changed. The applicant has withdrawn a request to create a new zoning category for "Scenic Wineries" above 1,500 feet; instead he is applying for a "planned unit development" under the current zoning.

The scenic winery zoning would have opened some 17,000 acres in the county to wineries, with a capacity of 13,000 cases of wine per year (the current limit is 2,500), according to county reports. The planned unit development zoning would allow Clos de la Tech to be treated on an individual basis.

"PUD is more sensible," says Lennie Roberts of the Committee for Green Foothills. "It's a one-of-a-kind category, and it can be tailored to the specifics of the site and the specifics of the project."

Walking the vineyards

It's hard not to be impressed by the immaculate vineyards of Clos de la Tech, clinging neatly to the rolling Coastside hills. Twenty-five acres have been planted so far; 62 acres are planned.

Close to 40 neighbors turned out on a sunny December Friday to hear T.J. Rodgers demonstrate how he is nurturing grapes to produce the best pinot noir in the world. Using a combination of ancient French and modern high-tech methods, he aims, he says, for not only the best wine, but the most environmentally sensitive vineyard and winery.

The grass is young and green where the vines climb down the steep hillside toward the creek below. "We don't break ground; we drill 9- or 10-inch holes for each plant," says Mr. Rodgers. "All you see is green."

He is proud of his special lightweight tractor, which runs up and down the steep hills on a cable, powered by an engine at the top. Workers can plant grapes, tend grapes and pick grapes, all without tearing up the soil. The tractor won first prize at a European wine fair as the most innovative new piece of farm equipment in 2001, according to Ms. Massey.

The vineyard features two drip-irrigation systems, one to water grapes four or five times a year when the grapes get

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CUESTA LA HONDA GUILD

gley Hill and neighboring Mindego Hill were an ancient volcanic formation, not soft, drillable dirt and rock.

Months of blasting with dynamite to complete the caves riled neighbors, particularly downhill in La Honda. At the same time, neighbors became increasingly concerned about impacts of the vineyard on their community. They worried about how it might compete for scarce water supplies, or how erosion from runoff might

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Jensen Hauser

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IN MEMORY OF ALBERT (AL) BARON

It's hard to believe it has already been one year since Al passed away. He left us in January of last year. We remember his offbeat sense of humor that would appear in almost any situation. We remember the advice he provided to us. We remember the man who would call out all of the answers on Jeopardy, and have most of them correct. Most importantly, we remember the man who was a husband, a father, a grandfather and a member of our family.

Al settled in Portola Valley, his home for over 37 years, after having lived all over the world. He was a member of the Class of 1956 from West Point, as well as a Korean War veteran. After retiring from a long career as a Professional Electrical Engineer, he continued to volunteer with the Amateur Radio Operators Emergency Services Net and he provided tax assistance preparation for seniors at Little House through the AARP.

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Photo by Marlon Softky

Caves drilled and blasted 300 feet into Langley Hill are intended to house the winery that will make pinot noir from grapes grown at the Clos de la Tech vineyard.

CLOS DE LA TECH

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stressed, the other for new plants that need more water. "You get better wine with less water," Mr. Rodgers says.

Neighbors press Mr. Rodgers about their concerns. Gophers? "We use Juicy Fruit gum," he replies. They also trap the pests, but do not use rodenticides to control them.

The caves are large, cool, dark and unfinished. For the upper cave, where Ms. Massey may not have the energy to stomp a whole crop of grapes, Mr. Rodgers is developing a new machine to crush grapes gently with prosthetic feet. "It mimics me crushing grapes," she says.

He waves toward the ceiling of the fermentation cave, where he plans a home for his retirement. "I will really be a cave man," he says.

Water: key issue

"Will you get the water you need without impacting the water table?" asks Jim Gorman, who owns land nearby.

As light winter rains portend a third year of drought, this is becoming a key issue for neighbors in discussions of the vineyards and winery.

"We worry about the long-term effects of development at the top of the watershed," says Jessica Abbe of La Honda, a member of the La Honda-Pescadero school board.

Clos de la Tech depends on two wells in the watershed of Langley Creek, and permission to drill a third, Ms. Massey says, adding: "My belief is our property is not connected to springs on Woodhams Creek. These are wells, not watersheds."

Water use by the winery should



not be an issue, Ms. Massey argues, because 95 percent of the water goes to water grapes in the vineyard.

With water conservation at levels that stress grapes to produce better wine, Mr. Rodgers estimates the vineyard will require 30,000 gallons per acre per year when vines are mature. "This water consumption equates to using 0.54 inches of the approximately 30 inches of rainfall that falls yearly on the vineyard," he wrote in a 2005 letter to the county.

Neighbors, and some authorities, still worry that increased water withdrawals for the vineyards could affect other wells and springs in the area, and ultimately, surface runoff that reaches local streams.

Allan Richards, court-appointed "water master" for the San Gregorio watershed, shares the concern. He administers the legal allocation of surface water rights in the watershed, where users of water for irrigation faced rationing last year and may again this year. But he has no authority over groundwater and wells such as those at Clos de la Tech.

In comments on the DEIR, Mr. Richards expressed concern that the proposed 500-plus-percent increase in well water use for additional vineyards and the winery could affect the flow of groundwater that feeds local streams. "The increased pumping could impact springs and surface flow in nearby creeks," he says.

Maybe the new hydrologic study will answer the questions.

Clos de la Tech is located on 165 acres off Langley Hill Road, about two miles downhill from Skyline Boulevard and across from the Thomas Fogarty Winery. Part of the winery application calls for a land swap that will trade 22 acres of potential vineyard from the watershed of Woodhams Creek, which provides drinking water for the community of La Honda, for less sensitive land in the Langley Creek watershed.

Other issues

Kathy Crane, who operates the Yerba Buena Native Plant Nursery adjacent to Clos de la Tech, also worries about increased traffic down private, unpaved Langley Hill Road to serve an industrial winery. "A factory should be near a big road, not a small road," she says.

Ms. Massey responds by noting the winery will not be open to the public for wine tasting or visits, and it will continue to receive about 15 truck trips per year. "Nothing will change," she says. "There will be fewer truck trips than if we truck grapes to San Carlos (to make wine)."

Ms. Massey remains open to working with neighbors to solve problems. "We have been and will work with everybody to make it work," she says. "Let us know."

Ms. Massey concludes, "This is going to be an environmental masterpiece, and it's going to bring renown to San Mateo County." ■

What's Ahead for Mid-Peninsula Real Estate in 2009?

The "so-called" economic gurus are all over the map with regard to the expected length of our current recession and consequently the future direction of real estate prices. However, if you somewhat disregard opinions from trade group economists with an axe to grind (such as the California Association of Realtors or the Mortgage Bankers Association), the general consensus of opinion is that an economic recovery in 2009 is probably not in the cards.

Consequently, if you intend to be a seller of real estate this coming year, I think it would be wise to begrudgingly acknowledge this consensus of opinion. I'm not implying that real estate prices will necessarily continue their steep decline, only that the best possible outcome is more than likely a somewhat stable market.

Currently, there are many properties on the Multiple Listing Service (MLS) for sale at yesterday's prices. There are also a ton of properties that have been taken off the market by sellers hoping for "better days ahead" in the near (and not distant) future. Hope is a dual-edged sword. My wife hopes we will win the lottery someday. I keep working because I am not so sure that it will happen. I hope she's right, but something tells me not to bet the farm on it.

Sellers usually can delay taking action for six months to a year in difficult markets, but we are past that time frame and are now looking at another year of uncertainty. Sooner or later, events (such as divorce, job loss, illness, or retirement) force home owners to sell at the current market price and not wait for better conditions. Adding fuel to the fire are the currently incredibly harsh lending conditions and the psychological predisposition of prospective buyers to sit-tight for the time being. All in all, I think it's safe to say that the real estate market will most probably have more supply than demand in the coming year.

In a rising market, the most recent property sale is usually at a higher (or at least an equal price level) than the previous comparable sale. In a declining market, the reverse is true. Each new sale is usually lower than the previous sale. Consequently, if you want to be a successful seller this year, you need to price your home very competitively and definitely not at yesterday's price.

If you interview several prospective listing agents, don't be too easily swayed by agents with the highest recommended listing price. They may be clairvoyant. Then again, they may also be using the strategy that they will "buy" your listing, build a relationship with you and eventually beat you down in price. Quite frankly, it often works because sellers are hoping the agent is right, even against their own better judgment.

Another very important factor is to have your home showing as well as possible when you list it for sale. Do not take the attitude that, since you're discounting the list price, you don't need to make the miscellaneous repairs that are currently needed. I'm not suggesting that you spend a ton of money updating the kitchen and baths, only that within reason you cosmetically update your home and landscaping as much as possible. Keep the mindset that there are currently more sellers than buyers and that you need every competitive edge that you can reasonably generate.

Sellers also need to be prepared to negotiate their (already discounted) selling price, as well as other selling terms. Buyers, believing themselves to be in the driver's seat, have the mindset that everything is negotiable – from the draperies, to the furniture, to credits for needed repairs, to the future indenture rights to your oldest child – well maybe not the latter. But, you get my point.

Another significant issue is the financial ability of the prospective buyer to purchase your property. If the purchase offer is for "all-cash" without a loan, or with a very large down payment, that is a much more significant factor than it was in times of easy money a couple of years ago. Back then, buyers could obtain loans with very little down payment and marginal credit scores. Lenders actually allowed buyers to "state" their annual income without documenting it. Today, it is almost impossible to obtain a reasonable loan without 30% down plus impeccable credit scores. The pendulum has swung dramatically in the opposite direction and most probably will stay that way for a while.

I guess that's enough 'realistic' gloom for the moment. Let's look on the brighter side. We live in a very affluent community – no doubt about it. The good news is that there are a lot of people with substantial financial assets who want to live here. The bad news is that there are currently not as many of those people as there used to be. However, there are certainly enough qualified buyers to keep home prices mostly stable for 2009 – assuming sellers realize and accept the new and different market conditions from a couple of years ago. For the moment, the playing field has definitely been leveled.

As we enter the New Year, if you would like a "realistic" opinion as to the current value of your home (whether or not you intend to sell at this time), please give my partner, Pat Briscoe / 650.303.8173, or me a call. Alain Pinel has over 1,100 agents and we are in the top 1 percent of the firm in sales production and specialize in the high-end market.

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P.S. For those of you who like to look at long term historical data, Pat and I have included some statistical information regarding property values in both Atherton and Menlo Park since 1994 – fifteen years ago.

For the most recent ten year period from 12/31/98 through 9/30/08 (year-end data is not yet available), **the median sale price (50% above and 50% below) of Atherton homes has increased by 139.9%**. If you bought your home for \$1,355,000 on 12/31/98, it would have appreciated in value to \$3,250,000 by 9/30/08. Bear in mind that prices in the last three months in 2008 were sharply on the downside, which will seriously impact what statistically appears to be a very positive first nine months of the year. The relatively few sales in 2008 also can statistically distort the median price for the entire year.

For **Menlo Park** during the same time frame, the median sale price has **increased 77.8%**. If you bought your home for \$530,000 on 12/31/98, it would have appreciated in value to \$942,500 by 9/30/08. Bear in mind that the City of Menlo Park includes a sizable number of homes located east of 101 (Bayshore Freeway) which have not appreciated as rapidly as those homes on the other side of the freeway. Consequently, it's probably safe to assume that Menlo Park properties west of 101 appreciated in value by at least 100% over the same time frame, as opposed to 77.8% for the entire city. The home you bought in Menlo Park ten years ago for \$1,000,000 is probably worth \$2,000,000 today.

Annual Median Price Appreciation/Depreciation for Last 15 Years

	1994	1995	1996	1997	1998	1999	2000	2001	2002	2003	2004	2005	2006	2007	Jan-Sep '08	Cummulative 10 yr % change 1998 - Sep '08
ATHERTON	0.3%	7.2%	10.8%	15.8%	23.1%	15.1%	117.9%	-57.0%	-16.1%	26.4%	79.4%	9.0%	-21.7%	9.5%	25.0%	139.9%
MENLO PARK	0.0%	-0.1%	6.8%	25.2%	7.3%	14.2%	19.8%	-12.4%	2.4%	4.6%	18.7%	23.3%	-19.6%	17.2%	0.6%	77.8%

Annual Median Price for Last 15 Years

	1994	1995	1996	1997	1998	1999	2000	2001	2002	2003	2004	2005	2006	2007	Jan-Sep '08
ATHERTON	\$800K	\$857K	\$950K	\$1.10M	\$1.35M	\$1.56M	\$3.40M	\$1.46M	\$1.22M	\$1.55M	\$2.78M	\$3.03M	\$2.37M	\$2.60M	\$3,250,000
MENLO PARK	\$370K	\$369K	\$394K	\$493K	\$530K	\$605K	\$725K	\$635K	\$650K	\$680K	\$807K	\$995K	\$799K	\$936K	\$942,500

Source: DataQuick



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 PALO ALTO (650) 853-7100 ■ SAN CARLOS (650) 598-4900 ■ SAN MATEO (650) 343-3700 ■ BURLINGAME (650) 340-9688



ATHERTON – Gorgeous traditional brick estate home in desirable W. Atherton, on quiet cul-de-sac. 6 BD/5.5 BA main hse w/new gourmet kit, luxurious master ste. Sep 1BD/1BA gst hse features LR w/fplace, full kit. Private landscaped acre. Pool, spa. Virtual tour at www.plansandtours.com/3879

Elizabeth Daschbach \$4,695,000
 (650) 614-3500



ATHERTON – 4BR, 4+BA Enjoy well-designed casual & formal living spaces flowing over 2 levels featuring oak hardwood flooring, boxed & wood-beamed ceilings, crown moldings, wood trims & built-ins. An inviting backyard with lap pool & spa, brick patio & lawn area. Lg Mstr & Granite Kitchen.

Tim Kerns \$2,795,000
 (650) 614-3500



EMERALD HILLS – Completely remodeled 4 BD, 4 BA home with gourmet kitchen that features custom cabinetry & top-grade appliances. A master retreat with elegant bath & a sun deck that overlooks an indoor pool.

Doyle Rundell \$2,150,000
 (650) 614-3500



HALF MOON BAY – Situated on the 1st Fairway of the "HMB Golf Links" located close to the Ritz Carlton & Walking Trails. Easy commute to Silicon Valley or San Francisco. Picturesque view must be seen to be believed. 4th room for den or office/guest.

Judy Chow \$1,695,000
 (650) 614-3500



LOS ALTOS – Look no further! This charming updated 3BR/2.5BA Ranch style home has all the modern comforts you are looking for and more! Private backyard with park like setting. Serene cul-de-sac location.

Victor Platonoff \$1,695,000
 (650) 948-8050

ATHERTON

W. Atherton remodel or build new opportunity on large park-like setting. Expansive golf course views. Estate features 4BR/3BA and an adobe walled inner courtyard.

Steve Gray \$2,395,000
 (650) 529-1000

BELMONT

Excellent location on cul de sac. Unbelievable views of the Bay. Expand or build. 2BR/1BA, large family room with oak hardwood floors. Panoramic view of the bay area!!

Brendan Royer \$829,950
 (650) 614-3500

EAST PALO ALTO

Bright corner unit, new double paned windows, freshly painted inside & out. 1BR/1BA, including hardwood floors in dining area, tile in entry and hallway, large living area and walk-in closet.

Gordana Wolfman \$268,888
 (650) 614-3500

HALF MOON BAY

Spectacular views from this large lot! Complete with plans and permits. Planned "Green" home features a separate unit over additional 2 car carport.

Katherine Clark \$589,000
 (650) 614-3500

HAYWARD

2 separate homes on a large lot. Front unit is 3BR/3BA. Rear unit is 2BR/2BA. Just painted inside & out, with new carpet, ceiling fan & blinds. New landscaping in front yard. Washer & Dryer.

Gordana Wolfman \$575,000
 (650) 614-3500

LA HONDA

Great value in La Honda! Close to WS & 280. Charming cottage w/a lrg level rear garden. 2BR/1.5BA. Expansion capabilities. Downstairs bedroom has a separate entrance.

Cristina Harper \$399,500
 (650) 614-3500

LOS ALTOS

Rare opportunity! 3 Newly construction town homes in the heart of LA Village! Frml dining, hardwood floors, gourmet kit w/grnt counters open to lovely patio. Ea. Has washer/dryer.

Bella Awdisho \$1,149,000
 (650) 948-8050

Rarely available ground floor unit with large landscaped patio. 2BR/2BA, new carpet and paint, fireplace in living room, close to downtown. A must see!

Victor Platonoff \$699,000
 (650) 948-8050

LOS ALTOS HILLS

Tremendous opportunity & value for this Hacienda w/old world craftsmanship & all the modern accoutrements. This estate is situated on the flat creek side lot w/exceptional MFA & MDA and a truly serene park setting. A Must See!

Victor Platonoff \$2,879,000
 (650) 948-8050

Price Reduction! Lovely 4BR/3BA property on designated scenic route adjacent to Hidden Villa.

Clarke Team/Nadine Matiyahu \$1,499,500
 (650) 948-8050

MENLO PARK

Light filled craftsman featuring 4BD/3.5BA with full basement, hardwood floors and dual paned windows. Nice neighborhood and Menlo Park Schools.

Camille Eder \$1,975,000
 (650) 614-3500

Prime W. Menlo on Atherton border. Large home with space for in-law unit or au pair quarters all rooms are large with plenty of closets. Family room has pot belly brick fireplace. Living room is oversized. Floor plan is terrific for a large bustling family.

Maureen Love \$1,850,000
 (650) 614-3500

This classic 4BR/3BA ranch-style home is located on one of the nicest streets in central Menlo Park. The open floor plan includes: hardwood floors, updated BA's, breakfast nook, formal DR & LR.

Steve Gray/Tim Kerns \$1,850,000
 (650) 529-1000/(650) 614-3500

Menlo Park-Stylish Townhouse. 3BR/2.5 BA. Beautifully new kitchen with family/sitting room. Formal Dining Room. Light & spacious. In excellent condition. Close to downtown.

Carol Bartlett/Marty Borelli \$1,249,500
 (650) 614-3500/(650) 598-4900

This exquisite 3 bedroom, 2 bath home with high end finishes features an oversized master suite, completely remodeled kitchen, 2 car garage, and beautifully manicured yard. Menlo Park Schools.

Tim Kerns \$1,095,000
 (650) 614-3500

MOUNTAIN VIEW

Beautiful new construction with luxurious finishes! 5BR/3.5BA, Hdwd flrs, 8 ft drs, Marble entry & stairs, Granite counters, high ceil, snd sys, cable, satellite & CAT5 wiring, landscaping, lrg lot w/ mature trees.

Dory Marhamat \$2,199,000
 (650) 948-8050

Duplex in desirable area, close to Sylvan Park. 3BR/2BA beautifully remodeled.

Marta Hayes \$1,130,000
 (650) 614-3500

Single story completely remodeled. Own a home for the cost of a new condo. No square footage is wasted on stairs. This sparkling home is ready for the pickiest buyers. Rebuilt in 2008; never lived in. Granite, hardwood, Italian tile, private yard, excellent neighborhood, great schools.

Denise Watkins Smith \$1,049,999
 (650) 948-8050

Charming 3BR/2BA home blocks away from Castro St! Located on a quiet street across from a park.

Kristin Cashin \$899,000
 (650) 614-3500

Rarely available townhome in the highly desirable Old Mill Complex! 3BR/2.5, 2 hls, hardwood flrs, new carpet & paint, 2 car garage & low HOA dues. A Must See!

Victor Platonoff \$639,000
 (650) 948-8050

PALO ALTO

Turnkey former corporate guest living 2BD/2BA Condo in the Weatherly area in downtown. Pristine condition with upgrades and designer touches throughout. Gourmet kitchen, living room w/FP & huge balcony. Secure building with parking. Across the street from Heritage Park. Can be purchased furnished.

Liz Daschbach \$1,348,000
 (650) 614-3500

PORTOLA VALLEY

Portola Valley-Beautifully remodeled 2BR/2BA home. LR is spacious, light filled & will capture a view of foothills. Detached 2-car garage w/built-in storage. Mstr ste is arranged for ultimate prvcy. Sep located studio w/ prvt deck, bathroom, ldry facilities & kitchen w/range & refrigerator.

Enayat Boroumand \$1,250,000
 (650) 529-2900

REDWOOD CITY

Light bright & spacious 3BR/2.5BA private end unit. LR w/ high ceilings, recessed lights and views of the water. Mstr BR features Walk-In Closet, soaking tub and dual sinks. Steps away from boat dock.

Lilly Chow \$749,000
 (650) 614-3500

Inviting 3BR/1.5BA home located on a peaceful tree-lined street. Hrdwd flrs, new paint. Mstr BR has Walk-In Closet. Dual paned windows and a gourmet kitchen with custom cabinets. Open floor plan.

Jennifer Whelan \$649,000
 (650) 614-3500

Remodeled 3 Bedroom, 2-1/2 Bath, Tile & Hardwood Floors, New Landscaping. New window coverings, eat in kitchen, fenced backyard and oversized detached garage.

Vivian Vella \$549,000
 (650) 614-3500

REDWOOD SHORES

Beautiful 3BR/3BA with large deck and hot tub. New paint, stove and microwave. Must see to appreciate!

Joann Bedrossian \$1,088,000
 (650) 614-3500

This spacious 3BR/2BA Condo has newer double pane windows, sliding doors & kitchen appliances.

Brendan Royer \$449,000
 (650) 614-3500

SAN MATEO

One Level Penthouse located on Top Flr of a 4-Story Bldg. LR & DR with a den. Privately positioned Mstr Ste & second BR & BA, eat-in kitchen. A short distance to library, restaurants, shopping, central park & near transportation.

Enayat Boroumand \$745,000
 (650) 529-2900

The perfect place for the active at heart! This 1BR/1BA unit is only seconds from the waters edge. Private deck-patio. Enjoy boating/ waterskiing, kayaking, paths along shore for bike rides or strolls along the water.

George Monaco \$395,000
 (650) 948-8050

SUNNYVALE

Great corner lot location in this Cherry Chase neighborhood. This beautiful 4BR/3BA home is ready to move into, but still has tons of potential. Added bonus is a huge second living unit with 2 additional BR's, Living Rm and Kitchenette.

Dana Cappiello \$1,150,000
 (650) 529-1000



LOS ALTOS HILLS – 5BR, 5.5 BA home on a cul-de-sac. Hardwood floors & crown molding. Kitchen w/ granite counters, top the line appliances & Butler's Pantry.

Susan Furstman \$5,395,000
 (650) 529-2900



MENLO PARK – Desirable 4-Plex downtown. Stable rent/income.

Paul Shrabo \$1,395,000
 (650) 529-2900



PALO ALTO – Desirably located on a storybook street in Mid-town PA is a completely remodeled, 4BR/2.5BA home brimming w/exuberant light that gently filters through its lavish windows. Generously set back from the main thoroughfare.

Tim Kerns \$1,699,000
 (650) 614-3500



PALO ALTO – Beautiful Contemp home in PA neighborhood! 4BR/2BA+Office, Kitch w/soaring ceil, new granite, Hdwd Flrs. LR w/vaulted wood ceil, new marble frple surround, Hdwd flrs, sliding glass doors lead to lrg backyd w/deck & more!

Carol Christie \$999,500
 (650) 948-8050



SAN CARLOS – 4BR/3BA This fabulous updated home features a remodeled kitchen w/ custom built-ins. Mstr BR Ste w/ a remodeled BA & Walk-In Clst. Fresh Paint & New Carpets. Canyon & Bay views from nearly every room. Can entertain from large deck. Attached two-car garage and lots of storage.

Debbie Lorell/Bob Johnston \$1,398,000
 (650) 614-3500

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Portola Valley

55 Golden Oak



OPEN HOUSE: Sunday • 1:30-4:30

BEDROOMS: 5 • BATHROOMS: 3.5 • PRICE: \$3,195,000



You'll love this recently remodeled and expanded 5 bedroom, 3.5 bathroom home situated on a spectacular lot spanning over one acre. The versatile, one-level floor plan offers a terrific blend of formal and casual living spaces. A breathtaking backdrop of the western hills completes the wonderfully thought out indoor/outdoor design.

<http://www.55goldenOak.com>



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& SUNDAY
JAN 31 -FEB 1
1:30-4:30

3 BEDROOMS
3.5 BATHS
\$2,398,000

www.3MAPLE.COM



This single level Atherton ranch home, boasting 2,700sf of luxury and function, has recently been extensively remodeled with extraordinary taste and style!

The cook's kitchen features a 6-burner Bertazoni range/oven, Miele dishwasher, Thermador oven & refrigerator and a wine/beverage cooler. Lavish master bath with large tub, separate shower & walk-in closet. Oversized 2-car garage with workshop & very private yard areas. Menlo Park schools.



1471 FRANKS LANE, MENLO PARK

OPEN SATURDAY
& SUNDAY
JAN 31 -FEB 1
1:30-4:30

2 BEDROOMS
1 BATH
\$998,000

www.1471FRANKS.COM



This charming ranch home, located on a quiet west-side lane, has been lovingly remodeled and carefully maintained! Turn-key condition!

Hardwood floors, updated eat-in kitchen with stainless steel appliances, updated bathroom & separate laundry room. The private, landscaped backyard features a large deck, paver patio, lawn, majestic redwood tree & a quaint detached building ideal for storage. Excellent Las Lomas schools.



OPEN HOUSE

SUNDAY, FEBRUARY 1 & 8, 1:30 – 4:30 PM



- 3+ acres in desirable Woodside location
- Updated ranch-style home with 4 bedrooms and 2.5 bathrooms
- Striking views from almost every room
- Elevated rear patio overlooking the western hills and Runnymede Sculpture Farm
- Well-equipped equestrian barn with 4 horse stalls, a tack room, and riding arena
- Access to a network of riding, hiking, and bike trails
- Excellent local public and private schools
- Easy access to Highway 280, Downtown Palo Alto, Stanford, city life, and airports
- Opportunity for fabulous country living with city amenities close by

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ATHERTON

4BR | 3BA

STUNNING PRIME LOCATION \$3,950,000
Gorgeous 1.16 acre property in prime cul-de-sac loc. Lovely 4BR 3BA hm. Property has mature trees & sparkling pool. Award-winning Las Lomitas Schools.
Keri Nicholas 650.323.7751



MENLO PARK

4BR | 2.5BA

BEAUTIFUL SHARON OAKS \$1,185,000
BA Welcome to this spacious and light Sharon Oaks townhome that feels like a single family home. Convenient location, acclaimed Las Lomitas Schools.
Karen Fryling & Rebecca Johnson 650.323.7751



SAN CARLOS

3BR | 2BA

EATON PARK \$995,000
Large single-level rancher with remodeled kitchen, master bath, windows, doors, roof and heating all new in past three years. Park like setting.
Scott Dancer 650.851.2666



NEW LISTING!

PORTOLA VALLEY

4BR | 3BA

CONTRACTOR'S DREAM \$1,495,000
Terrific potential in sought-after Ladera, unique approx. ¾ acre parcel w/gorgeous views. Country feel yet easy access to shopping, Stanford, 280 & Las Lomitas Schools.
Ginny & Joe Kavanaugh 650.851.1961



LOS ALTOS

4BR | 4.5BA

NOT ON MLS! \$2,788,000
North LA Contemporary. Sep ofc/library. Lovely sep DR w/bay window, kit, FR, breakfast nook opens to patio/rear fenced yd. Skylites. Cat-5 wired.
Lizbeth Carson 650.324.4456



JUST LISTED!

PALO ALTO

5BR | 4BA

JUST LISTED! \$2,499,000
Sparkling 5 yr old home on huge, lush lot w/space for possible pool, sport court or cottage. FR/kitchen w/granite, HWY floors, marble baths, MORE!
Elaine White 650.324.4456

ATHERTON

NEW CONSTRUCTION! \$6,125,000
6 BR 5 BA This exquisite, custom-designed home evokes European elegance and grace. Situated on a private, serene setting of approx. 1.13 acres in Lindenwood.
John & Janet Dore 650.324.4456
GREAT VALUE! \$4,688,000
4 BR 4 BA Modern contemporary architecture recently remodeled. Pool, fenced yard, entry gate, beautiful new kitchen & bathrooms. 1.7 ac cul-de-sac lot.
Scott Dancer 650.851.2666
STUNNING PRIME LOCATION \$3,950,000
4 BR 3 BA Gorgeous 1.16 acre property in prime cul-de-sac loc. Lovely 4BR 3BA hm. Property has mature trees & sparkling pool. Award-winning Las Lomitas Schools.
Keri Nicholas 650.323.7751

MENLO PARK

EXQUISITE NEW CONSTRUCT. \$2,395,000
5 BR 4.5 BA Elegant Design Wonderful use of Natural Lighting. Interior Atrium. Formal Dining Rm. Hardwood Flrs. High Ceilings. 9200+ Sq.Ft Lot. Many Decks & Patios
Ken Morgan & Arlene Gault 650.323.7751
GORGEOUS NEW CRAFTSMAN \$2,195,000
4 BR 4 BA Gorgeous New Craftsman Home W/Authentic Details. Custom Kitchen Opens To Great Room W/FP, Formal Dining, Wood Floors, Sun Drenched Las Lomitas Schools
Hossein Jalali 650.323.7751
STUNNING HOME W/BAY VIEWS \$1,975,000
3 BR 3.5 BA Sharon Hghts best value! High ceilings, bay view, cook's updated kit, formal DR, stepdown FR; Sep office suite w/ outside entrance. Las Lomitas schls.
Sue Crawford 650.324.4456
PRIME SHARON HEIGHTS \$1,750,000
3 BR 2.5 BA Stunning townhouse with great Western Hills views. High ceilings & crown moldings. Superb master bdrm w/ enclosed porch. Great decks for entertaining.
Carla Priola-Anisman 650.851.2666
NEW CONSTRUCTION \$1,595,000
5 BR 4 BA Gorgeous New Construction on one level! Private quiet location, easy access to downtown Palo Alto and Hwy 101!
Barbara Tory Fratt 650.324.4456
FABULOUS OPPORTUNITY! \$1,500,000
4 BR 2.5 BA Sharon Heights original 4BR ranch on a fabulous and approx. 14,960 sq. ft. level lot with huge potential at a great price! Las Lomitas Schools!
Maya & Jason Sewald 650.323.7751
STUNNING NEW CONSTRUCTION \$1,449,000
4 BR 3 BA Elegant L/R w/fireplace, gourmet kit w/granite countertops, breakfast bar, exquisite master ste w/private bath. Lovely landscaped backyard. MP Schls
Keri Nicholas 650.323.7751
STUNNING 1920'S CHARMER \$1,395,000
3 BR 2 BA Lovely hardwood flrs, built-ins crown molding, elegant L/R w/fireplace, formal DR. Remodeled baths - exquisite master bedroom. Walk to downtown!
Keri Nicholas 650.323.7751
REMODELED DUPLEX \$1,295,000
Great Location! Current configuration 3/2 and 1/1. Covered parking and additional storage.
Lyn Jason Cobb 650.324.4456
CUL-DE-SAC LOCATION \$1,295,000
3 BR 2.5 BA Extensively remod. in 2002. 3 level townhome in desirable Park Forest near dwnntwn MP. Lofty ceilings, fir to cing wndws overlooking verdant lawns.
Barbara Piuma 650.851.2666
GORGEOUS VIEWS IN M.P. \$1,295,000
3 BR 2 BA Stunning End Unit Features Views Of The Western Hills-Elegant L/R With Fireplace, Lovely Kitchen, Exquisite Master Suite W/Private BA-Walk To Downtown
Keri Nicholas 650.323.7751
LOVELY HM IN PRIME DWNTWN \$1,295,000
5 BR 2.5 BA Elegant L/R W/ Fireplace Formal DR, Hardwood Floors - 5 Spacious Bedrooms - Award Winning MP Schools - Walk To Downtown.
Keri Nicholas 650.323.7751
REMODELED HM ON LARGE LOT \$1,195,000
3 BR 2.5 BA Wonderful Home For Families & Entertaining With Great Indoor & Outdoor Living Space Large Lot, Very Spacious Backyard, Las Lomitas School Dist.
Hossein Jalali 650.323.7751
BEAUTIFUL SHARON OAKS \$1,185,000
4 BR 2.5 BA Welcome to this spacious and light Sharon Oaks townhome that feels like a single family home. Convenient location, acclaimed Las Lomitas Schools.
Karen Fryling & Rebecca Johnson 650.323.7751

MENLO PARK

NEW PRICE! \$1,165,000
3 BR 2.5 BA Charming, updated, golf course unit with expansive views from custom designed deck w/built-in seating. Great for entertaining! Inside laundry.
Deanna Tarr 650.324.4456
PRICE REDUCED! \$1,125,000
3 BR 2.5 BA Extra large lr & sep dr all new kit w/granite cntrs. Stain steel app extra deep sink, extra lg dbl oven. Lots of lite. Dramatic entry. Looks like SFR.
Deanna Tarr 650.324.4456
CLOSE TO DOWNTOWN PA \$930,000
3 BR 1 BA Unique take on a classic design in the highly desirable Willows neighborhood. Open flrpln w/updtd kit, hdwd flrs, vlted clngs & lg frnt deck. MP schls.
Barbara Ellis & Mark Ankenman 650.324.4456
GREAT FIXER IN WEST MENLO \$899,999
3 BR 1 BA Fixer or Rebuild Lot Size 50x120, Near Downtown Close to Stanford Hwy 280 Convenient To Shops & Restaurants.
Christina Nguyen 650.323.7751
EXPANDED GARDEN VIEW UNIT \$535,000
2 BR 1 BA Quiet location with garden views. Expanded unit. Master bedroom with sitting area. Fresh paint. Light & bright unit. Age restrictions.
Sue Crawford 650.324.4456
MENLO PARK FIXER \$499,000
3 BR 1 BA Great opportunity to remodel Menlo Home. Willows location. 5000 sq ft lot 1000 sq ft house. Excellent Menlo Schools.
Alan & Nicki Loveless 650.325.6161
2B END UNIT MENLO COMMONS \$475,000
2 BR 2 BA 2BR 2BA Sunny corner tree view complex incl pool/ spa rec rm exercise room planned activities close to Stanford/ shops/transportation 55+
Elizabeth Leathers 650.323.7751
TURNKEY, UPDATED HOME \$425,000
3 BR 1 BA Lovely home in turnkey condition. Wood flooring, remodeled kitchen and bath, designer touches and alluring landscaped yard. Re-roofed, freshly painted.
Siobhan O'Sullivan 650.324.4456

PALO ALTO

VERY SPACIOUS RANCH \$1,325,000
4 BR 2 BA Located on a large lot at the end of Miranda. Fresh paint hardwood flrs, A/C. Private backyard w/ mature growth. Convenient to all top PA schools.
Doris Deising 650.325.6161
CONTEMPORARY W/ GUNN HIGH \$849,000
2 BR 2 BA Light & Bright in tranquil setting. Updated kitchen & baths. Home over 1000 sq. ft. over 5500 sq. A touch of South Pacific feel w/ lush landscaping.
Julie Lau 650.325.6161

WOODSIDE

PRIVATE ESTATE \$9,950,000
4 BR 4 BA 2 bdrm gsthse, sep pool house, fitness center & 4 car garage. Beautifully landscaped grounds on approx. 3.8 ac with pool & room for horses or vineyard.
Jim McCahon 650.851.2666
COLONIAL ESTATE \$8,500,000
5 BR 5 BA Secluded on 6 ac beyond a gated entrance, the home, pool & tennis ct are positioned beneath sun swept skies. Separate & fully equipped gsthse w/2BD.
Lehua Greenman & Erika Demma 650.851.2666
PRIVATE WOODSIDE RETREAT \$6,795,000
4 BR 3.5 BA + 2bd/2ba guest house. Quiet & private retreat recently remodeled on approx. 4 acres in premier Woodside location.
Jim McCahon 650.851.2666
3 ACRE SITE \$4,495,000
3 BR 2 BA Amazing value on Woodside's finest country lane. Older home, pool, and pool house. Build new or renovate. Woodside Schools, and close to town center.
Scott Dancer 650.851.2666
READY TO BUILD \$4,495,000
Flat parcel of approx. 2 ac with excellent sun exposure. Existing stable with stall for 4 horses. Walk to school & town! Best location in Woodside.
Erika Demma 650.851.2666
SPLIT LEVEL HOME \$4,150,000
4 BR 3.5 BA 3.8 ac parcel set at the end of a private country lane. Beautiful oaks, pool, tennis ct., & guest house. Stanford leased land. Remodel or build new.
Scott Dancer 650.851.2666
AMAZING WOODSIDE LOCATION \$3,215,000
4 BR 2.5 BA Desirable Woodside location, 3+ acres, and amazing views of western hills. Lovely updated ranch style home with gourmet kitchen & excellent schools.
Karen Gunn 650.324.4456
UPDATED HOME W/VIEWS \$2,995,000
4 BR 3 BA Beautiful Western hills views from lg picture windows. Single lvl ranch style hm. Secluded location at the end of a priv driveway, yet close to town.
Lyn Jason Cobb 650.324.4456
17.6 ACRES OF FOREST \$1,995,000
Beautiful private estate site. Peace and quiet adjacent to watershed lands. Ready for your building plans. Excellent Woodside Schools.
Scott Dancer 650.851.2666
FILTERED BAY VIEWS \$1,699,000
3 BR 2 BA Award-winning contemp. architecture on 3.9 peaceful acres in private gated community. Open tri-level flrpln. Sites for pool & TC; lots of usable land.
Molly Westrate 650.851.2666
SPECTACULAR VIEW PARCEL \$1,600,000
San Bruno Mountain to Oakland via South Bay views - Meadows, Oaks, Fern Grove. Room for horses, barn, gsthse. EZ access to 280 but a private hilltop.
Tom Stafford 650.851.2666
NEW PRICE! \$1,495,000
3 BR 2 BA Cozy Craftsman-inspired ranch home on a flat .3 ac lot. Luxury materials: true divided-light double pane Marvin windows. Walk to WDS Elem.
Doug Walkbanks 650.324.4456
BANK OWNED! \$1,299,900
6 BR 4 BA Exclusive 18 Room Woodside Estate situated on 1.5 ac! Victorian home 4bd/2.5ba w/wrap around deck. Guest quarters is 2bd w/rec rm & wrap around deck.
Athena Chilias 650.851.2666
CENTRAL WOODSIDE \$200,000
1 acre upslope lot w/Bay views. Buyer to verify if land can be improved, requires septic system only. Woodside Elementary School K-8.
Steven Lessard 650.851.2666

LOS ALTOS

A GEM IN NORTH LOS ALTOS! \$3,995,000
5 BR 4 BA The Spanish Colonial style of this new hm is reminiscent of Old PA. The quality is unsurpassed & the flexible flr plan spans 3 stories w/an elevator.
Carol MacCorkle/Tory Fratt 650.324.4456
PRIME LOS ALTOS! \$1,698,000
4 BR 2.5 BA Prime Los Altos! Fantastic home located on a quiet street near Heritage Park! Beautifully remodeled throughout. Must see - just move in and enjoy!
Doug Gonzalez 650.324.4456

LOS ALTOS HILLS

NEW OASIS \$9,950,000
7 BR 7.5 BA Unparalleled luxury & landmark architecture await you in this gorgeous hm w/10,666sf on 1+ac of exquisitely landscpd grounds. Moments from town-PA Schls.
Hanna Shacham 650.324.4456

MENLO PARK

STUNNING NEW CONSTRUCTION \$4,799,000
6 BR 5 full BA + 2 half Serene cul-de-sac location. Over 5800 SF. Dramatic architecture. Gourmet kitchen, outdr dining area, media, game & exercise rms. Wine cellar. Stylish.
John & Janet Dore 650.324.4456
PRIME WEST MENLO! \$4,150,000
6 BR 4 BA Final plans submitted to building dept. for 6BR/6BA, 5400sf Craftsman on 10,690sf lot. Designed by renowned architect Steve Pogue.
Mandana Nejad 650.325.6161
SANTA BARBARA STYLE \$3,975,000
4 BR 3 BA Rare 1/2 ac level lot, remod-expanded hme. Exceptional quality, character & lot size! Walk to downtown MP. Custom finishes & design by Suzanne Miller.
Barbara Piuma 650.851.2666
PRIME MENLO PARK HOME \$3,250,000
6 BR 4 BA totally remodeled two story home with partial basement. Two master bedroom suites main level bedroom on private lot, convenient to town & Mp Schools.
Tom LeMieux 650.323.7751
NEW VINTAGE OAKS LISTING \$3,250,000
5 BR 4.5 BA Fabulous French Chateau Vintage Oaks home on a cul-de-sac w/huge lot, large bonus rm, family rm/kitchen, lots of extras-Great Price for a Great House.
Elaine White 650.324.4456
PRIME WEST MENLO PARK \$3,250,000
5 BR 4.5 BA Spacious and elegant executive home in prime West Menlo Park.
John Spiller 650.324.4456
VINTAGE OAKS HOME \$2,495,000
4 BR 3.5 BA One-owner home in carefully maintained, move-in condition. Many custom features. One bedroom/bath on main level. 2 fireplaces. Landscaped large lot.
Nancy Goldcamp 650.325.6161

PALO ALTO

BEAUTIFUL MEDITERRANEAN \$3,498,000
4 BR 4 BA Custom Mediterranean - spacious, elegant; thoughtfully designed from en suite bedroom down to luxurious master up, gourmet kitchen & grand family room
Lan L. Bowling 650.328.5211
LOVELY TUDOR STYLE HOME \$2,649,000
4 BR 2.5 BA Timeless charm in this Inviting Crescent Park home w/step-down living room, Grand arched windows, Cathedral ceilings, hardwood floors & gourmet kitchen
Rod Creason 650.325.6161
EXCEPTIONAL MDTOWN HOME \$1,998,000
4 BR 4 BA Open and elegant home - thoughtfully designed and multi-featured. Top of the line fixtures & finishes, solar electric power, two-zone central A/C
Lan L. Bowling 650.328.5211
DOWNTOWN PALO ALTO \$1,800,000
4 BR 2 BA Beautiful vintage 2-story home in terrific downtown location. 4 bd/2 bath, gorgeous woodwork and period details throughout; location can't be beat!
Sharon Witte 650.325.6161
BEAUTIFUL SINGLE LVL HOME \$1,698,000
3 BR 2 BA Single-level hm in prime Leland Manor neighborhood. Lovely courtyard entry, hardwood floors, fresh paint inside-out, over 2000 sf of living space.
Kathleen Jarvis Pasin 650.325.6161

PALO ALTO

CELESTE HENZEL \$2,995,000
3 BR 3 BA Spacious main house w/stunning views, plus separate 2BR/2BA residence offer great flexibility for living, working & entertaining on approx. 2.3/4 ac.
Ginny & Joe Kavanaugh 650.851.1961
RECENTLY RENOVATED \$1,879,000
4 BR 3 BA Contemp. design w/great room, stunning gourmet kit, dining room & guest suite with 4th BR (permitted & classified by town as an au-pair office addition)
Ginny & Joe Kavanaugh 650.851.1961
Charming Home \$1,595,000
2 BR 2 BA Magical setting w/English gardens, views. Spacious cottage style w/2 bonus rms, + au paire apt.farmhouse kit,large fam rm & master suite.
Celeste Henzel 650.851.1961
GREAT FINANCING! \$1,295,000
3 BR 2 BA Seller will reduce mortgage payment by up to \$1500/month!! Call for details.
Celeste Henzel 650.851.1961

REDWOOD CITY

STUNNING NEW CONSTRUCTION \$1,995,000
4 BR 4.5 BA Stunning new home with beautiful details & design elements. Chef's kitchen, great room, big master, luxurious bath & more. Approx 4,100 SF.
Hossein Jalali 650.323.7751
GREAT CURB APPEAL! \$788,000
3 BR 2 BA Situated on pretty lot & parklike setting, 2 bonus rms over 2 car garage could be made into mstr BR totally rebuilt 1990. Roy Cloude School! Dont miss
David McKeever 650.323.7751
COZY HOME WITH STUDIO \$779,000
3 BR 3 BA 3BR 3BA Sun Rm Living & Dining Rm Great Fir Plan. Hardwood Flrs & Granite Countertops. Spacious Home Covered Patio, Lots Of Storage Great Curb Appeal.
Joe Parsons 650.323.7751

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Offered at **\$2,295,000**

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The Academy for Alternative Journalism, established by papers like this one to promote diversity in the alternative press, seeks talented journalists and students (college seniors and up) for a paid summer writing program at Northwestern University's Medill School of Journalism. The eight-week program (June 21 - Aug. 16, 2009) aims to recruit talented candidates from diverse backgrounds and train them in alt-weekly style feature writing. Ten participants will be chosen and paid \$3,000 plus housing and travel allowances. For information and an application visit <http://altjournalism.org>. You may also email us at altacademy@northwestern.edu. Applications must be postmarked by Feb. 13, 2009. Northwestern University is an equal opportunity educator & employer. (AAN CAN)

An Evening with Brian Copeland

Children's Choir downtown PA

Co-Dependents Anonymous (CoDA)

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Competitive Class 1 U14 girls team seeking a few impact players, including a keeper. Girls born after July 31st, 1994. If interested, please contact team manager at stevezuckerman@mpstrikers.com with a brief background of your soccer experience, or go to <http://www.mpstrikersfc.com/> for more information about our club and our team (94G White).

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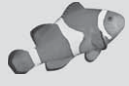
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 Decorative pavers, driveways, IPS,
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 21 years experience, commercial/residential. Insured. 650/323-6464 or 408/250-0568. www.bayshoreplumbers.com

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 since 1946
 Specializing in
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 • Gutter cleaning • Moss removal
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792 Pool Services

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 In memory of Ed Wirsch. Service,
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795 Tree Care

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 Certified arborist, 22 yrs exp. Tree trim-
 ming, removals and stump grinding. Free
 chips and wood. Free est. Lic. and insured.
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Real Estate

801 Apartments/Condos/Studios

LA: 2BR/1BA
 Patio, garage, laundry, walk to town.
 (650)960-0138 \$2000/mo

Los Altos Hills, 1 BR/1 BA - \$1,195

Los Altos Hills, 1 BR/1 BA - \$1,250/mon

Los Altos, 2 BR/2.5 BA - \$2500

Menlo Park, 1 BR/1 BA - \$1500/month

Menlo Park, 1 BR/1 BA - \$1325

Menlo Park, 1 BR/1 BA - \$1595/mo

Menlo Park, 2 BR/1 BA - 1725/mo

Menlo Park, 2 BR/2 BA - \$2050.00

Menlo Park, 2 BR/2 BA - \$2750/month

Menlo Park, Studio BR/Studio BA - \$800/month

Mountain View, 1 BR/1 BA - \$1145/month

Mountain View, 2 BR/1 BA - \$1600.00

Mountain View, 2 BR/1 BA - \$1800/month

Mountain View, 2 BR/1 BA - \$1600.00

Mountain View, 2 BR/1 BA - \$1500/mo.

Mountain View, Studio - \$1250.00

Mountain View, Studio - \$1195/month

Mountain View, Studio - 1025.00

Mountain View, Studio BR/1 BA - \$1,050/mo.

Mountain View, Studio BR/1 BA - 895

MV-PA Vicinity: Studio & 1BR
 2 locations. Flex rent. Prof residence.
Unique features. Studios \$1150-
 \$1350; 1BR \$1350-\$1550 650/964-
 1146 or MMHousing@aol.com

MV: 1BR/1BA
 Downtown. Pool, laundry, covered parking.
 \$1200 mo. Please call 650/279-
 7208

PA: 1BR/1BA
 Upstairs. Bike to Stanford. Year
 lease. N/P. Avail. 2/4/09. \$1295 mo.
 650/493-9576

PA: 1BR/1BA
 Patio, pool, laundry, covered parking,
 \$1200 mo. Also 2BR/2BA avail. Info,
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PA: 2BR/2BA
 Large deluxe condo. Barron Park, frplc.,
 garage, pool, spa, tennis, Gunn High.
 \$2300/mo (650)941-3395

Redwood City, 1 BR/1 BA - \$1495/
 Month

Sunnyvale, 1 BR/1 BA - \$1195

Sunnyvale, 1 BR/1 BA - \$1155

Sunnyvale, 1 BR/1 BA - \$1100

Sunnyvale, 1 BR/1 BA - \$1175

803 Duplex

Emerald Hills, 1 BR/1 BA - \$1299/month

Mountain View, 2 BR/2 BA - \$2200.00

Palo Alto, 2 BR/1 BA
 OPEN HOUSE, Sunday, January 18th
 from 11:00 AM to 4:00 PM 2 Bed,1
 bath duplex \$2300/month Remodeled
 kitchen,new appliances,newer carpet,
 double pane windows,washer & dryer,1
 car garage. Palo Alto schools. Call:
 (650)291-8487

805 Homes for Rent

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 HDWD. & SLATE TILE FLOORS, FRENCH DOORS,
 SHUTTERS, CEDAR CLOSETS, 4 FIREPLACES
 GOURMET KIT w/TOP APPLIANCES
 POOL, PARK-LIKE GROUNDS, TOP RATE SCHOOLS
\$11,000/MO (408) 483-6707

East Palo Alto, 3 BR/2 BA - \$1950.00/m

Los Altos, 4 BR/2 BA - \$3500/mon

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 Post Locally
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Los Altos, 5+ BR/4+ BA - \$5700
Menlo Park, 3 BR/2 BA - \$3975/mont
Menlo Park, 4 BR/2 BA - \$4500.

Mountain View, 2 BR/2.5 BA
Townhouse. 1600Sq/Ft, Updated Kitchen. Close to Everything! Available Now!!! \$2,950 650-804-1297

Mountain View, 3 BR/2.5 BA - \$2850

MP: 3BR/2BA
Fully renovated. Dbl. gar. Jacuzzi. N/S. \$5000 mo. 650/856-1111

PA: 3BR/2BA
FR, 2-car, refrig. Remodeled. Near Gunn. No pet. Yr lease. Avail now. \$3600/mo gww@apr.com

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Palo Alto, 2 BR/1 BA - \$2,500

Palo Alto, 3 BR/1 BA - \$2700.00

Palo Alto, 3 BR/3.5 BA - \$6800/month

Palo Alto, 4 BR/2 BA - \$3500.00/m

Palo Alto, 4 BR/3 BA - \$5250/mont

Palo Alto, 5+ BR/4+ BA
NEW 9BD*6.5BA/\$9800*5668038

Palo Alto, Stanford, 3 BR/2 BA - \$2950/mont

Poltola Valley, 5+ BR/4+ BA - \$ 16,500

Portola Valley, 5+ BR/4+ BA - \$ 16,500

Redwood City, 3 BR/2 BA - \$3,500.00

Redwood City, 3 BR/2 BA - \$2,500/mo

San Carlos, 2 BR/2 BA - \$1,800.

Woodside, 1 BR/2 BA
Skyline, gorgeous, private, views, decks, fpic, 2 car garage, ns, \$3200/month, 650-851-3876 evenings

Woodside, 4 BR/3.5 BA - \$9,000

Woodside, 4 BR/4+ BA - \$15,000/mo

809 Shared Housing/ Rooms

ALL AREAS - ROOMMATES.COM.
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Mtn View, 2 BR/1 BA - \$850

Palo Alto, 1 BR/1 BA - \$1150

Palo Alto, 1 BR/1 BA - negotiable

Palo Alto, 1 BR/1 BA - \$920

Palo Alto, 2 BR/1 BA - \$700

Redwood City, 2 BR/2 BA - \$790.00

San Carlos, 3 BR/2 BA - \$750.00

Student P/T Help

A room/BA for student in exchange for 6 hrs. per week. (2 hrs. Mon., Wed., Thurs. afternoon) Cooking and cleaning. Own car. Portola Valley (650)854-1503

810 Cottages for Rent

Woodside, Studio - \$1300/MO

815 Rentals Wanted

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RENTAL WANTED
Seeking Quiet Studio/1 BR Apt.

820 Home Exchanges

Fine Home Design/Architecture
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825 Homes/Condos for Sale

Belmont, 3 BR/2.5 BA - \$1,250,000

East Palo Alto, 2 BR/1 BA - \$268000

Los Altos Hills, 4 BR/3.5 BA - \$2,495,000

Menlo Park, 1 BR/1 BA - \$769,950

Palo Alto, 3 BR/1 BA

Excellent neighborhood & schools, large lot, pool. Beautiful hardwood floors. Open Sat/Sun 1:30-4:30

Redwood City, 3 BR/2 BA - \$788,000



Redwood City, 4 BR/2.5 BA
Gorgeous Remodel:Open Sun-1 4 232 OuterCircle/232outercircle.com

Redwood City, 5+ BR/4+ BA - \$2999500
San Carlos, 3 BR/2 BA - 958,000
Sunnyvale, 2 BR/1 BA - \$495,000

830 Commercial/ Income Property

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840 Vacation Rentals/Time Shares

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Palo Alto, CA

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850 Acreage/Lots/ Storage

Colorado Bank Foreclosure
35 AC \$29,900. Enjoy 300 days of sunshine. Rocky mountain views, utilities. Excellent financing. 1st come, 1st serve!! Call Today 1-866-696-5263 x4938. (Cal-SCAN)

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20 acre ranches, \$0 down! \$15,900, \$159/month. (10%/225 mths) Beautiful Mountain Views. Road Access. Money Back Guarantee. Owner Financing. No Credit Checks. 1-800-343-9444. (Cal-SCAN)

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Ranch Dispersal. 140 acres - \$89,900. River Access. Northern New Mexico. Cool 6,000' elevation with stunning views. Great tree cover including Ponderosa, rolling grassland and rock outcroppings. Abundant wildlife, great hunting. EZ terms. Call NML&R, Inc. 1-866-360-5263. (Cal-SCAN)

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Public Notices

995 Fictitious Name Statement

FICTITIOUS BUSINESS NAME STATEMENT
File No. 230716

The following individual(s) is (are) doing business as, 1) Flegler Communications; 2) Speedy Rekey; 3) Club Maoz, 24 Santa Elena Ave., Daly City, CA 94015; Aleksandra Flegler, 24 Santa Elena Ave., Daly City, CA 94015; Robert Flegler, 24 Santa Elena Ave., Daly City, CA 94015 This business is being conducted by husband & wife. Registrant began transacting business under the fictitious business name(s) listed herein on n/a. This statement was filed with the County Clerk-Recorder of San Mateo County on 12/23/08. (Almanac Jan. 7, 14, 21, 28, 2009)

FICTITIOUS BUSINESS NAME STATEMENT
File No. 230541

The following individual(s) is (are) doing business as, Ravenswood Mobile Health Clinic, 1796 Bay Road, East Palo Alto, CA 94303; South County Community Health center, Inc., 1798A Bay Road, East Palo Alto, CA 94303 This business is being conducted by a Corporation. Registrant began transacting business under the fictitious business name(s) listed herein on 1/15/07. This statement was filed with the County Clerk-Recorder of San Mateo County on 12/11/08. (Almanac Jan. 7, 14, 21, 28, 2009)

FICTITIOUS BUSINESS NAME STATEMENT
File No. 230545

The following individual(s) is (are) doing business as, Ravenswood Family Health Center at Belle Haven, 100 Terminal Avenue, Menlo Park, CA 94025; South County Community Health Center, Inc., 1798A Bay Road, East Palo Alto, CA 94303 This business is being conducted by a Corporation. Registrant began transacting business under the fictitious business name(s) listed herein on 10/27/07. This statement was filed with the County Clerk-Recorder of San Mateo County on 12/11/08. (Almanac Jan. 7, 14, 21, 28, 2009)

FICTITIOUS BUSINESS NAME STATEMENT
File No. 230559

The following individual(s) is (are) doing business as, 1) The Astera Group; 2) David Petrovay Associates, 601 Leahy St., #107, Redwood City, CA 94061; David William Petrovay, 601 Leahy St., #107, Redwood City, CA 94061 This business is being conducted by an individual. Registrant began transacting business under the fictitious business name(s) listed herein on 1/1/09. This statement was filed with the County Clerk-Recorder of San Mateo County on 12/16/08. (Almanac Jan. 7, 14, 21, 28, 2009)

FICTITIOUS BUSINESS NAME STATEMENT
File No. 230561

The following individual(s) is (are) doing business as, 1) R&R/Marcucci Heating; 2) Marcucci Heating, 2400 Bay Rd., Redwood City, CA 94063; R&R Heating & Air Conditioning, Inc., 2400 Bay Rd., Redwood City, CA 94063 This business is being conducted by a Corporation. Registrant began transacting business under the fictitious business name(s) listed herein on 1/9/09. (Almanac Jan. 28, 2/4, 11, 18, 2009)

FICTITIOUS BUSINESS NAME STATEMENT
File No. 230569

The following individual(s) is (are) doing business as, Develand, 248 Hedge Road, Menlo Park, CA 94025; Nicole Osmer, 248 Hedge Road, Menlo Park, CA 94025 This business is being conducted by an individual. Registrant began transacting business under the fictitious business name(s) listed herein on 12/17/2008. This statement was filed with the County Clerk-Recorder of San Mateo County on 12/22/08. (Almanac Jan. 21, 28, Feb. 4, 11, 2009)

FICTITIOUS BUSINESS NAME STATEMENT
File No. 229027

The following person(s) has/have abandoned the use of the fictitious business name(s). The information given below is as it appeared on the fictitious business statement that was filed at the County Clerk-Recorder's Office. **ST International Trading:** 600 Sharon Park Dr., A-102, Menlo Park, CA 94025 **FILED IN SAN MATEO COUNTY ON:** 9/5/2008 **UNDER FILE NO. 229027 Shirin Tehrani:** 600 Sharon Park Dr., A-102, Menlo Park, CA 94025 **THIS BUSINESS WAS CONDUCTED BY** an individual. This statement was filed with the County Clerk Recorder of Santa Clara County on 1/14/09. (Almanac 1/21, 28, 2/4, 11, 2009)

FICTITIOUS BUSINESS NAME STATEMENT
File No. 230905

The following individual(s) is (are) doing business as, Westridge Wealth Strategies, 158 Goya Road, Portola Valley, CA 94028; Robert M. Cheney, Inc., 158 Goya Road, Portola Valley, CA 94028 This business is being conducted by a Corporation. Registrant began transacting business under the fictitious business name(s) listed herein on 1/5/2009. This statement was filed with the County Clerk-Recorder of San Mateo County on 1/9/09. (Almanac Jan. 21, 28, Feb. 4, 11, 2009)

FICTITIOUS BUSINESS NAME STATEMENT
File No. 230844

The following individual(s) is (are) doing business as, A Passion for Gardens, 1046 Almar Avenue, Menlo Park, CA 94025; Carolyn Ordenez, 1046 Almar Avenue, Menlo Park, CA 94025 This business is being conducted by an individual. Registrant began transacting business under the fictitious business name(s) listed herein on 1/2/09. This statement was filed with the County Clerk-Recorder of San Mateo County on 1/6/09. (Almanac Jan. 21, 28, Feb. 4, 11, 2009)

FICTITIOUS BUSINESS NAME STATEMENT
File No. 230798

The following individual(s) is (are) doing business as, A1 Affordable Limo, 804 Arnold Way, Menlo Park, CA 94025; Jeff

Goldman, 804 Arnold Way, Menlo Park, CA 94025; Jorge Amaro, 2155 Alma St., #3, Palo Alto, CA 94301 This business is being conducted by a General Partnership. Registrant began transacting business under the fictitious business name(s) listed herein on n/a. This statement was filed with the County Clerk-Recorder of San Mateo County on 12/31/2008. (Almanac Jan. 14, 21, 28, Feb. 4, 2009)

FICTITIOUS BUSINESS NAME STATEMENT
File No. 230786

The following individual(s) is (are) doing business as, Loma Alta Farm, 3300 Stable Ln., Santa Cruz, CA 95065; Northern Run, LLC, 2995 Woodside Road, Ste. 400, #278, Woodside, CA 94062 This business is being conducted by a Limited Liability Company. Registrant began transacting business under the fictitious business name(s) listed herein on n/a. This statement was filed with the County Clerk-Recorder of San Mateo County on 12/30/2008. (Almanac Jan. 14, 21, 28, Feb. 4, 2009)

FICTITIOUS BUSINESS NAME STATEMENT
File No. 231045

The following individual(s) is (are) doing business as, Audio Video Workshop, 703 Woodside Rd., #3, Redwood City, CA 94061; Douglas Scott Sargent, 836 Dell Rd., Pacifica, CA 94044 This business is being conducted by an individual. Registrant began transacting business under the fictitious business name(s) listed herein on N/A. This statement was filed with the County Clerk-Recorder of San Mateo County on 1/16/09. (Almanac Jan. 28, Feb. 4, 11, 18, 2009)

FICTITIOUS BUSINESS NAME STATEMENT
File No. 231033

The following individual(s) is (are) doing business as, Greenspring Marketing, 80 Loyola Avenue, Menlo Park, CA 94025; Christine Hertzog, 80 Loyola Avenue, Menlo Park, CA 94025 This business is being conducted by an individual. Registrant began transacting business under the fictitious business name(s) listed herein on 1/12/2009. This statement was filed with the County Clerk-Recorder of San Mateo County on 1/16/09. (Almanac Jan. 28, 2/4, 11, 18, 2009)

FICTITIOUS BUSINESS NAME STATEMENT
File No. 230928

The following individual(s) is (are) doing business as, 1) R&R/Marcucci Heating; 2) Marcucci Heating, 2400 Bay Rd., Redwood City, CA 94063; R&R Heating & Air Conditioning, Inc., 2400 Bay Rd., Redwood City, CA 94063 This business is being conducted by a Corporation. Registrant began transacting business under the fictitious business name(s) listed herein on N/A. This statement was filed with the County Clerk-Recorder of San Mateo County on 1/9/09. (Almanac Jan. 28, Feb. 4, 11, 18, 2009)

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FICTITIOUS BUSINESS NAME STATEMENT
File No. 230747

The following individual(s) is (are) doing business as, Portola Medical Group, 53 Nueva Ave., Redwood City, CA 94061; Portola Medical Foundation, California This business is being conducted by a Corporation. Registrant began transacting business under the fictitious business name(s) listed herein on n/a. This statement was filed with the County Clerk-Recorder of San Mateo County on 12/26/2008. (Almanac Jan. 21, 28, Feb. 4, 11, 2009)

FICTITIOUS BUSINESS NAME STATEMENT
File No. 230980

The following individual(s) is (are) doing business as, Portola Trading, 381 Portola Rd., Portola Valley, CA 94028; Ruth Veronica Cheng, 381 Portola Rd., Portola Valley, CA 94028 This business is being conducted by an individual. Registrant began transacting business under the fictitious business name(s) listed herein on 1/1/2009. This statement was filed with the County Clerk-Recorder of San Mateo County on 1/14/09. (Almanac Jan. 28, Feb. 4, 11, 18, 2009)

FICTITIOUS BUSINESS NAME STATEMENT
File No. 231045

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FICTITIOUS BUSINESS NAME STATEMENT
File No. 231045

The following individual(s) is (are) doing business as, Audio Video Workshop, 703 Woodside Rd., #3, Redwood City, CA 94061; Douglas Scott Sargent, 836 Dell Rd., Pacifica, CA 94044 This business is being conducted by an individual. Registrant began transacting business under the fictitious business name(s) listed herein on N/A. This statement was filed with the County Clerk-Recorder of San Mateo County on 1/16/09. (Almanac Jan. 28, Feb. 4, 11, 18, 2009)

FICTITIOUS BUSINESS NAME STATEMENT
File No. 230928

The following individual(s) is (are) doing business as, 1) R&R/Marcucci Heating; 2) Marcucci Heating, 2400 Bay Rd., Redwood City, CA 94063; R&R Heating & Air Conditioning, Inc., 2400 Bay Rd., Redwood City, CA 94063 This business is being conducted by a Corporation. Registrant began transacting business under the fictitious business name(s) listed herein on N/A. This statement was filed with the County Clerk-Recorder of San Mateo County on 1/9/09. (Almanac Jan. 28, Feb. 4, 11, 18, 2009)

FICTITIOUS BUSINESS NAME STATEMENT
File No. 230928

The following individual(s) is (are) doing business as, 1) R&R/Marcucci Heating; 2) Marcucci Heating, 2400 Bay Rd., Redwood City, CA 94063; R&R Heating & Air Conditioning, Inc., 2400 Bay Rd., Redwood City, CA 94063 This business is being conducted by a Corporation. Registrant began transacting business under the fictitious business name(s) listed

WOODSIDE



Ready To Build **\$4,495,000**
 Flat parcel of approx. 2 ac with excellent sun exposure. Existing stable with stall for 4 horses. Walk to school & town! Best location in Woodside.



Erika Demma
 650.740.2970
 edemma@cbtnorcal.com

ATHERTON



NEW LISTING!
5 BR 3 BA **\$3,995,000**
 Charming home on private acre with pool and spa. New gourmet kitchen and remodeled master suite. Family Room/Study/Office. Las Lomitas schools.



Sue Crawford
 650.566.5341
 scrawford@cbtnorcal.com

MENLO PARK



Prime Menlo Park Home **\$3,250,000**
 6 BR 4 BA totally remodeled two story home with partial basement. Two master bedroom suites main level bedroom on private lot. Convenient to town & Mp Schools.



Tom LeMieux
 650.329.6645
 tlemieux@cbtnorcal.com
 www.tomlemieux.com

WOODSIDE



OPEN SUNDAY!
285 Laning Dr **\$2,995,000**
 Beautiful Western hills views from large picture windows. Updated, single level, 4 BR 3 BA, ranch style home. Secluded location at the end of a private driveway, yet close to town.



Lyn Jason Cobb
 650.566.5331
 lynjason.cobb@cbtnorcal.com

REDWOOD CITY



Stunning New Construction **\$2,395,000**
 4 BR 4.5 BA Stunning new home with beautiful details & design elements. Chef's kitchen, great room, big master, luxurious bath & more. Approx 4,100 SF.



Hossein Jalali
 650.740.2233
 hjalali@cbtnorcal.com
 www.hjalali.com

MENLO PARK



NEW PRICE!
Sharon Heights best value! **\$1,975,000**
 Stunning 3 BR 3.5 BA home w/Bay views. High ceilings, bay view, cook's updated kit, formal DR, stepdown FR; Sep office suite w/ outside entrance, Las Lomitas schls.



Sue Crawford
 650.566.5341
 scrawford@cbtnorcal.com

MENLO PARK



Remodeled West Menlo Home **\$1,395,000**
 3 BR 2 BA Remodeled MP home features wood floors, granite counters, fireplace, dining room, office, big family room & large landscaped yard. Las Lomitas Schools



Hossein Jalali
 650.740.2233
 hjalali@cbtnorcal.com
 www.hjalali.com

MENLO PARK



OLD WORLD CHARM
3 BR 2 BA **\$998,000**
 Stunning, completely remodeled Willows home with guest cottage on an extraordinary 9800 sq. ft. lot. Unbelievable value, move in ready. MP Schools.



Barbara Ellis & Mark Ankenman
 650.245.0108
 mark.ankenman@cbtnorcal.com

HALF MOON BAY



Elegant Coastal Living **\$989,000**
 3 BR 2.5 BA + 4th bd or 2nd office, & 2 car garage. Marble entry w/ grand stairway. Tranquil ocean views & walking distance to Miramar Beach make this home perfect.



Margot Lockwood
 650.400.2528
 homes@margotlockwood.com

WOODSIDE



NEW PRICE!
Remodeled on 15,000sf lot **\$699,000**
 2 BR 1 BA Set on a beautiful 15,000 plus sf, tree studded lot, this charming home is totally remodeled w/new floors, windows, kitchen, bath, roof & more!



Valerie Trenter
 650.888.6930
 valerie.trenter@cbtnorcal.com
 www.valerietrenter.com

Menlo Park 650.324.4456 650.323.7751 • Woodside 650.851.2666 • Portola Valley 650.851.1961

