

# San Lorenzo VILLAGE

HOMES ASSOCIATION



MARCH - APRIL 2026

Editor: Natalie Castle



## - HOME OF THE MONTH - 1720 VIA MESA -

The property at 1720 Via Mesa is a wonderful example of pride in ownership. Its well-maintained lawn and clean corner lot create an inviting appearance and a subtle ambiance that enhances the neighborhood. Special recognition goes to the homeowner for their dedication and care, which positively contribute to the overall beauty of the community.

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### San Lorenzo Coffee Club Anniversary

March 2026 marks the one-year anniversary of the Senior Village Coffee Club. What began as a simple weekly gathering has grown into a vibrant event, welcoming 80–100 seniors each week. It provides connection, encouragement, and a meaningful sense of purpose — community in its truest form. This special gathering is made possible through the generous support of Village Plumbing, Village Realtors, Brewja Coffee, and Luckys Store. Seniors also contribute to the popular “free table,” sharing and repurposing items to help one another save money while reducing waste. On March 5<sup>th</sup>, members celebrated this meaningful

**FREE**



**SLZ Coffee Club  
For Our Seniors**

**Thursdays 10am–12pm**



**SLVHA Community Hall  
377 Paseo Grande**

milestone with pride and gratitude, looking ahead to many more years of friendship and support.

Hours: Monday - Friday 9:00am-12:00pm, 1:00pm-4:30pm  
Office: [510.276.4554](tel:510.276.4554)

San Lorenzo Village Homes Association  
377 Paseo Grande, San Lorenzo, CA 94580

# PRESIDENT'S MESSAGE



Michelle Clowser

Hello there fellow San Lorenzo Village residents!

Spring is coming fast. That includes flowers and warmer temperatures, backyard gardens that help produce your own food as well as outdoor activities. BBQs come out and people remember what it's like to breathe fresh air, feel the warm sun on our faces and step out of our winter caves. We are fortunate enough to also have local parks and we live very close to the Bay Trail which provides a lot of natural recreation activities.

People may not know this, but the SLVHA is not just about rule enforcement. It's also about providing community recreation opportunities. One of the things that the SLVHA loves to provide is annual events. Every Thursday is the Senior Coffee Club, which has been wildly popular for our senior community. There is an egg hunt coming up this Spring for little kids, as well as the Earth Day celebration. The Swap Meet and the National Night Out event with outdoor movie will happen during the Summer. Our annual Halloween parade and games event will be in the Fall. The Halloween and Christmas decorating contests are great ways for locals to express their holiday joy. The Santa Letters event which started during the COVID times, the first responder Santa Drive and the Christmas Tree Lighting ceremony will end out the 2026 events year.

The flyers with detailed information will be distributed as each event gets closer.

When the village began 81 years ago, just before the end of WWII, there were a variety of events for the community residents such as parades and dances and talent shows. While the events in San Lorenzo may change through the years, they have the same intent as when the village started in 1945: connected communities are strong communities.

Events provide a necessary bonding opportunity for local communities to establish relationships. It is a place where people know each other's names. It allows people who need it to ask friends for help. It allows people to offer a shoulder. It helps people enjoy their lives and share the joy with their neighbors. It helps folks stand together in times of trouble, like we saw during the Covid years. Events are not just events. It's why local businesses proudly help sponsor them. It's why so many volunteers help make them happen, because they know that these opportunities are needed. It's a way to feel that we belong. That is a valuable resource to any community. The SLVHA is proud to continue offering events to help build and strengthen our community.

## MEET YOUR DIRECTORS



Michelle Clowser



David Chapman



Brandon Lin



Kyle Carlson



Diane Wydler

We invite all members of the San Lorenzo Village Homeowners Association (SLVHA) to participate in our monthly meetings. Our Working Board Meetings are held virtually via Zoom on the first Thursday of each month, providing an opportunity for members to engage with the board, ask questions, and share input. Our Regular Board Meetings take place in person on the third Thursday of each month at Village Hall, located at 377 Paseo Grande, San Lorenzo, CA 94580.

The Homes Association board manages the community's affairs, oversees the enforcement of association rules, and ensures the maintenance and improvement of shared spaces.

Taylor Aston-Nielsen: 812 votes  
 Dave Chapman: 957

We encourage all members to attend our meetings, stay informed, and actively participate in discussions that impact the future of our neighborhood.

For the Zoom link or additional meeting details, please visit our website or the association's bulletin board.



Dave Chapman

Thank goodness the election is over! Now we can get down to real business! First, let me introduce myself to any who do not know me. My name is Dave Chapman and my wife, Beth, and I have lived in San Lorenzo Village for over 30 years

and have raised a daughter here. I look forward to working with the Board and Homeowners. Thank you for giving me this opportunity

## SAN LORENZO VILLAGE EGG HUNT

Celebrate Easter with the San Lorenzo Village Egg Hunt on April 4 at 377 Paseo Grande Front Lawn.

Starting at 11:30 AM for ages 1-4 and 12 PM for ages 5-9.

There is limited space, so be sure to pre-register by emailing [mclowser@slvha.com](mailto:mclowser@slvha.com)!

# VILLAGE EGG HUNT



BRING A BAG OR BASKET

APRIL 4, 2026

**Little's EASTER EGG HUNT**

11:30am- ages 1-4 (toddlers)

12pm- ages 5-9 (little kids)

# HAPPY EASTER!

377 PASEO GRANDE

PRE-REGISTRATION  
REQUIRED  
-LIMITED SPACE  
REGISTER AT  
[MLOWSER@SLVHA.COM](mailto:MLOWSER@SLVHA.COM)



## SHIRLEY J. CLOWSER MEMORIAL SCIENCE FAIR!

### TOPIC: DINOSAURS

All Entries Due April 10th

As part of the Earth Day event, school-aged children can submit their photo or \*video entry to [MLOWSER@SLVHA.COM](mailto:MLOWSER@SLVHA.COM)

-Include child's name, age group and contact info.  
AGE GROUPS- pre-school, elementary, middle/high school

**ENTRIES: TEACH US SOMETHING ABOUT DINOSAURS**

ENTRIES WILL BE DISPLAYED AT [WWW.SLVHA.COM](http://WWW.SLVHA.COM)

Earth Day Event Awards at Noon April 18th

**MONEY AWARDS!**

**2026**

Please submit any video entries by flash drive to SLVHA c/o Science Fair Entry 377 Paseo Grande, San Lorenzo, CA 94580



## 2026 EARTH DAY SCIENCE FAIR

This Earth Day, school-aged kids can once again enter the Shirley J. Clowser Memorial Science Fair. The topic of this year's fair is Dinosaurs. Create your project and submit photos or a video presenting it to teach us something about dinosaurs.

There will be gift card prizes for winners in pre-school, elementary, middle school, and high school age groups.

## 2026 SAN LORENZO VILLAGE EARTH DAY

Celebrate Earth Day in San Lorenzo!

Join us as we clean up our town from 8 AM - 11 AM and receive a t-shirt while supplies last.

Experience the Earth Day Marketplace from 11 AM - 2 PM, where you can visit vendor booths and participate in fun activities.

## SAN LORENZO VILLAGE EARTH DAY!

April 18th  
**2026**

377 Paseo Grande  
San Lorenzo

Alameda County Sheriff's Office



**TOWN CLEAN UP - 8am-11am**  
(8am-Register and join a clean up crew)  
(Get a T-Shirt While Supplies Last)



**EARTH DAY MARKETPLACE - 11am-2pm**  
(Earth Day Vendor Booths and Free Fun Activities)

**Science Fair Winners Announced - 12 noon**  
Topic: **DINOSAURS**  
(See Science Fair flyer for details on how to enter!)



[MLOWSER@SLVHA.COM](mailto:MLOWSER@SLVHA.COM) for vendor/info booths or for more info





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REFINANCE	SALE
ESTATE PLANNING	PROBATE



## Tom, Thomy and The Village Realtors, Actively Involved In Our San Lorenzo Community



Tom and Thomy - Proud Sponsors Of The San Lorenzo Little League Challenger Teams!

# YARD SALE

**Spring Is Around The Corner... Are You Ready For Spring Cleaning?**

**Spring Sweep**  
THIRD WEEKEND IN MAY

Come join Tom and Thomy and your San Lorenzo Village neighbors for the annual Village Spring Sweep

**(510) 278-0800**  
SIGN UP ONLINE OR CALL TODAY  
GARAGE SALE SIGNS AVAILABLE HERE  
WWW.THEVILLAGEREALESTATECOMPANY.COM



Join Tom & Thomy, The Village Realtors - Spring Sweep Garage Sale Event! - Third Weekend in May - Call us to Sign up and we provide the signs!

## Thomy & Tom, Your Village Realtors... Successfully Assisting San Lorenzo Village Families With Real Estate!



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For More Information Call  
510 278-0800

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Coming Soon!	Coming Soon!	Just Listed!
Via San Ardo 4 bedrooms, 2 Bathroom 1,463 sq/ft	Via Natal 3 bedrooms, 1.5 Bathroom 1,582 sq/ft	Via Primero 3 bedrooms, 1 Bathroom 1,000 sq/ft

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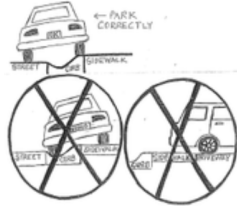
# CC&R REMINDERS

The reminders highlighted below are a few violations commonly reoccurring in the village. You can find our policies on our website at [slvha.com](http://slvha.com). These policies are written to support and clarify the CC&Rs. For additional guidelines please refer to the CC&Rs for your specific tract by contacting the Homes Association directly at (510) 276-4554.



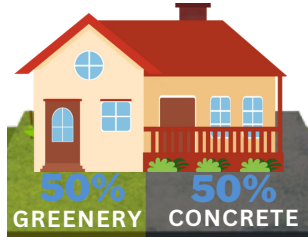
## **WATER YOUR GRASS**

Please water your lawn regularly to keep it green and healthy. Dry, brown grass affects the neighborhood's look, so water in the morning or evening to maintain a neat appearance.



## **UNPAVED PARKING**

Parking on lawns, landscaping, or unpaved areas is **PROHIBITED**. If you have a rolled-up curb, park on the curb, not on the sidewalk. Do not block driveways - keep these areas clear.



## **CONCRETE COVERAGE**

An application is required for installing a new or removing an existing driveway. Concrete driveways and walkways are limited to 50% of the front yard area, including any hardscape.

Violation Notices: January/February 2026			
Building Maintenance	66	Trees trimmed/pruned/topped/removed	56
Holiday Lights	176	Unauthorized ADU/JADU	1
Items in Yard	117	Unpaved parking & stored cars, RVs, Boats, Trailers, etc.	68
Multiple Violations	190	Yard Maintenance	365
No Home Business	12	All other Misc.	249
Noise/Nuisance	13	<b>CLOSED</b>	<b>1036</b>
Plans Required	272	<b>TOTAL</b>	<b>1585</b>



HOMES ASSOCIATION

## **ALAMEDA COUNTY**

### **TREE ORDINANCE**

Did you know that it is illegal to CUT, REMOVE, TRIM, PRUNE, TOP a tree in the county right-of-way adjacent to your property or residence without a permit?

You are **REQUIRED** to obtain a permit to perform any work, on any trees, located in the road right-of-way.

Sabia usted que es ilegal CORTAR, REMOVER, PODAR, SOBREPASAR un arbol al lado de su propiedad sin un permiso del condado?

Usted **NECESITA** obtener un permiso del condado para cualquier modification de un arbol plantado en terreno del condado.

Please contact us for more information.  
Call: (510) 276-4554  
E-Mail: [administrator@slvha.com](mailto:administrator@slvha.com)

San Lorenzo Village Homes Association  
377 Paseo Grande  
San Lorenzo, CA

## **EXTERIOR MODIFICATIONS, CHANGES, & RENOVATIONS.**

THINKING ABOUT making an alteration, modification, change, renovation, or repair that will affect the exterior of your home? Whether working on the roof, landscaping, home addition, paint, windows, fence, driveway, walkway, or even adding a backyard shed, etc., it is our responsibility as the Homeowner/Member of the Homes Association, to submit an architectural application along with a design plot plan and specifications (e.g., colors, measurements, materials, elevations, setbacks, etc.). All applications must be submitted to the Homes Association for review and approval prior to commencing any work. Failure to submit plans and obtain written approval from the Homes Association is a violation of the CC&Rs and can result in a hearing before the Board of Directors and possible fines imposed. The application process is very simple and starts with submitting an application.

ARCHITECTURAL APPLICATIONS (January 2026)			
Application Type	# of Applications	Application Type	# of Applications
Roof/Gutters/Solar Panels	9	Fence	11
Front Yard Landscape	17	Accessory Dwelling Unit	2
Paint	5	Other	8
Tree Work	19		
Backyard Shed/Outbuilding	3	Pending	29
Pavement/Driveway	10	Denied	28
Windows & Shutters	5	Approved	37
Home Additions	5	<b>Total</b>	<b>94</b>

The Architectural Application Form and policies can be obtained via the Associations website at: [www.slvha.com](http://www.slvha.com) or, if you have questions, please email [info@slvha.com](mailto:info@slvha.com) or call (510) 276-4554 for further information and details.

## ● COMMUNITY SPOTLIGHT ●



Gary Allen is a name you may have heard of simply because he is a volunteer for so many things for over so many years here in the San Lorenzo Village.

Born in Corona, CA in 1954, he eventually became an Alameda guy. Gary worked at a tv/appliance rental company and then worked for 25 years as a UPS driver. He moved to San Lorenzo in 1990.

When his son was 5, he started helping out the San Lorenzo Little League by coaching his son's team, the Angels. He volunteered for many years as coach, umpire and various board positions and was eventually president of the corporation for the San Lorenzo Little League, spending entire days down at the fields.

Over the last 8 years, he has also been working as a volunteer for SLVHA events both at the Senior's "Free Advice" booth and as our Santa's "helper" at each Christmas event. His involvement makes events very special for young and old alike.

When asked why he has put in so many years as a volunteer, he said "I love it!" His wife used to say, jokingly, that the only thing he loved better than her was baseball. He volunteered so much because, as he said, being around kids keeps him young. He loves helping out. "Helping people is something I love to do. I love the community and want to give back."

Community members like Gary really show the heart of our little Village. It takes all of us giving just a little bit to make life special for others. Gary said one life lesson he has learned throughout his years is to be good to everyone and treat everyone the same. "What really matters is about what's in our hearts." Wise words, Gary. And thanks for the assist!

### SAN LORENZO VILLAGE-WIDE GARAGE SALE

We're excited to announce that San Lorenzo Village will be hosting a Community Garage Sale on Saturday, May 2!

No registration is required to participate—residents can simply set up their sales at home and enjoy the day. The event will be widely promoted through the Village Brief to ensure that all community members are aware of the designated sale day.



# 2026-2027 Annual Draft Budget

SLVHA Budget Draft July 1, 2026- June 30, 2027	Actual July -December 2025	(A) BUDGET 2025-2026	(B-A) increase/ (decrease)	(B) BUDGET 2026-2027
<b>INCOME</b>		5767 Units \$150		5767 Units \$150
401-00 · Assessments	\$ 432,528.00	\$865,050	\$0	\$865,050.00
401-01 · Late Charges	\$ 35.68	\$ 5,000.00	\$ (1,500.00)	\$ 3,500.00
402-00 · Assessment Interest	\$ 3,292.94	\$ 12,000.00	\$ (5,000.00)	\$ 7,000.00
403-00 · Hall Rental	\$ 4,300.00	\$ 30,000.00	\$ (10,000.00)	\$ 20,000.00
403-02 · Hall Fines/Cleaning	\$ 315.13	\$ 200.00	\$ 600.00	\$ 800.00
403-03 · Hall Security Guard Income	\$ 300.00	\$ 3,600.00	\$ (1,600.00)	\$ 2,000.00
405-00 · Firehouse Rental	\$ 24,585.35	\$ 59,000.00	\$ 3,000.00	\$ 62,000.00
406-00 · Lollipop School Rental	\$ 11,844.00	\$ 24,000.00	\$ 700.00	\$ 24,700.00
407-00 · Investment Income /CDARS	\$ 8,485.78	\$ 25,000.00	\$ -	\$ 25,000.00
408-00 · Nine Acre Park Rental	\$ 3,000.00	\$ 5,000.00	\$ -	\$ 5,000.00
408-01 · Nine Acre Park Property Tax	\$ 2,430.90	\$ 1,500.00	\$ 1,000.00	\$ 2,500.00
410-00 · CC&R Fines	\$ 5,300.00	\$ 10,000.00	\$ -	\$ 10,000.00
411-00 · Second Story Filing Fee/ADU	\$ 400.00	\$ 500.00	\$ 1,800.00	\$ 3,000.00
412-00 · Transfer Fees/Escrow Homewise	\$ 42,765.00	\$ 60,000.00	\$ 20,000.00	\$ 80,000.00
413-00 · Donations (CEC Events)	\$ 3,150.00	\$ 5,000.00	\$ -	\$ 5,000.00
419-00 · Advertising	\$ 6,150.00	\$ 15,000.00	\$ -	\$ 15,000.00
420-00 · Mercy Housing	\$ 5,000.00	\$ 5,000.00	\$ -	\$ 5,000.00
423-00 Collection Fees Reimbursed	\$ 65,413.11	\$ 85,000.00	\$ 45,000.00	\$ 130,000.00
417-00 Return Check Fee	\$ 25.00	\$50	\$ (50.00)	\$
<b>Total Income</b>	<b>\$619,320.89</b>	<b>\$1,210,900.00</b>	<b>\$54,650</b>	<b>\$1,265,550.00</b>
<b>EXPENSES:</b>				
601-00 · Salaries & Wages	\$ 257,790.99	\$ 520,000.00	\$ -	\$ 520,000.00
601-04 · Temps/Contractors		\$ 50,000.00	\$ 20,000.00	\$ 70,000.00
602-01 · Hall Security Guard Expense	\$ 300.00	\$ 3,600.00	\$ -	\$ 3,600.00
603-00 · Payroll Taxes	\$ 21,705.77	\$ 26,550.00	\$ -	\$ 26,550.00
604-00 · Employee Insurance	\$ 54,379.39	\$ 53,600.00	\$ -	\$ 53,600.00
605-00 · Worker's Compensation	\$ 13,995.40	\$ 6,380.00	\$ 3,620.00	\$ 10,000.00
607-00 · Administrative Expense	\$ 1,060.95	\$ 1,000.00	\$ -	\$ 1,000.00
608-00 · Mileage	\$ 381.50	\$ 300.00	\$ 400.00	\$ 700.00
609-00 · Office Related Expense	\$ 5,402.76	\$ 3,000.00	\$ 500.00	\$ 3,500.00
610-00 · Postage	\$ 2,499.82	\$ 5,000.00	\$ -	\$ 5,000.00
612-00 · Telephone / Internet	\$ 5,208.70	\$ 5,600.00	\$ -	\$ 5,600.00
613-00 · Utilities	\$ 13,922.21	\$ 18,250.00	\$ 1,750.00	\$ 20,000.00
614-00 · Special Projects/ CEC	\$ 3,371.20	\$ 7,000.00	\$ -	\$ 7,000.00
615-00 · Newsletters	\$ 27,526.92	\$ 50,000.00	\$ 4,000.00	\$ 54,000.00
616-00 · Insurance	\$ 77,593.52	\$ 85,400.00	\$ -	\$ 85,400.00
617-00 · Legal Services	\$ 27,620.02	\$ 55,000.00	\$ 10,000.00	\$ 65,000.00
618-00 · Accounting & Auditing	\$ 5,195.00	\$ 5,000.00	\$ 200.00	\$ 5,200.00
619-00 · Assessment/Lien Expense	\$ 106.40	\$ 8,000.00	\$ -	\$ 8,000.00
620-00 · Property Taxes	\$ 6,381.01	\$ 13,000.00	\$ -	\$ 13,000.00
620-01 · Nine Acre Park Prop Taxes	\$ 2,430.90	\$ 3,000.00	\$ -	\$ 3,000.00
621-00 · Election	\$ 18,000.00	\$ 18,000.00	\$ -	\$ 18,000.00
622-00 · CC&R Costs/CV360	\$ 5,821.87	\$ 10,750.00	\$ 1,050.00	\$ 11,800.00
623-00 · Building & Grounds	\$ 26,734.26	\$ 11,000.00	\$ 2,000.00	\$ 13,000.00
623-04 · Landscaping	\$ 5,742.00	\$ 11,800.00	\$ -	\$ 11,800.00
624-00 · Catering/Board meeting	\$ 377.68	\$ 800.00	\$ -	\$ 800.00
624-01 · Catering/Staff meeting	\$ 2,697.75	\$ 800.00	\$ 400.00	\$ 1,200.00
627-01 · Sweeper (Gas/Oil/Other)	\$ 155.00	\$ 300.00	\$ 200.00	\$ 500.00
629-00 · Payroll Services	\$ 4,159.78	\$ 6,800.00	\$ 1,300.00	\$ 8,100.00
630-00 · VMS/Hestia	\$ 7,984.10	\$ 15,000.00	\$ -	\$ 15,000.00
652-00 · Employee Training	\$ 604.00	\$ 2,500.00	\$ -	\$ 2,500.00
670-00 · Bank Transaction Fees	\$ 559.80	\$ 500.00	\$ -	\$ 500.00
6550-00 · 401K Employer Contribution	\$ 3,647.67	\$ 7,500.00	\$ -	\$ 7,500.00
623-03 · Hall Supplies	\$ 32.58	\$ 2,500.00	\$ -	\$ 2,500.00
623-01 · Reserve Study	\$ 2,990.00	\$ 1,200.00	\$ -	\$ 1,200.00
628-00 · Bad Debt	\$ 42.50	\$ 1,000.00	\$ (1,000.00)	\$ -
626-00 · Collection Fees	\$ 105,961.86	\$ 45,000.00	\$ 10,000.00	\$ 55,000.00
661-00 · Check Fee	\$ 10.00	\$ 100.00	\$ (100.00)	\$ -
<b>Total Expense</b>	<b>\$ 712,393.31</b>	<b>\$ 1,055,230.00</b>	<b>\$ 54,320.00</b>	<b>\$ 1,109,550.00</b>
<b>Projected Allocation Item</b>				
810-00 · Reserves	\$ 65,500.02	\$ 164,684.00	\$ (8,684.00)	\$ 156,000.00
<b>TOTAL</b>	<b>\$ 777,893.33</b>	<b>\$ 1,219,914.00</b>	<b>\$ 45,636.00</b>	<b>\$ 1,265,550.00</b>

The San Lorenzo Village Homes Association (SLVHA) plays a vital role in maintaining and supporting the San Lorenzo Village community. The 2026–2027 budget reflects the association’s financial position while outlining key priorities and planned allocations for the coming year.

A primary component of the budget is funding for operating expenses, which include administrative costs, utilities, routine maintenance, and repairs necessary for the effective management of the community. The budget also provides for community programs and services that promote resident engagement and address the needs of the membership.

In addition, the 2026–2027 budget includes allocations to the reserve fund to prepare for unforeseen expenses and future capital improvements. Maintaining a strong reserve demonstrates fiscal responsibility and supports long-term financial stability.

Revenue projections are based primarily on homeowner assessments, supplemented by income from hall and firehouse rentals and Lollipop Lane Preschool. This balanced revenue structure allows the association to meet its financial obligations while continuing to serve the community.

Overall, the 2026–2027 SLVHA budget reflects a commitment to sound financial management, community well-being, and long-term sustainability. Through careful planning and responsible stewardship, the association remains dedicated to preserving the quality of life and integrity of the San Lorenzo Village Homes Association.



# Village Properties

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PROPERTY  
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# GRAHAM TREE SERVICE INC

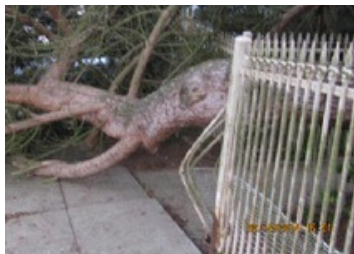
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- Brush Clearing
- Insurance Work
- Emergency Tree Work
- View Clearing
- Fire Prevention
- Brush Chipping
- Thinning
- Stump Grinding
- Immaculate Clean Up
- Crane Service

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In Loving Memory of Dorothy Moring

Dorothy Moring, lovingly known as “Puffy,” was one of our most cherished residents. We are saddened to share that she passed away on February 23, 2026. Her warmth, kindness, and joyful spirit touched many in our community.

Born Dorothy Blanche Lurleen Lundeen on May 5, 1941, in Columbia, South Carolina, she later settled in San Lorenzo, California, where she raised her six children—Bob, Kelli, Tammie, Kris, Keith, and Annette. A talented musician, she played the piano and accordion professionally and was active in her children’s schools, community groups, and volunteer work.

During the COVID pandemic, Puffy lifted many spirits by sharing positive messages online and later volunteering with the San Lorenzo Village Homes Association. She helped at the “Free Advice” booth at community events and was a welcoming presence at the Senior Coffee Club, always making others feel included and valued.



Puffy was deeply loved and will be greatly missed by everyone whose life she touched.

**SENIOR COFFEE CLUB ANNIVERSARY**

March 5 celebrated the first anniversary of the Senior coffee club. Over 100 people came out to celebrate. We had lots of goodies to share. The SLVHA and sponsors continue to enjoy providing this service for our community.



**2026 SAN LORENZO SWAP MEET**

Join us for the San Lorenzo Swap Meet on Saturday, July 11, 2026, from 9 AM to 3 PM at 377 Paseo Grande!

This fun fundraiser supports kids' events and offers a great opportunity to buy, sell, or browse unique items.

Spaces are available for just \$10 for SLZ residents and \$15 for non-residents.

Email [mclowser@slvha.com](mailto:mclowser@slvha.com) to reserve your spot!



**JULY 11, 2026**  
**377 Paseo Grande**  
 9am-3pm  
 Kids' Events Fundraiser



**SAN LORENZO SWAP MEET**

check or credit card only

Space: 2 parking spaces  
 \$10-SLZ resident  
 \$15-non-resident

Reservations: [mclowser@slvha.com](mailto:mclowser@slvha.com)

**NATIONAL NIGHT OUT NATIONAL NIGHT OUT NATIONAL NIGHT OUT**



**COME PICNIC IN OUR PARK!**

5pm-10pm  
 Tuesday August 4, 2026  
 377 Paseo Grande - San Lorenzo

**FREE HOT DOGS @ MOVIE (WHILE SUPPLIES LAST)**

- GAMES
- MARKETPLACE/ACTIVITIES
- FREE MOVIE NIGHT
- BRING A PICNIC
- VISIT WITH ALAMEDA COUNTY SHERIFF'S OFFICE, FIRE DEPT., CHP, FALCK & NEIGHBORS




**San Lorenzo VILLAGE HOMES ASSOCIATION**  
 EST. 1945

**MCLOWSER@SLVHA.COM for more info**

**2026 NATIONAL NIGHT OUT**

Join us for National Night Out on Tuesday, August 4, 2026, from 5-10 PM at 377 Paseo Grande in San Lorenzo!

Enjoy games, a marketplace, fun activities, and a free movie. Bring a picnic!

Arrive early! There will be free hot dog meals during the movie while supplies last.

Meet local first responders from the Alameda County Sheriff's Office, Fire Department, CHP, Falck, and your neighbors for an amazing evening!



# SHAMROCK REALTORS

(510) 909-8344 or (530) 545-1283  
JamesEsmeyer@yahoo.com

*Serving clients in the Bay Area  
and El Dorado and Placer Counties*



## FOR SALE! by SHAMROCK REALTORS



Beautiful property and curb appeal!

**AVAILABLE NOW!**  
**1606 Morton Alameda**  
Five 1 bedroom units  
w/1 car garage each  
10,000 SF Lot  
Possibility of additional units  
**\$1,995,000**



**AVAILABLE NOW!**  
**2312 San Antonio Ave. Alameda**



Five (5) units mix of 1 & 2 bedrooms, great location!  
**\$1,150,000**

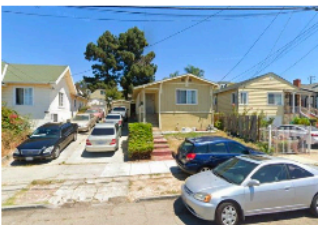
## SOLD! by SHAMROCK REALTORS



**SOLD**  
**Represented Buyer**  
**\$3,750,000**  
118 Acres  
2 Homes  
Combined 10 bedrooms and 5 baths  
6513 Total SF  
**SOLD \$3,750,000**



**SOLD**  
**20111 W Ridge #12 Castro Valley**  
2 Beds 2.5 bath  
1,440 SF  
Townhouse  
**SOLD 699,000**



**SOLD**  
**9826 Elmar Ave Oakland**  
3 Beds 1 Bath  
1,016 SF  
Plus 1 bed 1 bath  
Converted garage  
**SOLD \$465,000**



**SOLD**  
**Represented Buyer**  
**9340 Thermal St. Oakland**  
3 Beds 3 Bath  
1,277 SF  
Includes ADU  
**SOLD \$707,000**

### How much is your home worth?

Demand for your property is high! Call us if you would like to talk about selling. We would love for your home to be our next listing. If you are in the market to buy, give us a call! We are here for you!

**510-909-8344**

### A Classic Irish Blessing to you and yours from SHAMROCK REALTORS

"May the road rise to meet you. May the wind be always at your back. May the sun shine warm upon your face, the rains fall soft on your fields. And until we meet again, may God hold you in the palm of His hand."



Please note, all information herein, deemed reliable but not guaranteed as stated in the MLS.

**San Lorenzo Village Homes Association**  
377 Paseo Grande  
San Lorenzo, CA. 94580



## **SAN LORENZO VILLAGE HOMES ASSOCIATION VILLAGE BRIEFS**

**Published by the San Lorenzo Village  
Homes Association**

Edna Nado, Administrator/Community Manager

Office Hours:

Monday through Friday

9:00 AM – 12:00 PM & 1:00 PM – 4:30 PM

Closed during lunch hours: 12:00 PM – 1:00 PM

**SAN LORENZO VILLAGE HOMES ASSOCIATION  
BOARD OF DIRECTORS**

**PRESIDENT**

MICHELLE CLOWSER

**VICE PRESIDENT**

DAVE CHAPMAN

**SECRETARY/TREASURER**

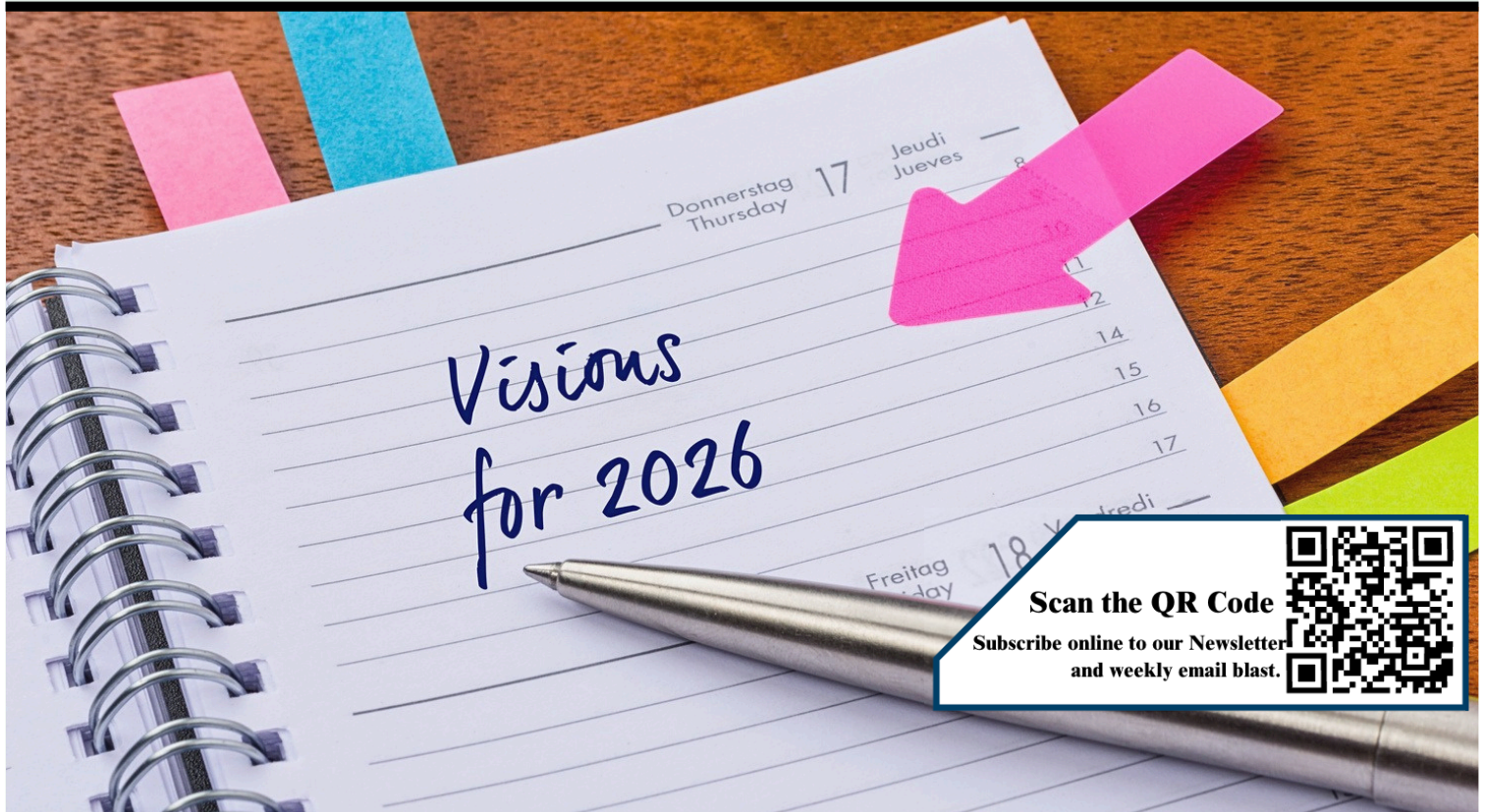
BRANDON LIN

**DIRECTOR**

KYLE CARLSON

**DIRECTOR**

DIANE WYDLER



**Scan the QR Code**

Subscribe online to our Newsletter  
and weekly email blast.



Hours: Monday - Friday 9:00am-12:00pm, 1:00pm-4:30pm  
Office: 510.276.4554

San Lorenzo Village Homes Association  
377 Paseo Grande, San Lorenzo, CA 94580