

THE OAKS

Winter 2008



Newsletter of the
Oaks Homeowners Association

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An Easy Way to Beautify the Oaks

By Mike Gatto

Over the years, the government has given away some pretty strange things. Many of us remember the “Government Cheese” program of the 1980s. Some of you might also know that the government plans on giving away digital-to-analog television converters in 2009. Generally, I disapprove of government freebies, as they’re often unnecessary, ill-conceived, and easily abused.

But there is one program right now in the City of Los Angeles that is quite the opposite:

Historic Cultural Griffith Park

Giant step toward Park’s designation

By Gerry Hans

On October 30th, the Cultural Heritage Commission voted 3 to 1 in favor of recommending to the City Council that the entirety of Griffith Park be designated a Los Angeles Historic Cultural Monument. One commissioner, a local landscape architect, voted against the designation saying that many operational issues, including pending permits for work in the park, were not yet resolved. The other Commissioners and the Office of Historic Resources staff opined that a Commission action is required more on principle, and that further understandings with respective City Departments could be accomplished prior to the measure going to Council.

The large hearing room at City Hall was filled with supporters, including board members from the Oaks Homeowners Association and other civic-minded Oaks residents. Fifty eight attendees filled out speaker cards for speaking in favor. Among them, Oaks President Bob Young expressed the Association’s position that the designation would give Colonel Griffith’s covenants further protection and assure the Park’s invaluable mix of natural, historic and cultural resources be preserved for future generations of Angelinos. Gerry Hans, past Oaks President, suggested most of the prior arguments against the

designation had been addressed in the new staff report, and together with an acceptable Master Plan for the Park, operational issues would be clear.

In a less than crystal-clear announcement, Councilmember Tom LaBonge declared that he supports the full “consideration” of the



Councilmember Tom LaBonge at the Historic Cultural Monument meeting at City Hall.

nomination. Some took the comment as a positive, while others thought he might still be hesitating on the issue. Previously Councilmember LaBonge had voiced concerns that perhaps the entire Park should not be designated, but rather, that buildings and areas within the Park should be specified.

Much appreciation goes to the many folks and organizations that sent letters to Council District 4. Their staff said hundreds were received, with many coming from Oaks residents. Also, there are several organizations that deserve special recognition for their strong advocacy roles. They include the Parks, River and Open Space (PROS) Committee of the Greater Griffith Park Neighborhood Council, the Los Feliz Improvement Association, and the Master Plan Working Group.

However, it’s not over until it’s over. The fate of the monument status is next in the hands of the Planning and Land Use Management Committee (PLUM) which is composed of Councilmembers Reyes, Huizar and Weiss. Afterwards, the full City Council will cast their votes. Stay tuned.

it’s thoughtful, fills an important vacuum, and can do much for improving the quality of life for everyone. Far from being abused, few people are taking advantage of this program. In an effort to urge you to partake in the program, I would like to call your attention to the following.

The City of Los Angeles is giving away free trees. And I don’t mean ugly, cheap ones. I mean beautiful, healthy, and desirable trees,

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www.oakshome.org

NOTES FROM THE PRESIDENT

Two significant projects are developing for 2009 here in The Oaks – both designed to preserve and enhance the character of our beautiful and historic neighborhood.

The first is the resurgence of the idea to create a traffic circle at the Bronson Avenue and Canyon Drive intersection. Several years ago, a number of residents of The Oaks, in an effort to solve the near-constant traffic confusion at this oddly conceived intersection, came up with the idea of a traffic circle. We got as far as actually designing the Circle, with the help of the L.A. Department of Transportation's traffic engineers. But things ground to a halt due to a number of issues surrounding the decades-old problem of an uprooted sidewalk around the giant camphor tree on the south side of the intersection. Some suggested cutting down the tree – a move vigorously opposed by many Oaks residents including the owners of the home right next to the tree. Others suggested creating a new extension of the sidewalk which would have reduced the traffic circle by at least twelve feet in diameter. Neither alternative was attractive and the resulting stand-off over the sidewalk and the tree put the entire traffic circle project on hold.

Two years later, an idea occurred to neighbors still supportive of the traffic circle: why not leave the tree and the sidewalk exactly as they are? The tree stays, the sidewalk stays and the Traffic Circle goes forward as originally proposed. This notion broke the logjam that had prevented progress on a project that had great popular support.

We are now beginning the initial planning -- to figure out how the traffic circle might look, how it might function and how it might be built. To that end, the Oaks Homeowners Association has provided funds to create a new non-profit 501(c)3 corporation, The Oaks and Bronson Canyon Improvement Fund. A board of directors has been assembled for the Fund and officers have been elected. The board has already begun its work by arranging a series of meetings with interested residents

of The Oaks to get feedback on the plans, make revisions and begin the fundraising. That's right, fundraising. The City of Los Angeles has little money for elective procedures like a traffic circle, so we in The Oaks need to pitch in. After all, the difference between a good neighborhood and a great neighborhood is the ability of the neighbors to come together to accomplish important projects such as this one.

We'll be calling on you in the months ahead to help us with the planning for the Circle and to ask for your help in funding the construction. The Canyon and Bronson Traffic Circle will be a beautiful gateway to Bronson Canyon and The Oaks neighborhood; it will become a landmark for generations going forward; and it will restore vehicular calm to an unsightly and poorly designed street intersection. We hope you'll participate in this historic project.

The other major news is that the City's Planning Department is moving forward to create new permanent regulations for development in The Oaks neighborhood. As most of you know, in 2007 the Planning Department, in concert with The Oaks Homeowners Association began working on an Interim Control Ordinance (ICO) designed to put a stop temporarily to out-of-scale development. The ICO is a simple regulation that limits all new development to a size comparable to that of the existing houses of our neighborhood. The limitations are based on floor area ratio (FAR) which is the ratio of the size of the home to the size of its lot – the bigger the lot, the bigger the house that can be built on it. The ICO became effective on May 31st of this year and will run until May 31st of 2009, with possible extensions until May 31st, 2010. The intent of the temporary ordinance was to provide the Planning Department and the Oaks neighborhood with a little breathing space while permanent regulations could be formulated.

The process of formulating those permanent regulations is already in motion. Blake Kendrick and Jon Tanury of the Planning

Department have held two community meetings in homes around The Oaks to talk to residents about what issues they think are important in setting guidelines for future housing development. Clearly, mansionization (large houses filling small lots) is of great concern, but so are the issues of open space, tree cover, protection of views, grading, building height, and distance between adjacent homes. And while all of these considerations are important, it's essential that the new regulations be clear and understandable and not cluttered by complex options and calculations. The ICO has been successful so far because it has only one goal and a clearly understandable method of achieving that goal. While the new regulations will necessarily have to deal with more aspects of home size and configuration, the goal should be the same: clarity and conciseness, with full recognition of the rights of property owners.

The new Oaks regulations, when they are finalized, will serve as a model for future regulations for hillside neighborhoods all over the city.

If you'd like to participate in one of the Planning Department's community meetings about the new permanent regulations, let me know.

Wishing you a happy winter season.

Bob Young

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Holiday Light Festival Extends Walking-Only Nights

The 2009 Griffith Park Light Festival will have 13 evenings of non-vehicular festivities, beginning November 25th and continuing through December 7th. Last year's inaugural week of Walking-Only nights was a big hit, even for those who arrived not knowing they would be walking!

Persistent and patient community advocacy for the "greening" of this DWP-sponsored event has paid off. It's hoped that next year the entire schedule will be non-vehicular, not just the 13 of 36 total evenings that turned "green" this year! Walking nights also set an example for

healthy exercise in LA's greatest park. On the car drive-through nights, long waits often back up idling cars for as long as 45 to 60 minutes and contribute to traffic congestion on Los Feliz Boulevard and Interstate 5.

Many Oaks residents showed up last year to leisurely stroll the one-mile route in Griffith Park. The walking event is better for viewing the light displays, taking pictures of the family and socializing with friends. Carpool with your neighbors over to the pedestrian Light Festival this year! It's best to park at the Zoo lot by way of the Zoo exit on I-5. See you there!



Enjoying a stroll through the DWP Light Festival.

Griffith Park Master Plan Working Group Update: Homework Turned In

By Gerry Hans

After three years, 33 official meetings, much independent research, and numerous other working sessions, the Griffith Park Master Plan Working Group has completed and delivered its draft Plan into the hands of Recreation and Park executive managers. The official meetings were held in the presence of Recreation and Parks staff members with numerous presentations and questions/answer sessions by knowledgeable guests from various disciplines. All of this happened at monthly meetings before a sizeable contingent of interested citizens. Gerry Hans, one of eleven members of the Working Group, represented the Oaks Homeowners Association during this process and regularly reported and discussed Master Plan topics with the Oaks Board. Also from the Oaks area, Susan Swan represented Hollywood United Neighborhood Council and Oaks resident Lucinda Phillips backed her up as HUNC's alternate.

The Working Group process came about after the community solidly rejected the City-funded plan (which cost more than \$400,000) in May 2005. That Plan was criticized as having inconsistent principles for guiding the Park into the future, not representing the majority community's opinion of keeping the Park basically "as is," and not being supportive of the indentures specified by its donor, Colonel Griffith J. Griffith. Most appalling were the many development ideas included in that draft plan:

seven parking structures, aerial trams, a "pleasure pier" adjacent to Los Feliz Blvd over the LA River, promenades, an "eco-hotel", and more.

In contrast, the Working Group's plan was accomplished on a voluntary basis by members almost all of whom have full-time occupations. Their plan revolves around the concept of the Park as an "urban wilderness." Certain principles are laid down in the document such as the idea that current Park user groups should be respected and not displaced by new activities or development in the Park. Particular emphasis was placed on the money-generating pressures that drive City decision-making such as expansion of concession activities and corporate partnerships. As a safeguard for sound park decisions, the Working Group's plan recommends a Griffith Park Community Advisory Board, which would be officially sanctioned by the Recreation and Parks Commission. Its composition would be diverse, and the appointments would be made by adjacent neighborhood councils and homeowners associations including The Oaks Homeowners Association.

The Plan is now under "initial review" by senior staff of the Department of Recreation and Parks. A "preliminary consultant" will be hired to work with

the Department, and an initial "environmental check list" will be done which will dictate the extent of requirements for the CEQA study (California Environmental Quality Act) which comes much further down the road. The Department has targeted February 2009 as a reasonable date that the Working Group can expect to reconvene to receive feedback from the Department's initial review.

The support from the community for the Working Group's plan continues to be of utmost importance. Over 13,000 petitions have been filed in support of the "urban wilderness" concept. Let's not stop now, because there are more obstacles ahead, including the financial issue of funding an expensive CEQA study!

See the draft of the Working Group Master Plan at OaksHome.org



The Los Feliz Oaks ranks among the safest neighborhoods in Los Angeles. But a string of auto break-ins and burglaries over the past 15 months offers the latest evidence that it is not immune from many of the crime issues afflicting more dangerous parts of the city and beyond.

The mini crime spree underscores the importance of vigilance. For most urbanites that's a way of life. They naturally observe such common sense measures as making note of unfamiliar people and cars on their block, keeping entry points lit at night and locking car and home windows and doors. Yet it is easy for people to grow lax when there is a lengthy quiet period. Consider this article a reminder of what Oaks residents need to keep in mind:

1. Double-check your car locks. Since the late Fall of 2007, thieves have struck nearly a dozen cars on Spreading Oak and Hill Oak drives alone, stealing credit cards, electronic devices and cash. The same team or teams is probably involved in all or most of the incidents and continue to return – the latest incident occurred in October 2008. There is one partial description. In the spring of 2008, an Oaks resident awakened well after midnight by the sound of doors opening and closing, saw a man in a sweatshirt

rifling through a neighbor's car and a dark, four-door sedan waiting nearby. When the resident called out of a window, the man in the sweatshirt sprang into the car, which raced away. Police say that car thieves return as long as there's easy access to a reasonable payoff. That is, they check for unlocked car doors and items of value in easy reach. And they are not shy about walking up driveways, entering car ports or even, as was the case in one instance on Spreading Oak Drive, trying to break into a garage. Lock your cars, take your keys and don't leave anything you care about in your vehicle.

2. Make a note of who's on your block. That goes for people and cars, and especially for the hours shortly before and after midnight. In the spring, police arrested a man at 4 a.m. on Briarcliff after a resident with surveillance equipment noticed him walking up the hilly street – hardly a busy pedestrian thoroughfare at any hour, let alone after midnight. The man, who was allegedly involved in several car break-ins on and around that street, was a parolee living in a halfway house less than a mile from the Oaks.
3. Light up the front of your house. Thieves hate light. It increases the possibility that

they can be spotted and identified. If a light burns out, don't wait to replace it.

4. Contact the police. Some people believe it's not important to report small thefts. They believe that law enforcement isn't interested in incidents involving small amounts of money; police are too busy solving more serious crimes. But when you file a report, you help police pinpoint new trends. They can then assign extra patrols to the neighborhood. To wit, when the number of car thefts increased drastically in the spring, police parked a squad car at several Oaks hot spots to discourage prospective criminals. By the same token, you should not be timid about reporting suspicious behavior and acts that may not be unlawful. On several occasions, police have chased away small groups of men who have gathered regularly at scenic spots. Moreover, even legal but objectionable activities figure in monthly police analyses and determine how resources are allocated. The Wilcox police station, which covers the Oaks and can direct squad cars to a neighborhood, can be reached at 213-485-4302. You can also ask for the Wilcox Station's senior lead officer, who meets with community groups and monitors neighborhood trends.

Our Drinking Water Supply and You

Faced with dwindling available water supplies on one hand and ever-growing demand on the other, the City Council of Los Angeles this past summer passed an ordinance that introduces new water use restrictions that you should be aware of. The first stage, in effect now and indefinitely, comprises a list of new regulations:

- Outdoor yard watering must be kept to a minimum: no more than 15 minutes at a time and no watering during periods of rain, or between the hours of 9 a.m. and 4 p.m.
- No water run-off onto streets and gutters
- Don't use water to wash any hard surfaces such as sidewalks and driveways
- Use only recirculation systems for decorative fountains
- Use self-closing, shut-off devices on hoses when washing cars

As a DWP customer, you are responsible for compliance with these restrictions, even if the offender is someone else, such as a gardener or a renter. The first violation gets you a warning; subsequent ones yield fines in the form of surcharges on your water bill. Should the water shortage become more severe, the City may implement further phases of the ordinance, which would mostly restrict outdoor watering to certain days of the week. It is very apparent that the water supplies Los Angeles has access to cannot keep up with the city's demands in the long run. It

is in the best interest of all of us to eliminate waste and reduce our usage of city water.

Here are some of LADWP's suggestions for how you can save water:

- Shorten your showers. Even a one or two minute reduction can save up to 375 gallons per month.
- Don't use the toilet as a wastebasket.
- Use only as much water on your lawn as you need. Step on your grass -- if it springs back when you lift your foot, it doesn't need water. Use the watering calculator and watering index found at www.bewaterwise.com to learn just how much you should water.
- Replace your old washing machine with a new, high-efficiency model. Learn how you can receive a \$250 rebate from LADWP at www.ladwp.com.

More information is available on the Oaks website at www.oakshome.org, including links to the full text of the water conservation ordinance.



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An Easy Way to Beautify the Oaks

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which would easily cost you between \$50 and \$150 if you bought them at the nursery. And technically there is no limit to how many trees you can request.

What else? Let's see: The city delivers them right to your door. It provides everything you need to make the trees healthy (stakes, fertilizer pellets, mulch, etc.) and even throws in free low-energy light bulbs (probably rightfully assuming that anyone who orders trees is a savvy environmentalist.)

There are over one hundred species to choose from, subject, of course, to seasonal and marketplace availability. Personally, I like fast-growing trees that thrive in our canyon soils. I like trees with non-invasive root systems, meaning trees whose roots tend to grow downward, instead of outward, so they don't disrupt sidewalks and pipes. (We all wish the city followed this advice, or at least used root barriers, near certain sidewalks.)

Recently, I requested an Australian paperbark (cajeput or melaleuca) tree. As the name indicates, these trees grow beautiful, light-colored, paper-like bark. This particular tree looks like a cross between a myrtle and a birch, but is evergreen, meaning it does not shed leaves in the fall. I planted one of these on the slope behind my house, knowing it will do wonders for soil erosion, provide great shade, and be beautiful to look at, for generations.

Alternatively, if you like leaves turning colors, why not order some California sycamores? These are almost always available from the city. They love the Los Angeles climate and shed their leaves just like some of the more beautiful species from back east. Many streets in Hancock Park have canopies formed by these beautiful trees.

If you really need more reasons to order trees, here are a few: Trees provide shade, and suck polluting carbon dioxide from the atmosphere. A good tree canopy can lower summer temperatures by several degrees, and lower air-conditioning bills accordingly. Lastly, picture a "nice" neighborhood in your mind's eye. The beautiful houses are almost certainly surrounded by beautiful trees. We most definitely have the beautiful houses here in the Oaks. Let's work on getting those trees!

What do you need to do to qualify? It's simple. You need to be a DWP customer, meaning you must live in the City of Los Angeles and have electricity or running water. You also need to take a brief online course or attend a local workshop, to make sure you understand that it's best to plant thick trees on the west of your property if you want to block afternoon sun. You'll also need to complete a basic order form, where you state what trees you want, and where on your property you plan on planting them. That's it.

I strongly urge you to take part in this wonderful program. Every time I look at the majestic, old-growth trees in certain parts of the city, I mentally thank whoever had the foresight to plant them long ago. Make your environment beautiful, green, and clean. Raise our property values and quality of life. At some point in the future, someone will thank you.

For more information, visit <http://www.ladwp.com/ladwp/cms/ladwp000744.jsp> or call 1-800-Green-LA. The author will help you with the forms and planting your trees if you need help with either. His telephone number is (323) 819-0300.

And just in case the coyotes visiting your yard can't read, here are a few more tips on keeping them at bay. The California Department of Fish and Game has the following advice:

1. Protect Children. Although rare, coyote attacks have injured young children. So, never leave small children or babies unattended, even in your yard.
2. Protect your pets. Bring them inside when it gets dark.
3. Use negative reinforcement. Let coyotes know they are not welcome, throw rocks, make loud noises. It is essential that coyotes retain their natural wariness of humans.
4. Never feed a coyote. Don't leave pet food or garbage where coyotes can get to it.

For more information or if the problem persists, call the Office of Public Safety, 323-913-7390 and ask to be connected to the Park Rangers or call City Animal Services, 888-452-7381.



Please Don't Put That Blue Recycling Bin Out 'Til Thursday Night

Dear Oaks Residents,

We're having a real problem with trucks prowling our neighborhood scavenging the recycled glass and tin out of the blue bins when they're put out on the street for Friday morning pickup. While we all can be sympathetic to someone trying to make a little extra money in a recession, this is... well... um... stealing. By County Ordinance (Section 20.72.196) of the Los Angeles County Code, this kind of scavenging is a misdemeanor and is punishable by fine and/or possible jail time. Legally, once you place glass bottles and tin cans and cardboard and newspapers and plastic into your blue recycling bin and set the bin out on the street, those bottles and cans and plastic containers are the property of the City of Los Angeles (just like the bin is), and every week the City sends its trucks by to collect its property. The money the City makes by selling the items to recycling companies (who process it back into new products) helps to pay for the trucks that come by every week and the nice guys who drive them and the blue bins they pick up and dump. Of course, you also pay a recycling fee to the city to cover part of the cost of the service.

And if you recycle household paper, you run another risk with strangers going through your recycling bin: you're opening yourself and your family up to the risk of identity theft.

How can you help stop the scavenging? Well, when you put out your blue bin on Wednesday or on Thursday morning (as so many of us do for convenience), it sits there all that time -- an almost irresistible temptation. So don't put your blue bin out until it's dark on Thursday night. Or, if you're an early riser, put it out first thing on Friday morning.

If you see somebody taking recyclables out of the blue bins on a regular basis, you can tell them that they're taking City property and they need to stop. If you're not comfortable doing that, contact us and give us any information that would be helpful for the police to follow up with, such as a vehicle license plate number, vehicle description, time, day, and any other pertinent details.

Let's do everything we can to make sure our recycling program continues.

Bob Young BobYoung@OaksHome.org

Real Bats at the Bat Caves of Bronson Canyon

By Gerry Hans

Scenes from the Batman television series were filmed at the Bat Caves in the 1960's along with hundreds of other films and series. It turned out to be a good location choice for Batman because on warm nights, the area is actually prolific with at least one species of bats, known as Pipistrelles.

With funding from both private sources and City funds for "fire recovery" efforts, the first formal scientific survey of the bats in Griffith Park commenced this spring. The survey continued into November and it is hoped it will receive further funding into next year.

Bats, by the way, are remarkable creatures. They're mammals like us, and they don't just mass-produce babies as a strategy for survival like many other animal groups do. Most bats produce a single progeny (pup), sometimes twins (pups). Pups are nursed and are eventually taught how to hunt. Hunting for food is not an innate behavior for bats, so an orphaned bat cannot survive in the wild. Bats live long lives, most as long as 20 years, with some known to live as long as 40 years. And how many animals can vary their heart rates all the way from as high as 2,000 beats per minute during flight down to 2 beats per minute during a torpor state?

The results of this year's round of survey nights in the Park are remarkable. Seven species of bats were positively identified in the Park, four of those were found in Bronson Canyon (aka, Brush Canyon) just above the Oaks area. Bat scientist Stephanie Remington presented this season's results to 20 Park Rangers at a meeting on November 12th. Over this season's survey nights, enthusiastic volunteers helped Stephanie cover various areas of the Park, both in the burn area and non-burn areas. Since no baseline studies have ever before been done, the main objective of this first survey was to create a good species list.

How are bats surveyed? Each survey team has an ultrasonic detector that is attached to a recorder unit, both powered by a battery. Bats put out ultrasonic echolocation sounds while they negotiate their airspace looking for insects. Their sonic range is far above the human hearing range. Fortunately, the various species produce distinct rhythms and frequencies which set them apart from other species. Recorded sonograms are analyzed with special software that graphically shows the bats' voice-prints,

enabling our expert, Stephanie, to determine the presence of specific bat species.

The species list of bats in Griffith Park includes: Mexican Freetail, Western Pipistrelle, Yuma Myotis, Big Brown, California Myotis, Hoary, and Western Red. There are a couple of other species that may be present, but have not yet been found. Finding the Western Red species is especially significant since some experts consider the Western Red endangered and are lobbying to have it officially listed as such. Pipistrelles seem to be abundant in Griffith Park, whereas few are observed in other urban parks of Southern California.

During the Oaks Halloween Walk, just at dusk, several bats were observed overhead. Because the Park is such a rich resource for bats, the Oaks probably benefits from their insect-feeding behavior. How often are mosquitoes a problem here? Not very!

If you ever see a grounded bat, it's advisable that you do not handle it. Call a bat expert or the Park Rangers immediately for advice because a bat's behavior is often defensive. Although bats are rarely rabid, it is a possibility; so if you're bitten, the bat would need to be euthanized for testing, and that would be a shame.

To learn more, our bat scientist's website is: www.ocbats.org. If you are interested in participating in future volunteer scientific survey work in Griffith Park or would like to financially support various scientific work in the park, send an email to: Gerry.Hans@oakshome.org.



Volunteers at the Bronson Bat Caves.



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Holiday Recipes

from Joan Young

Thomas Jefferson's Sweet Potato Biscuits

This recipe comes from the City Tavern in Philadelphia, the unofficial meeting place of the First Continental Congress. These were purported to have been Jefferson's favorite biscuit.

- 2 ½ cups all-purpose flour
- ¼ cup firmly packed light brown sugar
- 1T baking powder
- ½ t ground cinnamon
- ½ t ground ginger
- ½ t ground allspice
- ½ t salt
- ½ cup (1 stick) butter, cut into pieces
- 1 cup cooked, peeled, mashed and cooled sweet potatoes
- ½ cup heavy cream or milk
- ¼ cup coarsely chopped pecans (optional)

1. Preheat the oven to 350F. Lightly grease a baking sheet and set aside.
2. In a large mixing bowl, whisk together the flour, brown sugar, baking powder, spices and salt.
3. Add the butter and with a pastry cutter, cut it in until the mixture is crumbly.
4. In another bowl, combine the sweet potatoes and cream. Add this to the dry ingredients and fold in until blended. Stir in the optional pecans.
5. Transfer to a lightly floured work surface and roll out to 1" thick. Cut out rounds with a 2" biscuit cutter. Roll the scraps together and cut more rounds.
6. Arrange biscuits on the baking sheet about 1" apart. Bake until golden brown, about 25 to 30 minutes. Serve warm or cool.

Yield: 12 biscuits. Recipe can be doubled. Prepared unbaked biscuits can be frozen, then thawed and baked.

Parmesan Toasts

This is an easy hors d'oeuvre to serve for any occasion. The shape of the bread can be customized to the holiday, for example: trees for Christmas, turkeys for Thanksgiving, or just triangles for no special occasion.

- ¾ cup freshly grated Parmesan cheese (3 oz.)
- ½ cup good quality mayonnaise
- 2 T grated onion
- ½ t ground pepper
- 24 slices white or whole wheat bread

1. Preheat the oven to 400 degrees. In a bowl, combine the Parmesan, mayonnaise, onion and pepper.
2. Lay the bread on a work surface and trim off the crusts. Cut the bread with a cookie cutter or knife into the desired shapes. (Save scraps for breadcrumbs or stuffing.)
3. Spread each of the bread cutouts with some of the Parmesan mixture and place them on a cookie sheet.
4. Bake for 5 to 7 minutes until they are golden and bubbly. Serve immediately.

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Please join us for The Annual *Oaks Homeowners Association* *Holiday Party*

Sunday, December 14th, 2008
from 5:30 to 8:30 pm

at the home of
Bob and Joan Young
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We look forward to seeing you!

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Tailwaggers

TAILWAGGERS

Known for offering one of L.A.'s best selections of holistic, all natural eats for your canine companion announces the opening of its companion store:

TAILWASHERS

Offering all natural and organic shampoos. Use our self-wash stainless steel tubs w/ easy-access ramps OR we offer full grooming services!

We also carry the latest in hip pet accessories and we offer delivery service for busy people like you.

Drop by for Tailwagger Tuesdays where 5% of profits are donated to animal charities!

TAILWAGGERS HOURS:

monday - friday: 8-8
saturday: 10-7
sunday: 10-6

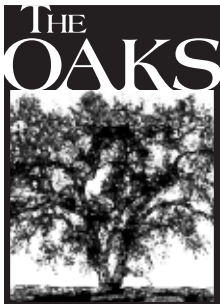
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Oaks Homeowners Association

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POSTMASTER: DO NOT FORWARD

THE OAKS CALENDAR

THE OAKS ANNUAL HOLIDAY PARTY

Sunday, December 14th, 2008

5:30 p.m. to 8:30 p.m.

at the home of Bob and Joan Young

2419 Park Oak Drive

