

CLEAR LAKE KEYS PROPERTY OWNERS ASSOCIATION

The CHANNELS

REVISED
11/10/25
newsletter

FALL 2025

President's Perspective

As I step into the role of president, I wanted to take a moment to talk about what I see as the "key" issues facing the keys.

From the 30,000 foot level, a POA should strive to improve the quality of life in the development without becoming overbearing. In developments like ours, with a volunteer board, your assistance is critical for the success. With Commonwealth Property Management now performing much of the routine administration (like dues collection), your board can focus on bigger projects.

First, we need to pass the revised CC&Rs and bylaws, and we need your vote. The revised CC&Rs, aside from Davis Sterling act compliance, provides the board with better enforcement ability to handle issues such as dilapidated docs and structures, yards used for junk storage, and unruly renters (both long and short term.) We've also included a community check against board powers regarding architectural standards (a primary POA enforcement device.) The community can block any proposed standard by a simple majority of members constituting a quorum (a minimum of 15) at a membership meeting.

Didn't receive a ballot? Not sure how to cast your vote? See the information on the November 15th meeting below for this information.

Next, is maintenance and restoration of our canals. Beyond our general maintenance, we are working with community partners on a grant funded project (no POA funds) for canal improvement, beginning with restoration of Shindler Creek. However, we need your permission for access to perform necessary environmental studies and implement the restoration, so look out for a Memorandum of Understanding heading your way.

While I'm here, please make sure your contact information is current and correct with Commonwealth Property

Management. You can find more information on our web page at: <https://www.keyspoa.com/commonwealthpropertymanagement> or call Commonwealth directly at 707-687-2580.

Another issue is abatement of nuisances, and we can use your help by reporting issues at: <https://www.keyspoa.com/abatement>. If appropriate, please also notify Lake County Code Enforcement: <https://countyoflakeca.portal.opengov.com/categories/1082>.

Both systems allow for anonymous reports. Please be as detailed as possible, and include photos when possible but above all keep yourself safe and out of trouble. Please also keep in mind that our ability to address an issue may be limited under the current CC&Rs.

There is much more I could go into, however, and despite this being electronic and without a page limit, I'll stop here. I look forward to serving as your POA president.

Bruce Last
President

Meet Our New President

We're thrilled to welcome Bruce Last as our new POA President! Bruce and his family love spending time at their second home here in the Keys. Professionally, Bruce is a Content Attorney



for CEB, managing and creating materials for the Estate and Trust team. Before joining CEB, Bruce spent 18 years practicing law and even worked as a live sound engineer for Bay Area bands! With Bruce's experience and community spirit, the POA is sure to thrive.

Important Community Meeting

**November 15 at 5:00 p.m.
at the Keys Club**

Mark your calendars and join your neighbors for the Clear Lake Keys Property Owners Association (POA) Community Meeting on **Saturday, November 15 at 5:00 p.m. at the Keys Club.**

Voting on the amended By-Laws and CC&R's has been extended until that evening, giving all property owners more time to review and participate. Your voice matters!

How to Vote Online: Visit www.keyspoa.com to review the proposed updates. Contact Pro Elections (209 559 1448) if you have not received a ballot.

Exciting Updates: Clear Lake Keys Revitalization Grant During the meeting, you'll hear about the Blue Ribbon Committee for the Rehabilitation of Clear Lake and the Clear Lake Keys Revitalization Grant — a \$2.3 million project for design, permitting, and early restoration planning.

The grant focuses on reducing sediment from Schindler Creek, improving water quality, and restoring natural flow into the Keys. The dedicated team is now applying for implementation funding to bring these plans to life. These efforts mark a major milestone for the Keys and the health of Clear Lake.

Thank You, Don Whittier – For Many Years of Service!



We extend our heartfelt thanks to Don Whittier for his many years of dedicated service to the POA as both Director and Vice President. Don's steady presence and insight have made a lasting impact on our community.

While Don is stepping back from the POA Board, his dedication continues as he now represents our community on the Clear Lake Oaks Water Board. Thank you, Don, for your years of leadership and involvement!

Meet Your New Board of Directors

We're proud to introduce your new Clear Lake Keys POA Board of Directors — a group of dedicated volunteers committed to keeping our community strong, connected, and moving forward:

Bruce Last, President
Dan Callison, Vice President
Kirk Carpenter, Secretary
Debe Semon, Treasurer
Steve Robin, Director
Ernie Vashereese, Director
Ed Legan, Director

The Clear Lake Keys POA represents over 815 parcels, making it one of the largest homeowner communities in Lake County. Together, we share a commitment to maintaining our canals, protecting our lakefront environment, and supporting the vibrant lifestyle that makes the Keys so special!

Thank You, Ed Legan – A True Keys Treasure!

After years as POA President, Ed Legan is stepping down from that role but will continue to serve the community as a Director on the Board. Ed and his wife Deb are beloved neighbors — always ready to lend a hand, whether helping during flooding or lighting up the dance floor! Please join us in thanking Ed for his years of leadership and continued service. The Keys wouldn't be the same without you, Ed!



Neighborhood Watch

It's been a while since the last Newsletter, so there is a lot to report.

Several Paddle Boats and other flowing watercrafts have been reported floating loose in the channels. Neighborhood Watch Notices have been sent out.

Report by neighbor across the channel from Blue Heron. Two young (13-15 years old) were in an aluminum canoe in the channel behind both houses. One of the boys got out of the canoe and when onto the deck behind the house and acted like he was going to fish. He then tried to jimmy the door open. The neighbor yelled "what are you doing over there"? "Get out of there" The boy went back to the canoe and both boys left the area. A Sheriff's Report was made.

A house on Bass Lane has been broken into several times in the past few months. On July 16th, a neighbor noticed someone at the house again and asked what they were doing there. The suspect pulled a gun and pointed it at the neighbor. The suspect then left the area. The Sheriff was called and within 2 hours made an arrest.

Someone pulled out all of the plants and took the solar light at the Welcome to the Keys sign.

With the winter rains and wind just around the corner, it would be a good time to check that your boats and other water toys are tied securely for the coming winter.

Stay Safe,

Mike Herman
Neighborhood Watch Chair/Coordinator

Our long-time Neighborhood Watch Coordinator, Mike Herman, continues to keep our community safe and informed — thank you, Mike! We're looking for new coordinators for each street. Interested? Email info. keyspoa@gmail.com.

Keys Community

District 3 Community Connections

Our Lake County District 3 Supervisor, Eddie Crandell, represents Clear Lake Oaks and the Keys community with dedication and accessibility. Eddie has been a consistent advocate for our local issues — from road maintenance and code enforcement to the long-term rehabilitation of Clear Lake.

The Eastern Region Town Hall (ERTH) meets on the first Wednesday of every month at 4:00 p.m. at the Moose Lodge in Clearlake Oaks. Come listen, ask questions, and hear updates on everything happening in District 3 — from lake restoration and infrastructure improvements to community events and public safety initiatives.

Fun Facts & Community Vibes — Things That Make the Keys, The Keys!

Built for Water & Connection

The Clear Lake Keys subdivision was built in the 1960s, featuring over 6½ miles of canals that provide direct access to Clear Lake — California's largest natural lake.

Weed Tech Pro and other local volunteers are tackling invasive Creeping Water Primrose to protect canal health.

Neighbors Who Keep Things Going

John Zimmerman (volunteer webmaster), Kirk Carpenter (community aqua projects), and Mike Herman (Neighborhood Watch) keep the Keys connected. Thank you to all POA volunteers!

Join the Fun at the Keys Club

Homeowners can join the Keys Club, which offers a pool, clubhouse, bar, and library — plus a storage lot conveniently located behind the club.

Learn more at www.clokeysclub.com

Did You Know?

- The Keys were once promoted as “Venice on the Lake.”
- CLO Keys homeowners can get a PO Box at no charge through the local post office.
- C&S Waste offers large-item pickup twice a year at no cost.
- Weed Tech Pro and POA volunteers are working hard to keep canals clear and healthy.

Lights Out for Birds — and a Brighter Future for Clear Skies

Each fall, millions of birds travel the Pacific Flyway, passing over Lake County. Most migrate at night, guided by the moon and stars — but bright lights can disorient them. Help protect them by turning off non-essential lights from 11 p.m. to 6 a.m., using motion sensors, and closing blinds at night.

2025 POA Calendar of Events

Nov 11 Board of Directors Business Meeting
5:00 PM
In Person & Zoom Meeting**

Nov 15 GENERAL MEMBERSHIP Meeting
5:00 PM
Please plan to attend. We need a quorum to conduct business.
In Person & Zoom Meeting**

****To register for a *Zoom Meeting* -
send an email to info.keyspoa@gmail.com**

What is the POA?

All property owners are members of the POA and the annual dues are ***mandatory***. The Board and its activities are all run by volunteers.

On behalf of ALL property owners, the POA handles the Neighborhood Watch Program, canal restoration, as well as algae and weed removal from the canals and CC&R enforcement of weeds and general trash/junk abatement of the properties.



Keys Club Corner

The Keys Club offers many activities for its members and guests. All POA members are eligible for Keys Club membership -if you are interested in joining, contact Debbie Ness 925-437-5217. Check our website clokeysclub.com

November Activities –

Nov 8 Breakfast 9-11:00 am

Nov 14 Thanksgiving Dinner 5:00 pm

Nov 18 Keys Club Business Meeting 11:00 am

Nov 22 Crafts Fair 10:00 am - 4:00 pm

December Activities –

Dec 13 Christmas Dinner 5:00pm

Dec 16 Keys Club Business Meeting 11:00 am

Dec 31 New Year's Eve 8:00 pm

What is the Keys Club?

The Keys Club is a ***voluntary*** group, open to all property owners in the Clear Lake Keys. Dues are paid annually, if you choose to join the Keys Club. It is a ***social*** organization with a clubhouse for weekly events and special celebrations, in addition there is a bar, pool, and storage facilities for rent. The Board and the activities are all run by volunteers.

**THE CLEAR LAKE KEYS
PROPERTY OWNERS ASSOCIATION (POA)**

Web: www.clearlakekeyspoa.com Email: info.keyspoa@gmail.com

POA BOARD OF DIRECTORS

President:	Bruce Last	Director:	Steve Robin
Vice President:	Dan Callison	Director:	Ed Legan
Secretary:	Kirk Carpenter	Director:	Ernie Vasherese
Treasurer:	Debe Semon		

COMMITTEE CHAIRS

Abatement
www.keyspoa.com/abatement

Neighborhood Watch
Mike Herman
(707)486-2717
Michael_I_herman@msn.com

EaRTH: representative needed
FireWise: representative needed
Newsletter: Judy Bligh
Webmaster John Zimmerman

Admiral
Kirk Carpenter

COMMONWEALTH PROPERTY MANAGEMENT

3558 Round Barn Blvd., Ste 200, Santa Rosa, CA 95403

General Calls - Receptionist – June Cook 1-707-687-2580 - receptionist@cpmca.com

Accounting Questions and Owner Contact Information - 1-707-687-2580 Denese Horvat - Denese@cpmca.com

NEIGHBORHOOD EMERGENCY RESPONSE

Emergency:

Dial 911

Non-Emergency:

Fire (707) 963-4112 (Cal Fire Emergency Command Center)
Sheriff (Beat 4B):
Dispatch: (707) 263-2690 (24 hours a day)
Sheriff Admin: (707)263-4200 (week days from 8:00am to 5:00pm)

Abatement:

POA Abatement: www.keyspoa.com/abatement

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Lake County Code Enforcement: (707) 263-2309 or use electronic Code Complaint form at www.co.lake.ca.us.

General:

CHP (Lake County Dispatch): (707) 467-4000

Lake County Animal Control: (707) 263-0278 (week days 8:00 to 5:00)

North Shore Fire Protection District (707) 274-3100 (Administration only)

Fish & Game Cal-Tip (888) 334-2258

Street Lights: Call PG&E (800) 743-5000 of fill out form on PG&E web site.

Below is a list of the Neighborhood Watch Captains and the streets that they cover. This program not only works as a crime deterrent but also is essential in cases of emergencies such as floods, earthquakes etc. Please give the Watch Captains all the assistance you can, this is an important community activity.

NEIGHBORHOOD WATCH CHAIR

Mike Herman, Phone: 707-486-2717, michael_l_herman@msn.com

BLOCK CAPTAINS

Anchor Village

Ron Ridley (707) 998-1657

Bass Lane

Rick Alves (707) 461-9363

Blue Heron Ct

Sam Boucher (707) 560-5143
(12754 Blue Heron to dead end)

Driftwood Village

Keith Potter (707) 998-3709

Ebb Tide Village

Barbara Higman (707) 998-4801
(Keys to center turn-around)

Kathy Garner (707) 350-3753
(center turn-around to dead end)

Everglade Blvd

Candi Herman (707) 486-2717

Flying Jib Ct

Barbara Lloyd (707) 299-9684
(Everglade Blvd to 13016 Keys Blvd Including Flying Jib)

Island Circle

Need Volunteer

Scott & Wendy Drew (707) 350-1141
(12821 to 12898)

Keys Blvd

Marcie Miller (510) 329-3880
(Highway 20 to Everglade)

Keys Blvd.

Need Volunteer

(Everglade to 12014 Keys Blvd.)

Keys Blvd.

Judy Bligh (408) 480-0220
(13018 Keys Blvd to dead end)

Lake/Lakeland

Danny & Amanda Chew (707) 998-2162
(Highway 20 to Konocti View)

Lakeland St/Konocti View

Need Volunteer
(Konocti view to dead end)

Marina Village

Need Volunteer

Pebble Way

Ernie Vasherese (415) 971-3130

Candi Herman (707) 486-2717

Shoreview Drive

Need Volunteer

Spinnaker Court

Need Volunteer

Surf Line & Ketch Court

Richard Mackiewicz (405) 531-8805

Venus Village

Need Volunteer

Venus Village

Ron Walker (707) 998-1165
(Center turn-around to dead end)

Important Telephone Numbers

If this is the problem:

You can call:

Any emergency or life-threatening situation, including theft, vandalism, physical violence, criminal acts, threats, drug activity, accidents, fire and medical	911 (Fire & Medical Emergency Dispatch)
Non-emergency situations similar to above	707-263-2690 or 1-800-693-9991 (Sheriff dispatch only)
Suspected criminal activity	707-263-3663 (anonymous crime tip hotline)
Abandoned, inoperable, or nuisance vehicles; unsightly, unsafe, or hazardous property; non-compliance with building codes	707-263-2309 (Code Enforcement)
Loose or vicious dogs; animal abuse and neglect; lost or found animals	707-263-0278 (Animal Control)
Child/adult abuse or neglect	262-0235 (Child Protective Services) 707-995-4680 (Adult Protective Services)
Speeding traffic	707-467-4000 (Highway Patrol)
Fire (non-emergency)	707-998-3294 (Clearlake Oaks Fire District)
Boating problems	707-279-1591 (Sheriff Marine Officer)
Juvenile or adult probation violations	707-262-4285 (Probation Department)

Other Important Numbers

Clearlake Oaks Water District	707-998-3322	County Offices	
Crisis Line Counseling	800-900-2075	Administrative	707-263-2580
Suicide Prevention	855-587-6373	Assessor	707-263-2302
Domestiv Violence	888-485-7733	Tax Collector	707-263-2234
Dept. Fish & Game	888-334-2075	Health Services	
Local Road & Weather	707- 463-4722	Public Health	707-263-1090
Public Works	707-263-2341	Environmental Health	707-263-1164
Office of Emergency Services	707-263-3450	Behavior Health - North	707-274-9101
LakeCoAlerts text to register	707-2898964	Bevior Health - South	707-994-7090
Board of Supervisors	707-263-2368	Community Dvelopment - General.	707-263-2382
PG&E 24 Hr ER Line	800-743-5000	communitydevelopment@lakecountyca.gov	
PG&E Outage Info	800-743-5002	Planning Division	707-263-2221
Adventist Health Clearlake Hospital	707-994-6486	planningcounter@lakecountyca.gov	
		Code Enforcement	707-263-2309
		compliance@lakecountyca.gov	
		Online complaint use OpenGov portal	
		create and account to file a complaint and	
		receive updates	
Know Your Zone -- CLO-E099			
Watch Duty App - alert to local wildfires			