Two Masters in Real Estate Providing World Class Service

www.lamorindaweekly.com

"Ours was a major fixer and we had no desire to try to stage it. Thanks to Frank and Tina, we didn't need to. They used their contacts and knowledge of the area to get us top dollar (and then some) in an unbelievably smooth transaction." Jonathon





Frank Woodward Tina Jones 925-330-2620 ${f Woodward Jones Team.com}$

CalBRE#01335916/0885925 ©2015 Coldwell Banker Real Estate LLC. All Rights Reserved. Coldwell Banker* is a registered trademark licensed to Coldwell Banker Real Estate LLC. An Equal Opportunity Company. Equal Housing Opportunity Replaced by a Subsidiary of NRT LLC. Real estate agents affiliated with Coldwell Banker Residential Replaced as independent contractor sales associates and are not ampleyed.



Orinda's Planning Director Steps Down

By Victor Ryerson



Emmanuel Ursu at a Housing Element workshop last year.

Photo Ohlen Alexander

mmanuel Ursu has resigned after serving nearly 15 years as Orinda's planning director. His by 2005, development of the projresignation was effective Sept. 18, ect could proceed. and he was recognized by the City years of service and contribution to the community.

Ursu came to Orinda in November 2000 from the consulting world with the intention of staying "for five years, tops," he says, but was seduced by the challenges of the top planning spot in the relatively new community. His tenure expanded to three times what he had planned as he found the experience to be the "great, rewarding time of (his) career." He has lived in Orinda for 14 of those

Ursu came onboard at a time when the city was at a turning point in its history, and he regards the big projects he took over in his early years as perhaps his greatest accomplishments. Among these are the renegotiation of the development agreement governing Wilder (then Montanera) in the Gateway Valley, which had already had a troubled history of local opposition and financial failure. With the renegotiated agree-

ment in place and the Environmental Impact Report approved told the council members during

Council on Sept. 15 for his long the development of the civic maintaining and enhancing buildings and downtown housing projects as a major achievement. When he arrived, the old Orinda against the General Plan mandate Library site was to be used for construction of the new City Hall. Ursu persuaded then city manager Bill Lindsay that the site would be better used for senior affordable housing, resulting in relocation of business, in his opinion, is City Hall to its current site and the construction of an award-winning senior housing development in the original location. Simultaneously, the Orinda School District surplused the old Pine Grove site vacated by JFK University, and Ursu put together a development plan and policies that would devote that site in large part to housing, including eight below-market units targeted for school district employees. All of these new buildings, as well as smaller residential subdivisions on Stein Way, Lavenida Way, and prospectively around the old Moraga Adobe, bear witness to his work in re-

"It has been quite a ride," he their farewell ceremony. As for Orinda's future, Ursu says the He also points to his role in biggest ongoing challenge is Orinda's environment, balancing the quality of its new homes to maintain its semi-rural character. "Change is inevitable," he says, and this aspect of the job will never end.

> The biggest item of unfinished Orinda's downtown. "There is really ... tremendous opportunity to enhance" the downtown experience, he says, with additional opportunities for shopping and other activities. He hopes this will become the focus of the City Council for the next two years.

Ursu's own future will probably involve going back into consulting work, although he does not rule out an eventual return to public service. In the meantime, Victor Camiglia of Municipal Resource Group will serve as Orinda's interim planning director while the city conducts a search for Ursu's full-time replacement.



\$1,430,000 **MORAGA** 4/2.5. Beautifully Updated! 2484 sqft, great floorplan, large family room, formal

living/dining, .25 acre flat lot. Elena Hood CalBRE#01221247



\$3,295,000 5/4.5. Breathtaking Mediterranean Estate with glorious Views, opulent paradise in the prestigious Glorietta vicinage.



\$1,765,000 **ORINDA** 4/3.5. Branagh Built 2005! 33 I I sqft,beautiful detailing,spacious rms, wood paneled office, high ceilings, .66 acres Elena Hood CalBRE#01221247



\$1,395,000 4/2.5. Stunning multi-lvl, vu's chef kitch, pvt, 2 Mstr suites, decks, H/W, yard, garage, CLEAN. Tom Stack CalBRE# 01501769



LAFAYETTE \$1,387,500 4/2.5 Broker Exclusive. Extensively remodeled home. Hdwd flrs, chef's kit, private Mstr Ste, beautiful outdoor pavilion, lrg patio

COLDWELL BANKER

The Lamorinda Real Estate Firm people trust



\$1,399,000 MORAGA 4/2.5. 1935 updated traditional 4 bed/ 2.5 bth home on private .82acre with spectacular views!

Lynn Molloy CalBRE# 01910108 Patti Camras



\$795,000 3/2. Super sharp updated Traditional townhome nestled a quiet cul-de-sac in

Carroll Ranch. CalBRE#01156248



shaping Orinda.

\$1,575,000 4/3.5. Remodeled & expanded. Easy living with many upgrades. Part of

Woodland Hill swim & tennis. Rick & Nancy Booth CalBRE#01341390/01388020

THIS IS HOME.

This is where laughter is shared, imagination is encouraged and fun

Contact Coldwell Banker today. ColdwellBankerHomes.com.

is mandatory.

Coldwell Banker.

#ThisIsHome #LoveWhereYouLive

Where Home Begins.



\$1,785,000 4/4.5. Claremont Traditional. Great loc. Remodeled, sun filled & updated to

Laura Abrams CalBRE# 01272382

ORINDA 5/4.5. High Tech Lux. Tuscan Villa. 4757 sq. ft w/ 400 sf. Guest/Pool house on

nearly gated acre in Sleepy Hollow.



\$1,685,000 **ORINDA** 4/2. Exceptional Style! Beautiful & refined on private setting w/ remarkable outdoor spaces w/ pool.



5/3. Resort Living in Campolindo. Redone master bath, updated kitchenfamily room, pool & spa.



ORINDA \$1.575.000 4/4.1. Classic 1930's Tudor, updated with and Ibd/Ibth cottage on a beautifully landscaped .52 acre lot. Lynn Molloy CalBRF# 01910108





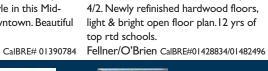
OAKLAND \$695,000 1/2. Views of Lake Merritt. Luxury co-op features walls of glass, an office/den space, low maintenance lifestyle. Andi Brown CalBRE#01738605



3/2. Convenience & Style in this Mid-Century Classic in downtown. Beautiful flat yard. Vlatka Bathgate



4/2. Newly refinished hardwood floors,



californiamoves.com

5 Moraga Way | Orinda | 925.253.4600 2 Theatre Square, Suite 211 | Orinda | 925.253.6300



RESIDENTIAL BROKERAG