

PAT  
BURGESS



## THE PAT BURGESS TEAM

*The Pat Burgess Team*

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*Did you know?*

### IMPORTANT SAFETY INFORMATION

Did you know there is a new law that requires carbon monoxide alarms in your home? The law is called Senate Bill 183 and, for most of us, requires compliance by July 2011. Carbon monoxide is an odorless, colorless gas that is the leading cause of accidental poisoning deaths in the U.S. A California law aimed at preventing carbon monoxide deaths requires you to install alarms in 2011.

#### THESE GUIDELINES SHOULD HELP YOU UNDERSTAND THIS NEW LAW.

##### Who Does the New Law Affect?

Single- and multi-family "dwellings" with fossil fuel burning heaters or appliances, fireplaces, or attached garages must install carbon monoxide alarms in 2011. Looks like it affects just about all of us.

##### When Does It Need To Be Completed By?

Existing: single-family dwellings must comply by July 1, 2011; multi-family dwellings have until January 1, 2013.

New Construction: detached one- and two-family dwellings and existing dwellings that require a permit for alterations, repairs or additions exceeding \$1,000 were to comply by January 1, 2011.

##### What Type of Alarms Must Be Installed?

Carbon monoxide alarms must be battery-powered, plug-in or hard-wired with battery backup and approved by the CA State Fire Marshal. Be sure to check the packaging for compliance. Alarms must be installed outside sleeping areas and on every level, including the basement.

**If you have any questions about the new carbon monoxide law, do not hesitate to contact me.  
I would be happy to answer any questions you might have.**

## Market Activity

2048 Pin Oak Place, Blackhawk



"Tahoe Lifestyle" in Hidden Oaks! Privacy awaits you in this 4 Bedrooms, 2.5 Baths, 2738 sq. FT., over 1/2 acre, pool, vineyard, open rustic floor plan... gorgeous kitchen open to family room... life doesn't get much better than this!  
Pending at \$839,000

100 Pepperwood Court, Blackhawk



Located at the base of Mt. Diablo and only blocks away from The Lakeside Golf Course, this home is located in the rarely available & highly sought after neighborhood of Pepperwood Ct. With 5 bedrooms, 3.5 baths, on nearly 1/2 acre with pool & spa, huge family room/kitchen, this home is the perfect family home!  
Just Reduced to \$1,499,000

238 Belgian Drive, Danville



You can almost "smell the apple pie" as you round the corner of this 5 Bedroom/3.5 Bath impeccably cared for home on 1/3 of an acre in a park-like setting with pool and R/V side parking access.  
Listed at \$975,000



For more information on these or other listings, please contact me

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