

April 2026

Volume 2, Issue 250



**Jodie Francisco, SRES®**  
Your "Eye" On Real Estate  
BHHS California  
818-970-3936  
jodiefrancisco@aol.com  
CalDRE License # 01330628

[Http://www.encinowoods.com](http://www.encinowoods.com)



# Encino Woods News

## Be on the lookout for a separate ballot

I will post the full article from the California Apartment Association on my Encino Woods Facebook page, but suffice it to say you need to keep an eye out for this and make sure you mark your ballot and return via mail.

The City of Los Angeles is moving forward with a proposal to triple fees for street-lighting maintenance. This will go to a vote of property owners. Ballots will be mailed on April 17 to all affected properties as part of the Proposition 218 process. This ballot is separate from any election ballot and will come directly from the City's Bureau of Street Lighting.

The proposed change would increase annual costs for many properties, with amounts varying based on property type and size. Only ballots that are returned are counted, and the outcome is determined by comparing the "Yes" and "No" votes submitted. Because ballots are sent by mail, it is important to watch for the notice so it is not overlooked.

**Your Encino Woods Specialist**



### Tip of the Month:

Encino Little League has their Mother's Day fireworks show on May 9th. Please be aware and keep your pets safe! Everyone is invited BTW

### *Hot Properties*

#### **Just Sold/Pending**

15550 Otsego 3+2 (1677 sq ft)	\$1,075,000 sold
4829 Dempsey 3+2 (1906 sq ft)	\$1,500,000 sold
5102 Gaviota 4+3 (1752 sq ft)	\$1,625,000 sold
5016 Rubio 4+3.5 (2670 sq ft)	\$2,350,000 sold
5150 Gloria 4+4.5 (3562 sq ft)	\$2,380,000 sold
4783 Firmament 6+6.5 (4800 sq ft)	\$3,950,000 sold



[www.facebook.com/EncinoWoods](http://www.facebook.com/EncinoWoods)

If your home is currently listed this is not intended as a solicitation. Information from public records or CRMLS as of 04/20/2026 and does not necessarily represent sales of Berkshire Hathaway or Jodie Francisco. Properties listed/sold by Jodie Francisco in **Bold**.