

Seashore News



May 2009

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Issue 426

FROM THE HELM

In my last article I reviewed the goals and objectives of the Niguel Shores Board. At that time I was pleased to report that we had made significant progress with the support from both our volunteer committees and management staff.

That said, there are many unresolved issues for future boards to deal with. Our community is experiencing a generational change that will increasingly affect both the community's expectations and its governing process. If we are to continue our historic committee involvement in the management of the community, we will need an influx of volunteers who have a desire to serve and can bring with them fresh new ideas.

The next board will be responsible for completing the major clubhouse project and then refocusing the community's attention on other major issues such as developing a long term landscaping plan, implementing a water conser-

vation program, becoming more proactive in the larger community, and many others.

I extend my heartfelt thanks to all our community volunteers, to General Manager Leo Riley, and all the Niguel Shores staff, for the support they have given the Board this past year.

Finally, we have an election for new Board members on May 19. We have three candidates running for the two open positions. Resumes of the candidates have been published and we have had our "Meet the Candidate's Night." Please complete the cycle by casting your ballot while remembering to a large extent, the future of our community is influenced by the integrity and ability of the individuals we elect to our boards.

I feel privileged to have served as your President.

— John Dougherty

BOARD CANDIDATE JOE ORSINI

Joe writes in his Board Candidacy Statement, "I would like to serve on the Board for the following reasons: I have been a planning commissioner in a beach community which helps me to understand and deal with a city. I also have some experience in construction and cost... As an owner of a jewelry store and restaurants, and serving on the board of different clubs and corporations, I have learned to deal with daily problems we face." He believes this is not the time to raise dues but "to come up with a good budget we can all live with."

Joe grew up in Batavia, New York, took business and law courses at local colleges. However, an interest in the jewelry business during part-time work during his high school days, led him to come west and attend the Gemological Institute in Santa Monica where he learned the art of grading and valuing gems and diamonds. Working for a jewelry firm during his three-year course resulted in full-time employment as a 10-store supervisor in the retail jewelry trade and, eventually, to opening his own jewelry store in San Pedro. Having always dreamed of owning a restaurant, he subsequently sold

the jewelry business and opened an Italian restaurant in nearby Seal Beach and remained in this business for several years, was appointed to the Planning Commission in Seal Beach and benefitted

from regular classes in Monterey for commission members. He says he learned to listen carefully to clients and to make judgments after considering their needs as well as those of the city (and sometimes the state in larger projects). In addition to the restaurant, Joe owned an art gallery that handled paintings by the famous seascape painter, Violet Parkhurst (a number of her paintings are displayed in his home).

After a divorce (Joe has a daughter who is now a nurse) and some time in Oklahoma dealing in real estate, Joe returned to Oxnard, managed a Wal Mart Store there



Candidate Joe Orsini

FROM THE GM

ANNUAL MEETING & ELECTION – By now you have received your ballots in the mail and, hopefully, the instructions on how to submit your vote are clear. Remember, this new “Secret Ballot” was conceived by our California

Legislature and the process is mandated by law. If you have any questions on the process, please call the office. As you have noticed in the ballot, there has been a third candidate added since the article in the April *Seashore News*. The new candidate is Joe Orsini and you can read the editor’s interview with Joe in this issue. His background is extensive and he brings valuable experience from his time serving on the Planning Commission with the City of Seal Beach. Lastly, please do not bring your ballots into the NSCA Office as they are to be mailed to the Independent Inspector of Elections. **REMEMBER:** The Annual Election is being held Tuesday, May 19 at the Dana Point Community House at 24642 San Juan (behind the Harbor House Café). The doors open at 6:00 p.m. but the actual meeting does not start until 8:00 p.m.

SURF MUSEUM UPDATE – There has been no news from the city on this matter since the two Town Hall Meetings were conducted. I will keep everyone updated on this important matter as soon as we hear from the city.

CLUBHOUSE CONSTRUCTION – The building is finally framed and you can see what the new facility will look like. We are still about two weeks behind schedule but, with a little more good luck on the weather and a fine effort by our contractor, we still have the possibility of competing the project on time. No Promises!

BEACH BLUFF – Thanks for all the compliments on



Clubhouse photo by Gary Tinnes, April '09

the new bluff shower and we now have one of the finest in Orange County. It is a far cry from the old “tooth pick” that we had. The new one has a built-in sand trap and drains into the sewer, rather than onto the path. The best part is that South Coast Water is paying for it as part of the agreement to allow them to run the sewer lateral across our parking lot. The new sod should be installed by the time you read this but it may not be ready to be walked / played upon. If you see the grass fenced off, please understand why and encourage your fellow “bluff users” not to use it until the fencing has been removed. I feel silly saying this since it is common sense, but it seems it is just not that common in today’s world. Lastly, look for the new picnic tables and benches selected by the Recreation & Maintenance Committees. They look great and they are made of a synthetic material that will hold up better in the harsh salt air environment of the bluff. Special thanks go to Alicia Martinez and Danielle Mills for the extensive hours of research and the fine presentation that they developed in helping the Association with this project.

MAIL OUTS—RULE CHANGES – You recently received (2) mailings from the Association: one is the 2008 Audit Report and the other is the 2009 Proposed Rule Changes. The Audit Report is merely informational but I encourage you to review the Proposed Rule Changes. If you have any comments, questions or opposition to their approval, please send or email them to me prior to the May 19 Annual Meeting when they are scheduled for approval.

EMERGENCY CONTACT NUMBERS: In this issue, you will find an insert with a list of all the emergency telephone numbers that you need here in Niguel Shores. On the back side are all the frequently used numbers for the City of Dana Point. Please keep it in a handy place, and if you have any questions or comments about it, please let me know. We have extra copies here in the office.

—Leo Riley, General Manager



Clubhouse photo from the park by Steve Leonard.

BOARD ACTION SUMMARY

APRIL 1, 2009 BOARD MEETING (General Session)

APPROVED:

- Approved the General Session Minutes of March 18, 2009.
- Approved the February 28, 2009 Financial Report.
- Approved the February 28, 2009 Variance & Delinquency reports.
- Authorization to record lien on Parcel No. 672-182-53.
- Approved the appointment of Frank Kavanaugh to the Architecture Committee.

DISCUSSED:

- 2009 Proposed Rule Change discussion
- Annual Election and 2009 nomination of Board candidates.
- Asphalt, Beach Bluff & Clubhouse projects updates.
- Surf Museum update
- Colima Bay tree matter / Arborist report.
- Monarch Beach HOA joint Board Meetings.
- Irrigation System and water conservation matter update
- Pool Strainer & Salt Water conversion update.
- Solicitation policy discussion.
- Speed Bump redesign matter.

REVIEWED:

- The 2008 Draft Audit Report

APRIL 1, 2009 BOARD MEETING (Executive Session)

APPROVED:

- Approved the Executive Session minutes of March 18, 2009.
- Approved the Special Executive Session Minutes of March 6, 2009.
- Recording of one (1) lien on delinquent properties.
- The demand for payment from (2) two homeowners.
- The Monthly Legal Status Report – March 2009.
- Change Orders 004 / 005 & Geotechnical Addendums for Clubhouse Project.
- Legal Services Contract.
- Letter from “Dippy Dolphins” requesting new spa.

REVIEWED:

- Attorney, Richard Fiore’s status report on pending legal matters.
- February, 2009 Assessment Collection Status Report.
- Violation Log.
- Violation Fines Status Report.

DISCUSSED:

- Discussed Paving Company dispute matter.
- AC matters involving four (4) homeowners.
- Pool / Spa repair & conversion contracts.
- Irrigation System remedies & analysis.
- Beach Bluff landscaping proposals / contracts.
- Construction Contingency / change budget & approval process.

HEARINGS/MEETINGS:

- Hearings with (2) homeowners for violation of 6405 – Overnight Parking.
- Hearings with (2) homeowners for violation of 4112 & 4113 Pad & Slope Plantings.

APRIL 15, 2009 BOARD MEETING: (General Session)

APPROVED:

- General Session Minutes of April 1, 2009
- Approval of the 2008 Audit Report
- Approval of the Covenant for Tract: 6886 / Lot: 023

REVIEWED:

- Surf Museum update.
- Annual Election Notice & Ballot.
- Update Clubhouse, Beach Bluff, and asphalt maintenance Project.
- Major Project list.

DISCUSSED:

- 2009 Proposed Rule Changes
- Sea Shore News volunteer subscriptions / sponsors matter.
- Surf Heritage Museum update.
- Volunteer of the Year Award candidates.
- Insurance presentation by Glen Robinson / ROBCO Insurance.
- Letter from “Dippy Dolphins” requesting new spa.

APRIL 15, 2009 BOARD MEETING: (Executive Session)

APPROVED:

- Executive Session Minutes of April 1, 2009
- Landscape / Irrigation proposals for Beach Bluff project.
- Recording of (1) property lien.

REVIEWED:

- Special Assessment Payment / Delinquencies update.
- Beach Bluff landscaping proposals.
- Paving proposal for 2009 pavement maintenance project.
- Violation Log.

DISCUSSED:

- Update on AC legal matters.
- Paving dispute with Legal Counsel on teleconference.
- Update on Small Claims actions.
- Homeowner letter to the Board regarding personal financial matter.

HEARINGS/MEETINGS:

- Scheduled Homeowner Meeting to discuss View Blockage matter – homeowner did not appear.

NOTE: The last approved General Session Minutes are posted on the Bulletin Board across from the NSCA Office entrance. In addition, the General Session Agenda for the next Board Meeting will also be posted at noon on the Friday prior to the next meeting.

**REMINDERS: NEXT GENERAL SESSION MEETING—MAY 6, 2009 at 9:00 a.m.
NEXT PUBLIC HOMEOWNER FORUM—MAY 19, 2009 at 7:00 p.m.**

ARCHITECTURE

Annual General Maintenance: Spring is in full swing, and so is the time for annual spring cleaning tasks. There are several items to check around your property at this time of year, and the AC has been receiving input about some property owners who have been neglecting some important tasks. The most frequent complaint lately has to do with winter growth of vegetation encroaching on adjacent properties. Many of the developments within The Shores have zero lot lines or close setbacks between neighbors. Vines like ivy and creeping fig will climb your walls and go up and over into your neighbor's yard if not trimmed on a regular basis. Tree branches will grow and overhang your side and rear lot lines. This is especially true after the rainy season. Besides the unsightly growth on the other side of the wall, these vines and branches provide an easy path for rodents and other pests to "cruise the neighborhood."

Speaking of close setbacks, zero lot lines and vegetation brings to mind another complaint we hear more frequently at this time of year regarding plantings in easements. Where the close setbacks exist, you must provide an easement area for your neighbor to have access to your yard to do painting of their own house, have access to clean out roof gutters, etc. These easements are usually 3 feet into your own yard. (In the case of some tracts, your neighbor actually owns the easement. Many owners forget about this.) You must be sure to leave this easement clear of any growth (trees & bushes) or fixtures (fountains & statues) so your neighbor can have clear access to their adjacent wall. They must be able to set a ladder and fit a body in the entire length of the easement area to do their periodic maintenance.

This tip leads to another spring cleaning item: painting. In our beachside community, it's important to keep a good coat of paint on our homes for two important reasons: protection and appearance. Check the condition of your surfaces to make sure you're keeping your investment secure and putting the best face on for the community. Even if your paint has been well maintained, some touchup of weathered areas might still be in order. While you inspect, get out that straw broom and clear the cobwebs. If you don't subscribe to a regular pest control service, it's a good time to get some do-it-yourself application and spray for termites and other pests. (Remember that some neighbors have pets even if you don't, and be considerate to notify others if you're using any toxic products.) The rainy season may have washed debris into the drainage system of your property, so check those drains and be sure they are clear. Above is only a short list, simply meant to get the ball rolling and

remind owners ... we live in a Planned Unit Development. We cannot neglect our own property when it might downgrade the overall appeal of the community.

Warmer temperatures and clear skies are around the corner. Happy spring cleaning!

—Gary Tinnes

FINANCE

The Niguel Shores 2008 financial statements have just been audited by our outside CPA firm and as usual only minor adjusting entries were made. Our Controller, Ivy Hsia, performs significant analytical work which greatly reduces our audit expenses.

We have four significant projects going at this time, in addition to numerous smaller projects:

- (1) MPR Project;
- (2) Completion of the beach bluff area;
- (3) Potential conversion of the swimming pool to salt water and spa repairs; and
- (4) Irrigation System Analysis.

George Cooley, Maintenance Supervisor, recently completed a complicated cost analysis comparison of the salt water pool and the existing chlorine pool. Too bad he isn't a resident—we could use him on the Finance Committee. Ninety-five percent of the population couldn't have performed such a detailed cost analysis. Based on his analysis, the salt water pool will pay for itself in the long run due to the fluctuating and high cost of chlorine.

We do not have final dollar numbers yet regarding the beach bluff area as we are still (a) negotiating with SCWD regarding their contribution and (b) contracting for the remaining landscape and beach bluff upgrades. We should have the final numbers in a couple of months, but we will definitely be under budget.

The dollars budgeted for the MPR project total \$2.8 million and we will be under budget on this project also. As of March 31, 2009, we have issued checks during 2008 and 2009 totaling \$798,399 towards the MPR Project.

Questions were raised recently by residents who probably aren't familiar with the Davis-Stirling Act. Our Board conducts all its business in accordance with Davis-Stirling and our law firm issues frequent guidelines regarding rules and regulations covering Homeowners' Associations.

Per Section 1365.5(c)(1) The Board of Directors shall not expend funds designated as reserve funds for any purpose other than the repair, restoration, or maintenance of, major components *that* the association is obligated to repair, restore, replace, or maintain and for which the reserve fund was established.

Controller Ivy Hsia tracks the incoming assessment funds and all MPR-related expenditures separately. Money assessed for the MPR Project will only be spent on the new building, exterior and interior, and anything surrounding or connected to the building that is (1) already included in the project and/or (2) discovered during or impacted by construction. For example, we have already spent over \$100,000 on underground water diversion which was revealed following demolition.

In addition to what is funded in our current construction project, we also have “existing and separate” funds saved in the reserves for areas around the two new buildings as follows: Pool and Spa \$99,917; Tennis Courts \$48,105; Recreation Equipment \$12,635; and Recreation Area Fences \$33,058, and we add funds to these accounts every year.

I am currently working on completing two important projects, which are (1) remaining SCWD dollars owed to us and (2) a five year reserve budget forecast. I will then have achieved the goals I wanted to complete for Niguel Shores. Upon completion and on or about July 31, I will be stepping down from the Finance Committee and seeking other endeavors. Therefore, we are looking for a Finance Committee volunteer to replace me. Anyone interested in serving can drop off their resume at the office.

I want to personally thank and congratulate the Niguel Shores staff, the Board, and all committee members for bringing in all our major projects this year under budget. We are in good hands with General Manager Leo Riley, who works many hours and continually focuses on our best interests; Controller Ivy Hsia, who has been a hard-working and dedicated employee for almost 20 years; Maintenance Supervisor George Cooley, who obtains bids and supervises all the repair projects; volunteer Rob Rifkin who is co-chair of the Clubhouse Project; Board President John Dougherty and Board Member Todd Wallin, who have both worked very hard at cutting our costs; volunteer Sam Johnson, who is supervising all of our street work; and Volunteer Finance Committee Members Gretchen Rask and Sue Kichline, who make decisions regarding our cash flow and cash investments.

By the end of 2009, we will have completed all of our street work and we will have two new buildings. We will be financially sound, with low quarterly dues, and only small projects will remain. We are indeed fortunate to live in Niguel Shores.

—*Marcy McNulty*

LANDSCAPE

No report this month.

MAINTENANCE

Have you ever started a simple home fix it project that was going to take no more than an hour and ends up taking the entire weekend and four trips to the hardware store? This can happen even to our Maintenance Department. For example take the simple question; do the drains on our pool deck go to the sanitary sewer, which goes to a treatment facility, or to the storm sewer, which goes to the ocean? You might ask who cares. Well the SCWD does, and we need to tell them if we want a permit for a pool shower. The “as built” drawings are not to be found. So how do we figure this out without digging up the pool deck? Leave it to our ingenious maintenance group to answer the question.

First attempt: Insert a steel tape, attach some electrical wires and use our underground cable detector to locate the direction of drain line. This worked but we could not go far enough.

Second attempt: Pour water and soap in the pool deck drain and see if it comes out at the storm drain on Atlantic. We could not detect any sign of suds.

Third attempt: Hire a plumber with a video camera to send down the drain line. This worked until the camera came to a “T” and couldn’t turn the corner.

Fourth attempt: Try the steel tape and electrical wires but this time add salt water. This provided a good conductor and we were able to trace the line further than any other method but still could not trace it to the storm or sanitary connections.

Fifth attempt: We need to get the wire further down the line. A floater is attached to a fishing line and a sump pump is used to force the floater down the line. This gets it even further down the line but the wire is so small we can’t get a signal.

Sixth attempt: We purchase a quart of Dawn Liquid detergent with “odor eliminator” and pour half a bottle with water down the pool deck drain. Minutes later, the clean crisp smell of Dawn detergent was detected at the Atlantic storm drain. So in answer to the question, that you have always wanted to know, the pool deck drain goes to the storm sewer. If we want a shower with warm water we need a plan for the drains to go to the sanitary sewer. That will happen and that may make a story for another issue of *Seashore News*.

—*Jack Christiansen*

TRAFFIC AND SAFETY

As Niguel Shores residents, many of us have the perception that we have our own security service as part of our community amenities. Not true. We are protected by the Dana Point Sheriff’s Department, like the rest of our city.

Our “security” is in the form of vehicular access control and citation of NSCA parking violations. Occasionally our Securitas staff will monitor and mitigate minor trespasses or rule violations by individuals, but have no law enforcement responsibility—or authority.

Please directly contact the Dana Point Sheriff’s Office for any issues or needs that are police related, such as suspicious activities, vandalism, theft, violence, etc. Our Securitas staff is always willing to assist, but calling them for police issues just delays the process.

We have included, as an insert to this publication, a comprehensive list of telephone numbers for agencies, clubs, associations and service providers for the Dana Point area. It is an excellent reference piece for your telephone table. Kinko’s will plastic laminate it for \$2, if you are so inclined.

—Michael Card

VIEW PRESERVATION

Q: When do you need to fill out a Homeowner Request Form?

A: *When you feel your main ocean view, a view of a landmark, a view of the hills, or a “peek-a-boo” view is being blocked completely, or a major portion thereof.*

Take a look at the Niguel Shores Community Association Rules and Regulations, particularly the following:

Rule #4112 – PAD LEVEL PLANTINGS: No tree or shrub growing on private property at pad level shall be allowed to exceed the height of the highest elevation of the nearest adjoining roof segment, unless such height does not unreasonably interfere with the view from another lot. In areas where an unreasonable lateral view obstruction is involved, plantings at pad level are limited to a height of three (3) feet, or the height of side yard walls or fences in the lateral view lines at the view end of the viewing house.

Rule #4113 – SLOPE PLANTING: No tree or shrub growing on a slope shall be allowed to grow higher than three (3) feet above the top of the slope or bank unless such height does not unreasonably interfere with views from any other lot. No planting shall be permitted to remain on any slope which might damage or interfere with established slope ratios, create erosion or sliding problems or interfere with established drainage functions of facilities.

As a final note, it’s a good idea to trim trees or shrubs below the stated maximum height so that normal growth will not require re-trimming more frequently than once every six months. Just thought you would like to know.

—Barbara Orsini

RECREATION



Open House—May 17: We have a NEW PARTY for YOU...Jerry and Barbara Milner have offered their home at 33575 Brigantine for an OPEN HOUSE to enjoy your neighbors with wine/beer and appetizers... May 17 from 4:00 to 7:00 p.m: Come by to have some wine and beer and bring your favorite appetizer for others to enjoy. Wine and beer will be available for \$2.00 each. Please call the office 493-0122 to let them know if you plan to come and enjoy this Open House Party.



Taco Night—Open the Bluff with a Family Party—June 13: Taco Night will be from 4:00 to 7:00 p.m.. El Patio restaurant will have a very large Taco Cart with 4 different kinds of meat and all the condiments to make the best of Tacos. This will be a family night: \$10 for adults and \$5 for children (to 12 years old). Margaritas, wine and beer will be available for adults, lemonade and water for children. Tickets may be purchased in the office. Start now planning a group to come to this Taco Night.



July 4th: Our All American 4th of July is all planned by Nancy Tinnes’s Committee and the Men’s Club. We will have the parade and the Men’s Club will be serving breakfast before the parade and lunch at the bluff. The Sand Castle Contest at the bluff followed by DJ music and the BBQ grilling for everyone. Another day you do not want to miss.



Bluff Party—August 23: It is now time to mark your calendar for the Summer Bluff Party. Danielle Mills and Alicia Martinez are planning to have you enjoy on August 23 another party like last year’s.

What a Fun summer the Recreation Committee has planned for you to enjoy the beautiful new Bluff Park. Looking forward to seeing YOU at these events....

—Carol Yocom

SEASHORE NEWS

You know that old story about *too much of a good thing*—well this month we have just that for the *Seashore News*—too many good stories, too many *long* good stories that put us two pages over our limit. So, we have postponed our feature story about the Traffic and Safety Committee and our security service until next month. My apologies to all those who were eager to read about these important areas of our community; you'll see them in June.

—Mary Crowl

NIGUEL SHORES WEBSITE

Be sure to check out the website for this month's latest

updates. We have pictures of the progress of the new Clubhouse going up from putting down the foundation to adding the solid roof. In addition, we have new information about the history of the Niguel Shores as well as the Women's Club. If you are part of a club here at Niguel Shores, please feel free to send any pictures and or information for our club pages on the site. We are always looking for new stuff to add on the site. You can email all information to webadmin@niguelshores.org.

Look out for next month's issue as I will breakdown all the new things that can be done using the new website. Thanks again to everyone who continues to support the website and we hope to have more updates for you soon!

—Kathleen Capalla

CLUBS

KAREN LINGER, EDITOR

GARDEN CLUB

For the May 18 field trip, we will be visiting the Garden of Eric Guenther in Capo Beach, a European themed garden which features unique statuary and several small pocket gardens. Eric is the owner of Whim in San Juan Capistrano. Meet in the Community Center parking lot at 9:30 a.m.

Welcome to another addition of Herbs 101...

Hardy and vigorous cherry with pom-pom flowers atop grass-like leaves, the delicate and delicious chive is a welcome addition and, dare we say, mainstay in a gardener's collection of culinary plants. Chives will flourish as either an indoor potted plant in your gourmet kitchen or in your outdoor garden. Chives are not invasive, they attract pollinators into gardens and their scent keeps pests like aphids and Japanese beetles at bay.

As the smallest member of the onion family, chives do not form rotund bulbs like garlic or green onions; rather they have a slender build with pencil thin stalks. The entire chive plant can be eaten, flowers, leaves and bulb. The noble chive is an esteemed

member of a classic blend of venerated herbs the French refer to as "Fines Herbs" (the other ingredients in the mix include tarragon, chervil, and parsley). Chives can be started numerous ways. You can purchase plants, ask your neighbor for a division of his plant or sow chive seeds,

There two basic types of chives: common chives (*allium schoenoprasum*) and garlic chives (*allium tuberosum*) sometimes called Chinese chives. Chinese chives have flat leaves instead of tube-shaped ones found in common chives; garlic chives almost always have white flowers. Common chives typically have pink and purple flowers.

With thick sturdy roots, chives grow in clumps and can reach a height of 12 inches. Chives don't need much water, and you can encourage the development of strong roots with infrequent but deep watering. Chives won't require fertilization, but will welcome light mulching. Harvest chives when their stalks are green. For tender leaves, snip them before they flower because afterwards the stalks will turn tough and tasteless. In winter chives die

back completely with new growth sprouting back in early spring.

President Linda says its time to plant Sweet Peas. Try the Heritage mix. This mix has beautiful colors, is low growing and heat tolerant. Happy Gardening.

—Jerry Koppang

MEN'S CLUB

Two candidates for the Niguel Shores Board of Directors, Gary Tinnes and Rob Rifkin, spoke to the group on April 7. They had the opportunity to express their views on subjects pertinent to the Shores followed by some Q&A. On April 21 Pete Hammer, President of the Dana Point 5th Marine Regiment Support Group accompanied by Captain Juan Fernandez of the 5th Marines, were our guest speakers.

May 5 is the big day with our annual Ladies Day Breakfast gathering. For this special occasion our speaker will be author Don Lasseter. Don's novels tell the fascinating stories of actual crimes that he had researched. His titles include *Die for Me* and *Meet me for Murder*. Vicki Jobe, representing the American

Cancer Society, will be our speaker on April 19. In June we will have Peter Baston, President/CEO of Mission Hospital and Agent Jose Ortiz of the Border Patrol. Pat Bates will be joining us in July.

The Men's Club has a breakfast on the first and third Tuesday of each month and all male residents are invited to be our guest at one of our meetings. Come with a member, or call Bob Ryan at 487-7848, or just come. Our meetings are currently being held at the Community House in Dana Point at 24642 San Juan Street.

—Bob Ryan

WOMEN'S CLUB

Our April luncheon program was a delightful fashion show put on by Monarch Silks with three of their models plus four of our own. Many thanks to the latter: Joan Beyer, Mary Crowl, Anita Geyer and Wilma Lindberg and, to Frieda



Frieda Baskin narrating the Fashion Show and modeling a jacket from Monarch Silks.

Baskin who stepped in to be the narrator and did a splendid job. The Women's Club will not have a regular meeting in May due to the Home Tour activity (see accompanying article). On Thursday, June 11, we can look forward to an Installation Tea at the Dana Point Yacht Club. This spectacular setting will provide us with a harbor and ocean view ballroom and a delightful meal consisting of salad, sandwiches and dessert pastries for

\$15. Members are encouraged to bring friends (\$20) as we must pay for at least 50 attendees. Former presidents will attend and we will have another fun filled program to install new and returning board members. Reservation checks must be submitted by June 5; there will be another reminder in the June *Seashore News*.

—Bunny Ross



Members as models: L to R: Wilma Lindberg, Mary Crowl, Anita Geyer and Joan Beyer

Women's Club Home Tour "Between the Ritz and the Ritzier" Tuesday, May 19, 9:30 a.m.

That's us! Between the Ritz Hotel and the ritzier Strand at Headlands. You might think we are the "ritzier" when you see some of the gorgeous homes in this year's tour. It's not too late to sign up for the 2009 Women's Club Home tour to be welcomed in six beautiful homes by your neighbors in Niguel Shores. The tickets are \$25 (\$35 for non members) which includes a gourmet lunch at the charming Vintage Restaurant in San Juan Capistrano. Take your check to the office today—mark it "Home Tour." If you can be a driver, call 489-1738. Hope to see you there. May 19—don't forget.



WEDNESDAY BRIDGE



L to R: Patricia Conway, Dorothy Horany, Kay Wittmack, Shirley Heimstaedt, Helen Campbell, Francesca Rossi-Sunness, Frieda Baskin & Helen Stevenson

We enjoy playing bridge every Wednesday and would like to have new members. If you are interested in playing casual bridge, please call Shirley Heimstaedt at 215-2190.

We celebrate members' birthdays with a party and a cake and, in April, it was Shirley's birthday so we have a picture of our small group to show you.

The winners from last month are:

- Mar 25 Helen Campbell and Nels (visiting from Wisconsin)
- Apr 1 Francesca Rossi-Sunness and Helen Stevenson
- Apr 8 Helen Campbell and Kay Wittmack
- Apr 15 Donald and Betty White

—Helen Campbell

REALLY SERIOUS OREO COOKIE BOOK CLUB

The *Zookeepers Wife* by Diane Ackerman generated a serious discussion about the bravery and risks taken by the zookeeper and his wife in saving from deportation hundreds of Jewish people by hiding them in the their zoo and passing them on to safer havens while themselves being bombed and threatened during those terrible days of WW II in Warsaw. Tales of the zoo animals and pet animals involved help keep a somewhat pleasant surface on the underlying horror.

May will take us to a small southern town to go *Deer Hunting with Jesus* by Joe Bageant. The sub-title is *Dispatches from America's Class War*, dispatches that

bring us attitudes of small-town southern Americans. More southern attitudes and dispatches in June: *Confederates in the Attic—Dispatches from the Unfinished Civil War* by Tony Horwitz and, in July, *The Lost City of Z—A Tale of Deadly Obsession in the Amazon* by David Grann. We will meet on May 20 at 1:00 p.m. at the home of Sally Lee Howd, 23902 Amundsun Bay. If you're interested in learning more about the Club, call Norton Schwartz at 481-2459 or e-mail him at northlynne@cox.net. Otherwise, read the book and come along...

—Mary Crowl

PAGE TURNERS

Page Turners will meet on Monday, May 18, (the third Monday instead of the fourth to avoid Memorial Day weekend). Newcomers wishing to join should call Gloria Weintraub at 248-8205. The book choice for this month is *The Nine: Inside the Secret World of the Supreme Court*, by Jeffrey Toobin. Sally Lee Howd will lead both the morning and afternoon discussions.

The morning group at 10:00 a.m. will meet at Sally Lee's home, 23902 Amundsen Bay and Wilma Lindberg will bring refreshments.

The afternoon group will meet at 1:00 p.m. at the home of Frances Ozimec, 33391 Padina Circle.



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Page Turners meets on the fourth Monday of each month, September through June except May (this year) and December. The meeting format includes a brief social time with light refreshments, followed by the book discussion.

—Hope Luedeke

LIBRARY NEWS

Student artwork is on display throughout the Library, for Imagination Celebration until May 17.

Children’s programs and Storytimes are on hiatus until June while plans are underway for “**Home Run Readers,**” the Library Reading Program.

The May Adult Book Club will feature the book *The Moor’s Last Sigh* by Salman Rushdie. New members are always welcome. The Book Club meets the 2nd Wednesday of the month from 10:00 – 11:00 a.m. in the branch Meeting Room.

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The Friends of the Dana Point Library are anticipating their new Bookstore addition within the next month or so. If you are interested in volunteering or doing some spring cleaning and want to donate books call the Bookstore at 949-489-3956.

—Judy Pasek

EMERITUS PROGRAM

Saddleback College will present an Emeritus Program in the new Clubhouse for (but not limited to) seniors beginning on August 24 and continuing for 10 weeks on Mondays from 2:30 to 5:30 p.m. This article recognizes the efforts of the Emeritus Committee members who selected the topic, day, and time for the class. Along with Board Member, Jerry Kopang, others included Gloria Sall, Marty Poivre, Chris Stanfield and Diane Meadow. Niguel Shores residents will be given information regarding registration for the course entitled “Film as Literature” which includes a film and an examination of the film as 20th and 21st century art forms. Registration must be open to the community; however, it is hoped that residents will register to meet the required attendance allotment. The committee will meet again to discuss issues related to this, and possibly other Saddleback College presentations. New members are always welcome and may call for dates of future meetings (248-1629). More information will follow in upcoming editions of *Seashore News*.

—Bunny Ross

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MEN'S GOLF

Twenty-six able and willing golfers showed up to play at the daunting links at Arrowwood Golf Course. Perfect weather conditions and great course conditions prevailed. Jack Sweeney's team of Myron Miller and Morry Dohner swept the field following some exceptional play. In a closely contested card-off with the Tom McNicholas crew, Bob Borland's team of Jerry McGlaughlin and Bob Enger were awarded 2nd place honors. Tom McNicholas, Woody Woodward and Phil Carter were carded-off for third. Gene Lachel Closest to the Pin awards went to Tom McNicholas on hole #8 and Jack Sweeney on hole #15.

Next month's schedule takes the Men's Golf Club tour to Twin Oakes in April and to Encinitas Ranch in May. Hit'em straight—it's a good policy.

Quote of the month:

"Counting on your opponent to inform you when he breaks a golf rule is like expecting him to make fun of his own haircut."

—Bob Borland

WOMEN'S GOLF

Next Fun Day is Monday, May 12. Check-in time is 8:00 a.m. at Aliso Creek Golf Course. A short business meeting and lunch will be held at the course. Sandwiches will be ordered in advance. If you have not already signed up and want to join us for lunch, please call India Rouse, 248-1336. For golf, please call one of the golf captains, Eileen McDonald 249-8905 or Diana Doalson 492-2277. If you are signed up and need to cancel, please call one of the golf captains. Last minute cancellers also have to notify the starter at the course.

The game of the day was *Ones* and it was a close game. Three people tied for 1st place with 25: Marlene Lynch, Ceacy Johns and Barbara McKlveen. Irene McDonald was next with 26.

Longest drive on #9 was Diana Doalson. Lowest putt was Diana Doalson with 16. Closest to the pin on #8 was India Rouse. Ceacy Johns had a birdie on #7.

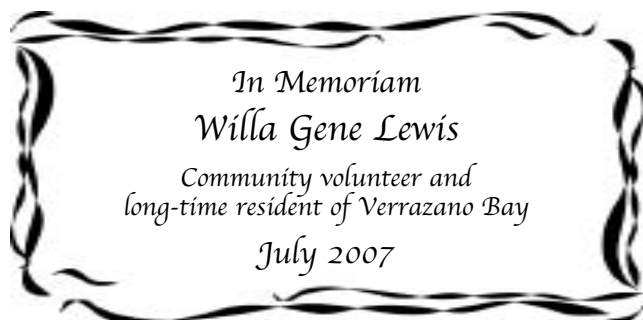
We always welcome new players of any level. We just like to have fun with old friends and new friends. Call one of the golf captains and join us on May 12.

—Irene McDonald

Board Candidate continued from page 1

and, with that experience in his pocket, became a supervisor of four stores for Home Depot, handling public relations and customer services. In the meantime, he met his wife, Barbara, and together, they built a home in Corona Del Mar with a peekaboo view of the ocean. A few years later, a casual trip down the coast brought them into Niguel Shores where Barbara immediately fell in love with the community (after a first visit to our Beach Bluff Park) and, of course, Joe agreed. They bought a villa high on the hill above Selva, have a panoramic view of the ocean and coast line and never want to leave. Joe enjoys cooking for the Men's Club, Barbara is a member of the View Preservation Committee and they both believe in contributing to the community by volunteering their time. Thanks to you both and good luck.

—Mary Crowl



An advertisement for Paradise Maintenance. At the top is a logo with a stylized sunburst and the text "Paradise MAINTENANCE A DIVISION OF PARADISE DESIGNS, INC.". Below the logo is a photograph of a well-maintained garden with a white picket fence and a brick house in the background. Underneath the photo, it says "PROFESSIONAL LANDSCAPE SERVICES". At the bottom, it lists services: "total yard management, eco-friendly landscaping, communication & attention to detail". Contact information includes the phone number "949 498-2155", "LIC. #853430", and the website "www.paradisedesigns-inc.com".

SURFING HERITAGE MUSEUM UPDATE

On Wednesday, 25 March 2009, the city held the second of two Town Hall Meetings in the Dana Point Community Center to allow more community input on the proposal to build a 30,000 sq. ft. Surfing Heritage Museum in Sea Terrace Park. I reported on the first Town Hall meeting in the April SSN.

The presentation started like the first meeting with the Foundation presenting the same surfing video, followed by the city staff talking about view blockage. The city staff presented a position that the Sea Terrace Park was to be both a passive and active park. The final presenter was the proposed building architect who gave the same talk as I previously reported.

This meeting was well attended. There followed the public comment presentations by at least 30 speakers. A large portion of the speakers, including a number from Niguel Shores, gave a hearty support for locating the museum in Dana Point, but not in Sea Terrace Park. By my count 18 speakers opposed the museum in Sea Terrace (or any city park) while seven speakers endorsed the city plan. The others supported a museum in Dana Point regardless of a specific location.

Besides residents from Niguel Shores opposing the park location, speakers from Monarch Beach Tennis Villas, Ritz Point HOA, and Ritz Cove HOA also opposed the park location. Naturally, the Surfriders

Association, the D.P. Chamber of Commerce, and Killer Dana storeowner were all in favor of the ideal location in the park.

A member of the South Coast Water District (SCWD), speaking as a private citizen, suggested that the city and the Foundation contact the SCWD about putting the museum on SCWD open land adjacent to San Juan Creek, now used to store new cars. Another suggestion was to put the museum in the location now used by the CUSD to park school buses. Another suggestion was to put the museum in Heritage Park.

Reporters from the *Dana Point News* and the *DP Times* also covered this Town Hall meeting. As noted in the *Dana Point News*, city manager, Doug Chotkevys, told the audience he's heard a rumor that Huntington Beach was after the museum. I can confirm that he did mention that rumor. However, again quoting from the *Dana Point News*: "This is interesting news, and as far as the city is concerned, I have no knowledge of a proposal like this," Huntington Beach Community Relations Officer Laurie Payne stated in an e-mail. Interesting!

What's next? The museum task force that I am a member of has not yet scheduled another meeting. The *DP Times* wrote that Mayor Lisa Bartlett mentioned the possibility of another Town Hall meeting. Stay tuned.

—Karl Kuhn



Tickets for the B. B. King Concert Doheny State Beach, Dana Point

We have two tickets for the B. B. King Concert on May 17 at the Doheny Blues Festival of 2009. The tickets are courtesy of the organizers and are a gift to Niguel Shores. They will be given away to a resident by a drawing on

Friday, May 8. Complete the form below, answer the questions and take it to the office before that date. We'll keep drawing names until we find one with the correct answers to the questions. You must be a resident over the age of 21 to collect the tickets.

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Name _____

Street Address _____

Phone _____

What is B. B. King's real name? _____

What is the name given by B.B. King to his guitar? _____

MEET YOUR NEIGHBOR: Kathryn Fitzmaurice

Charming lady, mother, teacher, author and enthusiastic resident of Niguel Shores. She told me that, while they were living in Laguna Niguel, she had a friend in Niguel Shores and, seduced by its appealing environment, researched all the streets and had a list of those where she wanted to live. Eventually they found the perfect place (on one of those streets in the Berkus homes), remodeled it and are living with great pleasure in the house in the community that they chose. I find all this a great compliment to our community.

Kathryn, more about her authorship later, was born in New York City, moved to Scottsdale, Arizona as a child with her parents, grew up there, attended Arizona State where she graduated with a degree in Liberal Arts with an education major. She met her husband, Brian, in college, married and taught elementary school while living in Phoenix, in Southern California (where her two sons were born) and then in Bloomfield Hills, Michigan (a suburb of Detroit). Another move brought them back to Laguna Niguel and, eventually, to Niguel Shores. A Masters Degree from Chapman in Education added to her teaching credentials which she employed in local elementary schools.

Now, to Kathryn as author, which is why we know her and the reason for this interview and article. Kathryn's grandmother was a published science-fiction writer who lived in Manhattan. While living in New York City, she saw her grandmother often but, once removed to Arizona a visit required a planned visit. At age 13, Kathryn went to visit her grandmother for a summer, was dazzled by her New York life style, eating out at restaurants late in the evenings, listening to her working late into the night and being encouraged by her to write something of her own. Grandmother taught Kathryn many of the techniques of plot, character and dialogue and continued her encouragement in the years to come. Kathryn entered poetry and writing contests and occasionally won prizes from magazines and always sent her writings to her grandmother's agent. Eventually she won a national contest sponsored by the Society of Children's Book Writers and Illustrators. At this point she obtained her own agent specializing in children's books and succeeded in getting her book published.

Kathryn's teaching experience in elementary schools led her to specialize in children's books and her first manu-



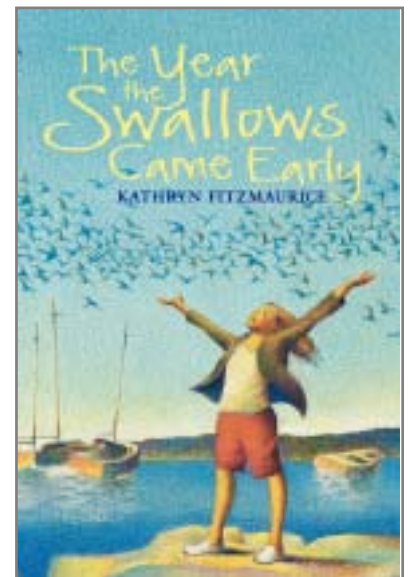
Kathryn Fitzmaurice

script, after eleven major revisions over a period of three years, brought success in the publication of *The Year the Swallows Came Early*, a story that takes place in our area with a tribute to her grandmother in the name of the main character and other references to a book by her grandmother and her agent. The publisher assigned a famous children's book illustrator (Raul Colon) to create the attractive cover (see illustration). She dedicates her first book to her sons, Sam and Hugh. A sequel is ready for publication.

A new project, well underway since all the research has been done, is a historical fiction work about a young World War II era Japanese baseball team from the Gila River

Internment Camp that defeated the Arizona state highschool champions. Many hours of reading and interviewing surviving participants will go into this work. Kathryn seems well on her way to add more and more valuable literature to the world of children's books.

Some notes about this world of writing: Kathryn says that publishers expect veteran authors to produce a work of fiction in one year. She, being rather new in this field, says that she needs 18 months. The difficulties can be in creating a well-rounded character—a person with all of the many complications an individual embodies—the “character's voice” in modern parlance. When asked about how she determines what to write about she repeats an early counsel from her grandmother, “Write about what you know.” Our neighbor, Kathryn Fitzmaurice, to be admired for her accomplishment, is enjoying her life as author, as resident of Niguel Shores, enjoys her family and looks forward to an interesting future in the world of children's books.



—Mary Crowl

Teens Talking

I recently met Mary Crowl, editor and one of the contributing writers for our community newspaper. She told me she had an interest in starting a new column in the *Seashore News* where teens from Niguel Shores interview each other and then report on what we are doing at our high schools, around our communities, and on our sports teams. So this month, I, Sam Fitzmaurice, sophomore at Dana Hills High School, thought I'd interview Colleen McNaught, who lives up the street from me. I first met Colleen last year when we started walking to school together with Laura Beresford and Chelsea. Colleen is pretty busy, and I thought it would be great if she told us about what she was up to.

Sam Fitzmaurice: What year are you at Dana Hills High School now?

Colleen McNaught: I'm a sophomore at Dana.

SF: What types of activities do you participate in at the high school?

CM: I play water polo for Dana and I swim on the swim team.

SF: Tell us about your typical day at school. What time do you get up and what time do you return home? How late are you up doing homework?

CM: I get up every morning at o'dark thirty and leave an hour later for zero period at Dana. A typical day would be shoving my way through the overcrowded halls. Making it on time and alive to each class is a great success for any Dana student, something I'm still trying to achieve. My day doesn't end till my last practice at El Toro high school is over, which is 9:00 at night. Going home and straight to bed

is what I look forward to the most, but I almost always stay up pretty late finishing homework.

SF: What's your hardest class at DHHS? Why?

CM: My hardest class that I always look forward to everyday and enjoy the most is sixth period water polo class. Academically however, chemistry has a funny way of really confusing me.

SF: How many years have you been playing water polo?

CM: I've been playing polo since the day I got sick of playing wall tag during swim class; I needed a little more excitement in my life. I started playing on CAPO's 14U Club team when I was ten.

SF: What position do you play?



Colleen McNaught, Water Polo Team Member

CM: During polo season at Dana I play whole set and a little bit of everything. At my club SET, I'm an attacker.

SF: Do you know what you want to study when you go to college?

CM: To be honest, I have no idea.

SF: Where would you like to go to college?

CM: Lately, I've really been interested in going to the University of Hawaii, but UCLA and USC would be awesome schools as well. If I do get accepted to USC, I don't think all the Bruin fans in my family would be too happy to hear a Trojan is amongst them.

SF: Do you want to continue to play water polo (sports) in college?

CM: Yes, yes, and yes. I couldn't imagine my life without sports. I love the adrenaline rushes, the cat fights in the pool, and all the great memories and friends you make along the way. I would really like to continue working hard so in the future I can continue my merry making times in polo at a college level.

SF: If you could play for any coach in the world, which one would it be and why?

CM: Yikes, I've gone through a lot of coaches in my sixteen years, but right now I couldn't imagine a better coach, or pick any other coach for that matter. Bradley Schumacher is my coach at Club SET. Coach Brad was an Olympian in both swimming and water polo and now coaches our 18U team. He is a coach who pushes you and pushes you till you have nothing left, and then with all that hard work, he pushes you to get to the next level of play.

SF: Do you think you'll stay in this area when you grow up?

CM: No, too expensive for me. I'm a poor Irish peasant.

SF: Thank you very much for this interview. Who do you plan on interviewing for our next article?

CM: It's between my brother and a best friend, so this decision will be tricky.

—Sam Fitzmaurice

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MAY 2009 in Niguel Shores

Monday	Tuesday	Wednesday	Thursday	Friday	Saturday Sunday																																																																						
				1 10:00 SSN Staff	2 NSCA Office Open 8:30 – 5:00																																																																						
4	5 7:45 Men's Club Breakfast 10:00 Recreation Committee Cinco de Mayo 	6 9:00 NSCA Gen. Session Board Mtg.	7 10:00 Women's Club B.O.D. 1:00 Architectural Committee	8	9 10 Mother's Day 																																																																						
11 3:00 Landscape Committee	12	13 9:30 Traffic and Safety Cmte. 2:00 Maintenance Committee	14 <i>AC DEADLINE</i> (Women's Club— no luncheon this month—see Home Tour on May 19)	15	16 NSCA Office Open 8:30 – 5:00																																																																						
18 9:30 Garden Club 1:30 View Preservation Committee 10:00 Page Turners 1:00 Page Turners	19 7:45 Men's Club Breakfast 9:30 Women's Club Home Tour NSCA Annual Election 6:00 Room Opens 7:00 Registration 8:00 Mtg. Begins Location: Dana Point Community House on San Juan Street	20 1:00 Oreo Cookie Book Club	21 1:00 Architectural Committee	22 	23 24																																																																						
25 OFFICE CLOSED Memorial Day 	26	27 TENNIS COURTS CLOSED UNTIL 2PM for Cleaning	28 <i>AC DEADLINE</i>	29  STREET SWEEPING	30 31																																																																						
Sheriff's Department: 770-6011 Non-emergency services. Dana Point Community Support Unit 248-3580 Business Services 8:00 am to 5:00 pm Monday--Friday		APRIL Sun Mon Tue Wed Thur Fri Sat <table border="1" style="margin: auto;"> <tr><td></td><td></td><td></td><td>1</td><td>2</td><td>3</td><td>4</td></tr> <tr><td>5</td><td>6</td><td>7</td><td>8</td><td>9</td><td>10</td><td>11</td></tr> <tr><td>12</td><td>13</td><td>14</td><td>15</td><td>16</td><td>17</td><td>18</td></tr> <tr><td>19</td><td>20</td><td>21</td><td>22</td><td>23</td><td>24</td><td>25</td></tr> <tr><td>26</td><td>27</td><td>28</td><td>29</td><td>30</td><td></td><td></td></tr> </table>					1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30			JUNE Sun Mon Tue Wed Thur Fri Sat <table border="1" style="margin: auto;"> <tr><td></td><td>1</td><td>2</td><td>3</td><td>4</td><td>5</td><td>6</td></tr> <tr><td>7</td><td>8</td><td>9</td><td>10</td><td>11</td><td>12</td><td>13</td></tr> <tr><td>14</td><td>15</td><td>16</td><td>17</td><td>18</td><td>19</td><td>20</td></tr> <tr><td>21</td><td>22</td><td>23</td><td>24</td><td>25</td><td>26</td><td>27</td></tr> <tr><td>28</td><td>29</td><td>30</td><td></td><td></td><td></td><td></td></tr> </table>			1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30				
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NCSA DIRECTORY
NIGUEL SHORES COMMUNITY ASSOCIATION
33654 Niguel Shores Drive, Monarch Beach, CA 92629
Office 949/493-0122 • Fax 949/831-0116
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 Frieda Baskin & Ann McCreery, Treasurers
 Terry McLaughlin, Ad hoc member

MEETINGS

1:00 pm, 1st and 3rd Thursdays
 See Calendar
 3:00 pm, 2nd Monday
 2:00 pm, 2nd Wednesday
 10:00 am, 1st Tuesday
 10:00 am, 1st Friday
 9:30 am, 2nd Wednesday
 1:30 pm, 4th Monday

MEETINGS

To be determined
 To be determined
 To be determined

Women's Club

Tina Fornadley, President
Men's Club
 Blair McDonald, President
Garden Club
 Linda/Jerry Koppang, President

Seashore News

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IN THIS ISSUE:

Activities 9–10	Committee Reports 4–7	Neighborhood Ads 16
Board Action Summary . . . 3	Directory 19	Sports News 11
Calendar 18	GM's Message 2	Teens Talking 14
Clubs 7–8	Meet Your Neighbor 13	

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33601 CAPSTAN DRIVE



2009 REAL ESTATE UPDATE FOR NIGUEL SHORES

24 HOMES CURRENTLY FOR SALE—PRICE RANGE FROM \$725,000 TO \$9,997,000.

7 HOMES CURRENTLY IN ESCROW—LIST PRICE \$599,000 TO \$1,350,000.

5 HOMES SOLD AND CLOSED—PRICE RANGE FROM \$799,000 TO \$1,900,000.

INFORMATION PER MULTIPLE LISTING SERVICE AS OF 4/26/09

(949) 234-5660 - CALL CONNIE

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