

Seashore News



April 2016

Published Monthly by Niguel Shores Community Association

Issue 508

NIGUEL SHORES COMMUNITY ASSOCIATION

Candidate Statements for 2016



ALVIN (AL) GLATT I was born in North Dakota and served in the US Navy right out of High School to satisfy the draft at that time.

I attended Woodbury University in Los Angeles and received a degree in Business Management. Shortly after graduation, I married my wife

Grace and we have two adult daughters.

My first full time employment was with North American Van Lines in the accounting department and I was later promoted to Manager of their California subsidiary, Nacal. Later, I took a position with Pacific Coast Warehouse Corporation as VP of Finance. My final employment years were with the Board of Equalization with the State of California.

We purchased a Townhome in Sea Terrace I in 1987 and leased it out until 2005 when we did a complete remodel and moved in full time in 2006.

Since 2007, I have served on the Sea Terrace Townhomes I as Secretary, VP, President and presently as the 1st VP and Paint Chair. As the Paint Chairman, I coordinate the painting of approximately 50 townhomes per year. This position has given unlimited experience in dealing with a diverse group of homeowners in Niguel Shores.

I am a fiscal conservative and take great interest in keeping our community looking its best and still keep our annual dues to a minimum.



I ask for your vote and promise to do my best to serve the Niguel Shores Community in the best interest of all.

BOB RUSSELL I grew up in New Bedford, Massachusetts, earned my undergraduate degree in Textile engineering and Design from the

University of Massachusetts at Dartmouth. Upon graduation, I was recruited by Burlington Industries and moved to New York City to begin my career in the textile and design industry. I worked for a variety of clothing manufacturing and design firms and traveled widely in this business. I eventually left New York for Seattle and joined Britannia Jeans and several years later formed my own sportswear manufacturing and design company. In search of a warmer climate and marina for our sailboat, my wife Rebecca and I moved from Seattle to Niguel Shores in 1995. Like most residents, I feel Niguel Shores is a wonderful community. I appreciate the true sense of community and neighborhood we have found in our many years as residents of Niguel Shores.

I have served on the Maintenance Committee for 12 years and have helped organize the Men's Club 4th of July Pancake Breakfast. I first ran and was elected to the board in 2012 and have served the community as a board member until now.

I have decided to seek re-election on the Niguel Shores Board because I believe that, in order to maintain the quality of life we all enjoy here, residents need to step up and become involved. I will apply common sense decision making that will be for the good of the entire community.



JEANNIE STICHER Upon my relocation from Chicago to Niguel Shores in 2009, I became involved in the Sea Terrace II Townhome Association, and within a short time was elected as the Secretary, a position I continue to hold today. In addition to participating as a Board member

Sea Terrace II, I became involved in the Women's Club, and also the Finance Committee. From 2010-2014, I served on the Finance Committee and was the Chairman from 2012-2014. It was during this time that I became very interested in

Continued on page 5



Please Vote And Return Your Ballot





BOB GINO

NIGUEL SHORES MARKET UPDATE

THERE ARE CURRENTLY

eight

AVAILABLE LISTINGS

AVERAGE SOLD PRICE

\$1,566,794

80

AVERAGE DAYS ON MARKET

AVERAGE SQUARE FOOTAGE

1,969

SOLD PROPERTIES

ADDRESS	BED/BATH	APPROX. SQ. FT.	SOLD PRICE
33841 Niguel Shores Drive	4/6	5,331	\$6,900,000
33891 Nauticus Isle	3/4	2,630	\$3,750,000
23742 Perth Bay	3/2	1,800	\$2,390,000
23712 Colima Bay*	3/3	1,800	\$2,036,000
33651 Windlass Drive	3/4	2,376	\$1,915,000
33485 Dositia Drive	3/3	2,425	\$1,900,000
23812 Dasya Circle	4/5	3,400	\$1,815,000
24166 Vista D Oro	3/3	2,200	\$1,792,000
24172 Vista D Onde	2/3	2,104	\$1,650,000
23762 Perth Bay	3/2	2,213	\$1,500,000
33741 Windjammer Drive	4/3	2,232	\$1,475,000
33671 Crossjack Drive	3/2	1,500	\$1,465,000
23942 Amundsen Bay	3/2	1,583	\$1,425,000
33715 Halyard Drive	3/3	2,250	\$1,380,000
33531 Binnacle Drive	3/3	1,853	\$1,375,000
23831 Ionian Bay	3/2	2,224	\$1,349,000
23722 Colima Bay	3/2	1,415	\$1,320,000
23822 Bluehill Bay	3/2	1,760	\$1,300,000
24172 Vista D Oro	3/2	1,963	\$1,250,000
23822 Ionian Bay	3/2	1,596	\$1,130,000
23835 Bluehill Bay	3/2	1,700	\$1,280,000
23821 Salvador Bay	3/2	1,800	\$1,200,000
33652 Halyard Drive	3/3	1,594	\$1,100,000
24121 Gourami Bay	3/3	2,120	\$1,095,000
23786 Ionian Bay	3/2	1,741	\$1,080,000
33845 Manta Court	3/2	1,511	\$1,039,000
23891 Danzig Bay	3/2	1,596	\$1,020,000
33981 Manta Court	3/2	1,574	\$985,000
23811 Cassandra Bay	3/2	1,630	\$925,000
33642 Halyard Drive	3/3	1,500	\$900,000
33616 Halyard Drive	2/2	1,044	\$895,000
33554 Halyard Drive	2/2	1,268	\$890,000
33972 Manta Court	3/3	1,607	\$845,000

23712 Colima Bay* was the highest sale of a non-view garden home.

For more information on active and pending listings, please contact Bob Gino. This representation is based in whole or in part on data supplied by the Multiple Listing Service (MLS). The MLS does not guarantee and is not in any way responsible for its accuracy. Data maintained by the MLS may not reflect all real estate activity in the market.

BOB GINO

Bringing Buyers & Sellers Together in Niguel Shores

C 949.584.9070

bgino@surterreproperties.com



NSCA is not responsible for any work done nor are we recommending any of the advertised companies

FROM THE HELM

March brought us some unusually warm weather, which was great for those on Spring Break, but not so great for the water situation. We were hoping (along with the rest of Southern California) to have more rain for our landscaping and slopes. That being said, I am happy to report that Niguel Shores is reaping the benefits of our updated irrigation, turf reduction, and drought tolerant plantings and savings are apparent in the water budget for the beginning of 2016.

With the month of April comes the final stage of the plans for the Cabrillo Slope, one of our largest slopes in the Master Landscape Plan. There have been several meetings with the landscape architect, Harvest, and residents of the area to review and participate in a Q&A session with the Board, Staff and subject matter experts on plantings, irrigation and timetables. If the weather cooperates, we expect to begin the project in mid to late April.

I have been asked by numerous residents *when will we see the plan for the Breakers Isle revetment?* For

clarification, the project is in the hands of the County of Orange, not Niguel Shores. Yes, we have been in communication with the County of Orange on the urgency to move forward, and when we have an official approved plan and timetable, it will be communicated to Niguel Shores owners.

There continues to be a lot of home remodeling and construction within Niguel Shores, which we all welcome as an enhancement to our community and home values. With all the activity, we all need to communicate to our contractors and other work personnel that parking rules do apply in Niguel Shores. No parking in front of fire hydrants, neighbor's driveways and against the flow of traffic. Please register your contractors and/or supply them with parking passes for their vehicles. Our Niguel Shores staff is happy to assist those with questions or any usual issues, so give them a call or stop by the office.

Happy Spring!

—Jeannie Sticher

GM REPORT

2016 ANNUAL MEETING & ELECTION

Nominations for the annual election are in and we have three (3) candidates running for three (3) open positions. The candidates running for these positions are: Al Glatt, Bob Russell and Jeannie Sticher. Join me in thanking each of these candidates for volunteering to serve on the Board. The candidate bios are included in this newsletter. In addition to reading about each candidate, please plan on attending the "Meet the Candidates" forum scheduled for Tuesday, April 19, 2016 at 6:00 pm in the Clubhouse. This event will provide you with an opportunity to hear about and ask questions of each candidate.

The Annual Meeting Notice and Ballots will be mailed to all homeowners around April 15, 2016. Although we have three (3) candidates running for three (3) positions, it is still very important that everyone vote. Each ballot cast will count towards quorum and if quorum numbers are not met there will be added costs to continue the election process. So Please Cast Your Ballot!!! And attend the Annual Meeting, scheduled for Tuesday, May 17, 2016 at 7:00 p.m.

SUMMER CAMP HOI

Camp Hoi Summer Camp for kids was approved by the Board and will again be held at the community. For a summer of fun your kids can enjoy this camp from June 20th to August

5th from 8:30 a.m. to 4:30 p.m. The cost for the camp will be:

Full Week:	\$160	Niguel Shores Residents
	\$180	Guests
Full Day:	\$40	Niguel Shores Residents
	\$50	Guests
½ Day:	\$28	Niguel Shores Residents
	\$35	Guest

If you have further questions you can contact Nancy Vos at nancy.vos@cox.net or call her at 949-338-3206

There are also flyers available at the management office.

WHAT IS A RUMOR?

The definition of a rumor is *a tall tale of explanations of events circulating from person to person and pertaining to an object, event, or issue in public concern.*

I bet you can imagine how many **rumors** I hear in a day and they usually begin with *I heard this from a reliable source.* Please remember that when you hear something from a reliable source it has usually been changed many times before it got to you. This is much like the game of telephone that people play; one person will make a statement and whisper it to another person, then that person passes it along until you get to the end of the group. The last person in the group will say what they heard and it is amazing how the original statement has changed in content.

Continued on page 5

BOARD ACTION SUMMARY

MARCH 9, 2016 BOARD MEETING: (General Session)

ACCEPTED AND FILED:

- Financial Reports
- Delinquency Report
- General Session Committee Minutes

APPROVED:

- General Session Meeting Minutes from February 10, 2016
- Resignation of Courtnay VanDijk from the Recreation Committee
- Resignation of Ron Cook from the Traffic & Safety Committee
- Escheatment Policy Implementation as recommended by the Finance Committee
 - Litigation Disclosure
- Emeritus Class for Summer and Fall 2016
 - Cabrillo slope planting proposals
 - Cabrillo slope tree planting option
 - Rule revision 2501-2502 regarding disbursement signatures
 - Tree removal on Brisbane Bay
 - Tree removal on Halyard Drive
 - Tree removal on Atlantic Drive and Niguel Shores Drive end of Kara Bay
 - Camp Hoi
- Request for reimbursement of costs for damage from coach light

DISAPPROVED: none

APPEAL / MEETINGS / PRESENTATIONS: none

REVIEWED/DISCUSSED:

- Correspondence to Board
- Manager's Report

TABLED/CONTINUED: none

MARCH 9, 2016 EXECUTIVE SESSION: (Executive Session)

ACCEPTED AND FILED:

- Executive Session Committee Minutes

APPROVED:

- Executive Session Meeting Minutes from February 10, 2016
- Executive Session Meeting Minutes from February 26, 2016

DISAPPROVED: none

HEARINGS / MEETINGS:

- Hearing for Violation – Rule 6404/ Rule 6430
- Hearing for Violation – Rule 3103

REVIEWED/DISCUSSED:

- Legal correspondence
- Delinquency reports

TABLED/CONTINUED: none

*NOTE: The NSCA Board of Directors meets the **2nd Wednesday** of each month unless otherwise posted. The last approved General Session Minutes are posted on the Bulletin Board across from the NSCA Office entrance. In addition, the General Session and Executive Session agendas for the next Board Meeting will also be posted on the Friday prior to the next meeting.*

REMINDERS: THE NEXT BOARD OF DIRECTORS MEETING WILL BE HELD ON WEDNESDAY, APRIL 13, 2016

DOG-GONE IT, PURR-FECT PICTURES NEEDED

CALLING ALL Niguel Shores homeowners and staff Pet Owners. Now is your chance to see a picture of your pet(s) in print for all your family, friends, and neighbors to see what a special, famous pet you have. I invite you to send me your most treasured digital picture of your pet(s) (Sorry, only one picture per household). I will be putting these pictures in the May edition of the *Seashore News (SSN)*. You will have to permit me to judge which pictures to put in the *SSN* because I may not be able to use every one submitted. Be creative with your pet picture and increase your chances. Please include your name, address and pet's name in your submittal, with the subject line—Pet Picture. I will be putting your pictures in the May issue which is, appropriately, National Pet month. So, get those cameras out.

—Karl Kuhn, Editor kuhna@cox.net



The most recent rumor I heard (which of course came from a reliable source) was that the Association is selling off common area to owners in the community. Please understand that if the Association were to sell any common area property it would take a vote (and majority approval) of the membership. You can imagine how hard it would be to get something like this passed

by the membership, so understand that the Association does not and will not sell common area land to private owners.

Please feel free to call or email me any time with questions or you can contact the Association staff. We will be happy to help you. We all look forward to assisting you with any questions or concerns.
—Marla Miller

CANDIDATES

CONTINUED FROM COVER

the long term planning and operational processes within our diverse community and continue to be committed to ensuring our short and long term financial decisions are directed to maintaining and improving our home values and the aesthetics of Niguel Shores.

The majority of my corporate career was spent with Mars, Inc. within the Sales, Marketing and Human Resource functions. In addition to moving around the US in a variety of positions, I also spent 18 months in Warsaw, Poland leading a sales management team. Upon my retirement from Mars, Inc., I joined the academic world,

teaching undergraduate and graduate classes at DePaul University in Chicago.

Never a fan of cold weather(!), I chose to relocate to Southern California in 2009 and became active in local organizations, as well as Niguel Shores. I currently teach at UC-Irvine in the International Programs, working in the area of Business English and Communication and at Concordia University within the MBA program.

I hope to continue serving on the Niguel Shores Board of Director and look forward to representing the best interests of our diverse, dynamic community.

These statements are from the candidates themselves, and not the Association. Neither the Association nor the Board of Directors is responsible or necessarily endorses any of the views expressed in these statements. Names are listed in alphabetical order by last name.

COMMITTEE REPORTS

EMERGENCY PREPAREDNESS

We have discussed many aspects of *Emergency Preparedness* in our past articles. In addition to preparing for a host of *natural* disasters we would like to review some of the seemingly unseen disasters that we face everyday right under our noses.

With today's technologies providing many benefits to enhancing our lives through communication, faster solutions to accessing information, shopping, banking, transportation, and the list goes on....

We find ourselves at increased risk of FRAUD & SCAMS at every turn.

One of the biggest avenues for fraud is the access of our personal information through the INTERNET. How many of us zip through our E-Mails to check-up on the latest and greatest deals from retailers, travel options, notifications from our credit cards and bank accounts and what we think are friends contacting us? DON'T, EVER, EVER, click on an unfamiliar, unsolicited, or suspicious E-Mail. FIRST, check the senders E-Mail address and verify that it's one you are familiar with. If you don't recognize it from reliable sources, DELETE IT IMMEDIATELY!!

If you do open an E-Mail and it first appears to be legitimate, but then asks you to verify you account number, address, social security number, etc. then pour your cup of coffee or evening cocktail on the keyboard (just checking to see if you are taking this seriously). Make sure you are also using Internet security software that is updated regularly. Shop only on secure websites. AVOID using a debit card when shopping online. Use STRONG passwords, NOT, believe it or not, 1234, your name, etc.

The DON'Ts list goes on. PLEASE Google fraud prevention tips and suggestions for your own enlightenment and protection.

How about ROBO calls that are unsolicited and tell you about "I have a deal you can't pass up" or ask for money for a charity that is a scam, a contractor that says they want to give you a "free" estimate on a new roof or windows. AND, remember, the IRS NEVER calls you on the phone to ask for verification of personal information OR to tell you that you owe them money.

The next time you talk to your bank, CPA, attorney, credit card company, ASK them what precautions you should be taking to protect your account information and personal identity.

COMMITTEE REPORTS

Trust me, they will open your ears with useful information and be happy to provide you with literature and suggestions.

Here's just a sample list of DON'T, precautions to take, and information on how to be vigilant with your day to day activities on the internet, home AND cell phone, mailings, banking, credit cards, etc.

- Shred anything with personal information on it. Use a crosscut or microcut shredder.
- NEVER give your credit card number or personal information over the phone unless you initiated the call and trust the source.
- When you are shopping or dining out, be aware of how salespeople or waiters handle your card.
- ALWAYS examine EVERY line item on your credit card statements. Not sure of the charge, call the credit card company to verify the charge.
- ALWAYS use a strong PIN #
- Avoid ATM's that are not connected to a bank or reputable business.
- Photocopy and retain the contents of your wallet, both sides of each card (not a bad idea for your passport, too).

IF issues of FRAUD or SCAMS happen to you:

- Report the crime to the police immediately and get a copy of the police report.
- Notify your bank immediately.
- Call your credit card issuers immediately and follow up with a letter and the police report.

Even though you may take every possible precaution, identity theft, scams, fraud, can happen to you.

BE SMART, BE VIGILANT, DO NOT PROVIDE PERSONAL INFORMATION WHEN SOLICITED BY AN UNKNOWN SOURCE.

—Kent Wellbrock

MAINTENANCE

COACH LAMP PROJECT

Coach lamps mounted on wooden posts or attached to walls and pilasters are used throughout NSCA for illumination in park areas. In addition, coach lamps are used for street illumination for the Garden homes and on Nauticus and Mercator Isle. Street lighting for the rest of NSCA uses *mushroom* lights. Last year the Board of Directors approved a NSCA Coach Light Replacement Project. This project uses a four-phase plan to replace the wooden posts, metal and glass fixtures and light bulbs used in almost 500 coach light locations. The project objectives are to reduce maintenance and electricity costs

while maintaining the familiar coach light esthetics.

The selection of the new components was the result of an extensive study by the Maintenance Committee. Equally important was the partitioning of the materials ordering, construction and installation activities into phases. These phases are designed to accommodate the limited storage space available in the maintenance facility as well as the use of our small maintenance staff instead of contractor labor.

Phase 1 addresses replacement of almost 90 deteriorating wooden posts with composite material poles and top-mounted brass fixtures. These poles require reinforced concrete bases, and contractors are used for the associated construction and installation. The Maintenance Committee has organized the work into clusters to facilitate the work. To date, 12 new coach lights are installed and operating.

Phases 2, 3, and 4 replace about 400 fixtures in wall- and pilaster-mounted installations throughout the garden homes. NSCA maintenance staff will do these installations. Phase 2 uses 18-inch fixtures to replace one hundred fixtures at street entrance pilasters. Phase 3 uses 25-inch fixtures to replace one hundred and fifty lamps mounted on home walls and plasters, and Phase 4 uses 25-inch fixtures for the remaining 140 installations. The schedule for start/completion of the individual phases is:

- | | |
|---------|--|
| Phase 1 | Estimated completion in June 2016 |
| Phase 2 | Estimated start: April 2016. Estimated completion: August 2016 |
| Phase 3 | Estimated start: September 2016. Estimated completion: February 2017 |
| Phase 4 | Estimated start: March 2017. Estimated completion: August 2017 |

—Bob Gregg

RECREATION

Mark your calendar for the activities you do not want to miss. The next few months Recreation Committee has a variety of events planned for you.

Living Room Concert, April 21, Thursday from 7 p.m. to 9 p.m.: Back by Popular Demand, Jon Troast to entertain you at Living room concert in the Niguel Shores Clubhouse \$5.00 at the door. CD and T-shirts available at additional cost.

Garage Sale, April 23, Saturday from 9 a.m. to Noon: That spring cleaning will pay off and let others enjoy new items for their family and home. Sign up information will be in the office and the Friday before mapping directions will be available.

Happy Hour, May 20, Friday from 5:30 p.m. to 7:30 p.m.: Bring your own refreshments. On the patio to enjoy

COMMITTEE REPORTS

music by No Illusions, Scott and Bob from San Clemente with songs and guitars to entertain you.

BBQ at the Bluff, May 29 from 5 p.m. to 8 p.m.: Bring your own food and friends to enjoy Memorial Day.

IN N OUT, June 4, Saturday from 6 p.m. to 8 p.m., Tickets \$10.00 in the office. Watch for dates to purchase tickets as you know they go fast. Donna B's Cupcakes and Cookies for Cash Only at the event. D.J. Music.

Fourth of July: July 4 Celebration like no other at Niguel Shores! Details will be in June.

Food Truck Night, July 23

Bluff Concert, August 20

You see many dates, so make plans to attend.

—Carol Yocom

TRAFFIC & SAFETY

Lock it Up!

For many of us the Bluff is among the more pleasant places to gather to enjoy the evening, watch the sunset, have a cool drink, and enjoy the companionship of neighbors and friends. Sadly, for some but for the overall good, the party is over at 10:00 p.m. each evening. Security personnel are instructed to lock the gates and anyone refusing to leave is subject to arrest for *Trespassing*. Any cars left in the three lots will be towed away at the owner's expense.

If, for any reason the owner or previous driver of a parked car at the Bluff become concerned that they somehow became incapacitated to the extent that they cannot safely drive their car away from the parking lots, they may notify security personnel at the gate and the vehicle will not be towed. The car can be safely driven away the next day after the gates open.

Hoverboards: I was asked to cover this topic again as there appears to be a bit of confusion. The drafting of the related laws was not as clear as they might be, but they went into effect at the first of the year as originally written. Standards for Hoverboards, or more correctly known as *Electrically Motorized Boards* or even better yet, as *EMBs* are set in section 313.5 of the California Vehicle Code (V.C.). There is nothing that you will be tested on here, but sections of the same code, 21291 and 21292, contain a couple of

things you must know: you have to be sixteen; and you have to wear a helmet. Sections 21292 and 21293 of the Vehicle Code allows EMBs to be operated on some public streets and sidewalks under certain conditions.

A bit confusing? Don't worry! Our Niguel Shores Rules and Regulations, section 6213, simplifies the whole issue for most of us. Warning, if tested you should know this. *The operation of EMBs is prohibited on our roadways, sidewalks, common areas and parking lots.* That covers almost everything except a backyard or a hallway in a house.

God bless.....

—Tim Murphy

WWW.NIGUELSHORES.ORG

So it is official, spring has arrived here in Niguel Shores and so has Daylight Savings time!! With the arrival of both those events our community seems to come out of hibernation and can be seen out and about the neighborhood. Quite a few neighbors got started a little early this year, by participating in the St. Patrick's Day social held on the patio of the Clubhouse. It was really great to see so many friends and neighbors getting acquainted and re-acquainted. Spring time also means Garage Sale time and Niguel Shores Recreation Committee has already planned for a perfect way to clean out your clutter and make room for more treasures. The ***Annual Spring Garage Sale will be on Saturday, April 23 from 9 a.m. until 12 noon.*** So don't be shy, whether you're a shopper, a seller or just a browser, get out there on Saturday, April 23rd to see what wonderful wears your friends and neighbors are willing to part with. More details can be found on line at www.niguelshores.org.

Another, very popular Spring tradition here in the Shores in the ***Women's Club Home Tour.*** This year the tour is scheduled for ***Tuesday, April 26 from 9:30 a.m. until 1 p.m.*** The tour will feature 5 homes and includes a wonderful catered lunch, read more about it here in this publication and of course on our website, www.niguelshores.org

These are just a couple of the events that you can read about on line when you log on to the community website. It is a great resource for many of your ***homeowner questions and a wealth of community information*** so, please check us out.

—Patti Staudenbaur

CLUBS

WOMEN'S CLUB

Casa Romantica: Berenika, the artistic and general director of *Casa Romantica*, will be our speaker at the April 14 luncheon. The magnificent Casa is a living demonstration

of California history, culture and ecology. It is a genuine part of California, not a commercial re-creation. Come and learn about the Casa's history and up-coming programs. This should be an exciting presentation!

CLUBS

Look for your e-mail invitation on Thursday, April 7. Please answer by noon on Sunday, April 10. You will be notified by email if it is your turn to bring a salad for 10-12 people. The luncheon fee is \$3 for members and \$5 for guests.

For information on joining the Women' Club, please contact Marian Kennedy at rgkmek@yahoo.com or Gloria Weintraub at rdabook@cox.net.

—Ginny Nevitt

WOMEN'S CLUB HOME TOUR-COSTAL LIVING

Homes from sleekly contemporary to wonderfully beachy will be on this year's Women's Club Home Tour on Tuesday, April 26. You will see the charming, the spectacular, the remodeled and rebuilt as well as a variety of art and antiques. There is definitely something for everyone.

Some history: Twenty-seven years ago members of the *Niguel Shores Women's Club* thought it would be interesting for their members to visit homes in Niguel Shores that had been recently remodeled. They promptly started a home tour. As far back as our records reflect, the first Home Tour was in 1989 and one has been held almost every two years since. One of the objects of the tour, other than the pleasure of visiting beautiful homes, has been to demonstrate what can be done to our 1970s houses to update and modernize them. No doubt, many of those 1989 and subsequent remodels have had extensive remodeling since and some have been completely torn down and rebuilt. Whenever possible, the organizers like to include homes from the different areas of Niguel Shores and different models within those areas. This year, we are going to have two townhomes that are the same model; however, you will be able to see two totally different ways of looking at the same home. What fun! Over these many years, a total of 77 homes have been shown from all the different areas in Niguel Shores, and this year there will be five more.



Home Tour - An elegant Living Room



Casa Romantica

Each of the tours has had five or six homes open for viewing with hostesses to assist the owners in showing the homes. In the beginning, tour attendees met at the Community Center where they were served coffee and pastries, and received their program. At the end of the tour, the owners and hostesses who had not toured the homes, had time to tour the homes. The cost at the time was \$5.

The home tour attendees are now treated to a catered lunch in the clubhouse after they have completed the tour, and, once again, owners and volunteer workers tour the homes after lunch.

Reservations for the tour, which includes lunch with wine catered by Sundried Tomato, are available in the office for **\$30 for Women's Club members** and **\$35 for guests**. Guests from outside of Niguel Shores may only come if they are accompanied by a Niguel Shores resident. The number is limited, so make your reservations early. The date is Tuesday, April 26. Be sure to leave your gorgeous shoes at home and wear rubber soled ones instead.

Those with reservations will meet at the **beach bluff parking lot at 9:30 a.m.** to receive their program and car-pool to the homes.

—Ginny Nevitt



Home Tour - A beautiful Kitchen

CLUBS

MEN'S CLUB

In March the Men's Club speakers took us to Central America and also heard about an organization called BARE that teaches youth to resist bullying.

On March 1, our own Carl Kukkonen gave us a spellbinding overview of his adventures in Granada, Nicaragua. His most telling recommendation was that he was soon to depart on his 19th trip there in the last five years, and that he had purchased a house there (to renovate as a spare time activity).

Sensing some passion in Carl for his new-found interest, we all listened intently as he gave us a history refresher about Nicaragua. Spain established the first European settlements in Leon and Granada in the 1520's, beginning a rivalry between these cities that shaped early Nicaraguan history and politics (apparently, it was a disagreement between conservatives and liberals—seems hard to believe!). This rivalry provided a backdrop for a fascinating story involving William Walker, a U.S. citizen, who set himself up as President of Nicaragua after conducting a fraudulent election in 1856. Walker had previously conducted a similar unauthorized and unsuccessful military action in Mexico and, apparently, wanted to conquer much of Latin America creating new slave states to join those that were already a part of the United States (these campaigns were known in that time as *filibustering*). Walker was eventually undone because his power struggle conflicted with another power exploit headed by Cornelius Vanderbilt's company, which was using Nicaragua as a transit route between the Atlantic and Pacific Oceans. (Fast forward to the 1980s and the Iran-Contra affair—remember Ollie North and the lady with the shredder? Claiming that history repeats itself would be repetitive.)

In more recent years, Nicaragua has, fortunately, experienced more peaceful times. Carl pointed out that Daniel Ortega is president, *again*, but he has taken a less radical stance, allowing for business development and a safe environment for investing. Carl describes the country as the third poorest in Central America, *poor but not miserable—with a subsistence way of life*, and the safest in the region. It is blessed with great people, a well-entrenched cultural heritage, natural beauty, and excellent cuisine. Using beautiful photos of the volcano's, lakes, unique animals, and colonial architecture, Carl is a booster for Nicaragua as an ideal tourist destination.

Additionally, Carl and his wife support charities in Granada and welcome the opportunity to take donations of clothing and used computers to the schools.

On March 15, Deborah Reinsdorff from the non-profit organization, Bully Awareness Resistance Education (BARE), spoke about their organization's effort at *Teaching Youth Empathy and mindful behavior* in light of the

increasing frequency of bullying seen in schools today.

This organization, which she founded, goes to schools to educate students that words can either hurt or heal. She mentioned that in 2010 33 students killed themselves because of bullying, both girls and boys. These students may have felt the 3 levels of pain (1) bullying (2) adults don't do anything and (3) friends abandon them. BARE goes to school to start *Cool to be Kind Clubs*. Ms. Reinsdorff, Esq. states *Bullying and other antisocial behavior will diminish greatly when students see the value in themselves and one another, and learn to act accordingly*. A very interesting presentation.

This will be our club's 21 year to offer scholarship to meritorious Dana Hills High graduating students, some of whom could be Niguel Shores residents. Two \$1,000 scholarships will be awarded. These funds come, primarily, from the Pancake Breakfast.

—Jerry Allen and Karl Kuhn

GARDEN CLUB

On Monday, March 21, 2016, club members car-pooled to the Great Park in Irvine to tour the Farm, Food and Landscape Lab. This facility's activities are to preserve and investigate food and farm commodities. It is a non-profit organization with a cadre of volunteer gardeners. The vast majority of plants, cuttings and seeds that they plant are donated.

Mentioned here is a short list of a few of the farming activities conducted in this facility. In raised growing beds are various produce, strawberries are grown in vertical containers with a center post that supplies the irrigation and can be rotated manually to provide sunlight to all sides. Fruit trees abound, with some special trees that came from cuttings from fruit trees grown by the American Japanese interned in Manzanar Relocation Camp, Calif. A unique hive was made for the Mason bees that have been found to be better pollinators than the European honeybees commonly found across America. A new avocado is being grown there. There is a chicken coop with special breeds of hens laying different colored eggs.

Speaking of trees this facility has cuttings from the lone surviving tree at the site of the 9/11 memorial. The goal is to preserve this survivor.

Another item grown there are gourds that will eventually become musical instruments.

A very rewarding tour for us Niguel Shores gardeners.

Our next meeting on April 29 will be a field trip to the Museum of Art in Balboa Park, San Diego to view floral interpretation of famous artworks.

—Karl Kuhn

BRIDGE NEWS

Our Niguel Shores Bridge group meets every Wednesday at 11 a.m. in the Niguel Shores Clubhouse. If you are a bridge player interested in joining in, let us know by calling Helen at 496-4230. We will take your name and add you to our substitute list and telephone you a couple of days ahead of game day to see if you are able to join us. There has been a lot of interest and we have been filling four tables each week—it costs you only \$1.00 for a few hours of bridge and lots of socializing. Please join us.

Our latest winners are:

- February 24 .Helen Campbell, Hansa Sehgal and Sandy Youdbulis
March 2Jane Olson, Helen Campbell and Mary Ann Theisen
March 9Helen Campbell, Judy Bates, and Pouri Fowzi
March 16Margaret Brugger, Dorothy Horany, and Jeannie Bookai

—Helen Campbell

AFTERNOON PAGETURNERS

The Monday afternoon PageTurners' group will meet on April 25 and the Thursday group on April 28.

The book to be discussed is *Hunting and Gathering* by Anna Gavalda.

For more information about PageTurners contact:

Monday afternoons: Diane Hearne: dhearne476@gmail.com

Thursday afternoons: Lisa Buchner: lisabuchner@cox.net

—Diane Hearne

OREO BOOK CLUB

Our book club met at the home of Mary Crowl to review her recommendation, *The Road to Character* by David Brooks. Brooks found many of Americans concern were with material things and accomplishments that would look good on a resume, but not in an obituary. He said making life easy was the way children were raised, but was not the way to acquire character. He recommended being humble, following a vocation rather than career, and wearing a hair shirt among other things. The discussion in the group cited that character was as much from nature (i.e. genes) as from nurture (the broad culture and the family culture). Personal and personally known examples were cited. It was agreed that Brooks was a good writer and thoughtful, but not always correct in his direction. The next meeting will be at the home of Norton Schwartz, who will lead the discussion on *Gods Bankers* by Gerald Posner that covers misdeeds by the Vatican during World War II and thereafter.

—Norton Schwartz

LIBRARY NEWS

The following is a list of programs and events for April 2016. All events held in the Community Room unless otherwise noted. Walk-ins welcome.

Toddler and Preschool:

Spring Music Storytime. Tuesday, April 5, 12, 19, 26, 10:30 to 11:00 a.m. This event is for babies, toddlers, and preschoolers accompanied by a parent or caregiver. Miss Brooke and the Library present Music Together award winning sing-along storybooks. A new book each week.

Children All Ages: The following events are for children of all ages with a parent or caregiver.

Donut with Grownups, Saturday, April 30. 10:30 to 11:30 a.m. Kids bring your grownups and enjoy some donuts.

Special Spring Storytime. Saturday, April 9, 11:00 to 12:00 noon. Children and families will enjoy stories, songs and activities about spring time.

PJ Storytime with the Sunshine Readers. Monday, April 25, 7:00 to 8:00 p.m. Walk-ins welcome. Your children will love the high energy and antics of the Sunshine Readers! Pre-registration not required.

Children School Age:

Homework Help. Mondays, April 11, 18, 25, 3:30 p.m. and Wednesdays, April 13, 20, 27, 3:30 p.m. This event is for students grades K-8 for free assistances from high school tutors on a first come, first served basis.

Read to a Dog. Wednesday, April 6, 3:00 to 4:00 p.m. This event is for beginning readers and is held in the Children's Area.

Kids Club. Thursday, April 14, 4:00 to 5:00 p.m. This event is for school age children ages 5 to 8. This month will be hands on activities.

Tween, Teen:

Teen Time, Monday, April 11, 18, 6:00 to 7:00 p.m. April 23, 2:00 to 4:00 p.m. Ages 12-17. We are celebrating Teen Tech Week the entire month.

Teen Advisory Board. Monday, April 4, 6:00 to 7:00 p.m. Teens, tell the library what you want. From books to programs, we want to know.

SAT Practice Test: Saturday, April 16, 10:00 a.m. to 2:00 p.m. Teens ages 12-17, Take a full length mock test under realistic conditions.

Tween Scene, Thursday April 21, 4:00 to 5:00 p.m. Tweens ages 9-12. This month learn about the science behind baseball.

ACTIVITES

Adults

Tea Time Book Club, Monday, April 25, 10:30 to 11:30 a.m. for tea and book chats. Bring your favorite cup for tea.

Meet the Author, Tuesday, April 12, 6:00 to 7:00 p.m. Meet the author Jill Amadio, an author, journalist, collaborator, and ghostwriter. Her new book is *Digging Up the Dead*.
—Karl Kuhn

SPORTS

MEN'S GOLF

On Jan 26 we had our monthly tournament at Arroyo Trabuco Golf Course in Mission Viejo. The course was in great shape, the weather was perfect. The game was **1, 2, 3 Foursome**. This game is scored as follows: 1st hole score is the best Net score of the foursome, the 2nd hole score is the best two Net scores of the foursome, and the 3rd hole is the three best Net scores of the foursome. The remaining holes are scored in the same rotation. This game allows for one player to really mess up on each hole.

First Place Team: Vid Kath, Chris Dolkas, John Monson, and Mike Stivley

Second Place Team: Rick Palmer, Nick Werneche, John Torok, and Pat Zahner

Third Place Team: Bob Russell, Roy Dohner, Morry Dohner, and Mike Baskin

Closest to the Pin on Hole # 4 Bill Verbrugge

Closest to the Pin on Hole #11 John Torok

On Feb 9 we had our monthly tournament at Talega Golf Course in San Clemente. They have done a lot of work and the course was in excellent shape. The game for this tournament was *Two Best of 4 Balls*. This is a great game as it makes all teams competitive. The scoring is the two best Net scores on each hole. This allows for 2 players to mess up on each hole.

First Place Team: John Monson, Dennis Rosene, and Bill Johnson

Second Place Team: Roy Dohner, Nick Werneche, Rick Palmer, and Mike Baskin

Third Place Team: Geoff Dunlevie, John Torok, Bill Verbrugge, and Jon Cobain

Closest to the Pin on Hole # 5 Roy Dohner

Closest to the Pin on Hole #12 Nick Werneche

On March 8 we had our Tournament at Tijeras Creek in Ranch Santa Margarita. This is a great course with spectacular views and an awesome back 9. The game played was *Team net scoring*. We divided all the players into two teams and the total net score of each team decided the winners. We had 16 players that made two 8-person teams. The results were very close but Team B Nick Werneche, Mike Roberts,

Roy Dohner, Matt Kelliher, Bill Verbrugge, Mike Stivley, Jack Sweeney and Boyd Van Ness won with a total net score of 597. Team B lost by only 5 strokes with a net score of 592.

Closest to the Pin on Hole # 5 John Torok

Closest to the Pin on Hole #14 John Torok

The next tournament will be on April 12th.

The most important shot in golf is the next one.

—Bob Russell

WOMEN'S GOLF

Rain was forecast for this morning but eight showed up anyway. Mostly in green honoring St. Patrick's day theme. We felt stalwart or at least adventuresome as we ventured forth. We never saw other golfers and we managed to dodge raindrops pretty well.

The game of the day was given to us by captains Judy Boitano and Julie Patton. We could only use 4 clubs including our putter. The game was the total score of all the players on all teams on hole #1. Team 2, Val Mitchell, Marlene Lynch, Claudia Merkel and Betty, a winter guest, won with a low score of 24. Team #1 Judy Boitano, Lee Sweeney, Liz Kelsch and July Patton had a score of 25.

Other winners:

Low gross- Julie Patton 41

Low net- Liz Kelsch 31

Closest to pin #6- Julie Patton

Longest drive #9- Val Mitchell

The sun came out as we were finishing. No deer appeared to add to our pleasure.

Next Fun Day: Monday April 11, 2016

Please call captains: Lee Sweeney # 661-5924 or Brenda Tuckley # 249-6912 to join up or to cancel.

Joke: Give me the fresh air, a handsome partner and a nice round of golf.....you can keep the handsome partner and the round of golf

—Liz Kelsch 949-661-5802

NIGUEL SHORES REAL ESTATE UPDATE

With the DOW turning positive for the year, economic markets have settled down after a rough start and we are seeing confidence in real estate increase with sales up 7.3% over last year. The total number of homes currently available in Niguel Shores has decreased to 7 as of this printing. We have also seen a record sale in the Garden Homes at over \$2 million, "Good for us!" a member of the Men's Club said when I shared that news with him. The spring and summer selling season is a time when sales volume and prices are at their highest, now with the favorable economic conditions it is great time to list your property if you are thinking of selling.



GEOFF DUNLEVIE
949.359.1804

GDunlevie@gmail.com
 GeoffDunlevie.bhhsocalifornia.com

Niguel Shores Resident
 Committee Volunteer
 Men's Club Member
 Men's Golf Club Member

www.Facebook.com/GeoffDunlevieProperties

"If you or someone you know is interested in buying or selling in Niguel Shores – don't hesitate to give me a call."

BERKSHIRE HATHAWAY | California Properties
 HomeServices

©2016 Berkshire Hathaway HomeServices California Properties (BHHS CP) is a member of the franchise system of BHH Affiliates LLC. BHH Affiliates LLC and BHHS CP do not guarantee accuracy of all data including measurements, conditions, and features of property. Information is obtained from various sources and will not be verified by broker or MLS. If your home is currently listed, this is not a solicitation for your listing. CalBRE# 01992989



Carol's Cuisine Corner

You get to try 3 new restaurants in our area and a fourth coming soon. There are a variety, two only open for dinner. We are fortunate to have restaurants in our area that give us many choices.

NEW*****
LUNA GRIL (Mediterranean chain)
 32525 S. Golden Lantern, DP
 481-6800
 Hours: 11 a.m. – 9 p.m.
TWO LEFT FORKS (American)
 34212 PCH, DP, 488-8911
 Hours: 4 p.m.– 11 p.m.
 Closed Monday
CRAFT HOUSE (New American)
 34094 PCH, DP, 481-7734
 Hours: 5 p.m. – 11 p.m.
 (Closed Monday and Tuesday)

AMBERS CANTINA (Mexican)
 31341 Niguel Rd., L.N.
 488-2858, Hours: 11 a.m. – 9 p.m.
 Closed Sunday.
COSTCO FOOD COURT
 (Hot dogs, Membership not needed)
 35961 Doheny, SJC 240-3558
 Hours: 9:30 a.m.– 6 p.m.
COYOTE GRILL (Mexican)
 31621 Coast Hwy, LB 499-4033
 Hours 7 a.m. - 9:30 p.m.
MOZAMBIQUE (Eclectic)
 1740 S. Coast Hwy., LB
 715-7777
 Hours 11 a.m. – 12 a.m.

EVA CARIBBEAN KITCHEN
 (Caribbean)
 31732 Coast Hwy, LB 499-4531,
 Hours: 5 p.m. – 10 p.m.
NEOPOLITAN PIZZERIA AND BIRRERIA (Italian)
 31542 S. Coast Hwy, LB 499-4531
 Hours: 11:30 a.m. – 10 p.m.
BROADWAY BY AMAR SANTANA (American New)
 328 Glenneyre, LB, 715-8234
 Hours: 5 p.m. – 11 p.m.
STARFISH (Asian Fusion)
 30832 Coast Hwy, LB, 715-9200
 Hours: 11 a.m. – 10:30 p.m.

Remember to make a reservation, and try the new ones. *Bon Appetite!* — Carol Yocom

NSCA is not responsible for any work done nor are we recommending any of the advertised companies

NEIGHBORHOOD ADS

Cole's Carts: Golf cart repair, service, additions, street legal registration, and more. Contact (949) 735-2969 or email at coleschamber@gmail.com

Want to make Cash? I sell your unwanted treasures on Ebay and make you MONEY! Seeking: Antique & Vintage items, Designer purses & shoes, jewelry, etc. Call Resident Bessie at (224) 277-3393.

Need a professional photograph? I'm available to capture images of your family and pets. Artistically photograph food & products for your business. Resident, 40 years experience. Call Audrey - (312) 316-2040.

For Rent: Sunset view townhome avail for short -term rental, sleeps 4, Lrg courtyard plus backyard w/putting green, gas BBQ. Inquires please call Mary Ann at (626) 485-4981.

For Sale: Sony Bravia 60" 3D LED Backlit LCD HDTV. 1080p, 240 Hz, with built in WiFi for streaming video. \$1,200. Contact Kris (949) 310-1295 text or call.

For Sale: White LIATORP Entertainment Combo – 2 Bookcases (37 3/4 x 84 1/2) & TV unit (57 1/8 x 19 1/4 x 17 3/4) \$350/unit or will sell separately. Kris (949) 310-1295 text or call.

Ads for the Seashore News must be submitted by the 15th of the month. Include a check payable to NSCA, \$5 for a maximum of 30 words. Advertisers must fill out a form available at the Association office. Neither NSCA nor the Seashore News assumes responsibility or liability for quality of goods advertised. See Rule 5525 (Non-Commercial Ads Only)

TOP DOG CONSTRUCTION CORP
Specializing in Residential Remodeling & New Construction

David Bunevith
Owner

dave@topdogconstructioncorp.com
www.topdogconstructioncorp.com



- Custom Homes
- Room Additions
- Kitchens
- 2nd Story Additions
- Complete Home Remodels

TOP DOG
CONSTRUCTION CORP.

Cell: 949-295-1064
Fax: 949-489-1063



Adorable
PET SITTING
Loving Care You Can Trust!

Janet Park
Phone: (949) 232-7479

****Insured & Bonded****
Member of National Association of Professional Pet Sitters

Your Pets Will Love Us!
Woof! Woof! Meow!

- Dog Walking & Cat Care
- Overnight & Vacation Care
- Playtime, Pet Taxi, TLC
- Meals, Medication & More!
- 30 Min to 24 Hour Pet Care

IN THIS ISSUE:

Activities	10
Board Action Summary	4
Calendar	(insert)
Carol's Cuisine Corner	12
City Services	15
Clubs	7
Committee Reports	5
Directory	(insert)
From the Helm	3
GM Report	3
Neighborhood Ads	13
Sports	11

NSCA is not responsible for any work done nor are we recommending any of the advertised companies



Unhappy with your Stone, Tile or Grout's Appearance?

Resurface Your:

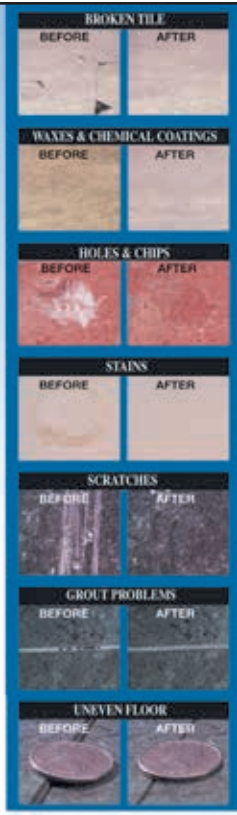
- Marble • Granite • Slate
- Terrazzo • Limestone
- Fireplaces • Floors
- Showers • Countertops

Residential & Commercial
 (949) 582-3277
 www.marblelife.com/orange

Let Marblelife Bring Your Stone Back to Life!

- Restoration: Re-Polish • Chip & Crack Repair • Scratch & Stain Removal • Sanded Grout Restoration
 Maintenance: Polish • Seal • Education
 Maintenance Programs

"Restoring & Maintaining the Natural Beauty of Your Stone, Tile & Grout."



Joel Emery Construction Services

Room Additions • Remodeling Interior & Exterior
License # 480708

For Estimates Call:
Cell: (949) 874-8257 or
Off: (949) 661-8239



MONARCH VETERINARY HOSPITAL



*Merging Veterinary Excellence
With Compassion*
Glenn S. Craft, DVM

31271 Niguel Road
Laguna Niguel, CA 92677
www.monarchvet.com
949-443-1466



NIGUEL SHUTTLE

Non - Stop Transportation Service
Guaranteed lowest prices

(Prices for one or two Passengers)

J.W. \$65 • L.A.X. \$120 • San Diego \$120

Phone # 949 - 249 - 1751

T.C.P. # 9354 - P

All fees included



Lantern Bay

INTERIORS & FLOORING CA. LIC 787662

CARPETS VINYL WOOD FLOORING BLINDS WALLPAPER DRAPERIES UPHOLSTERY RUGS

Mike DeCollibus
STORE MANAGER
o: (949) 240-1545
c: (949) 633-3860

24662 Del Prado, Ste. 1A
Dana Point, CA 92629
www.lanternbayinteriors.com
mike@lanternbayinteriors.com

Serving Niguel Shores Since 1996



GENERAL CONTRACTING
LIC. #B512687

P.O. Box 38
San Clemente, CA 92674

Bruce Young
(949) 492-1409



Sage Systems & Services DON DOBRENSKI

Computer Systems ∞ Software ∞ Networking ∞ Wireless
IT Troubleshooting ∞ Setups & Guidance ∞ Training

Microsoft Windows & Apple OS X

Microsoft Office (Word, Excel, Powerpoint, ...)
E-Mail (Outlook, Yahoo!, Google, ...)

Desktops ∞ Laptops ∞ Servers ∞ Routers
Anti-Virus ∞ Anti-Spam ∞ Firewalls ∞ Backup & Recovery

949-370-5871

Sage@Computer.org

~ Niguel Shores resident for over 17 years ~



NSCA is not responsible for any work done nor are we recommending any of the advertised companies

ST PATRICK DAY CELEBRATION



CITY SERVICES

Household Hazard Waste

Do you have any Household Hazard Waste (HHW) that you don't know where to dispose of it environmentally safe? Well all you have to do is pick up the phone and make a call. How does it work? Easy as 1-2-3!

1. Call CR&R Customer Service at 877-728-0446 to schedule convenient HHW pick up. (To keep things easier, pick-ups will be made on the same day as our usual trash service.)
2. Identify to CR&R the quantity of HHW items that are in need of disposal. (see some common HHW types on the city website, www.danapoint.org and link on Services then Public Works and then Solid Waste & Recycling)
3. On your pick up day, place the HHW for collection at the area determined when scheduling service. A receipt will be left upon pick up.

Expired Prescriptions, etc.

How about expired medications? You can no longer flush it down the toilet because the chemicals eventually end up in the ocean as pollution. Again the city of Dana Point has the solution to help with this conundrum. Dana Point Police Services has implemented a Safe Medication Drop-Off box. Head to the Dana Point City Hall on 33282 Golden Lantern and go to the Police Dept. office, Suite 140. There you will find a receptacle for unused, outdated and expired medications and over-the-counter (OTC) medication

IN MEMORIAM

Richard (Dick) Brame

Resident on Atlantic Drive since 1985
 Past VP of the Men's Club
 Helper at the July 4 Pancake Breakfasts

Congratulations to Sea Terrace II sub-association Board:

President	Joe Ross
1st Vice President	Adrienne Ruben
2nd Vice President	Karla Sanders
Secretary	Jeannie Sticher
Treasurer	Gary Michell

BEACH CURRENTS

REAL ESTATE REPORT FOR NIGUEL SHORES
BY **CONNIE MCKIBBAN**

IN ESCROW BY CONNIE



33902 FAEROE BAY

JUST LISTED BY CONNIE



23781 TIMOR BAY

IN ESCROW BY CONNIE



33392 PADINA CIRCLE

JUST SOLD BY CONNIE



24172 VISTA D' ONDE

2016 REAL ESTATE UPDATE FOR NIGUEL SHORES

8 HOMES CURRENTLY FOR SALE - PRICED FROM \$1,100,000 TO \$6,100,000

5 HOMES IN ESCROW - LIST PRICE FROM \$829,000 TO \$5,290,000

8 HOMES SOLD IN 2016 - PRICED FROM \$895,000 TO \$4,100,000

OPEN MULTIPLE LISTING SERVICE AS OF 3/15/16

CALL CONNIE - (949) 234-5660

NIGUEL SHORES SPECIALIST

#1 IN SALES IN NIGUEL SHORES SINCE 1991 - #1 IN SALES FOR MONARCH BEACH & DANA POINT!

TOP 1% IN SALES FOR BERKSHIRE HATHAWAY HOME SERVICES CALIFORNIA PROPERTIES

WWW.SELLINGHOMESALONGTHECOAST.COM

CONNIE.MCKIBBAN@BHSCAL.COM



**BERKSHIRE
HATHAWAY**
Home Services

California Properties

*Thinking of selling? I have buyers waiting for specific locations and types of properties in Niguel Shores.
Please call me if you might consider selling now or in the near future.*

An Independently owned and operated franchisee of BHHS Affiliates, LLC. CalBRE#00461898

NSCA is not responsible for any work done nor are we recommending any of the advertised companies