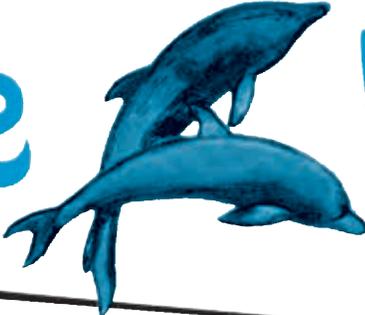


# Seashore News



July 2025

Published Monthly by Niguel Shores Community Association

Issue 619



## Celebrate America's Birthday! HAPPY 4<sup>TH</sup> OF JULY!

8:00 TO 10:30 A.M.	<b>Men's Club Pancake Breakfast</b>	Clubhouse
9:00 A.M. TO NOON	<b>Women's Club Bake Sale</b>	Clubhouse Patio
9:30 A.M.	<b>Decorated Golf Cart Judging</b>	Niguel Shores Drive
11:00 A.M.	<b>Flag Raising</b>	Community Flagpole
11:15 A.M.	<i>Neighborhood Grand Parade</i>	
11:30 A.M. TO 1:00 P.M.	<b>Women's Club Cake Walk</b>	Sports Court
NOON TO 1:00 P.M.	<b>Women's Club Bake Sale</b>	Sports Court
NOON TO 3:00 P.M.	<b>Games in the Park</b>	Community Park
4:00 P.M.	<b>Tunes with DJ George</b>	Beach Bluff
5:00 P.M.	<b>BBQ Grill Ready</b>	Beach Bluff
5:55 P.M.	<b>Condor Squadron Flyover (WWII North American AT-6 planes)</b>	Citywide





# KATHY SAMUEL LUXURY REAL ESTATE: MONARCH BEACH SPECIALIST

**TOP 1%**

Real Estate Agents in California

**#1**

Monarch Beach Homes Sold

**342+**

Keys Handed Over

**\$347+ MILLION**

Closed Transactions



AVAILABLE - 23895 Taranto Bay \$2,275,000!



AVAILABLE - 24155 Vista D Onde \$2,590,000!



SOLD - 33441 Spinnaker Dr N! \$2,220,000!



SOLD - 23811 Dasya Cir! \$3,125,000!



SOLD - 24202 Vista D Oro- \$2,505,000!



SOLD - 23841 Marmara Bay! \$2,625,000!



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

# FROM THE HELM



As we move into the heart of summer here in Niguel Shores, I want to take a moment to acknowledge something truly special. I'm incredibly proud of our residents who took part in the peaceful demonstration known as "No Kings Day." Regardless of political views, it was inspiring to witness neighbors coming together to express themselves thoughtfully and respectfully. That kind of community spirit is what makes Dana Point—and Niguel Shores in particular—such a unique and welcoming place to live.

With that same spirit in mind, I want to encourage more residents to get involved—whether it's by attending a Board meeting, joining a committee, or supporting one of our many community events. Your voice matters. The more engaged we are as a community, the stronger and more connected we become.

One great new opportunity to get involved is through the **Niguel Shores Historical Society**, a new club being formed by Board member **Heather Harding**. This group will be dedicated to preserving and enriching our community's history. The kickoff event is Wednesday, **July 30 at 10:00 a.m.** in the **NSCA Clubhouse**. I'm genuinely excited to listen and learn from some of our original Niguel Shores residents and their families—true Dana Point pioneers with stories that deserve to be shared and celebrated.

Now, on to some less celebratory news. I'd like to address a recent concern about conduct during Board meetings. As

many of you know, our Board is made up entirely of volunteers—your neighbors—who are doing their best to serve this community with integrity and commitment. We don't make the rules; we are entrusted to enforce them in accordance with our governing documents.

Historically, past Boards limited resident comments during the Open Forum to three minutes, and responses were not provided. When I stepped into the role of President, I wanted to shift that culture. I removed the timer, encouraged open dialogue, and asked our Board members to acknowledge and, when appropriate, respond to resident comments. I believe in transparency and communication.

However, the past two meetings have become increasingly contentious. If this trend continues, I will have no choice but to reinstate the three-minute speaking limit to maintain order and ensure meetings remain productive and respectful for all. Please understand that in some cases, we cannot respond due to legal or fiduciary constraints—which is why our association attorney, **John MacDowell**, is present at our meetings.

My hope is that we can preserve this open and inclusive format. Let's continue to make the Open Forum a place for thoughtful input, civil discussion, and meaningful community dialogue.

Thank you for your continued involvement, and as always, it's an honor to serve as your President.

—Mark Russell

**BOARD ACTION SUMMARY** See [niguelshores.org](http://niguelshores.org)

## GENERAL MANAGER'S REPORT

**Summer Season Has Started**—With the Fourth of July Celebration, summer officially comes to Niguel Shores. Schools are out and everyone is enjoying the summer weather and the recreation facilities the community has available. Please remember as a resident you are required to accompany your guests when using the recreation facilities. When using the pool area, remember to bring your fob. Niguel Shores staff cannot provide you with access. You will also need to show your fob when requested by Securitas staff to confirm you reside at Niguel Shores and are authorized to use the facilities. If you cannot show proof of residency, you and your guests will be asked to leave the facility.

**E-Bikes**—E-bike riders, please be courteous and follow the Association's rules. Do not exceed the 25-mph speed limit while in the community and do not ride your e-bikes on the sidewalks.

**Golf Cart Use**—Parents, remember that to operate a golf cart within Niguel Shores the driver must have a valid driver's license. Underage driving is not permitted. The Niguel Shores streets may be private but the Sheriff has the authority to enforce all California Vehicle Code infractions in the community.

**Securitas**—We have a new post commander. **Alex Santiago** is taking over from Cole. Some of you may remember Alex as he has worked at Niguel Shores in the past. We are excited to have a fresh set of eyes to assist us in reviewing current procedures and developing new ones.



Alex Santiago,  
Securitas Post  
Commander

Over the coming weeks I will be working with Alex to evaluate our current patrol staffing needs and make any adjustments needed.

*continued on page 4*

# GENERAL MANAGER'S REPORT

**Go Access Conversion**—The Dwelling Live database was successfully transferred to **Go Access**. Each account is now ready for use. The staff was provided with initial training, and the system is incredibly user friendly. The next steps will be replacing all the bar code decals with the new RFID transponders.

After July 1, residents can come to the Office during normal business hours to have their bar codes replaced. We will be sending everyone a user's manual for Go Access and be available to assist residents inputting information into their accounts.

—John Muller

## COMMITTEE REPORTS

### ARCHITECTURE COMMITTEE

A nationwide survey reveals that over 55% of pre-owned homes that are purchased end up going through an exterior remodeling process. We don't have exact figures for Niguel Shores resales, but we have no doubt that the total is even higher here.

**Design Workshop**—Most homeowners haven't experienced the first time challenges of rebuilding a home and it can be a formidable undertaking. If you are planning or are considering the possibility of a remodel, contact the Niguel Shores Office and request a Design Workshop. It's a great way to organize and speed up the front end part of your project.

A design workshop session allows you to create or adjust the detailed blueprint for your remodel, including floor plans, elevations, materials, and scope, ensuring your final result matches your needs and preferences and includes compliance with city code and community rules and regulations.

- Early planning helps identify potential issues before construction starts, reducing the risk of costly mistakes or changes later.
- Working with our committee and our consulting architect upfront helps you make informed decisions, avoid expensive errors, and streamline the entire process, which can lead to significant savings in both time and budget before formal plans are drafted.
- A design workshop session will foster collaboration between you and your team of architects, builders and landscape designers ensuring everyone is aligned on your vision and expectations, and making it easier to resolve challenges as they arise.
- Engaging in a design workshop allows us to understand your goals and familiarize your project team with the unique building requirements of the Niguel Shores neighborhood you have chosen.

**Make an Appointment**—To set up an appointment for a Design Workshop, contact Karen Decker in the Administration Office at (949) 493-0122.

—Mike Stively

### COMMUNICATION COMMITTEE

#### Graduates

Congratulations to all Niguel Shores students graduating this year. We featured quite a few in our June issue, but if we missed anyone, please let us know so we can include them in August.



#### News Delivery

Can you help deliver *Seashore News* to homes on one (or more) of these streets? If so, please contact Matt or Blayke in the office, or send an email to [seashorenews@hotmail.com](mailto:seashorenews@hotmail.com).

- |                 |                       |
|-----------------|-----------------------|
| ■ Salvador Bay  | ■ Mercator Isle       |
| ■ Hobart Bay    | ■ Nauticus Isle       |
| ■ Brisbane Bay  | ■ Seaward Isle        |
| ■ Perth Bay     | ■ Niguel Shores Drive |
| ■ Montego Bay   | ■ Dasya Circle        |
| ■ Cabrillo Isle | ■ Periwinkle Drive    |

#### Niguel Shores History

Niguel Shores history covers more than 50 years, from groundbreaking in the late 1960s to our current greenbelts, recreational amenities, and 960 homes. We were here before Dana Point became a city, back when there were no plush hotels or convenient shopping plazas, when Crown Valley was open fields and farmland. Our growth into one of the most desirable communities on the coast is part of a rich history that should be preserved so all can appreciate this exceptional place where we live.

A group is forming to collect and organize a "History of Niguel Shores." There will be an information meeting on **July 30 at 10:00 a.m.** in the **Clubhouse** for all who are interested. Longtime residents are especially encouraged to attend and contribute.

—Sandy Homicz

# COMMITTEE REPORTS

## EVENTS COMMITTEE

### July Events:

**Ice Cream at the Bluff—Friday, July 11, 2:00 to 4:00 p.m.**

**July 4<sup>th</sup> Celebration—All Day.** Come out and enjoy the activities on Independence Day. One of our most fun and best attended events of the year. Be sure to sign up in the NSCA office by July 3 to participate in the decorating contest for Golf Carts, Bikes, Trikes and Wagons. The decorating will be judged before the parade starts and all participants will line up on Niguel Shores Drive.

**Food Truck Night – Saturday, July 19, 5:00 to 8:00 p.m.** Enjoy the selection of food trucks this year with The Viking Truck, Spinning Meats, The Coconut Truck and

Zydeco Snow and more to come. Music provided by DJ George Graham. Pay trucks directly at event. Cash and credit accepted.

### Upcoming Events:

**Ice Cream at the Bluff—Friday, August 1, 2:00 to 4:00 p.m. (Harvest Landscape Sponsored) One Free Ice Cream!**

**Band by the Sea—Saturday, August 16, 5:00 to 8:00 p.m.** Get down with your dance moves and listen to the amazing sounds and vocals of “Those Guys” band. Hot Dog on A Stick truck will be in attendance. Tickets go on sale July 21 for \$20 each. Tables available for reserving.

—The Events Committee

## In N Out Night at the Bluff

photo credit: Meg Wilson, Mark Russell



# CLUBS

## WOMEN'S CLUB

### Dana Derby Wraps the Season with Style and Spirit

The Dana Derby on June 12 was a stylish and spirited affair, co-chaired by dynamic duo **Anna Kwit** and **Carey Smith**, and supported by an outstanding committee of volunteers including **Cathy Burgner, Dianne Cahill, Olivia Downs, Tracy Gino, Karen Hanley, Randa Memo, Leslie Moore, Marnie Olia, Karey Palmer, Laura Pentz, Carla Perin, Kris Perry, Suzette Rhorer, Jenny Rose, Meg Schuler, Vicki Sheff, Julie Tomkins, and Toni Williams.**

Reflecting on the event, Carey Smith shared, “With the teamwork of our amazing committee, the Dana Derby exceeded my expectations! It was so rewarding to see our members laughing and having so much fun. What a perfect way to end the NSWC season.”

The venue came alive with classic derby décor, elegant rose centerpieces, a photo backdrop adorned by a balloon arch and a dazzling display of raffle prizes. Guests vied for a Duffy boat cruise, a Shores happy hour experience, a Livemetta Pilates sessions, a DP Dermatology package, a plush Dippy Dolphin robe, a pickleball set, interior design consultation by Rhonda Dunlevie, and a variety of fun beach bags and accessories.

The catering team—**Randa Memo, Meg Schuler, Vicki Sheff, and Toni Williams**—delivered an elegant spread of deviled eggs, pulled pork, chicken salad, and tea sandwiches. Desserts included macarons, bundtinis, and indulgent bourbon balls. **Dianne Cahill** assembled individual charcuterie cups. Signature cocktails—the classic Mint Julep and vibrant Shores Lily—added a festive Southern flair to the celebration.

The horse races were a highlight of the day, with jockeys—one chosen from each table—trained by **Cathy Burgner, Dianne Cahill, and Julie Tomkins**, and cheered on by an enthusiastic crowd. **Barbara Ward, Beth Ann Hoffman, and Mary Solomon** claimed the honors of



New Officers at Dana Derby and Board End-of-Year gathering.



Win, Place, and Show. Adding flair, pep, and plenty of laughs to the race were **Susie Breslin, Nancy Capelli, Sandra Lindstrom, Paula Maier, Gigi McDonnell, and Marnie Olia.**

Festivities also included the swearing-in of new officers for the upcoming year: **President Laurel Yocca, Vice Presidents Carole Daly and Sharon Stewart, Secretary Meg Schuler, and Treasurer Cathy Tyson.**

# CLUBS

## Bluff Happy Hour

The Women's Club gathered again on June 25 for a sunset celebration on the beach bluff. Members enjoyed snacks, good conversation, and a breathtaking sunset.

## Board Get-Together

At the Board's end-of-year social, President **Laurel Yocca** shared heartfelt thanks for the contributions of outgoing Board members, noting: "While we prepare to welcome new faces and say goodbye to some dear friends, I look ahead to next year with excitement and confidence. Change brings opportunity, and I know the Women's Club will continue to grow, thrive, and inspire." She expressed a special "Thank You" to the retiring Board members: **Suzanne Enis, Carla Perin, Adrienne Ruben, Cathy Burgner, Sue Palmer, and Cynthia Talley.**

## 4<sup>th</sup> of July Bake Sale and Cake Walk

Looking ahead, the club's 4<sup>th</sup> of July chairs **Marietta Hannigan** and **Patti Staudenbaur** remind all bakers to drop off their baked goods at the Clubhouse on **July 3** from **2:00 to 5:00 p.m.** A sign-up sheet and recipe cards are available in the NS Office for all those who would like to contribute something for the **4<sup>th</sup> of July Bake Sale and Cakewalk.** Please sign up if you haven't already done so.

With cherished traditions and a forward-looking spirit, the Women's Club wraps up the year with gratitude—and great anticipation for what's to come.

—Karey Palmer

## MEN'S CLUB

### June Recap

June was a memorable month for the Men's Club. At our first meeting, we proudly presented **\$1,000 scholarships** to two exceptional students, **Brooke Barber** and **Corinne Vartanian.** Both young women are Niguel Shores residents and recent graduates of Santa Margarita Catholic High School. Selected for their academic achievement, leadership, and community involvement, Brooke and Corinne reflect the values we aim to support through our annual scholarship program.

On June 17, our evening meeting featured a presentation by **Congressman Mike Levin**, who spoke to a crowd of about 75 members, spouses, and guests. He spoke for a little over an hour, including a Q&A session, and provided updates on a range of pressing national issues. Topics included the recent budget bill, the Iran-Israeli conflict, the makeup and direction of the Supreme Court, and policies



Congressman Mike Levin

related to the deportation of illegal immigrants. Following his remarks, Levin engaged the audience in a candid discussion, offering additional insights. His visit was well-received and sparked thoughtful conversation among those in attendance.

### July and August Meetings

- **Tuesday, July 1 – 8:00 a.m. (Clubhouse)**  
Breakfast meeting focused on final preparations for the 4th of July Pancake Breakfast. No guest speaker.
- **Tuesday, July 15 – 6:00 p.m. (Clubhouse)**  
Evening meeting featuring Republican congressional candidate **Jim Desmond.** Wives, significant others, and all community members are welcome.
- **Tuesday, August 5 – 8:00 a.m. (Clubhouse)** Breakfast meeting featuring **Orange County Sheriff Don Barnes.**
- **Tuesday, August 19 – 6:00 p.m. (Sports Court)**  
Evening meeting with no speaker. A casual summer gathering for members and guests.

And don't forget—our **Annual 4th of July Pancake Breakfast** is just around the corner! Join us from 8:00 to 10:15 a.m. at the Clubhouse. Tickets are \$8 online at [pancakes.niguelshoresmensclub.org](http://pancakes.niguelshoresmensclub.org) or \$10 at the door.

—John Yocca

*Get Your Carts Ready for the  
July 4<sup>th</sup> Grand Parade!*



# CLUBS

## GARDEN CLUB

June was a busy month for the Garden Club. Several members attended the **93<sup>rd</sup> Annual California Garden Club Convention** in Laguna Hills. At the convention, new Board members for the 2025-26 year were sworn in, including those for our club: **Marietta Hannigan, President; Sandi Stauffer, Vice President; Martha Burns, Secretary; Paula Maier, Membership Chair**. Board members who were unable to attend the convention, but will be continuing to serve on the board include: **Janice Stauffer, Treasurer; Suzanne Enis, Hospitality Chair; Judi Palladino, Seashore News Correspondent**.

Several members also enjoyed a field trip to **Sherman Gardens** for the **Fuchsia Society Show & Sale**, followed by a delicious lunch at the garden.

Members met at the Bluff for our final gathering of the year, the **Annual Garden Club BBQ**. We celebrated with fellow gardeners another season of learning, working together, and nurturing our earth. **Marietta Hannigan** and **Suzanne Enis** chaired the event, and everyone enjoyed the festivities.

Once again, this year, the Garden Club will have a decorated golf cart at the upcoming **July 4<sup>th</sup> Parade**. Please come out and cheer it on!

The Garden Club continues to **welcome new members**. Membership is open to all residents of Niguel Shores. You



Newly elected Board members attend the California Garden Club Convention.

do not need to be a gardening expert to join. Our meetings are varied and may comprise a speaker, workshop, garden related projects or a field trip. Refreshments are served at each meeting. Dues are \$25 per person per year, and \$5 per guest visit. To join, sign-up forms are in the Niguel Shores office. **Please join or renew by August 1 to be included in next year's directory!**

—Judi Palladino



On Flag Day this year, OC Supervisor Katrina Foley organized a **Flag Day Ceremony** at Baby Beach with 250 American flags celebrating the U.S. Army's 250th Birthday and honoring past and present service members. *Photo by Alan Gibby of Dana Point Times*

**Flag Day**, celebrated annually on June 14, marks the adoption of the Stars and Stripes as the official U.S. flag in 1777.



The same day, a "No Kings" march made its way down Coast Highway, passing Niguel Shores on its way to the northern beach cities. *Photo by Meg Wilson*

## MEET YOUR NEIGHBOR

Meet our relatively new neighbors, **Paula Maier** and her husband **Brian Gillan**. They moved to Niguel Shores in January of 2024 after Brian had commuted from Cincinnati to Irvine for five years as a lawyer and Compliance Officer for health care companies. When his new boss asked them to live here in California full-time, they sold their home in Cincinnati, after living in the same neighborhood for many years. “Having so many people be kind and welcoming to us in Niguel Shores made the move a lot easier,” Paula shared.

Paula and Brian have strong roots in the Midwest because Paula’s family started and ran a large Big Boy restaurant chain there for over sixty-six years. Paula’s grandfather, David Frisch, started the company in the 1930s. He had met Bob Wian, the founder of the Big Boy restaurant chain which started in Glendale, CA., and was introduced to the Big Boy sandwich.

Inspired by the original sandwich, David created his own version with his signature tartar sauce and over the next three decades the Frisch’s Big Boy chain grew in the Midwest and South. It had been a family run business with Paula’s father, Jack, and brother, Craig, taking over and expanding the business until it was sold in 2016.

Paula and Brian have three children: **Alexis, Nicholas** and **Hunter**. Alexis, 31, graduated from University of Colorado, has a graduate business degree from Columbia, and works for Amazon. She’s recently engaged and will be getting married next year. Nicholas, 23, graduated from Vanderbilt and works for Ernst & Young Consulting in New York City. Hunter is a senior at University of Illinois and will be taking the LSAT for law school.

**Teddy** and **Athena**, their thirteen-year-old mini golden doodle litter mates, enjoy taking walks with Paula and Brian here in the Shores.

Paula related that when they arrived here in 2024 her car battery was dead when it came off the shipping cart. Brian’s electric car couldn’t jump start a gas-powered vehicle and, even if it could, they had no jumper cables. With that dilemma, she started knocking on doors. Paula described how a woman down the street answered the door in her jammies, changed her clothes, and brought her minivan down to jump start the car. Talk about being a good neighbor! Paula made the neighbor a gift of food to say thanks!

Paula regularly shares her cooking with neighbors like Martha, and Jeff and Lisa, “as that’s what restaurant

people do.” And Paula claims she’s lucky to have a neighbor next door who rides old-fashioned bikes (non-electric) with her on Sundays, showing her the best local routes.

Though they’ve only been here a short time, Paula quickly became involved in Shores activities, including Women’s Club and Garden Club. In fact, she will be the Membership Chair next year for the Garden Club and is currently busy painting monarch butterflies on their garden container in our park. She has also jumped right in to help collate and distribute the *Seashore News*. Without hesitation she also joined the decorating crew for our grand “Elf” themed Christmas Party this past year and volunteered to model in the Women’s Club Fashion Show. Most recently, Paula participated as one of the racehorses in the Dana Derby, and she will be helping with the Bake Sale and Cake Walk on 4<sup>th</sup> of July. Wow!



Paula added that she actively supports organizations helping people with health issues. “I was diagnosed in June of 2020 with Triple Negative

Breast Cancer during the pandemic. I fought through two years of active treatment followed by four reconstructive surgeries the next year, including after I moved here. I will forever be an advocate for skin and breast cancer issues.”

Brian and Paula love our community and appreciate the many opportunities to meet people and join the diverse activities provided. They enjoy walking on the beach several times a week, and their dogs enjoy walking and meeting other pups, too.

They say, “Thanks to everyone who has embraced us joining this community. We wish everyone good health and happiness.”

Welcome, Paula and Brian, you are a wonderful addition to Niguel Shores!

—Michelle Ralph

*Note from Michelle: Having attended college in Dayton, Ohio with a Frisch’s Big Boy within walking distance to campus, I can personally attest to its popularity and delicious hamburgers. A dear friend and native Daytonian also has fond memories of going to Frisch’s as a big treat, always ordering the combination Big Boy (no center bun) with extra tartar sauce and a coke. Dessert was always the chocolate ice cream cake with hot fudge sauce. She would eventually share these traditions with her sons, nieces and nephews, and even two great nieces. I’m sure many families have great memories of Frisch’s Big Boy Drive-Ins!*



# MEN'S CLUB 4TH OF JULY PANCAKE BREAKFAST 40<sup>TH</sup> ANNIVERSARY



★ Memories of Breakfast Teams from Years Past ★



Every year, the Men's Club provides its popular Pancake Breakfast as the perfect opening event for our Niguel Shores Independence Day. In fact, this year marks the **40<sup>th</sup> Anniversary** of the **Niguel Shores Men's Club Pancake Breakfast**. With each year the attendance has grown, and now around 500 family, friends and neighbors are expected to enjoy this annual Shores tradition. As **John Chis**, who is leading our kitchen staff, likes to remind us: Our volunteers serve more breakfasts in 2 ½ hours than a commercial restaurant with trained staff typically serves in an entire morning. While the pancakes, which are made with a special recipe, are delicious, the big draw for our pancake breakfast is beginning the 4th of July with a sense of community.

Proceeds from the breakfast help support the **Men's Club Scholarship Fund** that awards scholarships every year to deserving high school graduates. This year, three

Niguel Shores graduating seniors each received \$1000 scholarships from the Men's Club.

**Tim Williams** is Chairperson for the Pancake Breakfast. **John Yocca** and **Geoff Dunlevie** set up the online and in-person tickets sales as well as coordinating the marketing. **Art Staudenbaur** leads the dining area team. It is a lot of work but the community always comes through with over 45 volunteers. This year we've even had some ladies ask if they can help. Getting these volunteers together (with some starting at 5:00 a.m.) has its challenges. Over the years we've had power outages, equipment failures, and other issues that created some Rube Goldberg-worthy stories. Like any well run operation, we've learned to expect the unexpected.

Some of the guys prefer a certain breakfast task. For years **Dick MacNair** had the dubious title of **Sausage King**. He was succeeded by **Sam Johnson** who held the throne for over a dozen years. And now we have **Eric Eckes** as our Sausage King. The Mixologist who has been in the same spot for 10 years is **Al Glatt**. He keeps the batter flowing at a consistent pace for **John E. Chis** who is flipping jacks on the griddle.

Looking at the Niguel Shores archives from 40-years ago, some things have changed at the Shores on the 4th. We no longer have sand castle contests or 3-legged races, the breakfast is no longer \$1.00, and there are no cars in the parade. But the traditional **Men's Club Pancake Breakfast** is here to stay.

Buy your tickets online for preferred seating or at the door on the 4th of July for first-come seating. Start your day with family, friends and Niguel Shores neighbors at the best breakfast in town.

—Geoff Dunlevie

**Men's Club 4th of July Pancake Breakfast**

8:00 to 10:15 a.m. at the Clubhouse

Tickets \$8 per person in advance or \$10 at the door

Purchase tickets at [pancakes.niguelshoresmensclub.org](http://pancakes.niguelshoresmensclub.org)

Proceeds go toward scholarships for Niguel Shores graduating students.

Everyone is invited!

# THE WOMEN'S CLUB AND THE GARDEN CLUB WRAPPED UP THEIR CLUB YEARS IN JUNE—AND IN BIG WAYS!

Women's Club members enjoyed the Dana Derby "Run for the Roses" at a lively luncheon chaired by Carey Smith and Anna Kwit. After a delicious buffet and wild derby races, lucky raffle winners went home with terrific prizes.



The Garden Club's Annual Barbecue was great fun on a beautiful sunny day at the Bluff.





## LOCAL BIRD FLU IN CATS

Last December, the Los Angeles County Department of Public Health reported avian influenza A (H5N1) in two domestic cats that died after consuming raw milk from a lot recalled after products were found to be contaminated with this virus we commonly call *bird flu*.

Avian influenza A is a virus that primarily infects wild and domestic birds. The current strain has been recognized as a cause of avian morbidity and mortality since the early 2000s. More than 168 million birds have been affected. In late 2021, a European strain of H5N1 was first detected in North America. Since then, the virus has been identified in numerous commercial poultry operations, backyard flocks and wild birds.

In 2024, H5N1 was identified for the first time in dairy cattle, which are infected chiefly in the mammary tissue and which shed the virus in their milk. Since this outbreak of H5N1 in dairy cattle began, dozens of cats have contracted the virus, including barn and feral cats, indoor cats and big cats in zoos and in the wild (e.g., mountain lions, tigers, leopards, bobcats). Cats were already known to be susceptible to the H5N1 virus, with several feline cases linked to poultry or wild bird exposure before the outbreak in cattle began.

**How would my cat get H5N1?** Cats that eat infected birds could get H5N1. They can also contract it from drinking raw milk or other unpasteurized dairy products, or from eating raw pet foods or raw meats sold for human consumption.

**What symptoms would a cat have?** Symptoms might include lethargy, loss of appetite, fever, acute respiratory illness (difficulty breathing, increased breathing rate), eye or nasal discharge. In addition, neurologic illness could come on

quickly and rapidly progress, mimicking rabies with wobbly legs, paralysis, seizures and blindness.

**Can I get H5N1 from my cat?** Humans rarely become infected with bird flu. Those that interact with infected animals are at higher risk. People can be infected when enough virus gets into a person's eyes or nose. It is unknown whether a person can be infected through inhalation.

**What do I do if I suspect my cat could have been exposed to H5N1?** Pet owners should contact their veterinarian. They should inform the veterinary clinic before arriving so the veterinary team can prepare to handle the cat in a manner that reduces spread to veterinary staff, other clients and their animals.

**How can I prevent bird flu infection in my pet?** Avoid feeding your pet raw dairy, raw meat, raw poultry and raw pet food diets. Keep cats away from livestock, poultry, wild birds and environments where these animals are present.

**Can H5N1 be treated in cats?** There is no effective treatment for influenza in cats. Tamiflu is the first line of defense for human influenza, but it is not approved for use in animals, and infection may not be readily detectable early enough in its course for this drug to be effective.

**Can a cat with H5N1 give it to other cats?** This is unknown. Infections in cats living in the same household are more likely a result of coincidental exposure to the same food source (raw pet food, raw milk).

**What is being done about the problem of H5N1?** The USDA, in consultation with the DHHS, CDC, NIH, and FDA, has announced initial plans to explore prevention, therapeutics, research and potential vaccine candidates. The USDA is slated to invest up to \$100 million to identify and foster innovative solutions to fight H5N1 and directly support America's farmers and ranchers. These entities are working to learn as much as possible about virus transmission and risk factors within dairy herds, between herds, and between dairy and poultry premises.

However, it is impossible to keep wild birds away from cows. The birds can go to any dairy and spread the virus in their droppings. Dairy cattle are outdoors, moved on and off dairy premises, and have multiple service providers visit the dairies including feed drivers, nutritionists, hoof trimmers, breeders and employees. The virus has been confirmed in 1,000 dairy cattle herds in 17 states so far. Work will have to be done to see how to mitigate this in the future.

Meanwhile, remember cats become infected by hunting and eating infected wild birds and mammals, or by consuming infected raw pet food or raw cow's milk—including products sold commercially. To protect your cat, do as much as you can to monitor its whereabouts and what it is eating. Consult a vet immediately if your cat shows symptoms of infection.

—Susan Davis DVM

*4<sup>th</sup> Of July Pet Safety Tips*

**Keep your furry friends safe during Independence Day celebrations:**

- Keep Pets Indoors:** During fireworks, keep your pets inside in a quiet room with the TV or radio on to help mask the noise.
- Avoid Harmful Foods:** Ensure that pets do not have access to leftover food, alcoholic beverages, or any harmful items.
- Use Positive Reinforcement:** If your pet is scared of loud noises, use positive reinforcement techniques to help them associate the sounds with treats.
- Protect from Fireworks:** Consider using pet-safe ear protection or calming products recommended by your veterinarian.
- ID and Microchip:** Make sure your pet is wearing an ID tag and is microchipped in case they get lost.

These tips can help ensure a safe and enjoyable holiday for both you and your pets!

# ACTIVITES

## PAGE TURNERS

In June, **Page Turners** held a joint meeting of their three groups to review *The Violin Conspiracy* and announce the nine titles to be read during their 2025-2026 “book club year” beginning in September.

The book selection process began back in April with members suggesting books for consideration. Each of the three Page Turners groups submitted eight books and, from those final twenty-four, each member voted for their nine favorites.

The votes have been tallied and, out of the twenty-four suggested, the winning nine titles for our next club year (and number of votes) are as follows:

- *The Borrowed Life Of Frederick Fife* by Anna Johnston (22)
- *Winterdance* by Gary Paulsen (18)
- *James* by Percival Everett (18)
- *The Weekend* by Charlotte Wood (16)
- *Old God's Time* by Sebastian Barry (15)
- *Broken Country* by Clare Leslie Hall (14)
- *Isola* by Allegra Goodman (13)
- *Tell Me Everything* by Elizabeth Strout (13)
- *The Covenant of Water* by Abraham Verghese (13)

As a group of approximately 38 members, there are many different preferences in books, and I think the final outcome reflects the various different choices. If you would like to see the list of twenty-four books, I would be happy to send them to you. You can reach me at [fzimec@cox.net](mailto:fzimec@cox.net).

We will resume our regular meetings in September. For more information on the group, you can contact anyone of the coordinators at their email address: **Lisa Buchner** at [lisabuchner47@gmail.com](mailto:lisabuchner47@gmail.com), **Steve and Ann Morris** at [sam-wrsi@cox.net](mailto:sam-wrsi@cox.net) or myself at the email above.

—Frances Ozimec

## BRIDGE

I love the game of Bridge. I enjoy meeting new players and honing my skills. Some of us have lessor skills than others, but we can still enjoy the game. I consistently listen to how our opponents bid and this gives me a better understanding of what cards they have. All this information allows me to make my bid.

Come join our Bridge group for good companionship and Girl Scout cookies too. We meet on Wednesdays in the Clubhouse at 10:30 a.m.



### Our recent winners:

**May 21:** Patti Liebman, one of our resident Bridge players came in 1st; a new visitor, Karen Murphey, came in 2nd; Jim Pinola, a resident who regularly places, came in 3rd.

**May 28:** Freyd Rad, a frequent visitor to our shores, stole 1st place; another friendly visitor from the windy hills of Laguna, Sandy Nelson, trailed Freyd closely and held on to 2nd; another voice out of the wilderness, Mike Oliva, came in 3rd.

**June 4:** Bill Imbriale stepped up to bat for 1st; Glenda Wilson was close behind for 2nd; our favorite Cookie Monster, Patti Liebman, picked a sweet spot for 3rd.

**June 11:** Mary Siegle, a new player to Niguel Shores Bridge Club commanded 1st; Frank Feher tied for 2nd with Freyd Rad. This is an unusual and very rare occurrence. Congratulations to both men.

Join us, if you are interested in playing. Please give a call to **Bob or Betty French** at (949) 312-2556 or visit us on Wednesdays after 2:00 pm.

—Mike Oliva

**Y**um! Juicy, flavorful, and just plain delicious. An apt description of a piece of beautifully grilled salmon I was enjoying, along with some lovely side dishes and a glass of chilled Chardonnay. What could be better? If you aren't a fan of fish, you probably have a ready answer, and I understand. However, for us fish lovers it is a divine moment.

But have you ever stopped to wonder how this beautiful fish landed on your plate? As it turns out, it's rather confusing with many aspects of shopping for fish remaining unsolvable.

Our taste for fish consumption has grown enormously, right along with the world's human population, resulting in an exponential demand for fish as a source of lean protein. Fish also are a source of omega-3 fats which are supposed to reduce our risk of heart disease, with some studies agreeing and others not. However, there is research that suggests omega-3's possibly prevent blood clots and irregular heartbeats that often lead to strokes or heart attacks, so the American Heart Association does recommend consuming a couple of servings weekly.

While shopping for seafood or freshwater fish at your local grocery store, you've probably noticed that much of the fish we purchase is farm raised, which can be good, and also bad. Concerns come into question over water quality, the use of antibiotics, pesticides, and disinfectants which are all bad for our health. The whole practice of raising farmed fish has come about from overfishing globally using

abhorrent practices, like detonating explosives to kill the fish which rise to the surface and are collected, or by dragging miles-long nets through the water capturing anything in their wake, including fish that are not sellable which are thrown back, whether they're dead or alive.

Another concern is human rights violations that occur when fishing vessels are far out to sea for months at a time with no one watching out for the workers. Punishment, starvation, and loss of life are not uncommon and not tracked. Add to this the fact that wild-caught fish can be labeled as caught in the United States as long as the vessel from which it was fished flew a United States flag. However, the fish could be caught anywhere around the world, and you'll never know. Add to this already frightening scenario the various contaminants that are in fish we buy at the store along with the fish we may catch ourselves, such as mercury (commonly found in tuna), microplastics (found in all ocean waters), PCB's (polychlorinated biphenyls), and PFAS (polyfluoroalkyl substances), with the last two being "forever chemicals."

When you consider how we treat our waters, whether fresh or salt, by dumping waste and toxins of all kinds into them, it should be no surprise that the fish we eat are contaminated. You can go to **Monterey Bay Aquarium's *seafoodwatch.org*** for safe choices. Also, look for The **Global Seafood Alliance's Best Seafood Practices (BSP)** when you shop. Then you can be a little more assured that what you're eating on one of our lovely summer evenings is a safer bet when it comes to you and your family's health.



*To Your Health! Sharon Stewart RN, Wellness Coach, Sharon@SharonStewartRN.com*

## WEST COAST SEAFOOD GUIDE from *seafoodwatch.org*

### BEST CHOICE

- Arctic char
- Bass (farmed from US or Mexico)
- Catfish (farmed from US)
- Clams (farmed)
- Cod: Pacific (from AK)
- Crab: king (from AK)
- Flounder (from AK)
- Mussels (farmed)
- Oysters (farmed)
- Rockfish (from US)
- Sablefish/black cod (from AK pots)
- Salmon (farmed from New Zealand)
- Sanddab (from US)
- Scallops (farmed)
- Seaweed (farmed)
- Shrimp (farmed from US)
- Sole (from US)
- Squid (from CA)
- Swordfish (from US buoy gear, harpoon, or pole-&-line)
- Trout: rainbow (farmed from US)
- Tuna: albacore (troll or pole-&-line)
- Tuna: skipjack (Pacific troll or pole-&-line)

### GOOD ALTERNATIVE

- Clams (wild from US or Canada)
- Flounder (from British Columbia)
- Lingcod
- LoBster: spiny (from US or Mexico)
- Mackerel (from Ecuador, Japan, or Morocco)
- Mahi-mahi (from US)
- Oysters (wild from US)
- Sablefish/black cod (all other gear types)
- Salmon (wild from US)
- Sardine (from Japan or Morocco)
- Shrimp (wild from US or Canada; farmed from Ecuador, Honduras, or Thailand)
- Snapper (from US)
- Swordfish (imported harpoon, pole-&-line; from US gillnet or longline)
- Squid (from Chile or Peru)
- Tilapia (from Colombia, Honduras, Indonesia, Mexico, or Taiwan)
- Tuna: bigeye (from HI)
- Tuna: canned (check label for pole-&-line, troll-caught, FAD-free, or free school)
- Tuna: Pacific bluefin (from California)
- Tuna: yellowfin/ahi (from US; from Atlantic or Pacific free school)

### AVOID

- Basa/pangasius/swai
- Branzino/seabass (farmed from Mediterranean)
- Chilean seabass (from Chile)
- Crab (from Asia)
- Crab: snow (from Canada)
- Eel (imported farmed)
- LoBster: American (from US or Canada)
- Mahi-mahi (imported)
- Octopus
- Orange roughy
- Salmon (farmed from Canada, Chile, Norway, or Scotland)
- Sharks
- Shrimp (all other imported options)
- Squid (all other imported options)
- Swordfish (imported gillnet or longline)
- Tilapia (from China)
- Trout: rainbow (from Chile)
- Tuna: bluefin (farmed/ranchod)
- Tuna (from Indian Ocean)
- Tuna (all other options)

## TENNIS

### Women's Lawn Tennis at Wimbledon

The 2025 Wimbledon Championships are now underway through Sunday, July 13 at the All England Lawn Tennis and Croquet Club in the London suburb of Wimbledon.

Women's participation in lawn tennis has a history that mirrors the evolution of societal views on women's athleticism and empowerment. In the late 19th century, tennis began to capture the imagination of women looking for a socially acceptable form of exercise. Early female competitors navigated strict norms that discouraged strenuous physical activity for women, yet embraced lawn tennis as a path to self-expression, camaraderie, and subtle rebellion. Their determination laid the groundwork for what would become a transformative journey for women in sports.

By the early twentieth century, pioneering figures such as Lottie Dod and Dorothea Douglass Lambert Chambers achieved recognition for their skill and tenacity, challenging traditional expectations about femininity and athleticism. Their achievements on the court not only captivated audiences but also shifted public opinion, proving that grace and power could coexist in athletic competition. These early successes helped to create new opportunities for women, both in amateur settings and organized tournaments.

The mid-twentieth century marked a turning point, with increased participation from women worldwide. In the 1920s, stars like Suzanne Lenglen dazzled fans with their innovative style and fearless play, accelerating the sport's popularity. The post-World War II era brought improved training techniques, enhanced sports equipment, and more progressive cultural attitudes toward women in competitive sports. International rivalries and tournament circuits elevated the level of play and visibility of women's tennis, paving the way for subsequent generations.

In modern times, trailblazers such as Billie Jean King, Steffi Graf, and the Williams sisters have continued to redefine the game, combining exceptional performance with advocacy for gender equality. Their groundbreaking successes have inspired millions of young athletes to pursue excellence and to challenge any remaining barriers to participation in sports. Today, the story of women in lawn tennis is a vibrant testament to transformation, resilience, and the enduring quest for equality. From its humble origins to its current status as a global spectacle, women's tennis remains a powerful symbol of progress, empowerment, and the pursuit of excellence.



We hope each of you enjoy the tennis at Wimbledon. Remember, keep your racquets moving and “Live Life Happy, Wild and Free.” Contact us at [pacific92629@yahoo.com](mailto:pacific92629@yahoo.com).

—Don Baer and Penni Buff-Baer

## PICKLEBALL

A lot is happening on the pickleball courts right now! You may have noticed our new paddle holders on the courts, one side for winners of the previous games, the other for second-place players. There is a magnetic sign that switches from side to side to indicate which side is up next, and all this is due to the initiative and follow-through of **Chris Horpel**. Thank you, Chris. A new screen will be affixed to our waiting area that will further block the heat and sun and make our waiting times more comfortable. We appreciate the efforts of the Steering Committee and the NSCA Office Staff in implementing these improvements so quickly.



Paddle holders and some happy pickleball players!

Everyone is welcome at our monthly Happy Hour. It's a great opportunity to socialize with pickleball friends, watch your email for the date, and bring your own drink and an appetizer to share.

Also, we held two pickleball clinics for our community on Tuesday, June 17 for beginners, and June 24 for intermediate players. Spaces were limited to 8 players each, and both sessions filled almost immediately. Because of this strong response, it is likely that we will host such clinics again in the future.

—Barb Barber

# DANA POINT THIS MONTH



## 4TH OF JULY FIREWORKS

Friday, July 4 at 9:00 p.m.

Fireworks in the sky above Doheny Beach and DP Harbor. For information email [recreation@danapoint.org](mailto:recreation@danapoint.org) or call (949) 248-3530.

## DP SHAKESPEARE FESTIVAL "TWELFTH NIGHT"

Friday 7/11 and Saturday 7/12

5:00 p.m. Food Trucks

7:00 p.m. Performance

Sea Terrace Park—Free Admission



## CONCERTS IN THE PARK

Sundays at 2:30 and 6:00 p.m.

7/13, 20, 27

Sea Terrace Park

Free Admission

For information email

[recreation@danapoint.org](mailto:recreation@danapoint.org) or

call (949) 248-3530.



## PACIFIC SYMPHONY ON THE GO

Thursday 7/17 at 6:00 p.m.

Pines Park

Free Admission

## BULKY ITEM CLEANUP DAY

Saturday 7/19

7:30 a.m. to 2:30 p.m.

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## NEIGHBORHOOD ADS

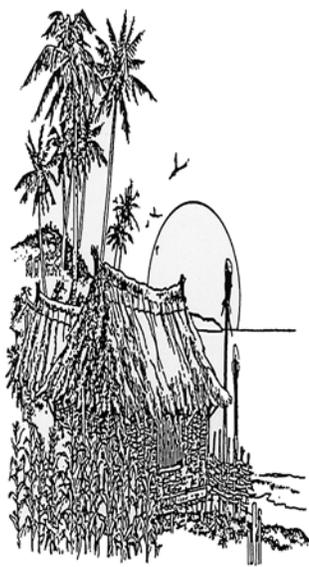
**For Sale:** Weber Bar-B-Q! Never used, comes with 2 propane tanks, cover, and instructions. Great for camping, picnics, or home patio. \$100 firm price. (949) 633-3252.

**For Sale:** 2022 Icon 160L Electric Golf Cart. \$9,000.00. Low Hours, Like new condition. Top Speed — 25 MPH. (480) 747-1756 or [greg.vanderburgh@gmail.com](mailto:greg.vanderburgh@gmail.com)

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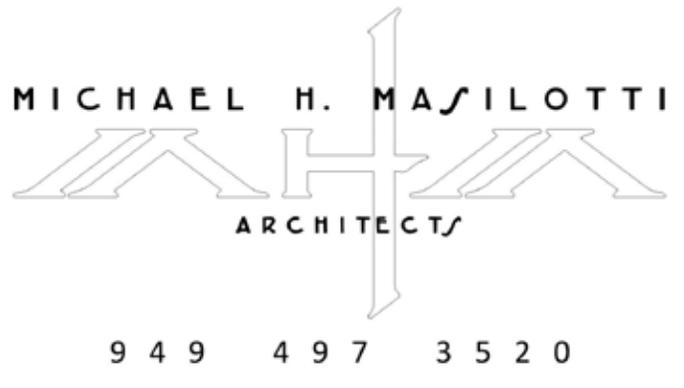
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# ZOCH

## REAL ESTATE GROUP

### Happy Independence Day!

LOYALTY ★ NEVER ★ FADES



#### ACTIVE LISTINGS

The active listing inventory in the past couple of weeks increased by 50 homes, up 1%, and now sits at 4,645, its highest level since July 2020. Last year, there were 2,786 homes on the market, 1,859 fewer homes, or 40% less.



#### DEMAND

Buyer demand, the number of pending sales over the prior month, increased from 1,621 to 1,633. Last year, there were 1,640 pending sales, nearly the same as today.



#### EXPECTED MARKET TIME

With supply and demand rising at a similar pace, the Expected Market Time, the number of days to sell all Orange County listings at the current buying pace, remained unchanged at 85 days in the past couple of weeks. Last year, it was 51 days, substantially faster than today.



#### CLOSED SALES

There were 1,863 closed residential resales in April, down 5% compared to April 2024's 1,968 and up 3% from March 2025. The sales-to-list price ratio was 99.1% for Orange County. Foreclosures accounted for 0.1% of all closed sales, and there were no short sales. That means that 99.9% of all sales were sellers with equity.



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**\* 2025 REAL ESTATE UPDATE FOR NIGUEL SHORES \***

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**2** HOMES CURRENTLY IN ESCROW  
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\* (PER MULTIPLE LISTING SERVICE AS OF 6/19/25) \*

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