

Seashore news



PUBLISHED MONTHLY BY THE NIGUEL SHORES COMMUNITY ASSOCIATION

Editor: N.S.C.A. (Staff)
Editorial Staff:

NOVEMBER 1981

FROM THE HELM

Regarding the Sea Terrace II suit against the Niguel Shores Community Association.....

Judge Lloyd E. Blanpied ruled against the Plaintiff (Sea Terrace II) and for the Defendant (Niguel Shores Community Association). He further ordered that dues held in trust pending outcome of the trial be turned over to the Association and that the Defendants shall recover the suit court costs.

A copy of the judge's remarks in the form of the court reporter's transcript is appended to this issue of the Seashore News.

The Association has spent approximately \$46,300 in defending itself in this case. \$1,719 of this is chargeable to reimbursable court costs. The Association is asking for legal fees.

The Board has approved:

1. A resolution updating our Parking and Tow Away and Penalties, Fines, and Fees policies. Residents will have an opportunity to ask questions regarding these matters at the November Board meeting.
2. An outline of employee job descriptions.
3. Renewal of our insurance policies at a substantial savings.

Major Items discussed at recent Board meetings:

1. Necessity for a written policy to govern content and issuance of the Seashore News.
2. Pros and cons regarding the formation of a M.A.C.
3. The upcoming (1982) budget.
4. Drainage problems (Windlass, Magellan Isle, Breakers Isle areas) and potential legal liability relating thereto.
5. Tree view blockage.

Upcoming:

The decision as to whether we wish to accept the water district's offer of lower cost reclaimed water for landscaping purposes. An open forum is contemplated whereby the pros and cons will be presented in an objective manner.

H. Whitney
President

NOV 81

MANAGEMENT MEMO

MANAGER'S COLUMN

Dear Members:

The President's comments in his article 'From the Helm' briefly refer to recent revised and adopted rules and regulations for:

1. Vehicle Decals, Key Cards and Passes
2. Parking and Tow Away Policy
3. Penalties, Fine and Fees

These policies are a supplement to the Covenants, Conditions and Restrictions (CC&R's) and the By-Laws of the Niguel Shores Community Association (NSCA) and copies of these revisions are attached to this newsletter.

Owners are reminded that they are responsible for the acts of their guests, lessees and invitees. It is especially important that tenants of owners be aware of the rules and regulations to minimize the problem of enforcement by the Association. To assist owners in this area and in an attempt to better inform all residents, this month's newsletter is being mailed to all non-resident owners as well as being delivered to the occupants of all residences within the Community.

Some brief comments about each of the new or revised rules and regulations listed above.

1. Vehicle Decals, Key Cards and Passes

The number of key cards, vehicle decals and passes and certain deposits and fees required has changed. A careful review of the enclosure is recommended so that misunderstandings may be precluded. Of particular importance in these revised rules and regulations is Section VIIB and Section VIII. While this policy has been adopted, the effective date of these particular sections will be on or after January 1, 1982. More information will be forthcoming regarding these particular sections which represent significant procedural changes.

2. Parking and Tow Away

For some time our security personnel (ABCO) have been issuing warning and reminders to those members and guests whose vehicles are in violation of our rules and regulations. The tow away procedure adoption by the Board should be a signal to all that enforcement is being stepped up. The ordinances of Federal, State and County apply to our Community as they do everywhere else. A concentrated effort by residents and

Cont.

NOV 81

2

MANAGER'S COLUMN CONTINUED

guests in not parking on sidewalks, observing curb color restrictions, parking in designated spaces only and displaying proper State and Community registration or identification, etc., will minimize or eliminate the need for NSCA to implement either the tow away or fees and fines remedies.

3. Fees and Fines Policy

This October 20, 1981 adopted revision, is primarily a clarification and updated version of the previous penalties, fines and fees. Fees and fines may be levied by the Board of Directors in the categories contained in the policy at its discretion, after reasonable notice and hearings (appeal) as outlined in Article IV, page 4 of the policy.

All rules and regulations pertaining to NSCA are intended to be for the benefit and protection of all members, tenants and all guests to help to ensure the private and peaceful enjoyment of the total community. As previously stated, compliance and cooperation of all concerned is necessary. Remember, security and staff personnel of NSCA are only following their instructions when they seek to require and enforce compliance with these rules. Members, tenants and guests can not expect the protection of the rules and the private community concept unless each abides by the rules.

Dick Smiley
General Manager

REMINDER: Those NSCA key cards recently issued will demagnetize other credit cards so that they will not read on automatic card readers used by merchants, etc. Keep your key card in a separate pocket of your bill fold.

Also, be sure you remove and bring into the office the remains of the "decal" when applying for a replacement decal or applying for a refund.



**ARE YOU GETTING
THE MESSAGE?**

NEW FACES

N.S.C.A. is fortunate to have acquired the services of four new employees.

Sarella Finchilescu comes to us from Rhodesia, via London and New York. She will be handling our secretarial assignments and working closely with the Architectural, Landscape and other committees. This lovely lady's soft voice, charming accent and excellent secretarial abilities have made her a valuable addition to our staff.

Ruth Rosen and her family have recently moved from Australia to settle in Laguna Niguel. Ruth has assumed the very demanding position of Receptionist, and is responsible for issuing key cards, passes and decals. Her delightful sense of humor, bubbling personality and enthusiastic assistance to the members have made her most welcome.

Richard Elliott and his family have just moved to California from Ohio, and we feel most fortunate to have acquired his assistance as Maintenance Supervisor. We're sure you are already seeing the results of the new maintenance programs initiated by "Elliott" and his crew members, Don Syme and Tony Landell.

Keith Lavery and his wife have settled in Mission Viejo, moving from Northern California. Keith joined us in May as the Association's new Bookkeeper, and many of you have already become acquainted with him. His friendly manner, enthusiasm and outstanding accounting abilities have already proven to be of invaluable benefit to us.

We're sure all of you join us in welcoming these new staff members to N.S.C.A.



NOV 81

THANKS!

SEA TERRACE I TOWNHOMES ASSOCIATION

Due to the resignation of our President, William Henderson, Merle Zeigner has been appointed President. Donald Anderson of Halyard has been appointed to the Board.

As Election will be coming up in January 1982. Dale Baltimore, Buck Ewing and Frank Taylor have been appointed on the Nomination Committee. Anyone interested in serving on the Board, please contact any of these gentlemen.

Due to legal delays and complications, it has become impossible to have a ballot sent out regarding roof maintenance this year.

The Board wishes; "On behalf of all Townhouse Residents" to express their deep appreciation for the fine work Bill Henderson has done these past two years in guiding the Townhouse's affairs as it's President. We wish you continued good health and again, many thanks.

R E C Y C L I N G P R O G R A M

The recycling program is operating efficiently as planned, and all we need to improve it is more participation from our residents. Many of our contributors have enlisted help from friends outside the Community, and we receive regular deliveries of paper and aluminum to augment our own accumulations.

If you feel a little tug of conscience when you toss your morning paper into your trash instead of a bag or box for delivery to our paper shed, then that is the time to make the move, and join the throng of Niguel Shores Recyclers.

We have had three pick-ups since September 1. Each load filled our shed to capacity, and while we do not as yet have the weight figures, they had to be 9 to 10 tons per load.

CASH ON HAND AT OCTOBER 20 - \$5,343.00

REMEMBER: Not only newspaper, but all kinds of magazines, phone books, pamphlets, brochures and junk mail are desired for recycling. Those Christmas catalogs are valuable for their weight, and also discarded Sears and Wards catalogs make welcome additions.

STASH THEM - DON'T TRASH THEM



K. Russell Paslaqua
Niguel Shores Men's Club



NOV 81

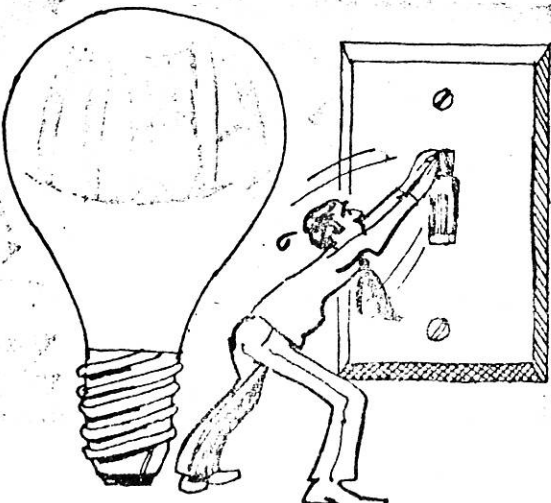
WATER MANAGEMENT

Water management is a term that is seeing more and more usage in the landscape industry. The landscapes that are created by developers certainly require more water than our normal rainfall is able to provide. Therefore we must provide it through irrigation systems. Even the best irrigation system does not distribute water as evenly as is often required. Areas with heavy clay become saturated, while sandy areas dry out with the same amount of water. During this past summer season, (the warmest on record) we experienced many problems of this nature in attempting to keep our community green. Increased water costs have intensified the seriousness of this problem, and caused water bills to soar. This fact combined with the possibility of water shortages, have caused the professional people in the landscape industry to take serious steps towards proper "water management".

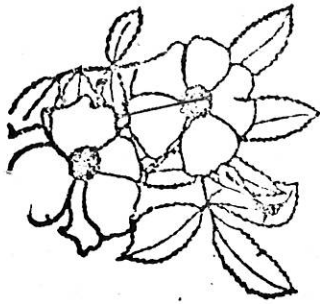
Niguel Shores Community Association and your landscape contractor is making progress towards water conservation. At the present time, an in-depth study is being evaluated regarding the possible eventual use of reclaimed water for landscape purposes in our community, which would reduce water costs while ensuring its availability. New dual program irrigation clocks are replacing old clocks as necessary. The new clocks give us more flexibility in watering specific areas (such as flower beds) less frequently than other areas (such as lawn areas) which require more water. The plant material being used in new plantings is continually under scrutiny to eliminate the "thirsty plants" as we search for more drought tolerant species. One of the more recent discoveries, which is coming into heavy usage is "acacia prostrata" which as you may suspect is a low growing (2-3 ft. in height) acacia type shrub. We are using them on banks in place of ground cover in many areas. Each plant will cover a minimum of 100 square feet when mature (1-2 years) and requires approximately half the water of most of our other drought tolerant ground cover. Their low profile allows them to be planted in locations where other plants would either block views and/or require continued trimming.

Certainly as our season changes, our need for irrigation water will lessen. Those of us who have automatic timers on our sprinklers at home, must be certain we use good "water management" in the reprogramming of these devices for the winter months. The common sprinkler heads (not "rainbird" type) run for five minutes twice a week will adequately supply the water required for a lawn area, and ten minutes or so for shrub areas once a week. I would recommend that through the

winter, the automatic clocks be set on manual and run only after an actual check of the ground is made. This will ensure that you are applying valuable water only when you need it.

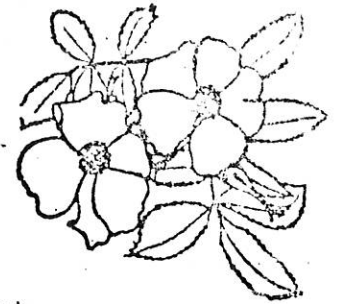


Dick Wendt
Landscape Contractor



Womens Club

Club



A bright "New Year" started for our Womens Club at the October 1st meeting. The new slate of officers was installed, with Valerie Fellows assuming the important post of President. We wish Valerie, and her officers, and the Committee members, a successful year.

The October 1st Salad Luncheon and installation was well attended. The luncheon was delicious, and the raffle of attractive items handmade by the craft group, was truly enjoyable - in fact exciting. Everyone had a favorite item and hoped to win.

The regular meeting of the Womens Club will be held on Thursday, November 5. The theme will be a "Friendship Fall Tea", and the time will be 2:00 p.m. Please note the change of meeting time. Please bring a friend or one of your neighbors. We will have good food and pleasant entertainment. The Arts and Craft group will meet on November 12 from 10 a.m. until 2 p.m. This active group will be working on Christmas projects. Bring a sack lunch. If you wish more information, please call Maralee Davis: 496-1049. Third Thursday outside activity, November 19. A trip by bus to the Lawrence Welk Village. Lunch will be available at the Lawrence Welk Restaurant. For more information, call Edie Newton: 493-6652.

Remember that dues are now payable. Where can you have so many enjoyable events and make so many new friends for \$2.00 per year?

Looking ahead! Thursday, December 3, we will have the Mens Club as our guests for a Christmas Luncheon. We will have entertainment and start at 12:30 p.m. The program will be musical and will feature the "A La Carte Players".

FLASH!!!!
NOW
READ
THIS!

Helen Paslaqua
496-0978

WATERCOLOR CLASS

There will be a six week series of watercolor classes beginning November 3. Classes will be held every Tuesday from 1-4 p.m.

Doris Adams invites former and new members to join the group. Beginners should contact her at 493-4445 to find out what materials they will need.

Since the first meeting is on election day, it will be a paintout at Dana Point Marina. The group will meet at 1:00 p.m. at the picnic table outside the Community Center.

Please register at the Niguel Shores office ahead of time in order to reserve a place in the class. The fee is \$45.00 for the six week session.



NIGUEL SHORES MENS CLUB



MARK YOUR CALENDAR FOR: Thursday, November 5

Since Tuesday, November 3 is Election Day, we have scheduled our regular first Tuesday breakfast for Thursday, November 5, at 8:30 a.m. sharp. Tom Riley, our Supervisor, will be our guest speaker. Let's greet him with a large turnout.

We are indebted to the Womens Club for allowing us to use their morning so that we could accomodate Mr. Riley's schedule.

Golf is scheduled for November 10, at San Juan Hills, with the first tee off at 10:22 a.m. On November 24, we will play Fallbrook Golf Course instead of Anaheim Hills as shown on the schedule sheet. We will leave the Recreation Center at 9:00 a.m. For any further golf information, please call Dick Harman at 493-2340.

Remember to vote on November 3 and attend our breakfast on November 5.

Lew Peck, President
661-0991

SHORES BRIDGE GROUP

WEDNESDAY AFTERNOON
PROGRESSIVE BRIDGE

The following were winners:

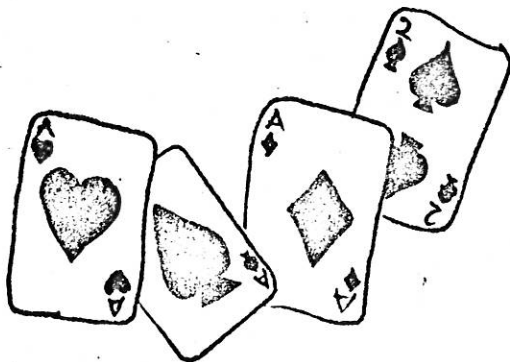
September 16, 1981
Margaret Costello - First
Louise Pretzinger - Runner Up

September 23, 1981
Virginia Brooks - First
Margaret Costello - Runner Up

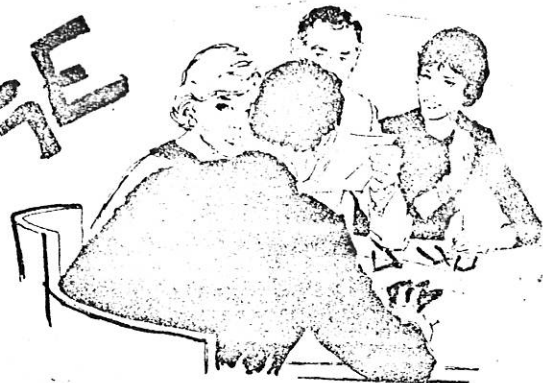
September 30, 1981
Jean Phelps - First
Virginia Brooks - Runner Up

October 7, 1981
Doris Kelman - First
Mary Sanders - Runner Up

If you are interested in joining us, please call Betty Pease at 496-7664 on Mondays for reservations. We play on Wednesdays at the Community Center at 12:00. Plan to be there early so we can start promptly. Everyone is welcome.



SHORES COUPLES BRIDGE



Have you noticed how certain names keep popping up in this article? Well - here they are again! Bob and Mil Short were first place winners on October 2, with John and Jean Wells close behind. Then on October 16 George and Catherine McDonald had top score, while Jean Freeman and Dolores Gauvain came in second. Find players, all - but the rest of us don't get discouraged. We just keep plugging away, having a wonderful time, and winning our smaller shares.

The McDons, Roy and Lois Songer, and Carl and Marguerite Printz served as hosts last month, and we thank them all for their KP and custodial duties as well as for the luscious treats.

.....PARTYPARTY.....THIRD ANNIVERSARY.....PARTY.....PARTY.....

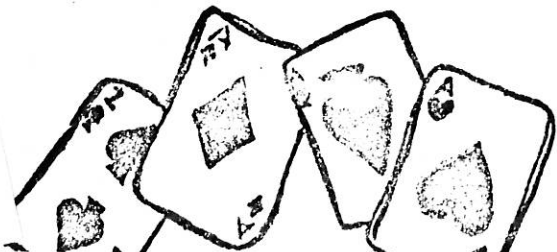
And now for the exciting news that on Friday, November 6, we will celebrate the third anniversary of our happy bridge group with our traditional Wine and Hearty Hors d'oeuvres party - but this year with a new attraction! While enjoying the social hour and partaking of the delicious goodies all the ladies (and a few gentlemen, too) concoct, there will be some Monte Carlo type activities going on. Chips will be given out with your admission of the usual 50c per person, so you can play roulette, roll the dice, challenge the dealer at Black Jack, or dabble in a round of Tripoly. If you're not into that sort of thing, you can just watch, root for your favorite crap shooter, or chat while you nibble. All this will be followed at 7:30 by the regular bridge round robin, offering prizes for first, second, and third placed. The party begins at 6:00 on this night. No reservations needed; only bring a favorite snack to share. A variety of wines plus a platter of roast beef and rolls will be furnished. Please plan to join us if you have played bridge with us anytime - or even if you are a newcomer and want to find out how much fund we have.

November 6

6:00 p.m.

At the Rec. Center

Jackie Maier
496-9654



NOV 81

MOM'S CLUB

The Mom's Club will meet again on November 5 (Thursday) at 10:00 a.m. at Ruth McKee's house.

We will be displaying Discovery - Toys. Come see if there is anything that might interest you. Its a good time to think of Christmas.

Please call Ruth to tell her if you are coming - 493-7135. Bring a friend. All Moms are welcome.

Sue Hardy

"Read all about it"

Richard Drewelow of Hobart Bay, is back in school after a busy summer of swimming.

He recently returned from Hawaii where he competed in an international invitational swim meet winning the high point trophy for 11 to 12 year old boys and setting a Hawaii State record in the 200 meter free style. Prior to that he competed in Junior Olympics held at Cypress College where he placed first in four of the five events.

He swims with the Mission Viego Natadores, under coasch Pat Birch, who have been the national champions since 1974. His summer training included weights, running, and five hours in the pool swimming nearly 8,000 meters daily. Although he will be young for a boy, his personal goal is to qualify for the Olympic Trials in 1984 and win a metal in 1988.



A young student from Europe grew upset over the difficulty of foreigners in learning the English language. He said, "How can you explain the pronunciation rules of a language when it has 6 words that are all spelled alike and all sounded completely different from each other - plough, rough, cough, dough, through, and hiccough?"



POT LUCK

NOVEMBER POTLUCK DINNER
(No children please)

The November Potluck Dinner will be held as usual on the third Sunday of the month. The date is November 15.

Happy Hour starts at 6 p.m. with Dinner scheduled for 7 p.m.

Bring your own liquid refreshment for Happy Hour, and also your own plates, cups, and silverware.

Please call a member of the committee and make reservations in advance. The committee member will indicate whether a casserole, salad or dessert is needed.

The Committee for November:

Helen and Russ Paslaqua	496-0978
Anna Jo and Dick Phares	493-0775
Petey and Hal Lawrence	496-0207

Over the past 7 or 7 years, Potluck Dinners have proven very popular; however, just in the last few months, attendance has fallen off to the point where it has been asked whether our residents are tired of these get-togethers, or whether they are held too frequently. Some consideration has been given to holding them every other month, or even quarterly.

If you truly enjoy these social events, you can indicate your support by attending them regularly. Suggest to your neighbors that they attend, and even bring guests.

Your committee members spend their time working up these events for your pleasure, and you can repay them for their work by providing your company and some of your own excellent food.

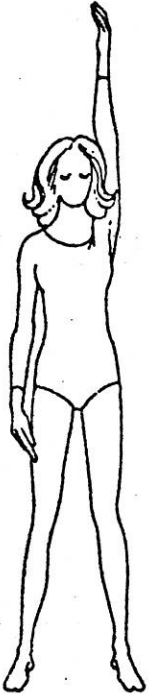
PLEASE - PLEASE - PLEASE call ahead so the committee will not have to take their time out to make these many individual calls.

K. Russell Paslaqua
496-0978



NOV 81

EXERCISE



Ladies:

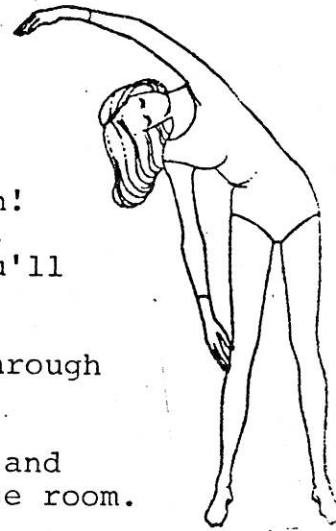
Aerobic Dance-Exercise classes are here! Trim away unwanted inches as you move to music - never has exercising been more fun! And moms - childcare is available. Sign up now at the office you'll love the results!

A new session begins November 1 through December 11.

Time: 9:00 - 10:00 a.m., Mondays and Fridays in the Multi-purpose room.

Fee: \$30.00 (prorating available)

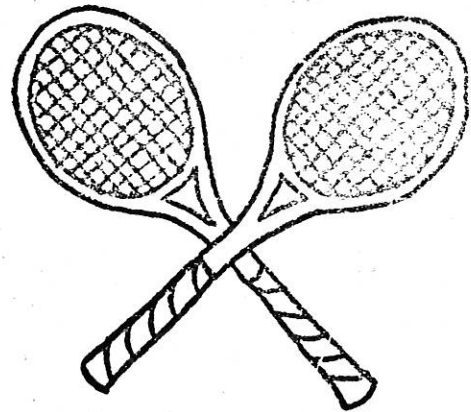
Please make checks payable to Lucia Marriner.



LADIES HILL AND HARBOR LEAGUE

Niguel Shores played South Coast Plaza Harbor Greens on Wednesday, October 14, 1981 and won three out of four matches.

The new lesson schedule will be every other Friday from 9-11 a.m. with Randy Myers beginning November 6, 1981.



TENNIS PLAYERS:

TAKE NOTE OF THE NEW TENNIS LESSON SCHEDULE — IT HAS BEEN MOVED

FROM MONDAY (10-11 a.m.)

TO FRIDAY (9-11 a.m.)

..... NOVEMBER 6th

Neighborhood Exchange

If you wish to place an ad for \$1.00, the office has the proper forms. Please bring your \$1 check and read the guidelines.

- LOST CATSIAMESE TABBY, blonde with dark strips, blue eyes, white paws and front female named Fannie. Reward. Please contact Elizabeth Kelsch at 661-5802

- 18 Aggregate Stepping Stones 24" x 24" - \$5.00 each
10 Cement Squares 24" x 24" - \$2.50 each

Call Mrs. Magwood at 493-4413

- FOR SALE Piano 1895 Kingsbury ... upright, excellent condition.

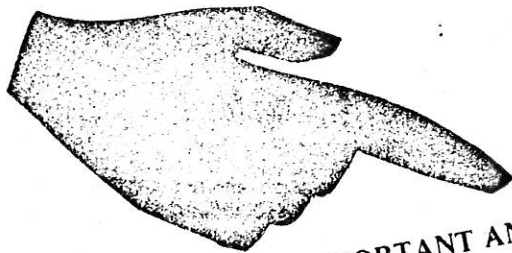
Call Carole Rotola at 496-5807

- WANTED for our Cub Scout Den old card tables and folding chairs.

Call Jackie Pearson 496-7782 or Julie Smart 496-4536

- CUSTOM COFFEE TABLEthree-quarter inch glass top, 5' x 3' exquisite handmade base \$400.00 O.B.O.

Call evenings, Mrs. R.A. Freyling - 493-6245
33655 Marlinspike



IMPORTANT ANNOUNCEMENT

BIKE SAFETY HINTS

School children on bikes should not follow cars through the gates at the Selva entrance because the gates could close and cause injury or damage bikes.



DON'T MISS!

The NIGUEL SHORES MEN'S CLUB

8th Annual

CHRISTMAS Dinner-Dance

Friday, December 4th

at El Niguel Country Club

It's a great way to start the festive Christmas season with your friends...The party starts with a no host cocktail gathering at 6pm. The band will begin to play at the same time for those who wish to dance. We request everyone come early...see your friends...meet neighbors and get the party off to a happy start. Dinner will be served at 7:15 and will include an entree of Prime Rib of Beef with all the trimmings plus a super dessert. Dancing will continue throughout the evening till 11pm.

The cost: \$44. a couple (\$22. for singles, guest)
Tickets for cocktails and wine will be available at club.

It has always been a fabulous party, and will be a great party this year. Please make your reservations early. Contact any of the committee listed below, a check will guarantee you of reservations (checks will not be deposited till last week of November). Space is limited, make your plans today, you'll be delighted...you did!

Lew Peck	661 0991
Jack Fellows	496 9759
Buck Ewing	496 9713
Dick Harman	493 2340

NOVEMBER 1981

Calendar of Events

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
1	2 Exercise 9-10 a.m. Ballet 3-5 p.m. LANDSCAPE/ MAINTENANCE 4:00 p.m.	3 (Election Day) Watercolor Class outing 1:00 p.m. (Men's Club) Breakfast-see 11/5/81	4 Bridge 12:00 p.m. ARCHITECTURAL 3:45 p.m. SECURITY 7:30 p.m.	5 Men's Club Breakfast 8:30am BOARD MEETING 8:00 am Ladies Tennis 9:00 am Mom's Club 10 am Women's Club 2 pm	6 Exercise 9-10 a.m. Hill & Harbor Lessons Bridge 6:00 pm	7
8	9 Exercise 9-10 a.m. Ballet 3-5 p.m.	10 Mens Club Golf Watercolor Class 1-4 pm BOARD MEETING 8:00 pm	11 Hill & Harbor 11-1 Bridge 12:00 pm LEGAL 7:30 pm RECREATION 8:00 pm	12 Ladies Tennis 9:00 a.m. Women's Club Craft 10-2 pm	13 Exercise 9-10 a.m.	14
15 Pot Luck 6:00 p.m.	16 Exercise 9-10 a.m. SEA TERRACE II 9-11 a.m. Ballet 3-5 p.m.	17 Mens Club Breakfast 8:30 a.m. Watercolor Class 1-4 pm BOARD MEETING 8:00 p.m.	18 Bridge 12:00 p.m. ARCHITECTURE 3:45 p.m.	19 Ladies Tennis 9:00 a.m. Women's Club Tour Cub Scouts 6:45 p.m.	20 Exercise 9-10 a.m. Hill & Harbor lessons Bridge 7:30 p.m.	21
22	23 Exercise 9-10 a.m. Ballet 3-5 p.m. COMMUNICATIONS 7:30 pm	24 Mens Club Golf Watercolor Class 1-4 pm Boy Scouts 7-8 p.m.	25 Bridge 12:00 p.m.	26 (Thanksgiving) Office Closed	27 Exercise 9-10 a.m. Office Closed	28
29	30 Exercise 9-10 a.m. Ballet 3-5 p.m.				<u>(Recreational facilities will be open for use)</u>	



the surest way to teach small children to count is to distribute their gifts unevenly.