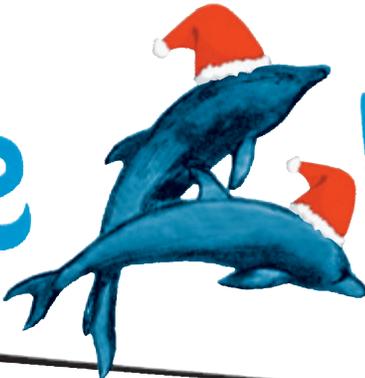


# Seashore News



December 2022

Published Monthly by Niguel Shores Community Association

Issue 588

## Niguel Shores Celebrates The Season



### NSCA COMMUNITY EVENTS

#### *Holiday Lights Contest*

Light up your street!

**Awards:** The ten (10) streets with the highest percentage of lighted homes will be awarded Gold or Red Bows to place on their street signs.

**Grand Prize Award:** The street with the highest percentage of lighted homes will win a fabulous Block Party!

#### *Christmas Market*

Saturday, December 3

11:00 a.m. to 4:00 p.m.

NSCA Community Center Park

Our creative residents and local vendors display their unique wares, gift items, household goods, and flavorful treats. There's something for everyone. Come take a look!

#### *Cookies with Santa*

Sunday, December 4

4:00 to 6:00 p.m.

NSCA Patio and Clubhouse

Tree lighting, cookies, punch, candy canes—and Santa Claus! Gather around as Santa reads stories to the kids. Everyone invited!

### CLUB HOLIDAY PARTIES

#### *Dippy Dolphins Holiday Luncheon*

Friday, December 2

12:00 Noon

NSCA Clubhouse

#### *Page Turners Holiday Book Exchange and Speaker*

Monday, December 5

1:00 p.m.

NSCA Clubhouse

#### *Women's and Men's Clubs Holiday Party*

Thursday, December 8

5:00 to 8:00 p.m.

NSCA Clubhouse

#### *Garden Club Holiday Luncheon*

Monday, December 12

11:00 a.m.

NSCA Clubhouse

#### *Pickleballers*

Thursday, December 15

6:00 p.m.

NSCA Clubhouse

See page 14 for a full list of Family Fun Holiday Activities.

*Holiday Greetings and Best Wishes to All!*



# THANK YOU NIGUEL SHORES!

OUR 2022 FOOD DRIVE WILL RESULT IN OVER **5,000** MEALS!



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

# FROM THE HELM

## Dear Neighbors,

We hope you had a wonderful Thanksgiving and will enjoy every moment of the holidays ahead. As we end 2022 and look forward to 2023, your Board of Directors give a big “Thank You” to all the volunteers and staff

that keep our community running and make Niguel Shores a great place to live. We hope your holiday season is full of peace, joy, and happiness.

—Rhonda Dunlevie

## GENERAL MANAGER REPORT

### Happy Holidays!

The Niguel Shores Staff would like to wish all residents of Niguel Shores Community a very happy and safe holiday season. We all look forward to a positive and happy coming year and future in such a wonderful community.

### Holiday Gratuity

Thank you all for your lovely contributions to the staff holiday gratuity fund. Each member of the office and maintenance staff appreciates that you support them, and they are very grateful for your kindness. Thank you to everyone!

### Office Closures

December 9 ..... ½ day—Staff and Board Holiday Lunch  
December 23 ..... ½ day—Christmas  
December 26 ..... Christmas  
December 30 ..... ½ day—New Year’s Eve

Happy Holidays!

### No Construction

There will be no construction allowed on December 25.

—Marla Miller

Best Wishes of the Season to Everyone!

### NOVEMBER 2022 BOARD MEETING: (GENERAL SESSION)

#### ACCEPTED AND FILED:

- Unaudited September 2022 Financial Reports
- General Session Committee Minutes

#### APPROVED:

- Revised General Meeting Minutes from June 8, 2022
- General Session Meeting Minutes from October 12, 2022
  - General Session Budget Meeting Minutes from October 27, 2022
- November 2022 Expense and Transfer (Actual)
  - Updated Litigation Disclosure
  - Covenant – Moonsail Drive
- Ratify Approval of Transfer of Special Assessment Funds from Pacific Western Bank to Comerica Money Markey Recreational Amenity Account
- Ratify Approval of Transfer of \$100,000 from Pacific Western Operating Account to Comerica Operating

Money Market Account to Remain under FDIC Limits

- Add an Emergency Item to the Agenda: Transfer \$81,120 from Pacific Western Bank to Comerica Money Markey Recreational Amenity Account
- Transfer \$81,120 from Pacific Western Bank to Comerica Money Markey Recreational Amenity Account
  - Annual Disclosure Mailing and 2023 Budget – NSCA/STII/BI
  - Amended Proposed Rule Changes
    - Office Carpet Replacement
- Harvest Proposal #100424 for Tree Removal Gourami Bay
- Harvest Proposal #101026 for Tree Removal Gourami Bay

#### REVIEWED/DISCUSSED:

- Check Register, General Ledger, Legal, and Delinquency Report (September)
  - Recreational Amenity Update
  - Correspondence to the Board
    - Manager’s Report

**NOTE:** The last approved General Session Minutes are posted on the Bulletin Board across from the NSCA Office entrance and on the website. 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.

THE NEXT BOARD OF DIRECTORS MEETING WILL BE HELD IN THE CONFERENCE ROOM ON THE **2nd WEDNESDAY, DECEMBER 14, 2022, BEGINNING AT 6:00 P.M.**

# COMMITTEE REPORTS

## ARCHITECTURAL COMMITTEE

The Architectural Committee (AC) is required under both the recorded CC&Rs and the Bylaws and is charged with the responsibility of reviewing and approving or disapproving all applications for exterior modifications to a lot. Like all committees, the AC is comprised of owner volunteers. The Association would like to extend its gratitude to **Jeannie Sticher, John Yocca, Mike Stively, Trisha Pearson, John Chis, and Barbara Speare** for their time and service on the AC in 2022.

The Committee meets twice a month, on the first and third Mondays. As of the first meeting in November, the AC approved 216 architectural applications this year: 158 applications for replacement of an existing item, 29 applications for improvements (major hardscape and landscape projects), 16 change order applications for adjustments to an approved modification, and 13 remodels.

In addition, 2 applications were closed as incomplete while 10 applications were disapproved for conflict with the existing rules.

The community has been quite busy with construction in 2022 but all these improvements lead to retaining property values and keeping Niguel Shores beautiful.

If you should have any questions regarding an architectural matter, please contact the AC staff liaison, Karen Decker at [kdecker@niguelshores.org](mailto:kdecker@niguelshores.org) or (949) 493-0122 x 3.

—Karen Decker

## COMMUNICATION COMMITTEE

During this time of gratitude, sharing, and celebration, the *Seashore News* sends a huge “Thank You” to everyone who contributed to this year’s issues. It takes dozens of volunteers to plan, create, and distribute the newsletter each month so we can’t name everyone here, but to single out a few:

Our appreciation goes out to the reporters who recently stepped up to write for the newsletter: **Mike Stively** (Architecture); **Tim Moore** (Men’s Club); **Mike Oliva** (Bridge); **Don Baer** (Tennis); **Debi Berk, Edwina Bynoe, Chris Horpel, Anthony Lord** (Pickleball); **Jessica Wright** (Family); **Jeannie Sticher, Gary Wilson, Debi Berk** (Rec Amenities).

It goes without saying that we are ever-grateful for our regulars, some of whom have been contributing articles and photos for years: **Tim Murphy** (Traffic/Safety); **Geoff Dunlevie** (Maintenance); **Bill Walkup** (Landscape); **Terry Link** (Women’s Club); **Ann Strauss** (Garden Club); **Frances Ozimec** (Page Turners); **Norton Schwartz** (Really Serious Book Club); **Susan Davis** (Pets); **Sharon Stewart**

(Wellness); **Meg Wilson, Jane Olson, Tina Fornadley, Gary Tinnes** (Photos).

We can’t forget to mention the loyal group who meet once a month to insert flyers into the newsletters and count copies for each street: **Marilou Heckman, Gayle Rindge, Ardis Ghobrial, Mary Ellen Hofmann, Susan and Joe Courtney, Lisa Merenbach, Dot Wall, Sam Johnson, Ray Homicz, Carol and Karl Kuhn, Joan Beyer, Peggy and Mike Oliva**—and add to that all the neighborhood residents who hand-deliver the newsletter to our homes each month.

Finally, a special acknowledgement of our Communication Committee members. They go way beyond any description I could give here to ensure that the newsletter and website are valuable resources for the whole community. It has been a pleasure as Seashore News Editor to work alongside these dedicated committee members: **Michelle Ralph, Patti Staudenbaur** (Assistant Editors); **Susan Courtney, Meg Wilson** (News and Photos); **Mary Ellen Hofmann** (Distribution); **Donny Borsack** (Board Liaison); **Matt Northrop** (NSCA Liaison); **Marla Miller** (General Manager).

The *Seashore News* and the Niguel Shores website [niguelshores.org](http://niguelshores.org) are the official sources of NSCA information about our community, written and distributed by our wonderful Niguel Shores volunteers. We look forward to hearing and writing more of your stories in the New Year. Blessed and Joyous Holidays to All!

—Sandy Homicz

## LANDSCAPE COMMITTEE

### What We Do—

The Landscape Committee works toward a coordinated, consistent, and colorful community landscape. The committee advises on replacement of problem or high maintenance plant material with shrubs, trees,

and flowers that are non-invasive, that do not unreasonably impede views, and that minimize maintenance costs.

The committee also observes the performance of the landscape contractor and participates in the development of other contracted work. Committee members investigate homeowner requests, complaints and suggestions, and report their findings and recommendations to the whole committee at a meeting once a month.



Local wildlife appreciate our beautiful community landscape as much as we do!

# COMMITTEE REPORTS

**Two Volunteers Needed**—Each member of the committee represents, observes, and reports on landscaping within his/her area as defined in the Rules and Regulations. At present, we need two volunteers in certain areas: One volunteer would cover the custom homes area encompassing Breakers Isle, Cabrillo Isle, Magellan Isle, Nauticus Isle, Seaward Isle and Shackleton Isle. The other volunteer would cover the Villas area of Porto Allegro, Porto Bello, Porto Cristo, Porto Fino, Porto Nuevo, Porto Verde, Via Capri, Via Del Cielo, Vista D'Onde, Vista D'Oro and Vista Grande.

If you are interested in serving our community by checking that the common area landscaping in one of these areas looks in top shape, please contact **Matt Northrop**, Community Administrator, at [mnorthrop@niguelshores.org](mailto:mnorthrop@niguelshores.org).

**Common Area Requests**—Homeowners with questions or concerns about landscape in common areas should fill out the service request form found on our website at [niguelshores.org](http://niguelshores.org) or available in the NSCA Office.

—*Bill Walkup*

## MAINTENANCE COMMITTEE

We hope you all had a wonderful Thanksgiving. Now it's time to turn your attention to trimming the tree and putting up those lights for the Holiday Lights Contest. They're looking for lights on every street—and watch out for Windjammer this year!

Even during the holidays, there are projects the Maintenance Committee and Staff are working on, and these never stop. Speaking of never stopping, our committee would like to give a big thank you to our hard-working **Maintenance Staff** headed by **George Cooley** and his team, **Dave Smith**, **Tom Shimkus** and **Ray Russomanno**, who all have been with us for many years. Niguel Shores simply could not function without this great group of professionals!

**Positions Open**—Do you know anyone looking to join the Maintenance Staff? **George Cooley** has a **part-time Maintenance Staff position open** and would love a referral. If you know anyone who might be a good fit for the team, please have them apply at the NSCA Office. (The position is not open to Niguel Shores residents.)

In addition, the **Maintenance Committee** is looking for **one or two residents** to fill our ranks. The time commitment is actually very small as we meet only once a month on the third Thursday at 9 a.m. and our **Chairman Len Beebe** is great at keeping the meetings under an hour. Other duties are walking an assigned area to assess for safety issues once or twice a year and reporting back to the committee. Being a committee member is a great way to be involved in the

## WWW.NIGUELSHORES.ORG

**Niguel Shores Website at [www.niguelshores.org](http://www.niguelshores.org) is the best resource for up-to-date information on our community!**

- Updates from Niguel Shores Community Association (NSCA)
- Information on NSCA Board Meetings and Resident Round Tables
- NSCA Proposed Rule Changes
- NSCA Board Actions
- NSCA Rules and Regulations
- Updates on Coastal Commission Revetment Decision
- Niguel Shores and Community Events scheduled for December
- Pickleball and Tennis hours and information
- Homeowner Request Forms
- Payment of HOA Bills Online
- Guest/Gate Login through *DwellingLive.com*
- Photo Galleries of Niguel Shores Events
- Niguel Shores History
- Dana Point City Updates and Link
- Dana Hills High School Link
- Dana Point Library Information
- Friends of the Library Information
- OC Register Link
- Dana Point Harbor Link
- Dana Point Police Services Link
- Seashore News Issues (1973-present)
- Post a Web Comment
- Niguel Shores Angels Community Assistance



Just a click of your mouse or a tap on your phone is all it takes to check us out at [www.niguelshores.org](http://www.niguelshores.org) to stay up to date on our Community!

workings of our community and contribute to keeping Niguel Shores the extremely well-maintained neighborhood it is.

Happy Holidays and see you at the Bluff for one of our wonderful sunsets. Cheers!

—*Geoff Dunlevie*

## RECREATION COMMITTEE

Happy Holidays to all from your Recreation Committee! Thank you for sharing in our fun events throughout the year. Save room on your calendar for just a few more.

### Upcoming Events:

**Christmas Market – Saturday, December 3, 11:00 a.m. to 4:00 p.m.** Come and enjoy our annual Christmas Market at the NSCA Community Center Park. If you would like to participate, get your vendor application in the office. Only 25 open spots available @ \$15 each. Interested vendors please contact **Nancy Tinnes** for more information at (949) 235-2555.

# COMMITTEES

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**Cookies with Santa—Sunday, December 4, 4:30 to 6:30 p.m.** Enjoy cookies and festive holiday punch with your friends while Santa Claus reads to the children under the tree and hands out candy canes.

**Holiday Lights Contest**—Have fun and decorate your homes with seasonal lights for our annual contest! **Awards will be given to streets with the highest percentage of homes with lights.** Judging will be the night of Wednesday, December 14. The 10 streets with the highest percentage of lighted homes will be awarded **Gold** or **Red Bows** to be placed on their street signs starting Friday, December 16. **Special Award:** The street with the highest percentage of lighted homes will earn a fabulous block party! We encourage everyone to decorate, and each street to participate to their fullest. Everyone enjoys the displays. Lights on!

—*The Recreation Committee*

## RECREATION AMENITIES COMMITTEE

As 2022 comes to an end, we are reminded of the accomplishments this past year. The Recreation Amenities Enhancement Project was a vision in 2019. Today, the enhancements are actually happening!

A special thank you to the project team for working diligently. The committee, along with the NSCA Board, are committed to completing the project in 2023. They continue to work on design reviews, and contract budgeting and scheduling.

In November, RRM was selected as the engineering contractor for this project. Over the next four months, engineering design drawings will be produced to obtain the necessary city permits and construction bids. Their subcontractor, KDM, started surveying the area in November using a drone for the topographic survey. The drones generate high-resolution and detailed 3D models, accurate to 2-3 cm horizontally and 5-6 cm vertically.

# CLUBS

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## WOMEN'S CLUB

### Holiday Party Coming Up

“It’s the most wonderful time of the year” as we enter the Christmas and Hanukkah traditional holidays, a time to enjoy friends and family. We begin the season with our **Niguel Shores’ Women’s and Men’s Club Holiday Party** on **Thursday, December 8** from **5 to 8 p.m.** We are holding our fabulous party in the Clubhouse amid the twinkling lights of the decorated Christmas tree, festive wreaths and

We want to thank you for submitting your assessment payments in a timely manner. As always, if you have any questions related to this project, please email [NSAmenities@gmail.com](mailto:NSAmenities@gmail.com).

Wishing everyone a happy holiday season. Stay safe and make memories!

—*Debi Berk*

## TRAFFIC AND SAFETY COMMITTEE

Hopefully, we close the year with a cheer and a good safety report. One tool often used to measure the effectiveness of a safety and crime prevention program is the absence of targeted crime, such as car break-ins. Last year we were quite successful as we experienced no reported burglaries or thefts from parked cars. This year there is a good chance we will do just as well.

*Nollag Shona*



The patrol service came up with a catchy phrase: “Lock it or Lose it,” and we amplified this message by advising everyone not to leave any valuables in an unattended car at any time. This concept was effective in emphasizing the seriousness of the threat posed by thieves.

Many techniques to combat burglars come from neighborhoods where fixing a broken window is a matter of pride and, on cold winter nights, a necessity. Our anti-burglary program focuses on intelligent landscaping, a clear view of windows and doors, and the importance of securing the garage so as not to tempt opportunists. Every successful anti-burglary program depends on neighbors looking out for each other.

Hopefully, we will stay alert and finish another year as a crime-free community. If we are successful, we can continue preventing crime for many more years.

*Nollag Shona!*

—*God Bless . . . Tim Murphy*

lighted garlands. There will be delicious appetizers, a sensational wine bar, cocktail tables for gathering, merry music, and your local community friends! Remember to bring a hearty appetizer to share and an unwrapped toy for children of the Marines at Camp Pendleton. Please come and enjoy this joyous evening!

**Recap**—Our November Luncheon was visited by two canine companions in training to be service dogs for someone with a

## CLUBS

disability. We all said “hello” to our furry friends, Sabrina and Emilia, and learned about the **Canine Companions** organization from our resident **Lorraine Camparo** and her associate **Lori Nitani**. The training of these dogs is incredible, starting at the breeding facility in Santa Rosa. When the puppies are old enough, they are sent to six campuses throughout the U.S. for behavioral



Canine Companions visited our luncheon in November.

training and to learn the traits for successful service dogs. The organization places service dogs with children, adults and veterans with disabilities, as well as with professionals working in visitation, health care and education settings. A truly enjoyable presentation from a very worthwhile organization!

Our November Outside Activity brought us to Roger’s Gardens’ Holiday Christmas Boutique and beautiful grounds, exquisitely decorated inside and out. We dined at the Farmhouse on locally sourced items served outdoors above the gardens. What a delightful way to welcome the holiday season! There will be no December Outside Activity or Luncheon. Instead, everyone is invited to enjoy a great time at the Holiday Party on December 8.

2022 has been a busy and productive year for Niguel Shores Women’s Club. Our monthly luncheons always offer an interesting presentation and a delicious salad bar filled with member’s culinary creations. In February, we shared Valentines with our luncheon table’s special friends. In April, our member models previewed spring fashions. June’s highlight was a delightful “Madhatter’s Tea Party,” and on Independence Day we provided the July 4th crowd with our gourmet hotdog lunch. In October we welcomed new members at a special gathering. Our Outside Activities brought us to many incredible places along our South County coastline. Now, we all look forward the cozy, country Holiday Party coming up on December 8.

**Membership**—Any Niguel Shores ladies interested in joining our “fun, friendly, community group,” please contact



New members gathered to socialize in October.

### *Women’s Club Outside Activity*

## *Join Us for an Afternoon at the Theater*

**EVENT: “A Christmas Carol”** Camino Real Theater  
31776 El Camino Real, San Juan Capistrano

**DATE & TIME: Sunday, December 11 at 2 p.m.**

**SPECIAL INFORMATION: \$33 per person**

Meet at the Clubhouse parking lot at 1:15 to carpool if you need a ride.

**RSVP: Call Carla Perin to reserve a seat: (949) 689-8831.**

**Judy Palladino** at [2palls@yahoo.com](mailto:2palls@yahoo.com) or **Kathy Zoch** at [kathyzoch@ochomes.org](mailto:kathyzoch@ochomes.org). Have a blessed holiday season filled with much love and joy!

—Terry Link

## MEN’S CLUB

**November Review**—November was a good month for the Men’s Club. On November 1, we were lucky to hear from several local political candidates seeking our support in the soon-to-follow election. The candidates even joined us for a tasty breakfast. I cannot think of another venue in which that kind of close interaction with political candidates is possible. It was fun and interesting to get to know these candidates, all of whom seemed qualified in their own way. The election process would be even more fun and interesting if I knew today, as I write this several days after the election, who won the elections...but I don’t.

At our second monthly meeting on November 15, led by the Club’s esteemed **VP John Gabbard**, we enjoyed a fine breakfast, welcomed one new member, **Mr. Greg Longawa**, and then welcomed a small delegation from the **San Clemente/Dana Point Pet Project Foundation**. The delegation included **Sherry Frymoyer, Pamela Schuler**, and was led by **Denise Zolg**. We learned how important this entirely volunteer organization is to the operation of the joint San Clemente/Dana Point Animal Shelter. While taxpayer funds cover the cost of the physical shelter, all the food and medical care provided to the animals, that makes our shelter a NO KILL facility, is the product of the volunteer work and fundraising efforts of this exceptional organization. They raise over \$400,000 every year to support their work, not to mention all the unpaid volunteer hours they donate. Please go to [petprojectfoundation.org](http://petprojectfoundation.org) to learn more about what they do and how you can help.

# CLUBS

**December Plans**—The Niguel Shores Men’s Club is looking forward to its **final 2022 monthly meeting on Tuesday, December 6 at 8 a.m.** It will be a doozie! The Club members, and their invited spouses and significant others, will not only be well fed by the inspired gastronomes of the Glatt/Baker Breakfast Team, they will be entertained by the talented, exciting Dana Hills High School Choir, led by Mr. Ray Medina. We are privileged to have this fine musical group appear at our last meeting of the year, and it will be a pleasure to be joined by our ladies.

Once we settle down from the excellent breakfast and the great musical entertainment, **President John Yocca** will take a few minutes to recognize and reward the first-rate work and ongoing contribution to the quality of life in Niguel Shores made possible year in and year out by our esteemed Maintenance Staff: **George Cooley, Dave Smith, Tom Shimkus, and Ray Russomano.** Thank you, gentlemen, for all that you do.

There is no meeting on December 20.

**Special Holiday Event!**—The annual combined **Men’s Club & Women’s Club Holiday Party** is coming up on **December 8 from 5 to 8 p.m.** in the **Clubhouse.** Members from both clubs, along with their spouses and significant others, will gather for appetizers, beer, wine, and holiday cheer. It is always a fun event. Look forward to seeing you there!

**Coming in the New Year**—Our **first meeting of the New Year** is **Tuesday, January 3, 2023.** Per our club’s by-laws, this is our Annual Membership Meeting. We will be nominating, electing/re-electing Board members, and collecting our annual \$25 dues.

**Membership**—If you are not yet a member of the Niguel Shores Men’s Club, start 2023 off right by joining our club.

Join us for a complimentary breakfast at one of our twice-monthly meetings. Breakfast is on us! I think you will be impressed with the quality of the people who comprise our membership and the friendly, open character of our get-together. Did you know you do not have to be a resident of the Shores to be a member of the Men’s Club?

—Tim Moore

## GARDEN CLUB

**A Time to Celebrate**—December has arrived: a time of celebration, colorful lights, vibrant wreaths, and family

gatherings. Let all the world welcome this season of peace.

The Garden Club will celebrate this joyful season at our **Holiday Party** for members on **Monday, December 12 at 11 a.m.** in the **Clubhouse.** If you wish to participate in our fun gift exchange, please bring a wrapped garden-related gift worth \$15.

Lunch at this party always promises to be a delicious affair with “bring and share” appetizers, salads and desserts. We look forward to the peace, joy, and friendship of the season, and we also look forward to another year of fruitful gardening in 2023!

**Ritz Garden Tour**—Last month, an enthusiastic group of Garden Club members took a field trip to our neighbor, the **Ritz Carlton Hotel.** We were fortunate to have **Andrew Dandy,** the naturalist from their **Eco Adventure Center,** give a tour through portions of their gardens and a presentation on “Birds, Bees, and Butterflies.” He also entertained us with his version of the mating dance and calls of the male Anna’s and Allen’s Hummingbirds, which are endemic to our region!

**Gift Idea**—During this holiday season, if you are hunting for gift ideas, have a look at a beautifully illustrated book titled *Around the World in 80 Plants* by Jonathan Drori, illustrated by Lucille Clerc. This book draws on botany, history and culture to showcase the ways in which plants and people intersect. You can read stories about the origins of familiar flora like tomatoes, dandelions, artichokes, and bananas; as well as more unusual ones like Spanish moss, mandrake, and nettles, to name a few. This publication is a follow-up to the author’s bestselling *Around the World in 80 Trees*, and both books are botanical journeys of beauty and brilliance.

—Ann Strauss

“All the flowers of all the tomorrows are in the seeds of today.”

—Chinese Proverb



Club Presidents Sharon Stewart and John Yocca request members to donate toys at the December 8 Holiday Party for Camp Pendleton Marine families.



The Garden Club’s tour of the Ritz Carlton gardens, complete with naturalist Andrew Dandy’s version of a hummingbird mating dance!



“If you have a garden and a library, you have everything you need.”

—Marcus Tullius Cicero

# ACTIVITIES

## BRIDGE

A group of Niguel Shores Bridge players were discussing top Bridge players. We started off by looking at the best Bridge players in the world and learned that the top three ranked by the World Bridge Federation are from Switzerland: Pierre Zimmermann, Michal Klukowski, and Piotr Gawrys. Do the Swiss know something we don't?

Did you know that professional Bridge players can make between \$500 to \$1,000 per day playing in small tournaments and as much as \$3,000 per day in larger games? Top Bridge players can command up to \$20,000 just to play in a tournament and the fees go up from there. The question is, what does it take to become a \$20,000+ Bridge player? Well, we at Niguel shores play each Wednesday in a fun tournament, but unfortunately, we cannot command the big bucks! Even so, we do have some very good players and lots of good fun.

Our winners for the last 5 weeks:

- 11/19 (1) Freyd Rad (2) Glenda Wilson (3) Jane Olson  
10/26 (1) Mike Oliva (2) Bob French and Jim Pinola (3) Sandy Nelson  
11/2 The Ladies Rule: (1) Shida Rad (2) Lanny Barnard (3) Betty French  
11/9 (1) Mike Oliva (2) Jim Pinola (3) Kitty Chambers  
11/16 (1) Don White (2) Jim Pinola (3) Betty French

If you are interested in playing, please contact **Bob** or **Betty French** at (650) 388-0820 or (949) 312-2556.

—Mike Oliva

## LIBRARY

The Dana Point Library on Niguel Road offers these free programs in December. Call the Service Desk for more information at (949) 496-5517.

### CHILDREN

- Builders Club – Mondays 12/5, 12, 19 at 2:30 p.m.  
Kids Movie & Make – Saturday 12/15, Thursday 12/22 at 10:30 a.m.

### FAMILIES ALL AGES

- Color Happy Coloring Club – Saturdays 12/3, 10, 17, 24, 31 at 2 p.m.



Bridge members enjoy fellowship and holiday treats at their Wednesday weekly meeting.



- Gingerbread House Decorating – Tuesday 12/13 at 3 p.m.  
Reading in Spanish with Carmen – Wednesday 12/14 at 2:30 p.m.

### ADULTS

- Coloring Club – Mondays 12/ 5, 12, 19 at 10:30 a.m.  
Writers Group – Tuesdays 12/6, 20 at 5 p.m.  
Gentle Reads Book Group – Thursday 12/8 at 10:30 a.m.  
Foreign Film *Queen of Glory* – Saturday 12/10 at 2 p.m.  
Crochet for Beginners – Saturday 12/17 at 10:30 a.m.  
Seaside Book Group – Monday 12/27 at 10:30 a.m.

—Dan DeNeve

## PAGE TURNERS

The Page Turners Book Club consists of three groups of approximately 10 members each. One group meets the fourth Monday afternoon of the month, and the other two groups meet separately the fourth Thursday afternoon of the month. Twice a year, in June and December, the three groups gather together to socialize and—you guessed it—discuss books.

We will all meet at **1:00 p.m.** in the **Clubhouse on Monday, December 5**, and this time we have a special treat in a guest author/speaker. **Sara Winokur** will discuss her novel *Double Blind: The Icelandic Manuscript Murders*. One critic has described the book as follows: “*Double Blind: The Icelandic Manuscript Murders* is a wild ride through the cultural landscape of Iceland, from rural farmsteads to icy fjords to the high-tech world of DNA forensics. This crime thriller packed with twists and turns will keep you at the edge of your seat until the very end.”

In addition to our guest speaker, we will have homemade treats for munching and our traditional fun “blind” book exchange. Members, please bring a wrapped book, new or used, for the exchange.

If you are thinking of joining a book club, you would be most welcome to attend our joint December meeting. This would be an opportunity to speak with members of the three groups. While we all read the same books each month, each group has its own personality! If you plan to attend we just ask that you let one of the group coordinators know. Contact **Steve** and **Ann Morris** at [samwrsi@cox.net](mailto:samwrsi@cox.net), **Lisa Buchner** at [lisabuchner@cox.net](mailto:lisabuchner@cox.net), or myself at [fozimec@cox.net](mailto:fozimec@cox.net).

January finds us back to our scheduled reading list, and the book for January is *Rain of Gold* by Victor Villasenor. More information on that next month. Enjoy the holidays!

—Frances Ozimec



# MEET YOUR NEIGHBORS

December is an appropriate month to meet **Len and Carol Beebe**, our neighbors on Bluehill Bay since April of 2010. Their charming beach cottage takes on a whole new personality as Christmas approaches.

**Len** was born in Trenton, New Jersey, but moved to California with his family when he was ten. **Carol**, a native Californian, grew up in Santa Monica. Len attended Venice High and Carol attended University High, both in West Los Angeles. They lived near each other, but it wasn't until the summer after high school that they met. Both had summer jobs at the Sears in Santa Monica and that's where it all began! They dated for a couple of years as they attended Santa Monica City College and Long Beach State.

Len and Carol have been married for 52 years and have three children and eight grandchildren. Their son **Todd** and wife **Mindy** live in Ladera Ranch with their children **Logan, Marielle, Madison, and Ashlyn**. Their daughter **Christiana** and husband **Kevin** recently moved to Florida with their children **Cody and Eva**. Their daughter **Amanda** and husband **Ryan** live in Tustin with their children **Tyler and Addy**.

When asked what brought them to Niguel Shores, Len and Carol recalled coming here to visit their daughter and son-in-law, Christiana and Kevin Rausch, who chose Niguel Shores as a good family neighborhood and were living on Verrazano Bay. When Len and Carol



visited from their home in Irvine they took a walk down to the bluff, drove around the neighborhood, and picked up a flyer from one of those plastic boxes in front of what would become their future home. They were so impressed with the neighborhood they called the realtor who showed them the home the next day. An interesting side note is that this particular home was owned by the actress Gale Storm, famous for her 1950s TV show, "My Little Margie." In fact, the Beebes recall getting fan mail for some time. They sold their Irvine home in two days, purchased the Bluehill Bay house, and felt it was perfect for the two of them. Len was still working in Pico Rivera, but was able to work from home three days a week.

The house was a fixer-upper, but it had beautiful features, like a framed fireplace and custom bookcases. It was their kind of project and Carol told Len, "We can make this work." Carol loves design and color, and Len is very handy, so no project was really too big for them. For remodeling, they were able to hire contractors they had used



# MEET YOUR NEIGHBORS

in Irvine. Carol recalled raising the kids in Irvine, driving to the beaches in Corona del Mar, Balboa and Newport, and always admiring beach cottages they saw along the way. So her vision right from the start for their Niguel Shores home was that of a beach cottage. The result, as everyone knows who visits Bluehill Bay, is a welcoming home that is the essence of beach appeal and charm.

A few years ago, Len and Carol adopted a stray cat who was part of a litter of kittens that an in-law found in a Los Angeles alley. He was a friendly kitty so they took him in, named him **Ozzie**, and he became the neighborhood cat, kissing dogs nose to nose, walking into neighbor's homes, loved by all. Unfortunately, Ozzie did not return home one night, and he is dearly missed by everyone.

When asked what they enjoy about Niguel Shores, Len and Carol shared that their neighbors are great and they enjoy block parties together several times a year.



There are recreational amenities and scenic places to walk, and they like being part of the Men's and Women's Clubs.

Len joined the Men's Club after retiring and signed up on the cooking team. He plays pickleball and golf, and now chairs the NSCA Maintenance Committee. In fact, we have

Len to thank for refinishing the bluff picnic tables each year that the community so enjoys. He also distributes the *Seashore News* for seven streets.

Among her many talents, Carol is a baker and likes having the family over for dinners, making gingerbread houses and decorating shortbread cookies at the holidays with all the cousins.

Len and Carol are active in their church, Calvary South, and volunteer for projects like serving Thanksgiving dinner in the hanger each year to the Marines from Camp Pendleton.

The Beebes enjoy traveling, having visited Europe three times. They completely remodeled a 26-foot Safari Trek Camper, and are often out camping with three other couples. A favorite camp spot is in Carpentaria, but they have also visited much of the West Coast and many National Parks. A while ago, Carol made lasagna for one of their camping trips, which prompted one of their friends to rent a villa in Italy so the four couples could visit Florence and Tuscany together.

Len and Carol are very happy to have created their cozy beach home here in Niguel Shores and we are fortunate for the friendship and community service they contribute to our beachside neighborhood!

—Michelle Ralph



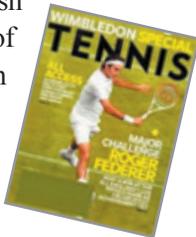
## TENNIS

**Holiday Tennis in the Shores**—We are closing in on another holiday season—a time when we unite from all areas of the country to come home for Thanksgiving and Christmas. Many families in the Shores take advantage of our weather and interact playing family tennis and pickleball during these holidays.

**Christmas Past**—During the holidays prior to COVID, we held a Christmas Shamle Tennis Social with local friends and residents. Once again, we are trying to schedule a social gathering to ring in Christmas and the holidays, possibly in early to mid-December. We will send out notices to Shores Tennis residents when the date is confirmed. Watch your email and the Niguel Shores website.



**Farewell Paper Copies**—*Tennis* magazine's six decades of publication, starting in 1965, will not publish hard prints after December 2022. The world of publishing, as in sports, is ever-changing with the times and economy. Members of USTA have received this magazine forever and enjoyed all the information that was presented to the readership. Before computers and internet, this was the communication of the tennis world to every family belonging to the USTA, and found on any local magazine stand. We hate to see this come to a close, but it is opening up the world of Tennis online.



**Grateful To Be Here**—Penni and I want to take a moment and say that being a part of the Shores since 1994 has been a blessing for both of us. We have learned that many places you live are nice, but the Shores provides an atmosphere of friendly residents usually only found in small towns. We see many folks we have met at Tennis, Pickle-



ball, community events and summer gatherings at the Bluffs.

Last Christmas, we held a Christmas Concert in the yard, inviting our neighbors and residents from the Shores. Penni performed Violin classical pieces and current songs. We plan to do this again later in December. Y'all come over!

We wish everyone a very Merry Christmas and hope the holiday season is filled with Life, Laughter and Happiness for each of you and your families. We look forward to seeing you in the neighborhood or on the courts, and can be contacted at [pacific92629@yahoo.com](mailto:pacific92629@yahoo.com) or (949) 422-9140. Keep your racquets moving, and live life "Happy, Wild and Free."

—Don Baer

## PICKLEBALL

What a great year it has been for our Niguel Shores pickleball community! We implemented a paddle rotating system to be used when there are players waiting during open play. Thank you, Al Glatt and Art Staudenbaur! We also installed amazing permanent nets in all four courts. In addition, we have added many new players to our courts and enjoyed each other's company during our monthly Happy Hour at the Clubhouse and at the Bluff.



Players are making good use of the new pickleball nets.

Our annual **Holiday Party** is scheduled for **Thursday, December 15 at 6 p.m.** in the **Clubhouse**. Last year we had a turnout of over 75 guests and a great team of volunteers. If you are interested in helping at this year's party, please let us know at [niguelshores.pb@gmail.com](mailto:niguelshores.pb@gmail.com). We look forward to seeing all Niguel Shores pickleball players at the party on December 15. Happy Holidays!

—Edwina Bynoe

## WATER AEROBICS

All are welcome to join the **Water Aerobics Class** led by **Cynthia Carlson on Wednesdays and Fridays, 9 to 10 a.m.** Even on chilly days the pool is comfortable and refreshing. When the sun is out it's an added bonus! Some may think the pool is only for warm summer days, but it is comfortably heated year-round and the clubhouse actually blocks the wind on most days. Cynthia's exercise routine is professionally developed and works all parts of the body. We are a congenial group affectionately known as the **Dippy Dolphins**, founded many years ago! The cost is \$5 per class and well worth it for the workout. It's a wonderful way to start the day!

In the spirit of good health and friendship, all water aerobics Dolphins are welcome at the annual **Holiday Luncheon on Friday, December 2** at noon in the Clubhouse. Everyone should kindly sign up to bring a salad or main dish to share. **RSVP to Steve or Joni.**



—Michelle Ralph

# FAMILY NEWS

It's the holidays and children are eager to enjoy the spirit of the season. In Niguel Shores that means many things, traditional and not so traditional. We have surfing rather than sledding, and sand angels rather than snow. In this article, three Niguel Shores families share a variety of ways they celebrate the season.

The **Dickason** boys, **Kalan** and **Landon**, have known no other place to grow up than Niguel Shores. Their mother **Tatiana** says, "They love going to the beach and spend many hours running through the waves, collecting seashells, and searching for sand crabs. In fact, Kalan's seashell collection is in the hundreds and counting!"

The Dickason family greatly enjoys this time of year with its crisp air, fall and winter colors, and beautiful sunsets. "One of our favorite things to do during weekends is to sit near the rose garden (top of Niguel Shores Drive) to watch sunsets while the kids collect fallen leaves and race down the hill on their scooters. Sunset picnics at the beach bluff are a top choice as well!" says Tatiana.



The **Wright** family loves this season for traveling between the holidays, especially up the beautiful California coast where fall and winter bring brisk cool weather, clear blue skies, bright foliage colors, and spectacular scenery. "We enjoy traveling, but it's true—there's no place like home for the holidays. We always make sure we get home for Thanksgiving and Christmas, no matter how far away we roam!" **Kai** and **Mia** are grateful to spend the holidays at gatherings with all their extended family here in Orange County. The Wrights host Thanksgiving, cooking a feast for about 25 people. On Christmas Eve, they get together with their cousins for a big potluck tradition they've been doing for generations. "We are so grateful to have our family close. These traditions create wonderful memories."



This Christmas the girls are starting a new tradition they've considered for

years—caroling. They will be caroling with friends through our neighborhood. You may hear them one evening in December at your door!



Traditions create a space for reverence and memories made that fill our hearts. The **Awad** children, **Ayers**, **Brighton**, **Summit**, and **Wyn-**



**dsor**, enjoy many traditions with their family—making gingerbread houses, caroling with their homeschool group, visiting *Journey to Bethlehem*, playing a family game of Laser Tag, reading favorite Christmas books, and watching holiday movies like *Elf*, *The Grinch*, and *Christmas Chronicles*. They enjoy a "Dump Dinner" which is like a Louisiana crab boil that is dumped on the table. The family creates "Operation Christmas Child" boxes of supplies, and they volunteer for "Christmas store" shopping with the underprivileged. **Melissa Awad** says, "We participate in a couple of homeschool Maker Markets, so we do a lot of making and crafting during this season. This year we're hoping to Christmas surf, bake and share lots of cookies, and prepare care packages for the homeless." The Awad family used to live in Iowa, where they went to a farm and cut their own tree every year. "We'd do the 'hug test' picking a tree based on its hugability. If it was too prickly, we'd pass! We miss that."

The **Awads**, the **Dickasons**, and the **Wrights** are all looking forward to the traditional activities our wonderful neighbors gather for each year—the tree lighting, the boat parade, making holiday treats, and decorating our homes and golf carts with lights for all our Niguel Shores neighbors to enjoy!

There are many traditions and reasons for young and old to celebrate at this special time of year. May childlike joy fill your heart and home this holiday season and beyond.

—Jessica Wright





# FAMILY FUN FOR THE HOLIDAYS



## HERE IN NIGUEL SHORES

### NIGUEL SHORES HOLIDAY LIGHTS

Niguel Shores homes light up each year with marvelous displays for our Holiday Lights Contest. This year, 10 streets with the highest percentages of lighted homes will win Gold or Red Ribbon Awards, and the street with the highest percentage of lighted homes will win a fabulous Block Party! Get together with neighbors to light up your whole street! Take the family for a walk, drive your golf cart, or pile everyone in the car and go street by street to view all the illuminations.

### NIGUEL SHORES CHRISTMAS MARKET

Stroll through our annual Christmas Market in the NSCA Community Center Park to see all the beautiful crafts and wares made by our residents and local vendors. This is a great place for kids and adults to find that special gift or treat for the holidays.

**Saturday, December 3, 11:00 a.m. to 4:00 p.m.**

### NIGUEL SHORES COOKIES WITH SANTA

Bring the whole family to the Clubhouse for our annual Tree Lighting with holiday cookies and punch. Join Santa Claus around the tree for a jolly time as he reads a story to the children and hands out candy canes.

**Sunday, December 4, 4:00-6:00 p.m.**

## NEARBY IN DANA POINT

### SANTA'S JOLLY TROLLEY TREATS

Santa and his Elves are riding the Jolly Trolley, making stops at parks to hand out packaged treats for kids up to 12 years old. For information call (949) 248-3536 or email [recreation@danapoint.org](mailto:recreation@danapoint.org).

**Saturday, December 3**

**1:30-2:00 p.m. Sunset Park, 34345 Calle Naranja**

**2:30-3:00 p.m. Dana Woods Park, 24900 Dana Woods**

**3:30-4:00 p.m. Sea Canyon Park, 33093 Santiago Drive**

**4:30-5:30 p.m. La Plaza Park, 34111 La Plaza**

### LETTERS TO SANTA

Send Santa a letter postmarked by December 12 and he will return a special greeting to you! Send to Letters to Santa, Dana Point Recreation, 34052 Del Obispo, Dana Point 92629. Be sure to include your mailing address on the letter. Santa's Elves will also be collecting letters at trolley stops on December 3.

### CANDY CANE LANES DECORATED HOMES

The Dana Point Youth Board (DPYB) is sponsoring a Holiday Home Decorating Contest with great prizes for the winners. Go take a look at the decorated homes around the city. Download a map of Candy Cane Lanes contest entries at [danapoint.org](http://danapoint.org).

### BRIGHT LIGHTS EVERYWHERE!

Enjoy public light displays throughout Dana Point on Del Prado, Coast Highway, Park Lantern, Watermen's Plaza, La Plaza Park, and Pines Park, as well as decorations on the

Coast Highway Pedestrian Bridge and Lantern District Archway on Del Prado. Be sure to visit Dana Point Harbor, which Harbor Partners has illuminated with magnificent lights for young and old to enjoy. Lights are on through December 31.

### DANA POINT TREE LIGHTINGS

Tree Lightings at public parks include carolers, hot chocolate, and cookies. Bring an unwrapped toy for the Spark of Love Toy Drive at the La Plaza Park location.

**Saturday, December 3, 4:30-5:15 p.m. – La Plaza Park**

**Monday, December 5, 4:30-5:15 p.m. – Pines Park**

### BOAT RIDE WITH SANTA

Take a 20-minute "Sail with Santa" for \$5. Proceeds benefit Soroptimists of Capo Bay. Sign up online at [danawharf.com](http://danawharf.com).

**December 3 and 4, 10 a.m. to 2 p.m.**

### DP HISTORICAL SOCIETY OPEN HOUSE

**Sunday, December 4, 4 to 6 p.m.**

**DPHS Museum on Golden Lantern in the City Hall complex (949) 248-8121 or [museum@danapointhistorical.org](mailto:museum@danapointhistorical.org).**

Gift Idea: DPHS offers a beautiful 2022 ornament celebrating the Society's 35th Anniversary and Dana Point's Legendary Lanterns. The ornament or DPHS shirts, caps and mugs are great gifts for new neighbors or for the holidays.

### "SURFIN' USA" BOAT PARADE OF LIGHTS

Enjoy all the uniquely decorated boats sailing the Harbor at the 47th Annual Boat Parade of Lights. For information on this popular event, visit [danapointharbor.com](http://danapointharbor.com).

**December 9, 7:00 p.m.**

**December 10 and 11, 6:00 p.m.**



### BOAT PARADE VIEWING PARTIES AND CRUISES

The Ocean Institute, Captain Dave's, Dana Wharf and various charters are offering Holiday Lights Viewing Cruises during December and the chance to sail aboard their vessels in the Boat Parade of Lights. Check their websites for prices and availability.

### SANTA PAWS

Bring your pets for a photo with Santa. The cost is \$15, sponsored by the Pet Project Foundation.

**Saturday, December 17 and Sunday, December 18, 10 a.m. in Dana Point Harbor**

### RESCUE A PET

Adopt a furry friend to warm hearts at the holidays and long after that. Adorable pets are waiting for adoption. Contact the Pet Project Foundation at (949) 492-1617 or visit the San Clemente/Dana Point Animal Shelter at 221 Avenida Fabricante in San Clemente.

### WATER SPORT RENTALS

If the holiday weather looks good, take to the water! Rent kayaks, paddleboards, jet skis, surfboards, and fishing gear from surf and dive shops in Dana Point or vendors down at the Harbor.

### GO CAROLING

Print your favorite carols from a website like [christmasongs.net/song-lyrics](http://christmasongs.net/song-lyrics) or other sources. Do a sing-along for your neighbors, go caroling at a senior residence, or

harmonize together as part of a family gathering. Bring out the cookies, hot chocolate, eggnog, warm cider or mulled wine—and sing!

## NEIGHBORING AREAS

### WINTER SAWDUST FESTIVAL

The Sawdust Festival Winter Fantasy is perfect for a stroll with friends and family amid lights and jolly decorations. Enjoy handcrafted gifts by 165 artists, three stages of live music, carolers, puppeteers, art classes, and daily visits with Santa Claus. Kids can play with real snow, create art projects, or try a potter's wheel. Adults can enjoy a glass of wine, live entertainment, and shop for unique holiday presents.

**Open weekends at Sawdust Festival Grounds, 10 a.m. to 7 p.m. through December 18.**

### MISSION CAPISTRANO LIGHTS

Participate in lighting the Mission's 30-foot tree and take family photos at the lighted 10-foot wreath. Light a candle for peace and goodwill at the life-size Nativity in the ruins of the Great Stone Church. Visit the Serra Chapel, California's most historic chapel. Kids crafts, Dickens carolers, and sweet treat vendors onsite. Tickets \$9-20 include admittance to the Mission all day plus Mission Lights in the evening. See [missionsjc.com](http://missionsjc.com).

**Offered on select dates December 3 through December 30, 4 to 6 p.m.**

### IRVINE PARK SANTA'S VILLAGE

Bring family and friends to Santa's Village in Irvine Regional Park for ice fishing, blizzard ball, Rudolph racers, decorating cookies and making tree ornaments. There is a small fee per car for entry to Irvine Park. Village is free. Activity tickets and food for purchase.

### IRVINE PARK CHRISTMAS TRAIN

An evening ride on the Irvine Park Christmas Train is always fun. The train depot is festively decorated for the holidays with hundreds of lights as kids and parents head off to the North Pole for a visit with Santa. Call (714) 997-3968 for ticket information.

**Christmas Train operates through December 23.**

### WINTERFEST OC

From now till January 1, the OC Fairgrounds are a winter wonderland filled with oversized holiday décor, a million lights (really!), ice skating, ice tubing, ice bumper cars, a snowboard simulator, arts and crafts, strolling cartoon characters, world's largest rocking horse, a train ride and carnival attractions. A walk-through experience guides guests to Santa. Food and drinks for purchase. For tickets, see [winterfestoc.com](http://winterfestoc.com).

### AND DON'T FORGET

This time of year is busy, colorful and fun, but the "holidays" are a time of "holy days" when people of faith celebrate Christmas, Hannukah, or traditions specific to their culture. Local churches and temples have doors open for all who wish to worship.

*"Peace on Earth, Goodwill to All."*

## Wellness . . . Purpose

Tiny birds flitted amongst the hanging feeders of black sunflower seeds and the bare branches of late fall and early winter. Clouds filled the sky above the hundred-year-old farmhouse where we were staying. Nature's palette was frosty gray with falling snow that November morning in northeastern Missouri, but you'd never know it by the number of winged visitors just outside the kitchen windows. To and fro, from tree to feeder, they glided despite the cold and the shifting wind. They had a single purpose in their lives at that moment, and it was to eat! To fill themselves with the energy they needed to live, fulfilling their role in the greater scheme of nature, and, I might add, also providing us with their visual and auditory beauty. The sense of calm I derived, simply watching those birds land on a tree or feeder, was a gift. You could say that might have been their purpose at that moment—to give joy in some way, in addition to seeking sustenance.

My husband and I were in Missouri, in an emotion-filled environment, for a relative's passing. We were reconnecting with family that we rarely had a chance to see, sharing stories that brought chuckles and tears. A loved one had moved on, leaving us thinking about this very short life of ours and what our purpose is intended to be as we travel through it. Listening to my husband's conversation with family, as he relived experiences from his childhood visits, created a sense of longing for both of us—but for what?

Looking out over the dry, golden corn fields with the snowflakes falling, I settled in on this eternal question, giving it quiet thought. Longing for what? I realized once again (yes, I've asked myself this several times before, maybe you have too) that my answer is "purpose." We all long for a purpose that gives our lives meaning from small daily actions to larger undertakings that create our reason for being here.

We may not even realize that this inner search for purpose is going on, due to the busyness of our modern, technologically-driven lives. But it

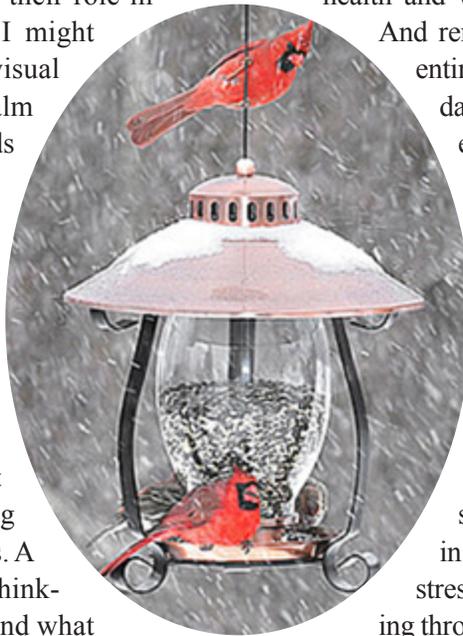
is. If it has dawned upon us that maybe there's more to life than just getting through the day, then that is a dawning to stop and ponder. Searching for a greater purpose can be spawned from an experience like ours in the passing of a loved one, but also from taking a quiet moment away from all the noise and static of our lives and listening—listening to longings that are buried under all the busyness, and allowing our hearts to respond lovingly to our yearnings for understanding of this mysterious quest for just what our purpose is to be.

You may be thinking, "Wait! This is an article about health and wellness, right?" The answer is "Yes."

And remember all the tips you've heard your entire adult life, especially during the holidays when we tend to overindulge. Don't eat too much, watch out for all that sugar, limit the alcohol, stay hydrated, get enough sleep, keep exercising. All great advice I heartily endorse! At the same time, though, how we think about our lives and how we view our purpose will play a role in our emotional health, and our physical health as well. When you have a reason for doing the things you're doing and you see there's a chance of something good in what you're adding to our world, your stress level is reduced, and cortisol isn't racing through your veins creating havoc with your bodily systems—the systems that keep you going as you live your life of purpose!

The holidays are upon us and, no matter what winter holiday you celebrate in your home, we are all reminded of the value and the need to love one another, to empathize with those around us who are struggling, and to help ease their pain. This is the season to be jolly, for sure, but as we greet each day we might think of those birds at the feeder whose purpose may have been to carry on with the survival tasks of living, but who also projected something joyous to those around them, even on a bleak day. This is the season, as the year winds down, to think about our purpose in life going forward. By gaining clarity on this one point, our lives have the potential to become emotionally richer while enriching those around us as well. Happy Holidays!

—Sharon Stewart



To Your Health! Sharon Stewart RN, Health Coach, [Sharon@SharonStewartRN.com](mailto:Sharon@SharonStewartRN.com)



## ACCOLADES

Applause for one of our young adult residents, **Olivia Kwit**, whose story is told by her mother Ana in a charming and helpful new book:



*The Dress That Makes You Sparkle, Twirl, Smile, & Wink.*

If you are looking for a meaningful gift to share with your children or grandchildren, this may be the one. Olivia is deaf and autistic and lives in her own special world where wearing a special pink dress makes things go wonderfully right. Ana hopes that the book, published this year, will spark conversation between children and their families and help others tell their

own unique stories. It most certainly will make you smile and laugh and maybe—just as the remarkable *pink dress* did for Olivia—even sparkle and twirl! Thank you to Olivia, and to her parents Ana and Terry Kwit, for sharing Olivia's story in this lovely book. Written by family friend Christie Lynch and creatively illustrated by D.



A. Damson, *The Dress That Makes You Sparkle, Twirl, Smile, & Wink* is available on Amazon.

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**For Rent:** Sunset view, remodeled townhome avail for short-term rental, sleeps 4, large courtyard plus backyard with putting green, gas BBQ. Inquiries pls call Mary Ann (626) 485-4981.

**For Rent:** Monthly Rental, 4br 2ba garden home with pool/spa. Fully furnished, everything new. Garage, large driveway, gas bbq, 1K, 1Q, 1F, 2T, Sleeper sofa. Contact Amy (949) 677-4131. Photos: VRBO #2808476.

*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.*



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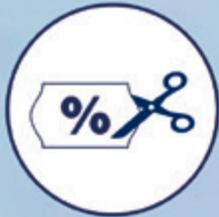
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# MARKET UPDATE



## PRICE REDUCTIONS

Carefully pricing a home allows sellers to walk away with the most money possible and achieve success quickly.



## LOWEST LEVEL SINCE JUNE

The active listing inventory in the past couple of weeks decreased by 96 homes, down 3%, and now sits at 3,581 homes. In Oct., there were 35% fewer homes that came on the market compared to the 3-year average prior to COVID.



## DEMAND CONTINUES FALL

Demand, the number of pending sales over the prior month, decreased by 68 pending sales in the past two weeks, down 5%, and now totals 1,202, its lowest reading since April 2020.



## CLOSED SALES DOWN 38% Y-O-Y

There were 1,726 closed residential resales in October, 38% less than October 2021's 2,778 closed sales. October marked an 14% decrease compared to September 2022. The sales to list price ratio was 98.7% for all of O.C.

*May you always have a shell in your pocket  
and a little sand in your stocking!*

SEAS AND GREETINGS,  
*Chris & Kathy Zoch*



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*Happy Holidays!*

*Best wishes for a holiday season filled with joy and happiness and sending my sincere gratitude and thanks to you.*

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