

SHORE TALK

Save the Dates!

August 7th

CRC Meeting

August 9th

DSCA BOD
Landscape Workshop

August 15th

Bulk Pick up

August 23rd

BOD Meeting

August 29th

Bulk Pick up

Take a Look Inside!

Message From the GM

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Ahoy! Patriots!



Don't Forget to Sign up for the Patriot Day Boat Parade!

More information on Page 11!



BOARD OF DIRECTORS
Serves a two year term

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Mike Christian (2023)

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Odman Leyva
Vince Pagone
Lee Bernstein
Brandi Begelman

Board Liaison
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DSCA MANAGEMENT STAFF

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Community Relations
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ecc@mydesertshores.com

Amenities Coordinator
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Maintenance
Nick Hernandez, Kamenko Muratagic & Paul Farley
maintenance@mydesertshores.com

DESERT SHORES COMMUNITY ASSOCIATION

2500 Regatta Drive
Las Vegas, NV 89128
(702) 254-1020 MAIN
(702) 254-1345 FAX
www.mydesertshores.com

DSCA Office Hours
Monday - Friday*
8 AM to 5 PM
***CLOSED MAJOR HOLIDAYS**

June - August
Open Saturdays
10 AM to 2 PM

For After Hours Support
Call (702) 254-1020 & press 0, at the prompt, to be connected to our Answering Service and Courtesy Patrol.

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Notary Service Available in DSCA Office, by appointment. For questions or to request an appointment: email ecc@mydesertshores.com or call 702-254-1020

SHORE TALK Advertisement Rates

Marketplace	\$10 Personal Item
	\$25 Business Service
Business Card	\$50 Resident
	\$100 Non-Resident
	\$200 Quarter Page
	\$400 Half Page
	\$600 Full Page
	\$700 Full Page Insert

For details on advertising in the Shore Talk Newsletter please call (702) 331-5448 or email ecc@mydesertshores.com.

Shore Talk is published monthly as the source of information for the Desert Shores Community Association. DSCA is not responsible for any services listed or rendered through this newsletter. Management reserves the right to edit articles submitted for the newsletter. We welcome your comments and suggestions.

Sub-Association MANAGEMENT INFORMATION

Need assistance within your gated community?

Your Sub-Association's Management Team is happy to help! Contact information for each Sub-Association, within Desert Shores, can be found below.

Desert Shores Racquet Club	
Level Community Management	702-433-0149
Desert Shores Villas	
First Service Residential	702-791-5888
Diamond Bay	
Terra West Management	702-362-6262
Harbor Cove	
Level Community Management	702-433-0149
La Jolla Classics	
Sierra Management	702-754-6313
Mar-A-Lago	
Associa Nevada South	702-795-3344
Pelican Point	
Prime Management	702-869-0937
Ritz Cove	
Terra West Management	702-362-6262
Spinnaker Cove	
Community Management Group	702-942-2500

LAS VEGAS IMPORTANT NUMBERS

LVMPD NON-EMERGENCY 311 or 702-828-3111	
Abandoned Cars	702-229-6431
Animal Control	702-229-6444
City Council Office	702-229-2524
Code Enforcement	702-229-6615
Noise or Short Term Rentals	702-229-3500
Neighborhood Watch Program	702-828-4305
Northwest Area Command	702-828-3426
Parking Enforcement	702-229-6431
Republic Services	702-735-5151
Street Maintenance	702-229-6227
Water District	702-870-2011
Water Waste	702-258-SAVE

Marketplace

HANDYMAN

Desert Shores resident with 30 years' experience in all areas. Specialty is tile work. Dependable, reliable, and reasonable rates. Call Dave at 702-232-2510.



2620 Regatta Dr #102
Las Vegas, NV 89128

Barbara Selph
Lic.#: B.0024864.CORP
Lic.#PM.0124864.BKR
Office: (702) 233-3332
Cell: (702) 279-8280
bselph16@gmail.com



Olive Turney
Lic.#: B.0025546.CORP
Lic.#PM.0125546.BKR
Office: (702) 631-9888
Cell: (702) 375-8711
lakesiderealty1@gmail.com

"The Sisters from Texas"

Barbara and Olive moved to Las Vegas in 1990 from Texas. They have worked in Real Estate for many years and in 2003 they formed a partnership and opened their own Real Estate firm located inside the Desert Shores Community in the Lakeside Center. They have lived in the Desert Shores area for over 20 years and they specialize in listing and selling residential homes and handle property management.

Please contact them to schedule an appointment.

Summer Hours Continue!

The DSCA Office will be open **Saturdays from 10 AM to 2 PM**, in addition to our usual hours - Monday through Friday, 8 AM to 5 PM in **August**. As a reminder, the DSCA office does not close for lunch.

A SUNNY MESSAGE FROM THE GM

It has been a **hot summer** and I hope you took the opportunity to come enjoy the swim lagoon and our beautiful community facilities! The lagoon pool is open **7 days a week** during August and in September, it is weekends only.

Our local schools are back in session beginning the week of August 7th, so please keep an eye out for the kiddos at bus stops or crossing streets!

Mark your Calendars! September is chocked full of fun events!

- ❖ **Monday, September 4 -**
Annual Labor Day Lagoon Party
- ❖ **Sunday, September 10 -**
Patriot Day Boat Parade on Lake Jacqueline
- ❖ **Tuesday, September 26 -**
Desert Shores Night Out
- ❖ **Saturday, September 30 -**
Annual Fishing Derby



Project Update:

The sign monuments at the main entrance have been delayed due to approval and permitting process with the City. We are diligently working to get this project underway and completed as soon as possible! Once the sign monuments are completed, the artificial turf will be installed to complete Phase 1 of the mandatory turf conversion project.

Phase 2 of the Mandatory Turf Conversion Project is well under way and plants are scheduled to be installed shortly.

RFPs were sent out for Phase 3 of the Mandatory Turf Conversion, Soaring Gulls between Coral Shores and

Cheyenne. The board will be meeting with the 4 landscape companies that submitted sealed bids, that were opened at the July Board meeting, on Wednesday, August 9th from 11:30am to 1:30pm. Owners are welcome to observe the interviews.

The Autofill Valves on the Lakes have been replaced. This replacement is a reserve expense that has been planned for, for many years. The old valves served the community well for 34 years.

Lake Sarah wrought iron replacement and stucco repair/repaint project is beginning the first week of August.

Update on the Special Reserve Assessment

As of **July 31, 2023**, a total of **93%** of Desert Shores owners have completed their SRA payments in full or have enrolled in a payment plan and are actively making payments.

For the remaining **7%** who have neither paid nor enrolled in the payment plan, we urgently request you to get in touch with the DSCA office without delay. We want to avoid any accounts being sent to collections, and failure to resolve this matter may result in such action being taken on your account.

UPCOMING BOARD OF DIRECTORS MEETING: August 23rd & September 27th @ 6:00 PM

The Board of Directors Meeting will be conducted in person at the DSCA Clubhouse located at:

**2500 Regatta Drive
Las Vegas, NV 89128**

You May also join virtually, via Zoom by sending your request to ECC@MyDesertShores.com before 3 PM on the day of the Board of Directors Meeting.

Agendas are available 24 hours prior to the meeting and are posted on the website and in the management office.

Unit owners have the right to:

- have copies of the audio recording, the Minutes or a summary of the Minutes of the meeting distributed upon request and upon payment to the Association for the cost of making the distribution.
- speak to the Board of Directors at the beginning of the meeting (on agenda items only) and the end of each meeting (on any item concerning the community).

Upcoming Agenda Items:

- ◆ July 26 Board Meeting Minutes
- ◆ June Financials
- ◆ SRA Update
- ◆ RFP for Annual Tree Trimming
- ◆ RFP for Lake Jacqueline North Side - Turf Conversion

Update: Special Reserve Assessment Payments

	Number of Owners on a payment plan	Amount paid by Owners on a payment plan
Condos	304	\$103,115
SFU	968	\$654,488
Total	1272	\$757,603

A total of 3,100 owners have responded.

	Number of Owners who paid in full	Amount paid by Owners who paid in full
Condos	481	\$384,800
SFU	1347	\$2,155,200
Total	1828	\$2,540,000

A total of \$3,297,607 has been received.

GO-FURR-YOU.COM
ANGEL TASK ? - JUST ASK ?
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ANGEL WALKS 4 FURRY FRIENDS
APPOINTMENTS-VETS-GROOMING
GO-FURR YOU-SHOP-PRESCR- DRIVE
702-281-6033
SheriOz@cox.net

Happy's Home Repair
Your Hometown Handyman
Neil and Sharon Colica
Managing Partners
Happy@Happyshomerepair.com
www.happyshomerepair.com
Summerlin - Las Vegas - Queensridge
702-412-2378

Drip It, Don't Drown It: How to Water Smart This Summer

Because residential landscapes feature a wide variety of plants and trees—each requiring different amounts of water—it's important to know how much water you should apply to your landscape to help it to survive and thrive...and not drown.

Unlike grass, desert-adapted, water-efficient landscapes on drip irrigation systems require much less water, even during the brutal hot days of Southern Nevada's summer. In fact, most drip-irrigated landscapes can get by with two or three days of watering per week, as drip irrigation delivers water at a slower rate while still providing sufficient water to plants that need it.

There are multiple factors that go into how long drip irrigation should run, as the amount of drip irrigation needed can vary based on the emitter flow rate, the soil type, and the surrounding weather conditions.

To determine how long to set your drip irrigation, first identify if your drip emitters have a high- or a low-flow rate, based on gallons per hour (gph). If you observe a consistent flow, stream or sprinkler-like release of water, then your emitters are likely high-flow; a bead-like release of water drops indicates a low-flow emitter. Once you've determined the flow rate of your emitters, follow these suggested watering times:

High-flow emitter (up to 20 gph): 20-40 minutes or less

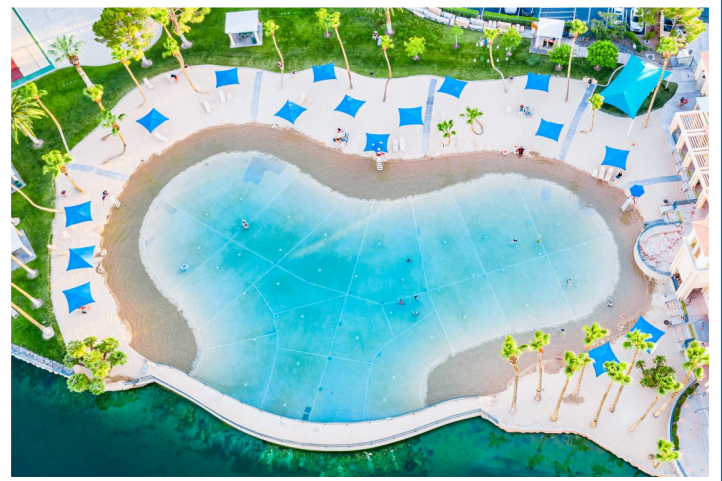
Low-flow emitter (up to 4 gph): 30 minutes or less

Low-flow emitter (up to 2 gph): 60 minutes or less

Low-flow emitter (up to 1 gph): 90 minutes or less

As a reminder, the community's mandatory summer watering restrictions, in effect through Aug. 31, prohibit sprinkler watering between 11 a.m. and 7 p.m. Sunday watering is prohibited all year long. Water grass three times a day for about four minutes each cycle, spaced an hour apart, for a total of no more than 12 minutes per watering day. Also, set your drip irrigation to two to three days a week, adding days only as conditions warrant.

For more information on drip irrigation watering visit snwa.com



Lagoon Beach Park Hours

AUGUST
Until Sept 4

Pool, Park & Boats

Open 7 days 10 AM to Dusk (boats will close 1 hour before)

**Special Note: the pool may close sooner than dusk if the lifeguards are not able to see the bottom of the pool.*

SEPTEMBER
Starting Sept 5

Park & Boats - *Until Oct 1*

Open 7 days 10 AM to 6 PM (boats will close 1 hour before)

Pool - *Until Sept 24*

Fridays, Saturdays & Sundays 10 AM to 6 PM

OCTOBER
Starting Oct 7

Park & Boats

Open 7 days 10 AM to 4 PM (boats will close 1 hour before)

Pool

Closed for the Season

NOVEMBER
Until Nov 26

Park & Boats

Open 7 days 10 AM to 4 PM (boats will close 1 hour before)

Pool

Closed for the Season



8310 W. Sahara Ave.
Las Vegas, NV 89117
702-243-4501

Reuel M. Aspacio, M.D., F.A.A.D.

Board Certified

Medical & Cosmetic Dermatologist

info@summerlinderm.com

www.summerlinderm.com

COMMUNITY RELATIONS

Community Relations Committee

Mission Statement: To promote and encourage a mutually satisfactory resolution of non-compliance issues within the community with the intent of maintaining and protecting the value of the property and to promote community, harmony, spirit, and pride. To review Architectural Review Committee (ARC) submittals as necessary.

The Community Relations Committee "CRC" meets the 1st Monday of each month to review ARC Applications and conduct compliance hearings. In order to have your application on the agenda, you must submit **all completed paperwork** to the DSCA office along with the \$10 application fee by the **Wednesday prior to the CRC meeting by 12:00 PM.**

NOTE: If you reside in **Harbor Cove, Spinnaker Cove, Diamond Bay, La Jolla Classic, Ritz Cove, Desert Shores Racquet Club or Pelican Point**, you are required to obtain approval from your Sub-Association **PRIOR** to submitting your application to Desert Shores. Please keep this in mind when planning your changes to your home. The approval letter is part of the application checklist.

Ready to make some changes?

Scan the code to get the forms and information you need!



Desert Shores is Sprucing Up!

The Community Relations Committee has reviewed the following **20** items during the month of May

Painting - 3

Landscaping - 20

Architectural - 4

Solar - 3

It is always good news when you or your neighbors are fixing up the exterior of their homes. When we take good care of our property, it helps the whole community! Modifications to a property's exterior (front or back) require the submittal of an ARC Application for review & approval. For more information or guidance, please contact the Community Relations Coordinator, **Terry Brobeck**, via email **crc@mydesertshores.com** or by phone at **(702) 254-0628**.

Upcoming CRC Meeting Schedule

CRC Meeting Date	Deadline to Submit Application
August 7th	August 2 nd
September 11th	September 6 th
October 2nd	September 27 th

Welcome to the team



kamenko!

Kamenko comes to Desert Shores as part of our wonderful maintenance crew, alongside Nick and Paul. He brings with him a diverse range of experience. Originally from Bosnia, with a background in Law, and later owned his own travel agency in the US.

Kamenko helps Nick and Paul maintain and clean the docks, lake sidewalks, and keeps the common areas looking great!

Next time you see him out and about, make sure to wave a friendly hello!

Construction by Mirage

Do you need a new roof or repairs?

- **Roofing leaks? General contractors**
- **Water Damage 24hr/7days 365**
- **Sewage Clean Up**
- **Mold Removal**
- **Remodels of Your Home**
- **Painting Interior and Exterior**
- **Licensed Contractor Construction by Mirage #0059782**



702-636-1007

***Zero Deductible**

30 Minutes Response 24/7

Resident of Desert Shores since 1998

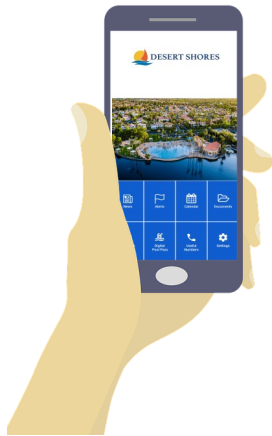
Proud supporter of NewVistaNv.org

Providing the intellectually challenged of all ages with equal opportunities & homes!

***call for details**

Sign Up for Your Digital Membership!

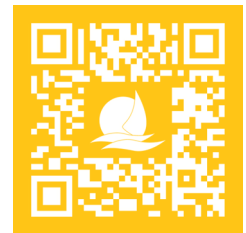
Download the App and Sign Up today!



Download
the iOS App
Here



Download
the Android
App Here



Say **Good-Bye** to physical Membership Cards and **Hello** to Digital Memberships!

Desert Shores is now Digital! The Digital Membership replaces all physical ID cards. The new system prevents previously issued cards from staying in circulation for access to Desert Shores' private amenities.

Please note that each household is allowed only one Login Account which must be created by the homeowner.

See instructions below on how to sign up for your Digital Membership ID!



Download & Open
the Desert Shores
App



Click on "Digital
Pool Pass" and
sign up!



Verify your e-mail! You
will be receiving an
email shortly after you
sign up.



Once you have verified
your email, log in, click on
the left Hamburger Menu
and select Member
Registration.

Can't Download the App?

Sign up from home by going to desertshores.mokopass.com from your computer and follow the steps.

Don't have computer access?

We are more than happy to help you sign up at the DSCA Administration Office, just bring your picture ID and be picture ready! We are open Monday through Friday 8 AM to 5 PM and Saturdays 10 AM to 2 PM!

Going digital means saying Good-bye to always carrying a card with you! Downloading the App gives you access to many great features such as:

- ✓ Receiving alerts directly to your phone
- ✓ Checking the Calendar for Events and BOD Meetings
- ✓ Submitting non-emergency requests regarding common areas and facilities
- ✓ Accessing your Digital Membership Card

Landlords & Tenants

All tenants are required to be registered with the DSCA Office if they would like to use the facilities or participate in any Association Activities.

Once the HOA office has all the information required, landlords can now provide the tenant with a reference ID by creating their own Digital Membership! Once approved, they will be able to see their reference ID. (This reference ID number will begin with two letters followed by a series of numbers.)

Alternatively, we will be more than happy to provide your tenant with the reference ID Number.

After providing your tenant with a Reference ID Number, they can now create their own Digital Membership by following the instructions above and signing up as a tenant! Once approved, the tenant may add additional members listed on their lease agreement.

As a landlord, if you would like to assign privileges to your tenant, you will need to submit the following:

- Assignment of Membership Privileges Form
- Lease Agreement
- Property Management Agreement
(if managed by a Property Management Company)

Reminder: Privileges cannot be shared between the legal owner and the tenant(s) of the property.

Almost done!

Desert Shores will need to approve your membership registration! You will know you have been approved once you receive an email or show Valid on your Membership.

If your account has been invalidated, please see below for potential reasons. If you have additional questions or need further assistance, please reach out to the main office at (702) 254-1020 or email ecc@mydesertshores.com











- × Name does not match the Homeowner's name on file. The homeowner will need to create an account and then add additional members within the household.
- × Address is not a Desert Shores Address
- × Photo is invalid
- × If you are a tenant it is likely we do not have updated documents
- × An account already exists with your name/address

Create your membership! Snap a selfie or select one of your favorite selfies and upload. Choose wisely as you can only do this step one time!



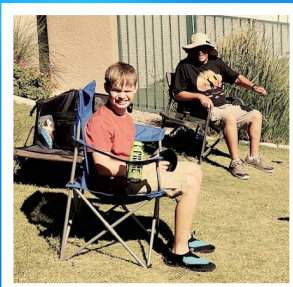
Members who create memberships without a self-identifying photo will be invalidated. See below for examples of valid photos and invalid photos!

Invalid Photos Valid Photos

       	<p>Avoid</p> <ul style="list-style-type: none"> × Group Photos × Couple's Photos × Photos of/with pets × Photos with Sunglasses, face coverings or hats × Far Away Photos × Inappropriate or explicit photos × Photos of objects × Other people × Costume/Cosplay/unidentifiable makeup 	<ul style="list-style-type: none"> ✓ Color Pictures ✓ Taken within the last year to reflect your current appearance ✓ Full Face View ✓ Clear, Smiling Face with both eyes open ✓ If using a group photo or a full body photo, please crop so your face can be easily identified ✓ Clear Background ✓ Pictures from the stomach/waist area and above 	       
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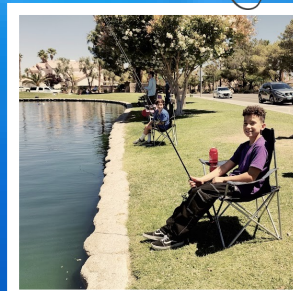
Once approved by Desert Shores, you will be able to add additional members within your household. Tenants can only add members named on their lease agreement.

Reminder: Only one account can be created per household by either the homeowner or Primary tenant.



CATFISH DAY!

On National Catfish Day, Desert Shores celebrated their very own Catfish Day! Catfish Day was the one and only day where Desert Shores Members were able to catch and keep any catfish caught during the event!



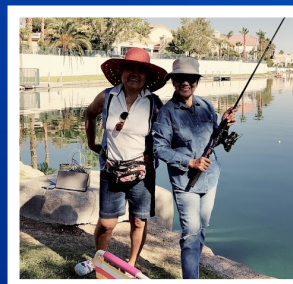
Merv and his grandson were the dynamic duo, nabbing two hefty ones - 6 lbs. 5 oz and 6 lbs. 8 oz! Their secret weapon? Shrimp dipped in garlic and...wait for it...marshmallows! Sweet and savory wins the race!

Thaddeus didn't want to be left out, netting two catfish of his own. The biggie a 2 lbs. 8 oz. Impressive, right?



The day was sprinkled with turtles being caught on both ends of the lake! Catfish Day may be over, but the fun lives on in the sweet memories!

Check out more
Catfish Day
Pictures by
scanning here!



Ahoy! Patriots!



Register a boat for \$25
& a Chance to
win up to \$250!

Patriot Day Boat Parade

Sunday, September 10, 2023
1:30 PM | Lake Jacqueline

Motor-Powered and People-Powered boats are welcome to showcase their creativity and patriotism on Lake Jacqueline!

Prizes Provided by



Motor Boats

1st Place: \$250 Gift Card to Marche Bacchus

2nd Place: \$100 Gift Card to Marche Bacchus

Non-Motor Boats

1st Place: \$250 Gift Card to Marche Bacchus

2nd Place: \$100 Gift Card to Marche Bacchus

Decorate your boats with
red, **white**, and **blue** brilliance for the
MOST Patriotic Boat!



For Registration or Questions, call the DSCA office at
(702) 254-1020 or email ECC@MyDesertShores.com



LABOR DAY LAGOON POOL PARTY!

GOOD BYE SUMMER!

SEPTEMBER 4, 2023 11 AM - 4 PM

MUSIC

FOOD & DRINKS

Available for purchase

GAMES

PRIZES

Say "Farewell to Summer" in style! Our annual Labor Day Lagoon Party is back and better than ever! Join us in the Lagoon as we enjoy the refreshing beach vibes, music in the air, and fun activities with your fellow Desert Shores residents. Delicious food will also be available for purchase, when you work up an appetite!

A few notes about our Labor Day festivities...

- DSCA Membership Credentials will be required for entry.
- All 6 Picnic Tables will be available on a first come, first served basis. **No reservations.**
- 10 Guests are allowed, per household and must be accompanied by Desert Shores resident.



DESERT SHORES NIGHT OUT

Tuesday, Sept. 26, 2023

4:30 PM - 6:30 PM

Join us for a chance to mingle with local first responders, including firefighters, police officers and other notable dignitaries!



Open to all Desert Shores members ages 5-12!

**SOUTH LAKE LINDSEY
9 AM - 12 PM**

**Desert Shores
KIDS
FISHING
DERBY**

Calling all young fishers, experts and novices, for Desert Shores' 18th Annual Fishing Derby & Clinic! Nevada Department of Wildlife Educators will kickstart the day with a Fishing Clinic. Young anglers will learn how to Bait hooks, master the Art of Tying Knots, and dive into the exciting world of fish identification! Prizes will be waiting for our most skilled and luckiest anglers! So grab your sunhats, pack your snacks and don't forget your DSCA Membership!

**SATURDAY, SEPTEMBER 30, 2023
REGISTER WITH THE DSCA OFFICE!**

Visit us or email ECC@MyDesertShores.com!

NEVADA DEPARTMENT OF WILDLIFE
In partnership with NV Department of Wildlife!



DESERT SHORES

**OCT | 14
8 AM - 2 PM | 15**

**COMMUNITY-WIDE
YARD SALE**

TURN YOUR CLUTTER INTO CASH!

Calling all to **COME SELL SHOP**



**DESERT SHORES
TRUNK OR TREAT!**

October 28, 2023 🐱 5:30 PM-7:30 PM

**Donate candy
Be a Trunk Host
Be an Event Volunteer**

Questions or Registrations? Contact the DSCA office at (702) 254-1020 or ECC@MyDesertShores.com

LOCAL HOUSING MID-YEAR MARKET UPDATE

Home prices across the country rose for the first time in five months, but Las Vegas is one of nineteen cities bucking the national trend. According to a new research report the median price for a home in the U.S. was up 1.5 percent year over year for the four weeks ending July 9, ending a streak of five straight months of declines. However, not all cities in the U.S. are contributing to that statistic, as nineteen posted declines for the same period, led by Austin, at 9 percent. Las Vegas, at 6 percent, saw the third-biggest drop, behind Austin (9) and Detroit (7.4). The cities that saw the biggest increase in home sale prices were Milwaukee (13.5), Providence (9.2) and Miami (7.8).

Las Vegas Realtors President, Lee Barrett looked at the housing stats for June of this year and found the latest numbers concerning real estate in the Southern Nevada region, sales and listings now look a lot like 2018 and 2019. "If you look at pre-pandemic levels, this is where we are now getting back to," Barrett said. "And this is a return to normal I think we all welcome." Barrett stated last year and 2021's numbers in particular brought on by the

COVID-19 pandemic - have skewed data, - the end of a wild swing in real estate. He is however optimistic this is now the start of a "market stabilization" period. For example, the median price of a single-family home sold during June in Southern Nevada was \$440,900, which is a 0.3 percent drop from May, but down 8.1 percent from June of last year. Prices for homes in the Southern Nevada area have increased incrementally in the past few months but are still below the all-time record high set in May 2022 (\$482,000).

The year-over-year drop extends to listings as well, as 3,680 single-family homes were listed in the month of June, a number that is essentially unchanged from May, but a 36 percent drop from this time last year.

What this all adds up to is fewer homes being sold, as LVR reported a total of 2,939 existing homes, condominiums and townhomes sold this past month, which for homes means a 14.1 percent drop from June 2022.

Barrett added this is all promising as the U.S. housing market appears to be getting off the roller coaster ride that started with the pandemic's

massive splurge in buying because of cheap money brought on by economic shock coupled with high interest rates that have cooled the market substantially.

Experts agree another peak has been reached and the price surge has come and gone. After increasing gradually for a couple of months, it looks like local home prices have hit a plateau, at least for now. The number of homes being sold and available for sale was also remarkably similar from the previous month. Builders are doing what they can to bring more new homes to the market, but we still need more homes available for sale.

According to the S&P/Case-Shiller U.S. National Home Price Index as of July 6, the rate for a 30-year fixed rate mortgage sits at 7.2 percent. A few percentage points down around 5-5.5 percent would be a more balanced real estate market. This percentage rate would most likely have buyers feeling more comfortable purchasing homes.

Written by Industry Expert, Shirley Kelly-Harold at Signature Real Estate Group

Selling the Desert Shores lifestyle since 1991



Experience • Commitment • Integrity • RESULTS

- Our priorities are simple... they're yours.
- We match clients with the home of their dreams.
- At no cost to you - home evaluation, relocation referral, investment information, or just some friendly advice.
- We are waiting for your call!

Search the MLS and Desert Shores
Featured Homes at www.lasvegashomz.com



Shirley Kelly-Harold, CRS, GRI
Jack Harold
Broker-Salesman
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Las Vegas, NV 89148
702-498-2028 CELL
shirleyandjackharold@gmail.com





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HARBOR COVE TRANSFORMATION!

What happened when a fun, happily married couple decided to renovate their 30 plus year old house? They called their local, friendly Interior Designer!

Although their house had high style, it definitely needed upgrades. During their initial consult they pointed out 3 large columns, some arches and several floating shelves they wanted to get rid of. Their home had beautiful vaulted ceilings that weren't showing their full potential. These Desert Shores residents were definitely ready for a change.

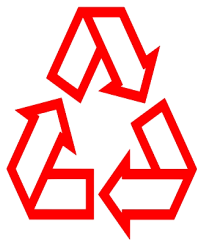
They started by working with their designer to create a detailed Scope of Work, and get bids from different contractors. Once that was established the project moved forward with demo, drywall and painting, followed by flooring. The clients chose a warm, wood look luxury vinyl plank (LVP). And they updated all their lighting with LEDs and lit rocker switches. Everything was made ADA compliant so they could age gracefully in their forever home.

Their 30+ year old house had great bones to begin with. It just needed to be updated. The vaulted ceilings now shine without any obstructions and the house looks much larger.



With Desert Shores homes retaining their value for over 30 years it makes sense to invest in updates. This lovely couple got a new home without having to move!

Written by Industry Expert, Kerry Fezza of Kerry F Decor



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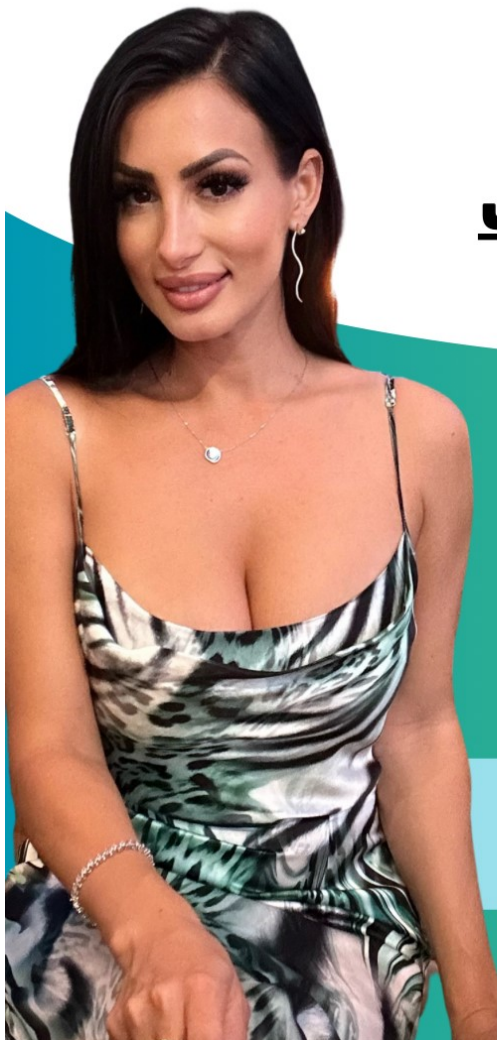
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FREE HOME EVALUATION

www.TheJenniferFrancoGroup.com

Desert Shores Wine Club

August Meeting

August 17th at 6:00 PM



Join us for an evening of Good Wine and Good Company!

Bring a Bottle of Wine or an Appetizer.

All Desert Shores Residents and their guests are welcome!

We start and end with family.

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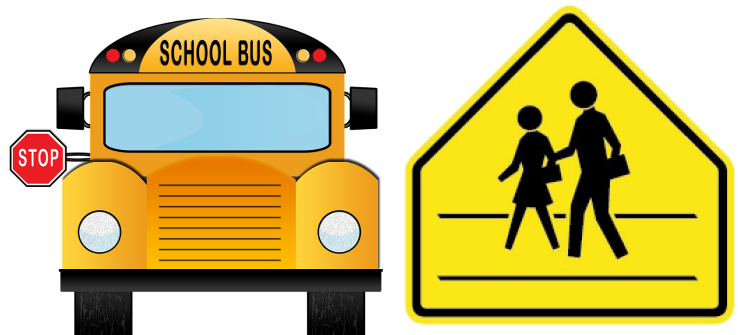
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Residents of Desert Shores Since 2001

Kids are going back to school this month!

Pay close attention to Crossing & School Zones. Be patient with Bus pick-up and drop-off areas!



August 2023

Sun	Mon	Tues	Wed	Thurs	Fri	Sat
		1 Bulk Trash Pickup 	2 Pelican Point BOD Meeting 6:00 PM ARC Submittal Deadline	3 Line Dancing 1 PM- 4 PM Knitting Club 9 AM-11AM	4	5
6	Line Dancing 1 PM- 4 PM CRC Meeting 4:30 PM - 6:30 PM	7 Line Dancing 1 PM- 4 PM	8	9 DSCA BOD Landscape Workshop 11:30 AM - 2:30 PM	10	11
13	Line Dancing 1 PM- 4 PM	14 Line Dancing 1 PM- 4 PM Bulk Trash Pickup 	15	16 Line Dancing 1 PM- 4 PM Knitting Club 9 AM-11AM Wine Club 6:00 PM	17	18
20	Line Dancing 1 PM- 4 PM	21 Line Dancing 1 PM- 4 PM	22	23 DSCA BOD Meeting 6:00 PM	24	25
27	Line Dancing 1 PM- 4 PM	28 Line Dancing 1 PM- 4 PM Bulk Trash Pickup 	29	30	31	Scan to visit our online Event Calendar!  