

# SHORE TALK




## Happy Holidays

WISHING YOU HAPPY HOLIDAYS AND A NEW YEAR FILLED WITH  
HAPPINESS. MAY THE HOLIDAY SPIRIT BE WITH YOU AND  
YOUR FAMILY TODAY AND THROUGHOUT THE COMING YEAR.

### SAVE *the* DATES

**Wednesday, December 1**  
ARC Submittal Deadline

**Monday, December 6**  
Community Relations Meeting

**Tuesday, December 7 & 21**  
Bulk Trash Pickup

**Friday, December 24**  
DSCA Office Closed

**Wednesday, December 29**  
ARC Submittal Deadline

**Friday, December 31**  
DSCA Office Closed

### Take a look **INSIDE**

**Page 3** - Annual Election Results

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**Page 8 & 9** - Event Recap - Catch up on the fun!

**Page 10** - Season of Giving

**Page 12** - DSCA Home Sales Comparison

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**Desert Shores Community Association**  
2500 Regatta Drive | Las Vegas, NV 89128  
www.mydesertshores.com | 702-254-1020

#### BOARD OF DIRECTORS

(Serves a two year term)

Gail Qualey, President (2022)  
Donna Toussaint, Vice President (2023)  
Mike Christian, Treasurer (2023)  
Sharon Rennie, Secretary (2023)  
Jim Davenport, Director (2022)

#### DSCA MANAGEMENT STAFF

Ann Copeland *CMCA, AMS, PCAM*, General Manager  
Jeannie Sladek, Accounting  
Necole Dunklin, Community Relations  
Susan Sutton, Events & Communications  
Tami Cargo, Amenities Coordinator  
Kevin Blanchard, Maintenance  
Paul Farley, Maintenance

#### COMMUNITY RELATIONS COMMITTEE

Gwen Christian - Chair | Jay Denen | Christina Brunet  
Reed Bailey | Ronnie Wagner | Lynn Rosenberg  
Jim Davenport, Board Liaison

#### LAKES COMMITTEE

Greg Toussaint | Mike Christian | Danny Amster  
Sheila Klein | Don Parker | Odman Leyva | Mike Gardner  
Sharon Rennie, Board Liaison

## **Upcoming Board of Director's Meeting** January 26<sup>th</sup> at 5:30 PM

*In the event that any Board meeting will be conducted virtually (by Zoom) we will communicate this prior to the date on our website and registration info will be available to attend.*

Agendas are available 24 hours prior to the meeting and are posted on the website or 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).

## **CITY OF LAS VEGAS Important Numbers**

Abandoned Cars.....	702-229-6431
Animal Control.....	702-229-6444
City Council Office.....	702-229-2524
Code Enforcement.....	702-229-6615
Neighborhood Response.....	702-226-6615
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

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### **Sub Association Management Info**

#### **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**

Level Community Management.....702-433-0149

#### **Pelican Point**

Prime Management.....702-869-0937

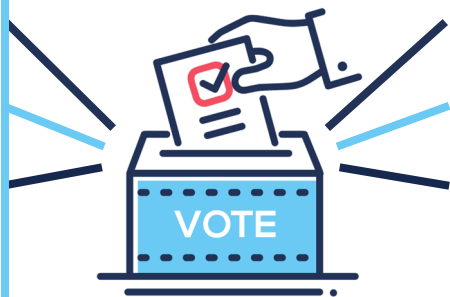
#### **Ritz Cove**

Terra West Management.....702-362-6262

#### **Spinnaker Cove**

CMG.....702-942-2500





## VOTES RECEIVED

<b>Sharon Rennie</b>	<b>431</b>
<b>Michael Christian</b>	<b>277</b>
<b>Donna Toussaint</b>	<b>265</b>
Aimee Sobers	215.5
Ronnie Wagner	183
Lee Bernstein	162.5

# DSCA Board of Directors ANNUAL ELECTION RESULTS

**The 2021 Election Results are in!** The Annual Meeting & Election was held on Wednesday, November 17th. There were three (3) positions open for the Board of Directors and we received six (6) candidates running for election.

A Board of Directors is a requirement for a homeowners association to function properly. These volunteer officials are elected from and by the homeowners of the community at the Annual Meeting.

A total of 495 ballots were received for this year's election and Desert Shores homeowners have elected Sharon Rennie and Mike Christian, and reelected Donna Toussaint, to serve on the Desert Shores Board of Directors for a two-year term (2021-2023).

Thank you to all six candidates that ran for the open Board positions and volunteered their time and experience to serve their community. We look forward to continuing to work together to make Desert Shores the amazing community that it is.

## THANK YOU *For Serving Your Community*

**David Harrington**

**Dr. Lee Bernstein**



A HUGE Thank You to Dr. Lee Bernstein and David Harrington for their service on the Desert Shores Board of Directors! Both Lee and David have volunteered their time and energy for the Desert Shores community.

Board members have a fiduciary responsibility to make the best decision on behalf of the whole community. A community needs volunteers and we appreciate all that they have done for their community.

Thank you to Dr. Lee Bernstein for stepping in to fill a spot on the Board for 2021, for your past service on the Board of Directors, offered expertise, and wisdom that has served to keep the Desert Shores Community a beautiful place to live!

A proud Desert Shores resident since 1999, we thank you for caring for our community with the same dedication and passion with which you care for your patients.

We would also like to thank exiting Board member, David Harrington, for his years of service on the Desert Shores Board of Directors. David completed his last term

on the Board as Treasurer and has also served, for many years, on Diamond Bay's Board of Directors both as a member and as President.

David Harrington has been a resident of Desert Shores since its inception in 1988. For over 30 years, David has volunteered in many areas, including Desert Shores events and on the Restate and Lakes Committees. Thank you, David Harrington, for giving not only your time but for your leadership and guidance over the years!



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# COMMUNITY RELATIONS

## Community Relations Committee

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 3:00pm.***

***NOTE: If you live in a gated community you MUST receive approval from your Sub Association first in order to submit your application to the CRC.***

### Upcoming CRC Meeting Schedule:

CRC Meeting Date	Deadline to Submit Application
December 6th	December 1st
February 7th	February 2nd

## Desert Shores is Sprucing Up!

The Community Relations Committee has reviewed the following items during the month of October:

- **Painting** - 9 applications
- **Landscaping** - 5 applications
- **Architectural** - 7 applications

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 at 702-254-0628 or via email [crc@mydesertshores.com](mailto:crc@mydesertshores.com).

Ready to make  
some changes?  
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the forms and  
information you need!



**Barbara Selph**  
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Lic.#PM.0124864.BKR  
Office: (702) 233-3332  
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Las Vegas, NV 89128



**Olive Turney**  
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Cell: (702) 375-8711  
[lakesiderealty1@gmail.com](mailto: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.

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end with family.**

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WAVES

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PRESENTS

*Lakeside*  
**Holiday Bazaar**

**Tuesday, December 14**  
**From 4 PM to 8 PM**

At Lakeside Village in the Grand Garden

Please join us for a fun night of food, drinks,  
shopping and entertainment.

Local Vendors for Holiday Gifts & Shopping  
Delicious food from Buena Vista Kitchen  
Entertainment by DJ Jason  
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# MAKE YOUR SEASON BRIGHT!

## Decorations

What would the Holidays be with out the twinkling lights and festive decorations?! We couldn't agree more! Please keep the following guidelines in mind:

*Holiday lighting and decorations may be displayed for 30 days prior to the holiday and must be removed within 15 days following the holiday.*

## Noise

Noise is inevitable with visitors in town, especially for residents in a condominium. It can become a nuisance if it stretches into the late hours, or if it makes the walls and floors in neighbors' homes reverberate continuously.

**City of Las Vegas quiet hours are from  
10:00 pm to 7:00 am**

If you are hosting a holiday party, give neighbors a heads up of how many guests you expect and how long you anticipate the celebration to last. Be considerate of the amount of noise being generated by music, television, or pets.

## Parking

The holidays bring many people together, and that means extra cars will need to be parked. Please note:

1. Vehicles cannot block any development entry, driveway, sidewalk, or shared mailbox.
2. Vehicles cannot obstruct the right of way of any corner or create any hazardous condition, such as blind spots.
3. Vehicles must be parked parallel to the curb and may not be parked perpendicular to the curb in any cul-de-sac.
4. Recreational vehicles cannot be parked in the driveway or in front of the home for no more than 24 hours for the immediate loading and unloading of supplies.

Remember to check with your Sub-Association, for additional Parking Policies, you live in a gated neighborhood.



## MARKETPLACE

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# Chanukah Fun!

Chanukah celebration is in full swing! Beginning November 28th and ending on December 6th.



Dreidel is Yiddish for "spinning top."

A dreidel is a pointed, four-sided top which can be made to spin on its pointed base.

Dreidels are normally made of plastic or wood. It is customary to play dreidel games on the holiday of Chanukah.

You'll find a Hebrew letter on each of the dreidel's four sides. These four letters form the acronym of the phrase: *Nes gadol hayah sham*, "a great miracle happened there," a reference to the Chanukah miracle that occurred in the Land of Israel.

Playing with the dreidel is a traditional Chanukah game played in Jewish homes all over the world. Game play instructions can be found to the right. *Chag Sameach to all those who celebrate Chanukah!*



## How to Play Dreidel



Start with 1 dreidel to share or one for everyone and a collection of small pieces to play with. (pennies, small chocolates, etc.)

Evenly distribute pieces to each player. Have each player then put a piece into the middle to create the "pot"

### Take Turns Spinning



**Nun - do nothing**



**Gimel - take all**

(all players put 1 back in to replenish)



**Hey - take 1/2 of the pot**



**Shin - put 1 in**

When you run out of pieces,  
you're out of the game

Source: [www.EverydayJewishMom.com](http://www.EverydayJewishMom.com)

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# TRUNK OR TREAT

## 2021 Event Recap!



Desert Shores Trunk or Treat! We had over 1,500 kids and their parents come through our event with some amazing costumes!

Thank you to all of our Residents who donated Candy and those who volunteered their time, creativity, and TRUNKS for the event! We can't wait to see what you create next year!





# VETERANS DAY ROLL CALL - RECAP!



We are happy to report Veterans Day at Desert Shores was a Success! While we were unable to hold our annual Veterans Day Pancake breakfast this year, we were still able to recognize and thank our Desert Shores residents!

On the days leading up to Veteran's Day, November 11th, we placed a thank you sign and flags in the front yard of our Veterans as well as throughout the community. In total 72 Desert Shores Veterans were recognized.

We hope our Veterans have felt to love and thankfulness of our community and we look forward to serving up some delicious pancakes next year!



Mario Drago, Desert Shores Resident & Veteran

*Here are a few of the reactions received from our residents:*

"We appreciate the special sign placed in our yard. It was very thoughtful and dignified."

"I think this is great! Retired Air Force here and did not know there were so many veterans in our community!"



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# SEASON OF GIVING

Ready to spread some Holiday Joy? Here's some ideas to get you started!



**HELP of Southern Nevada hosts the 23rd Annual 98.5 KLUC Chet Buchanan Show Toy Drive** presented by The Venetian Resort on December 2nd at 6:00 am through 8:00 pm on December 12th and from 6am to 10 am on Monday, December 13th! Come see Chet on the "Big Thirty Foot Scaffold" and say hello!

The **ONLY OFFICIAL TOY DRIVE DONATION LOCATION** will be at NV Energy located at 6226 W. Sahara Ave., Las Vegas, NV 89146.

Donation times will be from 6:00 am to 8:00 pm every day, December 2nd through December 12 and from 6am to 10am on Monday, December 13th.

Would you like to register to be a recipient or would you like to volunteer? Visit **HELP of Southern Nevada** located at [www.helpsonv.org](http://www.helpsonv.org) to apply and get more info.

## USPS Operation Santa

**Santa needs your help to make sure kiddos around the country have their letters answered!**

Visit [www.USPSOperationSanta.com](http://www.USPSOperationSanta.com) to learn how you can get involved! It is as easy as 1-2-3-4!

1



Letters are written to Santa's special address and USPS receives them.

2



We redact personal information and publish these letters online.

3



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4



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# REAL (ESTATE) FACTS

**A LOOK INTO 2022...** National Association of Realtors (NAR) Chief Economist Lawrence Yun who recently spoke at the association's virtual 2021 Realtors Conference & Expo stated "all markets are seeing strong conditions and home sales are the best they have been in 15 years. The housing sector's success will continue, but I don't expect next year's performance to exceed this year's."

An unknown, he said, is how remote work opportunities will play out in the future and advised that the industry keep that in mind. Since we are only in the first innings of work-from-home options, Yun felt people have not fully digested the work-from-home-flexibility model yet in determining home size and location.

Yun said even though there may be a decline in sales in 2022, he still forecasts home sales will outdo pre-pandemic levels. His prediction, he noted, is based on an anticipation of more inventory in the coming months. That supply will be generated, in part, from new housing construction – already underway – as well as from the conclusion of the mortgage forbearance program, which in turn will cause a number of homeowners to sell.

"With more housing inventory to hit the market, the intense multiple offers will start to ease," Yun said. "Home prices will continue to rise but at a slower pace." While real estate has thrived, Yun says there are signs that a more normal and predictable market is on the horizon. Home sales have surged over the past year in an uncharacteristic manner, many receiving multiple bids after only being on the market for a brief period. However, the housing sector will settle down but at above pre-pandemic levels.

Yun projected that mortgage rates, which are currently at 3.0%, will see an increase of 3.7% in the coming months, a rise he attributes to persistent high inflation. "Rising rents will continue to place upward pressures on inflation," he said. "Nevertheless, real estate is a great hedge against inflation."

The National Association of Realtors® is America's largest trade association, representing more than 1.5 million members involved in all aspects of the residential and commercial real estate industries.

***Written by Industry Expert, Shirley Kelly-Harold***

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**Shirley Kelly-Harold, CRS, GRI  
Jack Harold, ABR, CRS, GRI, SRES**  
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Las Vegas, NV 89134  
**Cell: 702 498-2028**  
E-mail:  
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## DSCA Home Sales Comparison

Community	2021 Average Sales Price	2020 Average Sales Price	2019 Average Sales Price	Variance % 2021/2019
Beachport	\$368,750	\$308,900	\$291,417	127%
Biscayne Bay	\$403,667	\$327,000	\$344,833	117%
Lakefront	\$621,000	\$587,500	\$403,000	154%
Crosspointe	\$352,450	\$287,816	\$294,800	120%
Diamond Bay	\$889,550	\$975,000	\$674,000	132%
Lakefront	No Sales	\$900,000	\$1,275,000	N/A
Discovery Bay	\$496,658	\$417,778	\$431,725	115%
Gulls Landing	\$379,929	\$355,611	\$351,250	108%
Harbor Cove	\$558,786	\$474,375	\$474,333	118%
Lakefront	\$1,012,000	\$723,125	No Sales	N/A
Harbor Point	\$429,750	\$382,500	\$380,571	113%
La Jolla Classic	\$449,733	\$402,933	\$335,926	134%
Lakefront	\$752,000	No Sales	\$640,000	118%
Lakeshore	\$468,875	\$420,000	\$472,222	99%
Lakefront	\$818,800	\$745,667	\$675,000	121%
Moonlight Bay	\$407,446	\$359,187	\$347,000	117%
Newcastle Estates	\$518,238	\$390,000	\$375,646	138%
Pelican Point	\$734,333	\$558,167	\$525,000	140%
Lakefront	\$1,075,000	No Sales	\$640,000	168%
Racquet Club	\$402,500	\$324,045	\$300,291	134%
Lakefront	\$617,500	\$483,750	\$506,000	122%
Reflections	\$474,000	\$367,500	\$350,380	135%
Ritz Cove	\$913,750	\$660,875	\$535,000	174%
Lakefront	\$1,060,000	No Sales	No Sales	N/A
Sage Pointe	\$399,857	\$316,167	\$304,143	131%
Shoreline Estates	\$455,250	\$341,562	\$322,250	141%
Lakefront	\$690,000	\$545,000	\$455,000	152%
Spinnaker Cove	\$581,408	\$552,938	\$559,629	104%
Lakefront	\$925,000	\$750,000	No Sales	N/A
Tradewinds	\$385,285	\$297,280	\$288,500	134%
Villa Colonade				
Villa Finestra	\$499,300	\$420,000	\$368,700	135%
Coral Bay/ La Jolla II				
Desert Shores Villas	\$155,265	\$124,927	\$106,136	146%
Mar-A-Lago	\$180,180	\$144,573	\$135,900	133%

Closings as of Nov, 6, 2021 Trailing 12-month price appreciation rate in Zip Code 89128 + 12.4%-15.3%. Trailing 12-month price appreciation rate in the US + 18.4%; Clark Co. +20.5% Information provided by Shirley Kelly-Harold, Signature Real Estate Group



# UPCOMING EVENTS

## 3rd ANNUAL

# Lantern Festival

**February 5, 2022 5pm-7pm** Between Lake Sarah & Lake Maddison

The Lantern Festival is an evening filled with fun, happiness, hope, and great memories that you'll cherish for a lifetime. This family friendly event that can be shared by everyone. Friends, families, neighbors, and people you haven't met can come together to create a peaceful, memorable experience.

Desert Shores 3rd Annual Lantern Festival is more than just an event, it's an experience. Everyone has different life circumstances and many are going through the same struggles and victories, heartfelt losses, and personal gains. These life events and the emotions that go along

with them make us human. Use the lanterns to write messages of hope, love and happiness and then cast them into the water and watch as your lanterns float along the lake, illuminating the dark night.

Lanterns will be on sale in the DSCA office prior to the event for \$10 each (check or credit card, with 5% processing fee) AND on the day of the event (cash only). Light refreshments and music will be provided by Desert Shores and our local sponsors.

Don't miss this beautiful night under the stars! Need more info? Give us a call at 702-254-1020.

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# HAPPY NEW YEAR!

## DECEMBER 2021

SUN	MON	TUES	WED	THURS	FRI	SAT
 <p>Stay up to date on the activities going on in Desert Shores with our online Event Calendar! Scan the code to visit our site and check it out!</p>			<b>1</b> <b>ARC Submittal Deadline</b>	<b>2</b> Knitting Club 9am-11am Line Dancing Club 1pm-4pm	<b>3</b>	<b>4</b>
<b>5</b>	<b>6</b> CRC Meeting 4:30pm <b>Chanukah Ends</b>	<b>7</b> <b>Bulk Trash Pickup</b> Line Dancing Club 1pm-4pm	<b>8</b>	<b>9</b> Knitting Club 9am-11am Line Dancing Club 1pm-4pm	<b>10</b>	<b>11</b>
<b>12</b>	<b>13</b> Line Dancing Club 1pm-4pm	<b>14</b>	<b>15</b>	<b>16</b> Knitting Club 9am-11am Line Dancing Club 1pm-4pm	<b>17</b>	<b>18</b>
<b>19</b>	<b>20</b> Line Dancing Club 1pm-4pm	<b>21</b> <b>Bulk Trash Pickup</b> Line Dancing Club 1pm-4pm	<b>22</b>	<b>23</b>	<b>24</b> <b>Christmas Eve</b> DSCA Office closed	<b>25</b>
<b>26</b> <b>Kwanzaa Begins</b>	<b>27</b> Line Dancing Club 1pm-4pm	<b>28</b> Line Dancing Club 1pm-4pm	<b>29</b> Line Dancing Club 1pm-4pm	<b>30</b> Knitting Club 9am-11am Line Dancing Club 1pm-4pm	<b>31</b> <b>New Years Eve</b> DSCA Office closed	