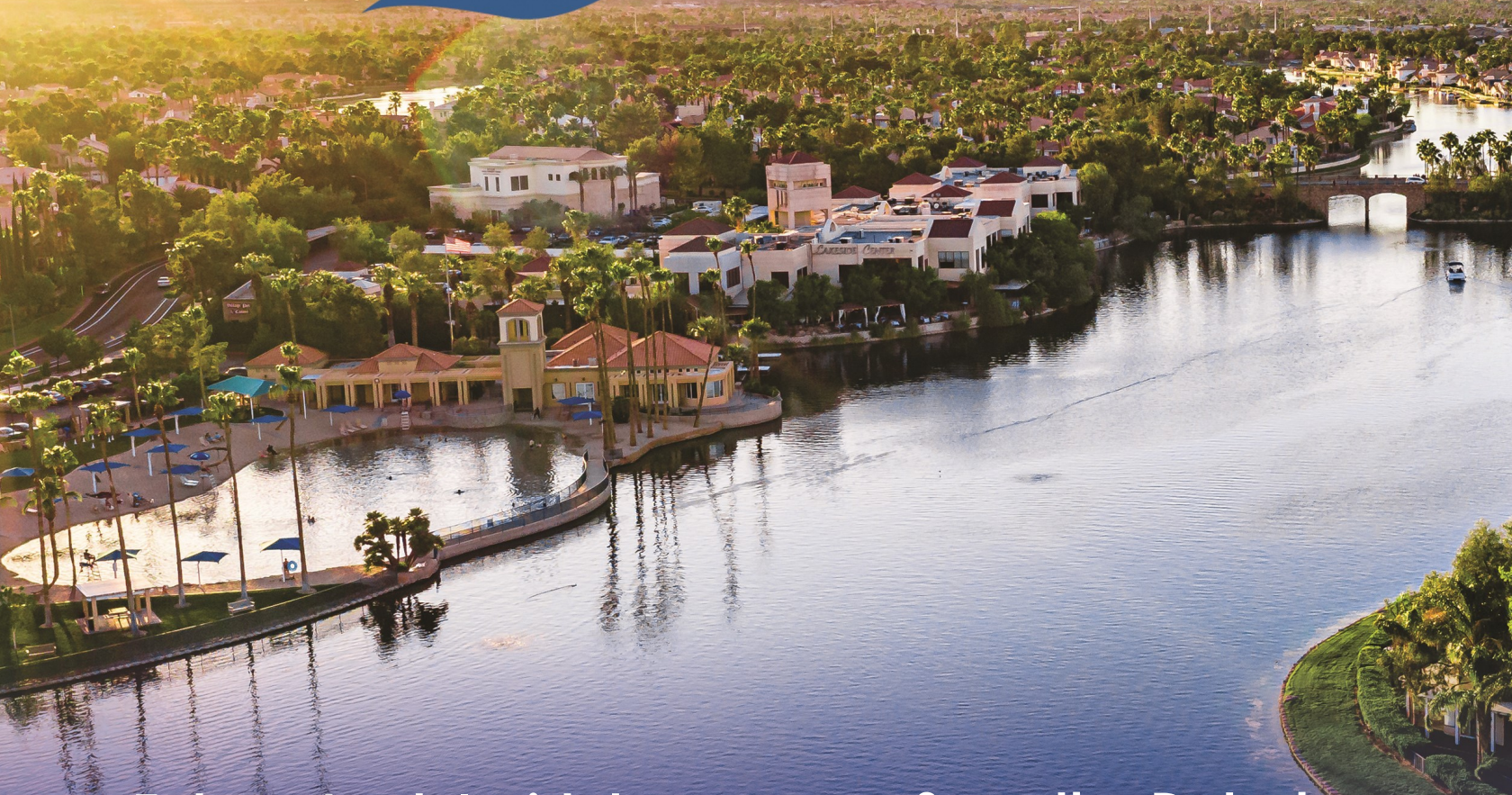


# SHORE TALK



## Take a Look Inside!

Message From the GM  
Page 4

Patrol Duties  
Page 8

SRA Update  
Page 5

September Events  
Page 10

Deadline for Declaring  
Candidacy for the  
Board  
Page 6

Upcoming Events  
Page 11

## Save the Dates!

September 4  
Labor Day Pool Party

September 26  
Desert Shores Night Out

September 10  
Patriot Day Boat Parade

September 26  
Bulk Pick Up

September 11  
CRC Meeting

September 27  
BOD Meeting

September 12  
Bulk Pick Up

September 30  
Kid's Fishing Derby



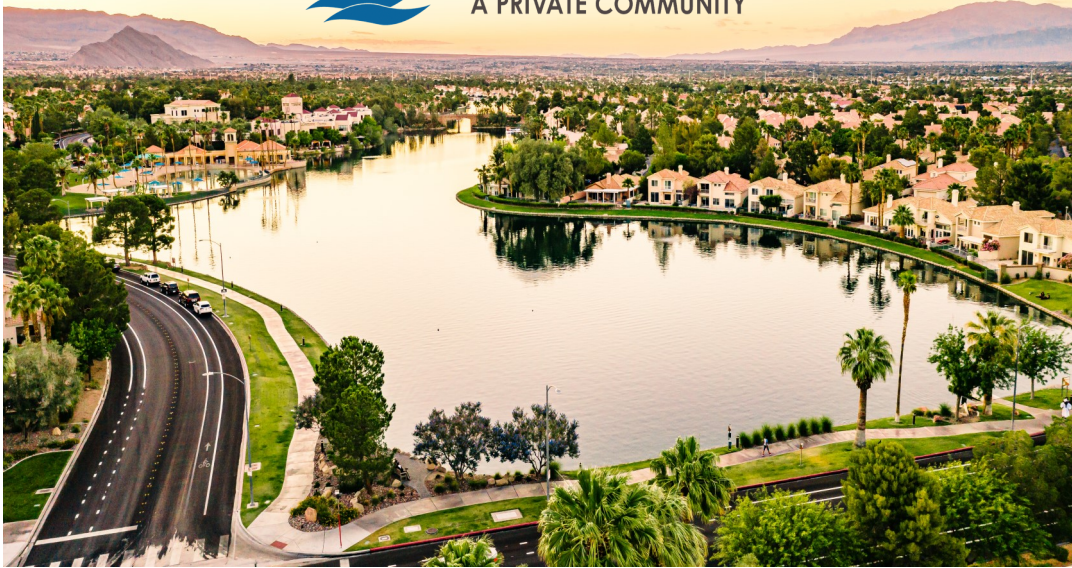
# AHOY! PATRIOTS!



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

More information on Page 10!





**September 2023 CONTENTS**

4	Message from the GM
5	SRA Payment Update
6	Deadline for Declaring Candidacy for the Board
8	Patrol Duties
10	September Events
14	Upcoming Events
16	Calendar

**BOARD OF DIRECTORS**

Serves a two year term

**President**

Jim Davenport (2024)

**Vice President**

Donna Toussaint (2023)

**Treasurer**

Mike Christian (2023)

**Secretary**

Sharon Rennie (2023)

**Director**

Christine Curtis (2024)

**COMMUNITY RELATIONS COMMITTEE**

**Chairperson**

Gwen Christian

Reed Bailey  
Jay Denen  
Fred Newburgh  
Lynn Rosenberg  
Ronnie Wagner  
Michael Tolliver

**Board Liaison**

Jim Davenport

**LAKES COMMITTEE**

**Chairperson**

Don Parker

Danny Amster  
Cheryl DuRoff  
Sheila Klein  
Mike Osias  
Odman Leyva  
Vince Pagone  
Lee Bernstein  
Brandi Begelman

**Board Liaison**

Mike Christian

**Notary Service is available in DSCA Office, by appointment. For questions or to request an appointment: email [ecc@mydesertshores.com](mailto:ecc@mydesertshores.com) or call 702-254-1020**

**SHORE TALK**  
Advertisement Rates

<b>Marketplace</b>	\$10 Personal Item
	\$25 Business Service
<b>Business Card</b>	\$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](mailto: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.*

**DESERT SHORES COMMUNITY ASSOCIATION**

2500 Regatta Drive  
Las Vegas, NV 89128

**(702) 254-1020 MAIN**

**(702) 254-1345 FAX**

**[www.mydesertshores.com](http://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 Patrol.

**DSCA MANAGEMENT STAFF**

**General Manager**

Ann Copeland CMCA, AMS, PCAM  
[gm@mydesertshores.com](mailto:gm@mydesertshores.com)

**Accounting Manager**

Jami Hannah  
[finance@mydesertshores.com](mailto:finance@mydesertshores.com)

**Community Relations**

Terry Brobeck  
[crc@mydesertshores.com](mailto:crc@mydesertshores.com)

**Events & Communications**

Pricila Castaneda  
[ecc@mydesertshores.com](mailto:ecc@mydesertshores.com)

**Amenities Coordinator**

Sherry Armstrong  
[amenities@mydesertshores.com](mailto:amenities@mydesertshores.com)

**Maintenance**

Nick Hernandez, Paul Farley & Kamenko Muratagic  
[maintenance@mydesertshores.com](mailto:maintenance@mydesertshores.com)



**DESERT SHORES NIGHT OUT**  
**Tuesday, Sept. 26, 2023**  
**LAGOON BEACH PARK**

**ENJOY A LAST CHANCE TO  
 SPLASH IN THE WATER,  
 LISTEN TO FABULOUS  
 MUSIC, EAT HOTDOGS,  
 AND ENJOY A REFRESHING  
 DRINK WHILE THANKING  
 OUR LOCAL FIRST  
 RESPONDERS!**

**A RAFFLE WILL BE HELD  
 THROUGHOUT THE EVENT  
 FOR GIFT CARDS!**

**CITY OF  
 LAS VEGAS  
 IMPORTANT NUMBERS**

**LVMPD NON-EMERGENCY 311 or 702-828-3111**

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

**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.

<b>Desert Shores Racquet Club</b> Prestige Management Group	702-988-0321
<b>Desert Shores Villas</b> First Service Residential	702-791-5888
<b>Diamond Bay</b> Terra West Management	702-362-6262
<b>Harbor Cove</b> Level Community Management	702-433-0149
<b>La Jolla Classics</b> Sierra Management	702-754-6313
<b>Mar-A-Lago</b> Associa Nevada South	702-795-3344
<b>Pelican Point</b> Prime Management	702-869-0937
<b>Ritz Cove</b> Terra West Management	702-362-6262
<b>Spinnaker Cove</b> Community Management Group	702-942-2500



# Message from The GM

## Happy September!

There are many happenings in our community this month so make sure to include at least some of these fabulous events in your schedule!

If you like to hula hoop, limbo, enjoy music and like to hang out with your neighbors, come join in the fun for the **Annual Labor Day Lagoon Party** on Monday, September 4<sup>th</sup>. Gate opens at 10:00am and party runs from 11:00am to 4:00pm. (The lagoon pool will be open on weekends through the end of September.)

If boating is more your speed, the Lakes Committee is hosting our first ever **"Patriot Day Boat Parade"** on Sunday, September 10<sup>th</sup>. This event is to honor the largest sea evacuation in history, which occurred on 9/11. Larger than the evacuation of Dunkirk in WWII (339,000 soldiers were rescued over 9 days). On 9/11 nearly 500,000 civilians were rescued from Manhattan by boat, over the course of 9 hours. **Full Story:** <https://www.youtube.com/watch?v=MDOrzF7B2Kg>. The Desert Shores Patriot Day Boat Parade will take place on Lake Jacqueline, is scheduled to begin at 1:30pm, and with two categories of boats, electric boats and human powered boats (think kayaks and pedal), decorated to show their patriotic spirit. If you don't own a boat and would like to participate, Desert Shores has a few pedal boats and kayaks available (must reserve in advance). You provide the decorations! If you just want to watch the festivities, the swim lagoon will be open, come swim, watch the parade and cheer on your neighbors! The lake

ends are also a good location to watch the parade. The electric boats will cruise the full length of Lake Jacqueline and the human powered boats will stay south of the bridge. Please contact the DSCA office with your questions.

Our Annual Desert Shores Night Out gives our residents an opportunity to meet, talk with and thank our local First Responders. We will have hotdogs, drinks (while supplies last), music, swimming (last chance to swim for the season!), and Raffle Prizes!

In conjunction with Nevada Department of Wildlife (NDOW), the **Annual Fishing Derby** for DSCA children between the ages of 5 and 12, is being held on Saturday, September 30<sup>th</sup> from 9:00am to 11:00am. NDOW will provide fishing gear and instructions, so no need to have your own. Make sure to register with the DSCA office.

Your **Board of Directors** Candidacy form is included in this newsletter. This year, there are three (3) open seats on the Board. The Board of Directors consists of homeowner volunteers who have a fiduciary duty to the community and are tasked with making tough decisions regarding a variety of issues, on behalf of the whole community. Please take a look at the Candidacy form and the article on **page 7**.

Is this you? Your community needs you!

## Update on the Special Reserve Assessment

As of **August 16, 2023**, a total of **94%** 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 **6%** 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.



# THE BOARDROOM

UPCOMING BOARD OF DIRECTOR'S MEETING: SEPTEMBER 27<sup>TH</sup> & OCTOBER 25<sup>TH</sup> AT 6:00 PM

The board meeting will be conducted in person at the DSCA Clubhouse located at 2500 Regatta Drive, Las Vegas, NV 89128 and virtually, via Zoom. We will communicate registration instructions, to homeowners, prior to the date of the meeting via email and our website.

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).

### Upcoming Agenda Items:

- ♦ August 23, 2023 Board Meeting Minutes
- ♦ July 2023 Financials
- ♦ SRA Update
- ♦ Annual Tree Trimming Contract

## Update: Special Reserve Assessment Payments

	Number of Owners on a payment plan	Amount paid by Owners on a payment plan
Condos	296	\$111,962
SFU	960	\$691,623
<b>Total</b>	<b>1256</b>	<b>\$803,585</b>

A total of 3,126 owners have responded.

	Number of Owners who paid in full	Amount paid by Owners who paid in full
Condos	500	\$400,000
SFU	1370	\$2,192,000
<b>Total</b>	<b>1870</b>	<b>\$2,592,000</b>

A total of \$3,395,585 has been received.



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

## 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.

# COMMUNITY CORNER

## 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 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.

## Upcoming CRC Meeting Schedule

CRC Meeting Date	Deadline to Submit Application
SEPTEMBER 11	SEPTEMBER 6
OCTOBER 2	SEPTEMBER 27

## Desert Shores is Sprucing Up!

The Community Relations Committee has reviewed the following items during the month of August-

- Painting - 2
- Landscaping - 14
- Architectural - 4
- Solar - 2

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**.

At their July 26, 2023, meeting, the Board voted to begin enforcement of the CC&Rs Article IX, Section 9.07 and Bylaws Article XII "Notice and Hearing Procedure". All exterior improvements or changes require ARC approval prior to start of project. Beginning October 1, 2023, owners will be called to a hearing and fines can be imposed for owners making changes prior to receiving the required approval.

## Deadline for Declaring Candidacy for the Board

If you are interested in committing yourself to your community and would like to have a part in the future of Desert Shores, then declare your candidacy by completing the 2023 Candidacy Form, enclosed in this newsletter.

**Your completed candidacy form must be received at the DSCA office located at 2500 Regatta Drive no later than 5:00 pm, Monday, October 2, 2023.**

Each person whose name is placed on the ballot as a candidate for a member of the executive board must: **(a)** Make a good faith effort to disclose any financial, business, professional or personal relationship or interest that would result, or would appear to a reasonable person to result, in a potential conflict of interest for the candidate if the candidate were to be elected to serve as a member of the executive board; and **(b)** the candidate must be in "good standing" with the association. **(NRS 116.31034.9(b))**

**The Desert Shores Annual Meeting and Election will be held Wednesday, November 15, 2023, at 5:30 pm at the DSCA Clubhouse.** Members will cast their votes for three (3) two-year positions on the Board of Directors. The terms of Sharon Rennie, Donna Toussaint, and Mike Christian are expiring. Candidate statements will be mailed to homeowners, along with ballots, that will be tallied at the Annual Meeting.

**Homeowners will have an opportunity to meet the candidates at a "Meet the Candidates Night" scheduled for Wednesday, October 18, 2022, at 6:30 pm in the DSCA Clubhouse.**



# DESERT SHORES COMMUNITY ASSOCIATION

## BOARD OF DIRECTORS ELECTION 2023 CANDIDACY FORM

NAME: \_\_\_\_\_

ADDRESS (in Desert Shores) \_\_\_\_\_

PHONE NUMBER: (Home) \_\_\_\_\_ (Work) \_\_\_\_\_ (Cell) \_\_\_\_\_

E-mail: \_\_\_\_\_

Please prepare a brief statement regarding your interest in being selected as a member of the DSCA Board of Directors. Mail or drop off to Desert Shores Community Association, 2500 Regatta Drive, Las Vegas, NV 89128, or email to gm@mydesertshores.com to be received by **October 2, 2023, at 5:00pm**. You may provide a headshot submitted in pdf or jpg format to accompany your statement. ***Incomplete applications will not be processed.***

YES  NO I am the **Unit's Owner** of a property in Desert Shores and my name appears on the deed. OR

YES  NO I am an officer, employee, agent or director of a corporate owner of a unit, a trustee or designated beneficiary of a trust that owns a unit, a partner of a partnership that owns a unit, a member or manager of a limited-liability company that owns a unit, and a fiduciary of an estate that owns a unit. In accordance with NRS 116.31034 (14), I am enclosing documentation to file proof in the records of the association of such.

YES  NO I have potential conflicts of interest. (NRS 116.31034 (9.a.)) If yes, please describe below.

YES  NO I am a member in good standing (i.e. no unpaid and past due assessments or penalties that are required to be paid to the Association. (NRS 116.31034 (9.b.))

Brief Statement to include your experience and qualifications for the Board. An additional page may be used, but must be no longer than a single, typed page; and must not contain any defamatory, libelous, or profane information (NRS 116.31034 17(a)(1)(2)).

---

---

---

---

I am requesting my name be placed on the ballot for the Board of Directors. I approve this form and any attachment hereto to be mailed to all members of the community. I understand that the information contained on this form, including the attachment, is prepared and published by me and that I am solely responsible for the content hereof. If I am elected, I understand that I will be required to certify, in writing, that I have read and understand to the best of my ability the governing documents of the Association and NRS 116, within 90 days of election.

\_\_\_\_\_  
CANDIDATE'S SIGNATURE

\_\_\_\_\_  
DATE

# Thinking of Running for the Board? Do you Have What it Takes?

If the idea of running for a board position has crossed your mind, take a moment to reflect on the following three questions:



## Do I have the time?

Serving as a board member requires a significant time commitment. You should be prepared to dedicate several hours each to association related matters. Beyond attending regular monthly board meetings, your involvement will extend to active participation in email discussions and occasional special meetings. During special projects, there may be additional time demands on your end.



## Can I make tough decisions, when necessary?

The primary responsibility of the board involves overseeing the association's operations. This involves more than just budget approval; it encompasses the development and enforcement of policies as well. As a board member, you'll need to step beyond your immediate circle of neighbors and make decisions that serve the greater good of the community.



## Can I do all this and have fun too?

Board involvement isn't solely about policies and tough choices. The strength of our community depends on the efforts we put into it. Part of being a board member involves creating and nurturing a sense of community. Your presence in the community matters as much as any policy decisions you contribute to.

While there might be moments of frustration, being a board member can also be one of the most rewarding ways to volunteer your time.

If you're interested in running for the board or would like more details about the responsibilities of being a board member, please contact the general manager at [GM@MyDesertShores.com](mailto:GM@MyDesertShores.com) or a current board member.





## Duties & Responsibilities

- Patrol Lagoon and Clubhouse Area
- Secure Facilities at night and open in the mornings
- Check parties in and out of the clubhouse during Private Events
- Patrol Lakes and other common areas within Desert Shores
- Check fishermen for DSCA ID's and ensures no one is fishing after dark
- Address any issues regarding our common areas
- Observe and report any issues they may find.

## WHAT DOES OUR PATROL DO?

The Association is charged with the responsibility of managing and protecting the common areas of the Association. The Master Declaration and other governing documents do not authorize the Association to provide security and protection for individual homeowners or their property.

You may see the flashing yellow lights on the truck as the Patrol drives through the community. This is to show a presence as they are not a security force or a private patrol for individual homes. The Patrol officers are instructed to call Metro if they encounter problems of a criminal nature.

Each Patrol shift files a detailed written report that consists of property status, results of encounters, property damage and any significant incidents that may have occurred during their shift. The written reports are reviewed by the DSCA General Manger and Office Staff on a daily basis and are vital for providing key information and documenting events that occur on our property.

If you have an emergency that is a threat to bodily harm or witness a crime in progress, **call 911**. If you need police assistance or to report a crime that has already taken place, call the Metro non-emergency number 311.

Call Patrol when...  
but not limited to!

Someone is feeding the waterfowl or otherwise endangering wildlife on our shores.

Boat or water vessel is on the water without a sticker or is not an approved water vessel

Someone is fishing in the lakes in violation of fishing policies or without an ID card.

Door to door sales/ soliciting is taking place. Make sure you get a description.



**To reach Patrol, dial 702-254-1020, Press 0, at any time, to be connected to the After Hours Answering Service and ask to be connected to Patrol.**



## Litigation Update

**1.** The Association received NRED mediation requests from Dale Appel and from Michael Leonetti on Thursday, July 20, 2023. Appel and Leonetti previously filed a lawsuit against the association regarding conduct of a prior tenant of a property owner. The lawsuit: Clark County District Court, Case No. A-22-855712-C: has been dismissed with prejudice. NRED mediation has not been scheduled at this time.

**2.** Clark County District Court, Case N. A-22-857891-C: DSCA is pleased to announce the turf conversion lawsuit has been resolved. Pursuant to NRS 116.31088, the matter was resolved with the following terms: Plaintiffs agreed to dismiss their claims with prejudice and close the case, no money was paid to Plaintiffs, and each side agreed to pay their own attorney's fees and costs. In consultation with legal counsel the Board believed this to be the best resolution to avoid future litigation costs.

The mediations claims have been tendered to the Association insurance carrier. There are no known judgements against the Association.



## Lagoon Beach Park Hours

**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

**December - January** Pool, Park & Boats Closed for the Season until February.



**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

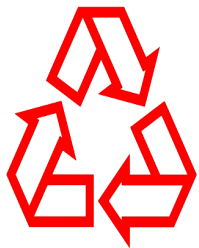


2620 Regatta Dr #102  
 Las Vegas, NV 89128

### "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.*



Renew Electric LLC  
 NCL0088361 License Bond Insured

**(725) 577-2578**

CALL FOR **FREE ESTIMATE**

services@renewelectriclv.com  
 www.renewelectriclv.com

*Specializing in  
 General Electrical Services  
 and Troubleshooting*



**SPECIAL OFFER!**  
 Panel Inspection only \$49.99

#### INSTALLATION | REPAIR | RELOCATION

- New Light Fixtures
- Outdoor Lighting
- Outlets and Switches
- Electric Car Charger
- Restore Power
- General Electric Repair
- Upgrades or Remodels
- New Panel Upgrade
- Electrical Remodel
- Underground Wire
- Ceiling Fans



## 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



**GO-FURR-YOU.COM**  
 ANGEL TASK ? - JUST ASK ?

**SHERI**  
 GO-FURR ANGEL

ANGEL WALKS 4 FURRY FRIENDS  
 APPOINTMENTS-VETS-GROOMING  
 GO-FURR YOU-SHOP-PRESCR- DRIVE

702-281-6033  
 SheriOz@cox.net





# 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

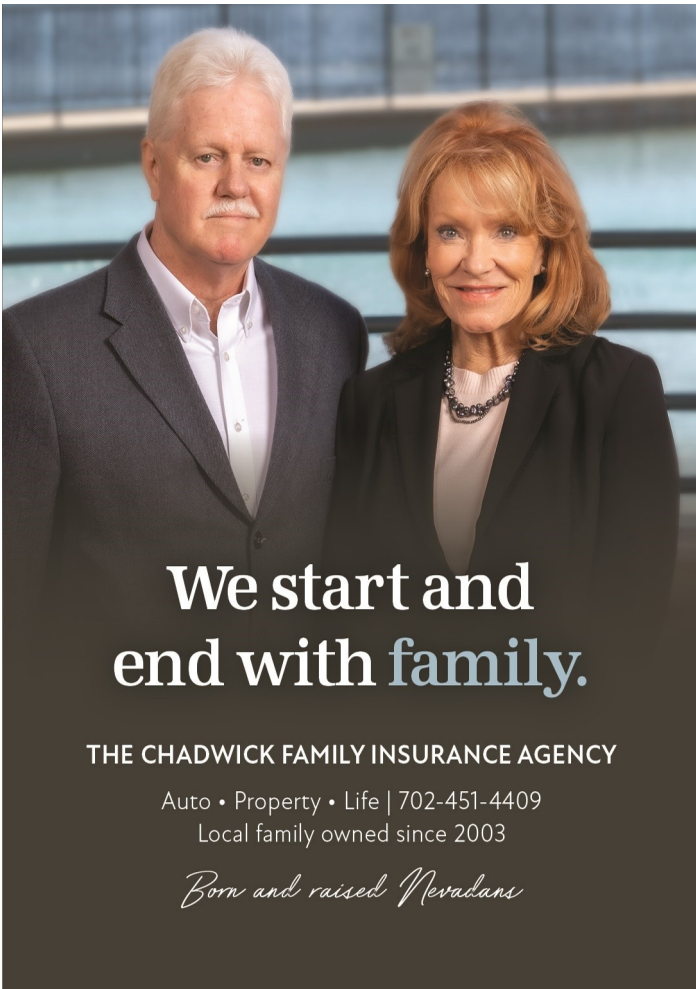


# All Boaters are Welcome!

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](mailto:ECC@MyDesertShores.com)



**We start and end with family.**

**THE CHADWICK FAMILY INSURANCE AGENCY**

Auto • Property • Life | 702-451-4409  
Local family owned since 2003

*Born and raised Nevadans*

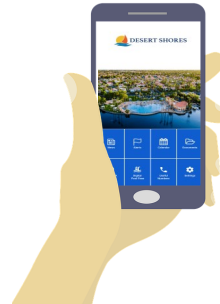
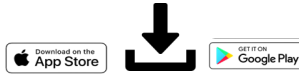
## Sign Up for Your Digital Membership!

Say Hello to Hassle-Free Access and Seamless access to our amenities! Simply download the App (or visit our website below) and Sign up. After you sign up, follow the prompts to register and add your photo! Once you are approved by Desert Shores, you may add additional Members within your household.

Beat the heat and sign up now! Physical cards will no longer be accepted after this pool season!

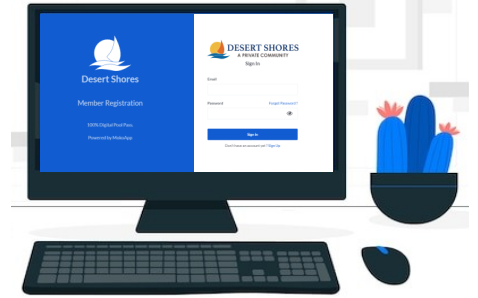
If you are renting your home, please contact the office for additional assistance with your Digital Membership.

### Download the App



### Can't Download the App?

Sign up from home by going to [desertshores.mokopass.com](https://desertshores.mokopass.com)



### 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.



**DESERT SHORES  
KIDS  
FISHING  
DERBY**



In partnership with NV Department of Wildlife!

**Open to DSCA Kids  
Ages 5-12**

# SATURDAY SEPT 30<sup>TH</sup>

## SOUTH LAKE LINDSEY 9 AM - 12 PM

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!

Grab your sunhats, pack your snacks and don't forget your DSCA Membership Credentials!

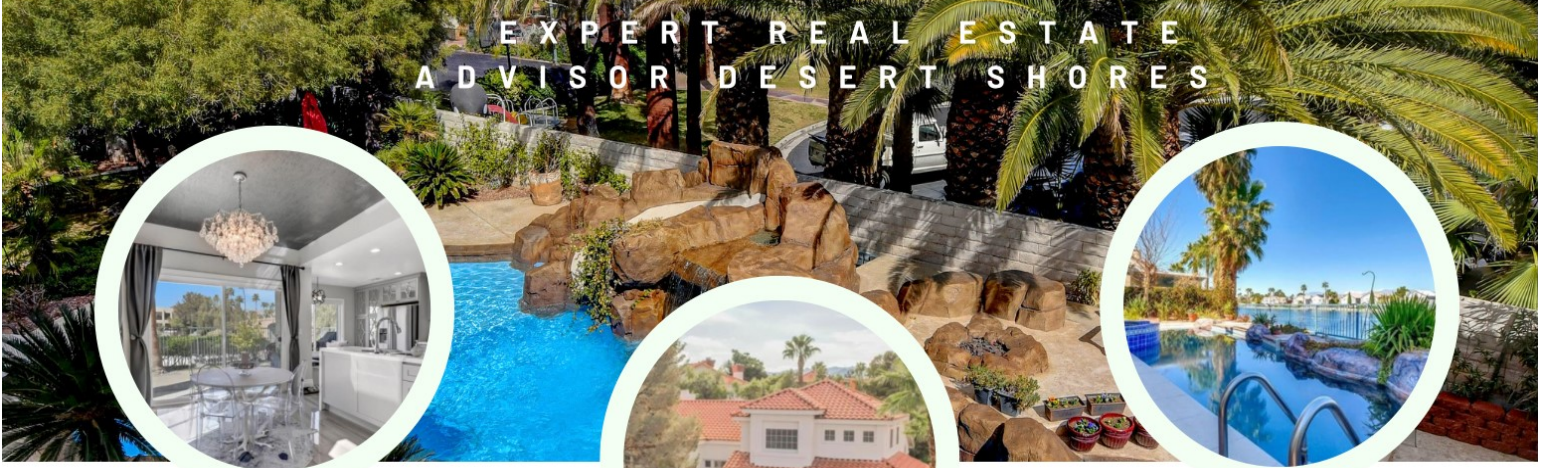
# REGISTER AT THE DSCA OFFICE!





# LIST YOUR HOME TODAY!

EXPERT REAL ESTATE  
ADVISOR DESERT SHORES



**UNDER CONTRACT**  
**\$599,000**  
**RACQUETTE CLUB**



**SOLD**  
**\$800,000**  
**SPINAKEE COVE**



**UNDER CONTRACT**  
**\$1,185,000**  
**LAKESHORE**



## **JENNIFER FRANCO**

**BROKER-SALESPERSON**

LIC: 0146613

- OVER \$100 Million in Homes Sold
- Elevated Customer Service/ Selling Experience
- Team of Marketing Experts
- Desert Shores Home Specialist

### **702-848-HOME**

702-498-0992: Text Line

FREE HOME EVALUATION

[\*\*www.TheJenniferFrancoGroup.com\*\*](http://www.TheJenniferFrancoGroup.com)



# Honoring our Desert Shores Veterans!

For the last two years, Desert Shores has honored our vets by placing a flag and a 'Thank you' sign in front of our Veteran's homes. We are excited to continue this tradition this year. To make this possible we are seeking the assistance of our community!

**If you or any member of your household is a Veteran, whether retired or currently serving, we invite you to join us in honoring them.**

**Share the Veteran's name, photographs, service images, dates of service and property address with the DSCA office via email at [ECC@MyDesertShores.com](mailto:ECC@MyDesertShores.com).**

As we approach November 11th, we will take steps to display a flag and 'Thank You' sign in the Veterans front yard.

## Veteran's Day Pancake Breakfast

All Veterans and their immediate families are invited to join us for a pancake celebration on Saturday, November 11, 2022 from 8 AM to 10:30 AM as a thank you for your service. Please RSVP at the Main Office.



## Harbor Cove Kitchen Transformation



These fun and friendly Desert Shores residents had a 30+ year old home with great bones that needed to be updated. In honor of the open concept floor plan they added kitchen design as well.

Working with their designer, they opted to paint the cabinets which were still in great shape. This adventurous couple were not afraid of color and chose Sherman Williams Refuge for the island and S.W. Delft for the perimeter cabinets. For contrast they picked a white wall color, S.W. Snowbound.

They chose dark colors for the fixtures and finishes to match their newer black stainless appliances and made it all 'pop' with

contemporary brass hardware. For counter tops this couple chose a light, leather finish granite for the kitchen and wet bar in complementing colors. The old kitchen island counter top was repurposed in the laundry room.

New furniture was purchased for the adjoining family room, while they blended old and new accessories to create an amazing space!

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



KERRY F. DECOR ~  
Staging & Styling Las Vegas



Your trusted neighborhood Designer



BOOK AN APPOINTMENT  
702-882-4518

# Couture Traders

BUY • SELL • TRADE

Located in Summerlin!  
2110 N Rampart  
Blvd Ste 140  
Las Vegas,  
NV 89128

## DESIGNER HANDBAGS

PRE-LOVED

### OUR SERVICES

- Buy, Sell and Trade Designer Handbags and Accessories

We have one of the largest selections of pre-owned luxury handbags in Las Vegas

### CONTACT US

725-304-0349  
[@couture.traders\\_vegas](mailto:@couture.traders_vegas)  
[lasvegas.couturetraders.com](http://lasvegas.couturetraders.com)

## 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](http://NewVistaNv.org)

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

\*call for details



# LABOR DAY LAGOON POOL PARTY!

MUSIC

FOOD & DRINKS  
Available for purchase

GAMES

PRIZES

SEPTEMBER 4, 2023

11 AM - 4 PM

### 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 a Desert Shores resident.

# 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](mailto:ECC@MyDesertShores.com)

DESERT SHORES

OCT | 14  
8 AM - 2 | 15

COMMUNITY-WIDE  
YARD SALE





**DV2 PRO LLC.**  
*Handyman Service*

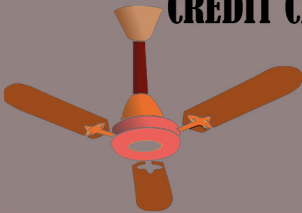
**PROFESSIONAL HOME  
REPAIR SERVICE**



**VINNIE: (702)677-4768**  
**TIFFANY: (702)491-7908**



**LICENSED & INSURED**  
**CREDIT CARDS ACCEPTED**



*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](http://www.lasvegashomz.com)**



**Shirley Kelly-Harold, CRS, GRI**

**Jack Harold**

*Broker-Salesman*

8912 Spanish Ridge Ave. Ste. 210  
Las Vegas, NV 89148

**702-498-2028 CELL**

[shirleyandjackharold@gmail.com](mailto:shirleyandjackharold@gmail.com)



## The Real (Estate) Facts

### **Selling a property? A Realtor can help you...**

Set the Price - Pricing your property is a balancing act. You want the highest price possible but don't want your home to sit on the market, which might raise questions about its salability.

Be Objective - Selling your home can be an emotional experience. A Realtor can help keep you focused, provide valuable feedback on changes or repairs to help the home sell and act as a buffer during negotiations.

Provide Marketing Muscle - A Realtor will market your home to the widest audience of potential buyers through websites, relocation networks, local MLS service and sources available only to the professionals.

Qualify Buyers - A Realtor can help determine whether buyers are serious by determining their motivation and purchasing power and making sure buyers have been qualified for a mortgage.

Finalize the Transaction - Selling a home is complicated. It involves disclosure forms, inspection

reports, deeds, mortgage, insurance and escrow documents. A Realtor will help you avoid delays and costly mistakes.

### **Buying a Property? A Realtor Can Help You...**

Locate a Suitable Property - Although many homes are viewable on the internet, chances are the Realtor has already seen many of them in person and can fill you in on many details that only can be seen in person. The agent can also schedule and attend the showings.

Determine What You Can Afford - How much home you can afford depends on several factors including monthly income, savings, credit scores, interest rates. A Realtor can link you with sources for a mortgage or down payment assistance, such as state and local government programs.

Negotiate a Favorable Contract - A Realtor can help you navigate the world of offers, counteroffers, bidding wars, contract deadlines, contingencies, inspections and closing documents.

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

## JACQUELINE MARY McQUIGG & ASSOCIATES

Law Offices

**WILLS • TRUSTS**  
**POWERS OF ATTORNEY**  
**PROBATE**  
**REAL ESTATE & BANKRUPTCY**  
**DEEDS & SALES BY OWNER**  
**TAX RETURNS**

**JACQUELINE MARY McQUIGG, ESQ.**

**RICHARD K. SALAS, ESQ.**

Lakeside Center • 2620 Regatta Drive, Suite 102  
702-925-8701 • [www.AttorneyLasVegas.com](http://www.AttorneyLasVegas.com)  
Residents of Desert Shores Since 2001



# SEPTEMBER 2023

Sun	Mon	Tues	Wed	Thurs	Fri	Sat
Scan to visit our online Event Calendar! You will find upcoming events, association meetings, and clubhouse and picnic table reservation availability. Check it out! 					1	2
3		4	5	6	7	8
			ARC Submittal Deadline			
	Line Dancing 1 PM- 4 PM CRC Meeting 4:30 PM- 6:30 PM	11	12	13	14	15
		Line Dancing 1 PM- 4 PM Spinnaker Cove BOD Meeting 6:00 PM Bulk Trash Pickup 				
17	Line Dancing 1 PM- 4 PM	18	19	20	21	22
			Diamond Bay BOD Meeting 6:00 PM		Line Dancing 1 PM- 4 PM Ritz Cove BOD Meeting 6:00 PM	23
24	Line Dancing 1 PM- 4 PM	25	26	27	28	29
				DSCA BOD Meeting 6:00 PM		