



# JASMINE CREEK

## COMMUNITY ASSOCIATION

July-August 2022

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**JCCA Summer BBQ**  
**—You're Invited!**

**JASMINE CREEK'S**  
**SUMMER EVENT**  
**AT THE CLUBHOUSE**

SATURDAY, JULY 30  
5:00 PM TO 8:00 PM  
SEATING INSIDE and OUTSIDE

BBQ BABY BACK RIBS + CHICKEN  
+ LOTS & LOTS of SIDES  
No host bar: Wine and Beer \$2

COST - **\$25**. Children under 10 - **\$5**.  
**After July 27** or at the door **\$30**

**PLEASE RESPOND BY JULY 26**

**RESERVATION check payable to:**  
**JASMINE CREEK COMMUNITY ASSOCIATION**

Mail Check to: Marge Dalton  
16 Atoll Dr., CdM 92625  
(949) 631-3597

### JASMINE CREEK SUMMER BAR-B-CUE

*By the CRC*

Our Summer Bar-B-Cue is back!!! Jasmine Creek's Community Relations Committee has been hard at work planning a fabulous, authentic bar-b-cue with all the trimmings to celebrate summer and our Jasmine Creek community! All the information you need is in the special invitation you received and is also included in this newsletter. There will be plenty of indoor and outdoor space so please come and enjoy being with your friends and neighbors!

Perhaps plan on spending the afternoon at the pool with your family and then come right on over to the clubhouse. The price is right and it's an absolute bargain for the kids. If you really want to get into the spirit we encourage you to grab your cowboy hats and boots and join the fun! We are looking forward to seeing you all on Saturday, July 30th!

## JCCA Water Management



California's on-going drought is currently making headlines. The State's water board adopted an emergency conservation regulation on May 24, 2022. While we have received no further information about how this will impact Jasmine Creek, the JCCA Landscape Committee would like to take this opportunity to tell residents what has been done to manage water in our community.

This effort is on-going but started several years ago. Our efforts started with the installation of our CalSense irrigation system. The system is designed not to simply apply water for so much time per day but rather to measure the amount of water that is transpired each day and replace it.

In addition, the irrigation systems in each of our front yards have been modified to apply water in the correct amounts to lawns and plantings and not to sidewalks and driveways. We have also replaced sprinkler heads in common areas to more efficiently distribute water.

As a result, Jasmine Creek has seen steady reductions in water costs despite increases in water unit costs and meter charges.

Ted Seden  
*Chairman, Landscape Committee*

## Tenant Transfer Fee

*By Your Board of Directors*

A tenant transfer fee of \$150 is charged to an owner when there is a change in tenants in their rental property here in Jasmine Creek. Previously, this fee was only charged when there was a change in ownership as part of the process of making the necessary changes to the property account. Although there is a similar process which takes place when there is a change in tenants, there had not been a charge for

*(continued on page 7)*

### NEWSLETTER STAFF OF VOLUNTEERS

#### EDITORS

EDITOR . . . . . René Viamonte

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KEY ARTICLES . . . . . René Viamonte

PETS . . . . . *Open for volunteer*

KITCHEN & RESTAURANT . . . . . *Open for volunteer*

#### OCCASIONAL STORY WRITERS & PHOTOGRAPHERS

SPECIAL STORIES . . . . . *Open for volunteer*

CONTRIBUTING PHOTOGRAPHER . . . . . Greg May

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ADVERTISING SALES . . . . . René Viamonte

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CALENDAR & EVENTS . . . . . Sandy Jungers

LAYOUT DESIGNER . . . . . Anna Wood

PRINTER . . . . . Rod Brooks

## PRIVACY POLICY

*By René Viamonte*

NOTE: In an effort to respect each Owner's privacy, we will not remove a name from an account unless we receive the request, in writing, from the Owner. This is true in cases of death, divorce, etc. Therefore, please notify us of any changes, in writing.

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Repair

Tablets & Smartphones

Instruction

Internet/Wifi/Network

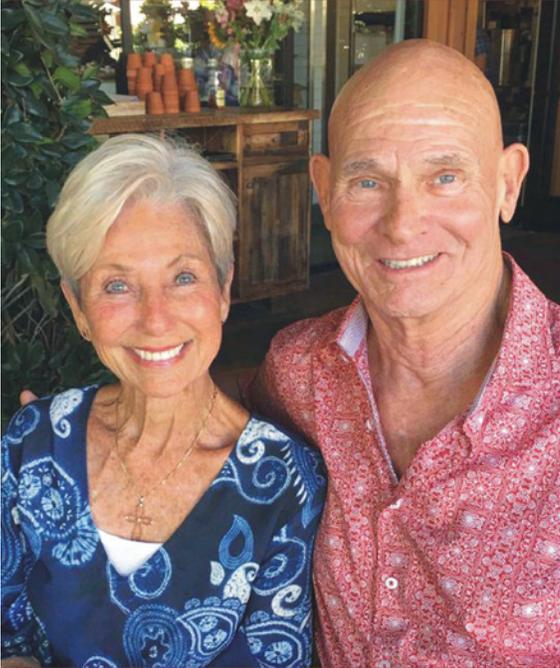
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# Chairs You Sit *IN* versus Chairs You Sit *ON*~ Getting to the "Bottom" of Interior Design Choices

By Judy Brower Fancher  
Interior Designer and Proud Owner  
in Jasmine Creek

When you have guests over for dinner, after you're done eating do you often leave the table and go hang out in another room?

You can picture it, right? You have dinner (naturally, it's delicious because you made it yourself). Then you ask your guests if they'd like to come sit in the family room or the living room or the backyard for a while.

Why does that happen?

Chairs around a dining table are typically arranged in a great placement for conversation.

So why is it that it's so tempting to go off into a different setting to continue the evening?

Spoiler alert: It's the chairs.

While it's clear when you think about it, it's often not a front of mind thought when the idea of interior design comes up.

It turns out, though, that seating is very important to how your home actually functions day-to-day.

Some chairs are upright, firm, and have a shallower seat area, while others have angled backs, are softer and are deeper.

Your interior design success partially sits on the type of seating selected for each activity.

## CHAIRS TO SIT ON

### The Dining Room Chair

Upright chairs are great in the dining room. The average seat depth on a dining chair is 16 to 18 inches.

### Entry Hall Seating

Entry seating will be utilized if you or your guests want to take your shoes off as soon as you enter. It may also be for friends or relatives who can't stand for a long time.

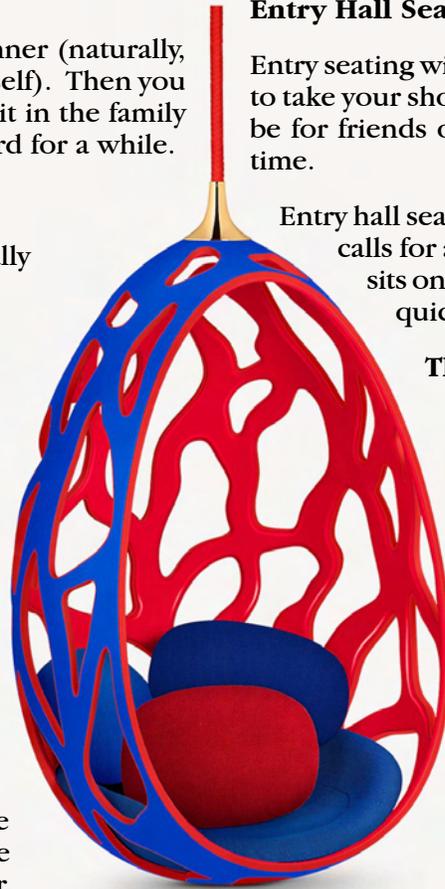
Entry hall seating, whether you have chairs or a sofa, calls for a shallow seat and a firm chair that one sits on and are therefore easy to stand up from quickly.

### The Home Office Chair

If you or your spouse work from home, even occasionally, they will do better, more comfortable work in a shallow, upright chair. It works better for pulling up to a desk as it is not too deep and it's better ergonomically, as it encourages you to sit upright.

### The Homework Chair

The same goes for the kids when they're doing homework. That may be one reason so many kids do their homework at the dining room table or a kitchen counter. The chairs and counter stools are shallow, more firm and are upright.



*(continued on page 6)*

## Electronic Dues Payments (ACH)

by René Viamonte

JCCA continues to offer electronic banking for dues payments. *Please note that this is a different process than online banking.* Whereas with online banking, there is still the possibility of your payment not being received because your bank mails a paper check on your behalf, the ACH process deducts the dues amount electronically from your account each month, thereby eliminating the possibility of a check being lost in the mail. With identity theft on

the rise, this is one less paper check that can end up in the wrong hands. In addition, when the dues amount changes, we make the change automatically so you do not have to.

If you are interested, we have the form at the office.

**\*\*One more thing to consider as an incentive to sign up is that the Association will save money on postage, bank processing**

fees, etc. Each owner on ACH means one less statement to mail, and one less check for the bank to process.





# TERRY REAY

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“EXPERIENCE  
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We are 26 year residents of JASMINE CREEK. Our daughter grew up here from the age of 18 months and she and my wife are both RN's at a large hospital here in Orange County. This has been and will continue to be our forever place of residence. I have had the good fortune to have been in real estate for over four decades, specializing in selling homes throughout Coastal Orange County.

Amazing resources are available to me through my affiliation with Seven Gables Real Estate, including a unique Veteran Referral program, helping those who have served and those who serve now and I am happy to share this knowledge with my fellow veterans.

Over the past four decades, I have had the opportunity to sell quite a few homes in our community and I consider JASMINE CREEK to be one of the best values in Corona Del Mar. My sales include the highest priced property sold in Jasmine Creek and that sale remains the highest to date.

EXPERIENCE COUNTS. Please reach out to me if you have any real estate needs or questions that you would like answered.

Thank You



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# Chairs

*(continued from page 4)*

## CHAIRS TO SIT IN

### The Reading Chair

Curling up with a book (or your tablet, or your dog) is a fantastic luxury when it's done with a chair you can sit in that envelopes you. This is where softness, curved backs and deep seats are perfect.

You want to place chairs like that in your family room, in your primary bedroom, and in your guest room.

You may want to create a reading nook in another area just for that "hang time" purpose.

### The Conversation Chair

Here's a place to pay special attention. Some people have an area that appears to be made for conversation, yet the seating is too upright, and often much too shallow.

Shallow? The people are shallow?

No! Your friends are quite thoughtful. It's the seat depth that's missing. If people can't sit back, way back, it's fairly uncomfortable to stay and chat for an hour or three.

For really nice conversations, be it in your living room or your family room, you want a seat depth of major proportion.

This goes for your sofa and your chairs in areas where the interior design intent is that people will be having conversation.

For example, Restoration Hardware's Cloud Sofa comes in a choice of a "Classic" 40-inch depth or a "Luxe" 45-inch seat depth. Now that gives a person something to sit in!

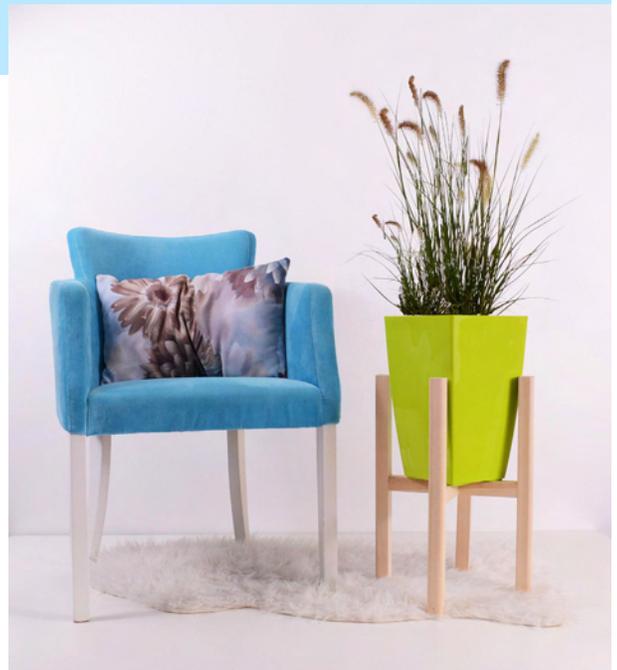
This is a place where spending a bit more money, or perhaps being more diligent in your furniture selection, is basically a requirement if you want to keep your friends.

Of course, Restoration Hardware isn't expensive furniture, but it's mid-range and they do know how to build quality.

Those lower-range retail sofas (think Wayfair and Pottery Barn) are often just 22 inches deep. If you're more than ten years old, or over 4-foot 10-inches, those sofas are not for you.

The seat depth, as well as the back pitch, are what will make your friends feel welcome to stay for a visit.

*(continued on page 9)*





## Front Gardens are a Blooming!

In spending more time at home the last few months we have seen that, in spite of the Pandemic, life goes on in Jasmine Creek. Homeowners are remodeling and updating their homes. Many homes are sporting new landscaping in their front gardens. Perhaps you are looking at your front garden with a critical eye!

### Are you interested in replacing dated or overgrown plantings but are not interested in providing water or maintenance of the garden?

You can choose to plan your new garden (Using the JCAA Approved Plant List), request plan approval by the JCAA Landscape Committee, and ask to be placed on a schedule for planting by JCCA Grounds Staff. You purchase the plants, and JCCA will plant and assume responsibility for the care and maintenance of your plants.

OR

### Are you interested in custom and unique plantings for your garden?

Submit your plan for custom planting to the JCAA Landscape Committee for approval. Upon approval of your plan and signing of a LANDSCAPE AGREEMENT (See JCCA Rules, VI. Landscape pg. 4) you can purchase the plants, hire your crew, and implement your plan. The irrigation and maintenance of the new garden is up to the proud homeowner!

Please contact the JCCA Office If you have questions about the procedures to follow for changing the landscape of front gardens. A member of the JCCA Landscape Committee would be happy to meet with you.

*Joan Stephenson, JCCA Landscape Committee Member*



## Dues Increasing to \$730<sup>00</sup>/month, effective July 1, 2022

*By Your Finance Committee*

We would like to make you aware that the JCCA monthly dues will be increasing to \$730.00 per unit, per month, effective July 1st, 2022. If you are using your bank's bill-paying services, please log in to your bank account and make the change so that you remain current on your dues.

**To eliminate the need for you to contact your bank, please consider signing up for automatic withdrawal (ACH) through the Association's bank - Pacific Western Bank.** Once you are subscribed, the monthly dues will be automatically deducted from your account each month. If there is ever a problem with your account on ACH, you would contact the JCCA Office and not the bank. Please contact the office if you would like to sign up for this service.

## Transfer fee

*(continued from page 2)*

this service in the past. However, the Board voted in favor of charging the transfer fee both when there is a change in tenants or a change in ownership. The amount of the fee is \$150.00 for tenant transfer. The ownership transfer fee will remain at \$325.00. The difference in fees is attributable to the roof inspection which takes place when a property is sold. When you rent your property, you will receive an invoice for the tenant transfer fee.

*Your Association  
Works For You*

# Website News

By René Viamonte

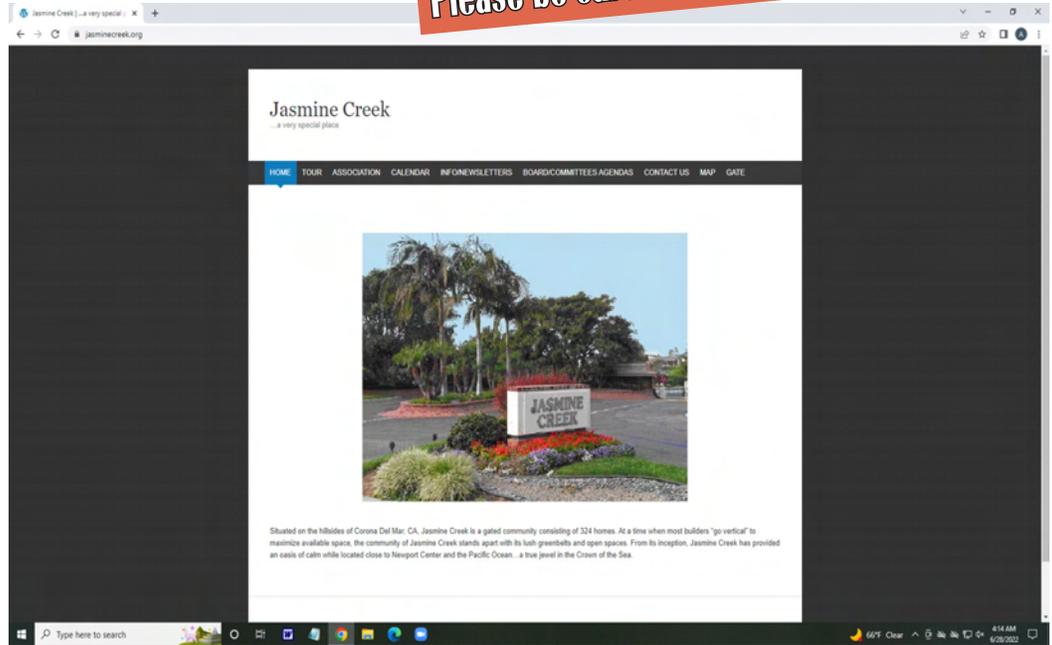
Have you checked the JCCA website lately?

We have just added a page for agendas so that you can view all Committee meeting agendas going forward.

We also have a calendar page, wherein we list the upcoming Committee meetings.

You can also check the calendar page for any dates that the Clubhouse has been reserved. You may also obtain information on how to reserve the Clubhouse by clicking the link on the page.

Please be sure to visit [jasminecreek.org](http://jasminecreek.org).



# Opt-Out Of Regular Mail For JCCA Newsletter

By Rene Viamonte

If you would prefer not to receive the JCCA newsletter via regular mail, please email the office with your request.

Those who opt out of receiving the newsletters, will receive a reminder email with a link to the JCCA

website's newsletter page when the newest edition has been posted online for viewing.

Those who do not opt out will continue to receive the hard copy.

The newsletters are published every other month.

# Save the Dates of These Upcoming CRC-Sponsored Events

Please mark your calendars for these upcoming events. More information will be sent when available:



**SUMMER PARTY-  
BARBECUE**  
Saturday, July 30

The Newport Rib Company is now under contract for this event.



**VOLUNTEER  
APPRECIATION  
PARTY**  
Wednesday  
November 16  
(6-8 PM)



**NEW RESIDENTS  
WELCOME  
EVENT**  
Thursday  
October 6  
(6-8 PM)

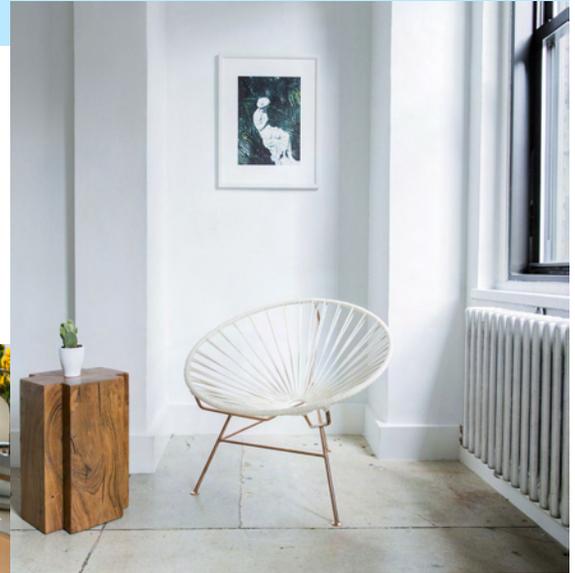
# Chairs

*(continued from page 4)*

So when planning your interior design, think about which chairs and sofas are for sitting on, and which are for sitting in.

And because part of interior design is aspirational, be warned that the Louis Vuitton Cocoon chairs (pictured on page 4) are a limited series at \$95,000 each, and at the time of writing this, most of the colors have a six-month order time, plus an extra month to ship.

Alternately, you can grab a stylish Arne Jacobsen Anniversary Series Egg chair that's 31.1 inches deep for less than \$9,000, or an Arne-inspired reproduction that's 30.5 inches deep seat for just \$1,500. In any of these, it's lovely to sit for hours and that's the real bottom line!



*Keeping*  
**JASMINE CREEK**  
*beautiful!*

## EARLY JCCA ANNUAL MEETING NOTICE



*By René Viamonte*

The 2022 Annual Meeting of the Jasmine Creek Community Association's Members is tentatively scheduled for Tuesday, **October 25th**. There will be **TWO** positions available in the upcoming election.

The deadline to submit a Candidate's Statement is **Friday, July 15th**, to allow time to schedule a "Meet The Candidates" night, if necessary.

# July 2022

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
					1	2
3	4 <b>Independence Day</b>  Office Closed	5 <b>Landscape</b> 4p	6	7 <b>Architectural</b> 5p Trash Day	8	9
10	11 <b>Community Relations</b> 4p	12	13 Trash Day	14	15	16
17	18	19 <b>Finance</b> 4p	20 Trash Day	21	22	23
24	25	26 <b>Board</b> 4:30p	27 Trash Day	28	29	30 <b>SUMMER</b> BBQ
31						

# August 2022

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
	1	2 <b>Landscape</b> 4p	3 Trash Day	4	5	6
7	8 <b>Community Relations</b> 4p	9	10 Trash Day	11 <b>Architectural</b> 5p	12	13
14	15	16 <b>Finance</b> 4p	17 Trash Day	18	19	20
21	22	23	24 Trash Day	25	26	27
28	29	30 <b>Board</b> 4:30p	31 Trash Day			

# COACH ANHTUAN

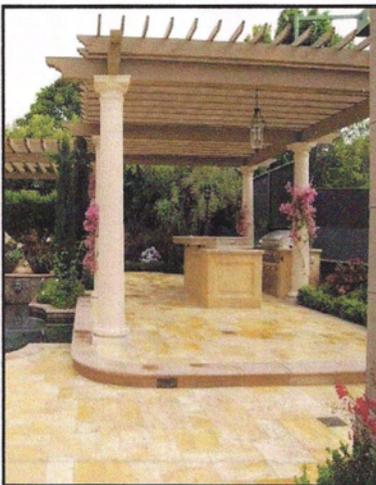
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## AN APPEAL FROM MEALS ON WHEELS:

# *Substitute Drivers Desperately Needed for Meals on Wheels*

By Kati Nicholson

With summer upon us and some of our volunteer drivers taking summer vacations, we are finding ourselves in desperate need of substitute drivers. Volunteers pick up meals at the Oasis Center at around 11:30am and deliver them to seniors around Newport Beach (each route has 3-8 stops and is in a particular geographic area of Newport Beach. It usually takes about 1 hour to complete a route and drop the cooler bags back off at Oasis. Volunteer drivers must be licensed and insured.



Please contact us at *Meals On Wheels*:  
oasisc2@myagewell.org OR 949-718-1811

**AFTER-HOURS EMERGENCIES:** If there is an emergency after hours, please call the gate attendant on duty at (949) 760-8438. Please provide the gate attendant with a description of the problem, giving as much detail as possible, so that they may then contact the appropriate contact for the specific situation.

**AFTER-HOURS:**  
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