



Fallbrook & Bonsall VILLAGE NEWS

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August 15, 2019

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FPUD to prepare community benefit latent powers application

Joe Naiman
Village News Correspondent

The Fallbrook Public Utility District will be preparing an application for San Diego County's Local Agency Formation Commission which would allow FPUD to expand its latent powers to provide for public community facilities.

FPUD's board voted 5-0 July 22 to authorize the preparation of the application to LAFCO, although the application itself will be reviewed prior to a separate FPUD vote.

"The board reaffirmed the decision to move forward based on the request of those groups," said FPUD general manager Jack Bebee.

FPUD's May 2018 meeting included a presentation by the Fallbrook Chamber of Commerce and other community groups proposing the possibility that FPUD might take responsibility for community maintenance. That could include a community benefit district to handle community beautification and maintenance items.

Voter approval would be required to create a community

see *FPUD*, page A-6

Fallbrook Food Pantry debuts new space



Paul Garrett, far left, and Diane Garrett, far right, present a \$7,250 donation to, from left, front, Fallbrook Food Pantry Executive Director Shae Gawlak and board members Vi Dupre, Jean Dooley, Young Milton; back row, Arnie Willcuts, Pete Fredericksen and Rick Koole, during an open house event at the food pantry's new location on North Brandon Road, Aug. 8.

Shane Gibson photos



Carole Parker, left, and Janet Van Patten view a rendering of the new Fallbrook Food Pantry during an open house at its new location at 140 N. Brandon Rd. See more photos on page A-10

see *CFD*, page A-6

thisweek

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Zoning regulations approved for small cell facilities

Joe Naiman
Village News Correspondent

The San Diego Board of Supervisors approved zoning regulations for small cell wireless facilities which include a 300-foot setback from specific sites and no setback requirement from residences.

The supervisors' 5-0 vote Aug. 7 also approved ordinance components related to avoidance of cluttering, avoidance of certain areas, co-location with existing infrastructure, separation between poles, placement of equipment on poles, preferred locations for residential areas, undergrounding of equipment, and additional public noticing.

"It represents the best that can be done," said Supervisor Kristin Gaspar.

A Federal Communications Commission regulation on small wireless facilities which took effect Jan. 15 requires all jurisdictions to adopt compliant regulations and limits to what jurisdictions can charge companies for small facilities.

The county's Department of Planning and Development Services developed a definition of small wireless facilities to define them as facilities where each antenna is no more than three cubic feet in volume.

PDS also proposed a limit of 28 cubic feet for the wireless equipment and any pre-

existing associated equipment on the structure and proposed a requirement for facilities to be mounted on new or existing structures in the public right-of-way with allowance for such facilities on private property if attached to an existing public utility pole or permitted telecommunication facility.

The fee portion of the proposed revisions will require all small cell wireless facility permit applicants to pay an issuance fee and place a deposit with PDS to cover inspection costs associated with the permit issuance, and the applicant will also pay an annual use, maintenance, and access fee for each facility.

The proposed regulations on the small cell facilities were part of a Jan. 25 county Planning Commission hearing on proposed amendments to the Zoning Ordinance, and a 6-0 vote with Michael Beck absent forwarded many of the recommendations to the Board of Supervisors.

The county supervisors heard the proposed changes Feb. 27, and for the small cell wireless facilities the Board of Supervisors approved the definition and a process for fees. The supervisors also directed PDS to evaluate additional changes to the Zoning Ordinance and return to the board within 180 days.

"The purpose of today's amendments that are before us is to implement the board's prior

direction," said Supervisor Dianne Jacob.

The FCC regulation allows jurisdictions to develop regulations related to aesthetics, but the small cell facilities cannot be prohibited. Other jurisdictions filed a lawsuit against the FCC regulation, and the county has submitted a letter in support of that lawsuit.

The Federal Telecommunications Act of 1996 prohibits jurisdictions from regulating placement based on the environmental effects of radio frequency emissions (local governments can establish public safety standards for other matters not under Federal jurisdiction) and also prohibits discrimination among providers.

The new regulation requires the local jurisdiction to address applications within 60 days for facilities co-located on existing structures and within 90 days for new structures.

"The decision's already been made for us," Gaspar said.

"The bulk of the recommendations for consideration today are the best that we can do," Jacob said.

Local governments can still regulate based on community character and aesthetics issue provided that all carriers are allowed to provide coverage equally.

County staff recommended a 1,000-foot setback from schools, child care centers, hospitals, and religious facilities. The Planning Commission recommended 100

feet of separation and the Planning Commission recommendations were approved on a 5-1 vote July 19 with David Pallinger absent and Beck in opposition due to recommendation of 100 feet of separation rather than 1,000 feet.

The 100-foot separation would have applied to residential areas as well as schools, hospitals, and churches and would have applied only to facilities within the public right-of-way and not to facilities mounted on structures. "It would be our goal to achieve a 100 foot buffer when feasible," said Supervisor Jim Desmond.

The 300-foot setback approved by the Board of Supervisors also applies to Sheriff's Department stations and fire stations. Public requests for setbacks from shopping areas, parking lots, and county parks were rejected by the Board of Supervisors as well as by the Planning Commission and by PDS staff.

A macro cell facility may have a range of up to 20 miles while the range of a small cell facility is usually between 160 and 1,600 feet. A small cell facility consists of a wireless antenna and support equipment including radio equipment, an electrical meter, fiberoptic cable, and power lines.

The small cell facilities are for fifth-generation, also known as 5G, wireless communication, although they can also be used for fourth-

see *ZONING*, page A-9

USPS Residential Customer

VILLAGE NEWS



ANNOUNCEMENTS

Learn how to fly radio control airplanes



This radio control airplane, an "Addiction X," can be seen at the National Model Aviation Day, Aug. 17 at Johnson Field. Courtesy photo

FALLBROOK – The Palomar Radio Control Flyers is hosting National Model Aviation Day at Johnson Field in Fallbrook on Saturday, Aug. 17 from 9 a.m. to 1 p.m. At this free event for the whole family, visitors can learn more about radio control aircraft and sign up for free flying lessons. National Model Aviation Day was created to celebrate the hobby of model aviation nation-wide and to introduce model flying to the general public. During this event, attendees will be able to see radio control

airplanes, jets, helicopters and drones fly at Johnson Field, home of the Palomar Radio Control Flyers club, which was founded in 1955. "The RC flying hobby is fun for people of all ages," said Palomar Radio Control Flyers President Steve Gebler, "we have over 200 members ranging in age from 7 to over 90 years old." Scheduled events include Combat Demonstration from 9-9:30 a.m.; Warplanes and Jets, 10-10:30; Aerotow Gliders, 11-11:30; Flight Training

Demonstration, 11:30, and 3D Heli Demo, 12-12:30 p.m. Lunch will be available on site and members will be available to answer questions. Flights will take place all day. To get to Johnson Field from I-15, go east on Route 76 (Pala Road) approximately 1/4 mile to Pankey Road and turn north onto the dirt road to the field. For more information, see www.palomarrcflyers.com. Submitted by Palomar Radio Control Flyers.

Blood drive being held Aug. 26

FALLBROOK – The San Diego Blood Bank is hosting a blood drive in partnership with Albertsons in Fallbrook Monday, Aug. 26, from 1-6 p.m. All donors will be awarded a Free Comic-Con Limited-Edition T-shirt (while supplies last, sizes subject to availability). Albertsons is located at 1133 S.

Mission Road, and the blood drive will take place in the parking lot. Anyone 17 and older, who weighs at least 114 pounds and is in good health may be eligible to donate blood. A good meal and plenty of fluids are recommended before donation. All donors must show picture identification. Donors

are encouraged to schedule an appointment to donate, but walk-ins are welcome. To schedule an appointment or for more information, visit <http://www.sandiegobloodbank.org> or call (800) 469-7322. Submitted by San Diego Blood Bank.

Pala Band of Mission Indians to host 'Honoring Traditions' gathering in place of annual Pow Wow celebration

PALA – The Pala Band of Mission Indians will hold its inaugural "Honoring Traditions" Gathering Saturday, Aug. 31, at noon, at the Pala Rey Youth Camp on the Pala Indian Reservation, 10779 Highway 76 in Pala. The daylong event is free and open to the public. While this new event replaces the Tribe's longstanding Pow Wow Celebration, the Gathering will be dedicated to offering many of the same rich traditions of Pala, including bird songs, shinny games, bow and arrow making, peon lessons and demonstrations, a peon tournament and much more. "The Pala Honoring Traditions

Gathering honors the people and culture of Pala," said Robert Smith, chairman of the Pala Band of Mission Indians. "We are excited to invite the public to participate in our Gathering and have the opportunity to celebrate with us while learning about the history and culture of our Tribe." Planet Pala KiDS will also be there with a fun, hands-on environmental activity zone. And of course, there will be Indian tacos! For more information, visit the Pala Cupa Cultural Center website at <http://cupa.palatribe.com/2019/07/23/honoring-traditions-gathering/>

Band Boosters to host Pancake Breakfast

FALLBROOK – The Fallbrook High School Marching Band was officially invited in March of this year to participate in Hawaii's 75th commemoration of the end of World War II. The WWII Gold Star Family Memorial Day Parade will take place the weekend of Memorial Day 2020. Fallbrook High School was selected as the official ambassador to represent the state of California. In an effort to raise funds for the marching band's 2020 trip to Hawaii, the FHS Band Booster parents will present a pancake breakfast on Saturday, Aug. 24 from 7 a.m. to 1 p.m. Tickets for the pancake breakfast are \$10 per plate, which include pancakes, sausage, coffee and

juice, will be sold at Fallbrook High School during the band's practices. The practice schedule is as follows: • Saturday, Aug. 17, 12-2 p.m. • Monday, Aug. 19, 5-7 p.m. • Wednesday, Aug. 21, 4-6 p.m. • Thursday, Aug. 22, 4-6 p.m. All proceeds from the pancake breakfast will help support the band's airfare, hotel and dining during their once-in-a-lifetime 5-day visit on the island of Oahu. For further information or to discuss how to support Fallbrook's own Marching Warriors, visit www.fhswarriormusic.org, or contact the Marching Band Boosters at (760) 626-6945 or info@fhswarriormusic.org.

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Profit workshop offered for business owners

FALLBROOK – Sandy Oluwek, (CFO, MBA, business finance coach), will host The Profit Workshop, Aug. 29, 7-8:30 p.m., at Fallbrook Public Library, 1224 S. Mission Rd. This workshop is

for business owners, startup and established, to help them increase their profits. Attendees will learn the ins and outs of profit, get specific ideas on how to increase revenues and

reduce expenses, and to create their own customized 12 month profit plan. Free to all, but RSVP is requested at sandy@thefinanceoasis.com or (858) 213-3190.

EVENTS CALENDAR

Aug. 16 – 5 p.m. to sunset – Fallbrook Summer Nights holds "Military Appreciation Night" at Main and Alvarado, a Downtown Fallbrook Block Party with live music, kids zone, food, classic cars, beer & wine garden. Free admission. Sponsored by Fallbrook Village Association.

Aug. 23 – 7 p.m. – Fallbrook Historical Society hosts a showing of Buster Keaton's classic film "The General" about William Pittenger, a Civil War hero who lived and died in Fallbrook. The fundraiser's social hour starts at 6 p.m. at the historic Mission Theater. Food, beer and wine are available. Movie tickets are \$10 in advance, info@fallbrookhistoricalsociety.com, www.themissiontheater.info or at Sun Realty, 431 S. Main Ave.; \$12 at the door.

Aug. 24 – 9-11 a.m. – Keeping Fallbrook Litter Free Group Cleanup will be held at Ingold Sports Park, 2551 Olive Hill. All ages welcome.

Sept. 10 – 10-11 a.m. – Foundation for Senior Care hosts Alzheimer's Association's Alzheimer's Disease Education Series, continuing with "Understanding and Responding to Dementia-Related Behaviors." The workshop will be held at 135 S. Mission Rd. To register, call (760) 723-7570.

Oct. 3 – 5:30-10 p.m. – Rally for Children hosts "Rally 'Round the World," your passport to fun at Pala Mesa Resort's Cliff Terrace 2001 Old Highway 395. Event includes drinks, dinner, dancing, a world class silent auction and

entertainment by Hot Pursuit. Raffle features a \$1000 cash prize. For reservations, visit www.rallyforchildren.org. Proceeds support Arts in the Park and other community nonprofits serving children.

Oct. 20 – 11 a.m. to 3 p.m. – Fallbrook Alumni Association holds annual Picnic in the Park at Live Oak Park. All former FUHS students are invited. An optional tri-tip lunch will be prepared and served by FUHS Ag students, (\$20), plus there will be an opportunity drawing. Contact Jan Mahr Owen for reservations, (760) 421-8038.

Nov. 12 – 12-1:30 p.m. – Foundation for Senior Care so-hosts Senior Concern Seminar, "Taking the Handcuffs Off the Surviving Spouse" at Christ the King Lutheran Church, 1620 S Stage Coach Lane. Free of charge and lunch will be provided. Register at www.SCInstitute.org/FSC or call (760) 723-7570.

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OPINION

SoCal’s water portfolio



Assemblymember Marie Waldron
AD-75 (R)

This region has made tremendous strides toward diversifying its water portfolio. In Riverside County, groundwater desalination is moving forward to take full advantage of all available sources of water.

Plans for Water Banking, which will take Northern California water imported during wet years to restore local aquifers for use during dry years, are also progressing.

Since the droughts of the early 90s, San Diego has taken some costly steps to diversify its water sources, and those steps are succeeding.

By 2020, San Diego will only be importing 11% of its water from MWD. Then, 35% of our water will be imported from the Imperial Irrigation District; canal lining of the All American and Coachella Canals will provide 15%, with another 10% supplied by the Carlsbad desalination plant.

Other sources include expanded use of recycled water and our local supplies, such as reservoirs and lakes.

While I was a member of the Escondido City Council, I advocated a plan to use treated waste water to irrigate groves on the city’s perimeter, a plan now being implemented. I’ve also authored legislation aimed at implementing similar projects statewide.

As a result of ongoing diversification, only 2% of San Diego County’s water will be imported from MWD by 2035, and the state has taken notice.

Last month, Wayne Crowfoot from the California Natural Resources Agency met with representatives from the San Diego County Water Authority, state and local water officials and other stakeholders at Scripps to discuss our water future.

Recurring droughts and the threat of earthquakes that could devastate water infrastructure in critical areas, all point to the need to diversify California’s water portfolio. The keys to our water future include more storage and conveyance facilities, more recycling and desalination – and more thinking outside the box.

Assembly Republican Leader Marie Waldron, R-Escondido, represents the 75th Assembly District in the California Legislature, which includes the communities of Bonsall, Escondido, Fallbrook, Hidden Meadows, Pala, Palomar Mountain, Pauma Valley, Rainbow, San Marcos, Temecula, Valley Center and Vista.

SHERIFF'S LOG	
Aug. 5	
Elbrook Drive	Stolen vehicle
Canonita Drive	Trespassing
Rainbow Heights Road	Residential burglary
Rainbow Creek Road	Fraud
Winter Haven Road	Commercial burglary
Las Vistas Road	Discharge of a firearm
Gird Road	Residential burglary
Blue Breton Drive	Residential burglary
Iowa Street	Threat of violence
Aug. 6	
Ammunition Road	Harassing phone calls
Wilt Road	Abandoned vehicle
Industrial Way	Commercial burglary
West Fallbrook Street	Spousal abuse
South Vine Street	Vandalism
West Mission Road	Fraud
Palacio Norte	Residential burglary
Aug. 7	
Tumbleweed Lane	Fraud
Linda Vista Drive	Grand theft
Calle de las Estrellas	Petty theft
South Main Avenue	Found narcotics
El Caminito Road	Child abuse
Carnation Lane	Fraud
East Clemmens Lane	Residential burglary
South Mission Road	Trespassing
Aug. 8	
Alturas Road	Gang/terrorist threat
South Live Oak Park Road	Grand theft
South Main Avenue	Found narcotics
South Hill Avenue	Petty theft
Aug. 9	
Canonita Drive	Petty theft
Sweetgrass Lane	Commercial burglary
Ammunition Road	Violation of Temporary Restraining Order
South Mission Road	Petty theft
Industrial Way	Commercial burglary
South Mission Road	Trespassing
Ramona Drive	Residential burglary
Rainbow Valley Boulevard	Theft of utilities
Aug. 10	
West Clemmons Road	Petty theft
De Luz Road	Grand theft
South Hill Avenue	Vandalism
Silver Fox Lane	Residential burglary
Aug. 11	
South Main Avenue	Commercial burglary
Puerta de Lomas	Residential burglary
Oak Crest Road	Residential burglary
Alturas Lane	Stolen vehicle
Lindsey Court	Residential burglary
South Main Avenue	Shoplifting
South Main Avenue	Cruelty to animals
Aug. 12	
South Mission Road	Armed robbery
Old Stage Road	Petty theft

Re: “Bogus investigation was a waste” [Village News letter 8/8/19]

It is difficult to understand how anyone’s brain can be so mired in the mud as to be blind to the investigations and findings of the real Trump. I can’t imagine that our FBI and CIA are in their entirety crooked and evil.

Every group or organization or business in general has its share of a few bad apples. The Mueller report was real and honest and the American people need to hear the facts which were uncovered.

Immediate impeachment should be made against Trump and immediate prison for treason, tax evasion, pedophilia, should be thrust upon him. Now with the suspicious death of Jeffrey Epstein, I’m guessing a murder or murder for hire charge.

My husband has a different theory: Epstein has amassed enough money and holdings

that he is alive and hiding out somewhere, and another man with similarities to Jeffrey Epstein was brought in and murdered.

Either way, don’t waste any more of our time protecting this President until after he retires on a President’s income and privileges. Political correctness and Roberts’ Rules of Order should be thrown out the window and we should, to preserve the United States of America, follow through now with these proceedings.

How anyone could look at the wonderful President Hillary Clinton would have been or what a huge success for the United States made by President Barack Obama and even come across a comparison with Trump is beyond me.

Ann Harter

Our transparent President

Is Trump the most transparent president we’ve ever had? He says he is. Is he lying? Lying implies intent. Considering the rate at which he generates untruths, I don’t know whether he has the cognition to tell the difference.

When Mueller finally delivered his report, Trump repeated his well-worn line: “No collusion, no obstruction!” Definitely not true. Mueller did not find actionable data for a charge of collusion, but he did find several instances where Trump obstructed justice.

It’s up to Congress to pursue the obstruction evidence. But Mueller’s investigation certainly didn’t come up dry: 34 people and three companies have been charged; some convicted, one jailed, and some cases pending.

And that’s not all. Muller provided materials to attorneys general of New York, Virginia, and DC for criminal activities

not directly related to Mueller’s investigation. There isn’t room here for a comprehensive listing.

For a wrap up, here’s some baggage Trump brought with him to the oval office. April 2018, Trump agreed in a federal district court to pay \$25 million to settle a suit brought by students who had been defrauded by his “Trump University” scam. December 2018, Trump agreed to dissolve the Trump Foundation under “judicial supervision.” According to the New York Attorney General “the Foundation functioned as little more than a checkbook to serve Mr. Trump’s business and political interests.”

Is it any wonder why our “transparent” president refuses to release his personal and business tax returns?

John H. Terrell

Hello fellow residents of Fallbrook

I am fairly new to Fallbrook. My husband and I moved here from St. Louis, Missouri two years ago to retire and live in one of the most beautiful places in the world.

I thoroughly enjoy learning about my new community though The Fallbrook Village News. Reading about all the great things going on around here makes me happy we choose to live here.

What I would like to address is my dismay of getting to the Opinion section and seeing one particular complainer repeatedly airing her issues on all of us as if we care. I consider my newspaper

time a break from all the haters on social media.

Maybe the Village News should consider a ‘punch card’ which when someone has used up their allotted times to which they vent, their soapbox is removed.

Really now, must we endure repeated assaults from a disgruntled citizen. I am well aware of freedom of speech, but come on Ms. Miller, go to a winery and put a cork in it. Or take to Twitter, like your president. Spare me any further word regurgitation.

Linda Wilson

www.villagenews.com

Village News

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LOCAL

SANDAG sends draft RTP update to public review stage

Joe Naiman
Village News Correspondent

A draft update of the county’s Regional Transportation Plan network has been advanced to the

public review stage. The draft RTP network was a non-voting item at the July 26 San Diego Association of Governments board meeting. Approval of the final draft transportation network is

expected at a fall SANDAG board meeting and a final document including air quality conformity findings is expected to be released for public review in December.

Although some SANDAG members have expressed a preference for fewer future roads and more future transit projects, those would be addressed in a future Regional Plan. Federal law requires a region which receives Federal funding for transportation projects to update its long-range Regional Transportation Plan every four years, so the update of the draft RTP passed without debate.

“It was a draft just for the Federal government,” said County Supervisor Jim Desmond, who represents the unincorporated county on the SANDAG board. “It’s largely based on our current RTP.”

The Regional Transportation Plan covers highway, transit, rail, and bicycle projects. The revenue includes projections of anticipated Federal, state, local and private funds from existing and reasonably available future sources. The revenue projections account for growth assumptions and potential new funding sources consistent with historical funding trends.

Once the draft transportation network is approved a total estimated cost for the revenue-

constrained plan will be included. The 2011 revenue-constrained RTP had projected expenditures of \$213.8 billion. The 2015 update included \$203.8 billion of expenditure-year dollars.

Any projects completed since the previous update was adopted in October 2015 were eliminated from the 2019 version of the RTP, and cost estimates of the previously-approved projects were also updated.

“This isn’t the big new one going forward. We just have to present something for the Feds,” Desmond said. “We’re just sending them the past RTP with a couple of updates.”

The half-cent TransNet sales tax for transportation was originally approved by the county’s voters in November 1987 and in November 2004 the voters approved a 40-year extension through 2048. The Federal forecast requirement is only for 20 years, but because the TransNet tax will be collected through 2048 SANDAG approved an RTP through 2050 in October 2011.

The 2011 adoption of the plan through 2050 meant that few changes for specific projects were needed for the update, so the 2015 plan focused on implementation. The 2011 plan did not include timeframes for projects which had not yet begun while the 2015 update provided phasing

information.

The timeframes in the 2015 RTP included projects expected to be completed by 2020. The \$305 million widening of State Route 76 from two lanes to four was completed in 2017, so that has been deleted from the updated RTP. The update retained the widening of Highway 76 from I-15 to Couser Canyon Road, which is in the 2036-50 timeframe, while changing the expenditure-year dollars cost estimate from \$261 million to \$376 million.

The RTP includes privately-funded toll roads as well as highway, transit, and rail projects which would require publicly-funded revenue. The RTP includes adding four toll lanes to the existing eight freeway lanes of Interstate 5 between Vandegrift Boulevard and the Orange County line and adding four toll lanes to the eight Interstate 15 freeway lanes between State Route 78 and the Riverside County border.

The I-5 and I-15 toll lanes are scheduled for the 2036-50 period and had 2015 expenditure-year estimates of \$4.496 billion for I-5 and \$2.554 billion for I-15; the 2019 expenditure-year estimates are \$6.687 billion for I-5 and \$3.684 billion for I-15.

The State Route 241 toll road between Orange County and Interstate 5 was part of the 2015 RTP; the construction of six toll lanes was slated for completion during the 2020-35 period and had an estimated cost of \$598 million.

The Transportation Corridor Authorities, which is responsible for four toll roads in Orange County, reached a settlement with environmental groups in November 2016 in which the connection of Route 241 from Rancho Santa Margarita to I-5 would avoid certain environmentally sensitive areas and the environmental groups would not challenge the alignment entirely within Orange County. That eliminated the alignment which included San Diego County, so State Route 241 is not in SANDAG’s 2019 draft RTP.

(A scoping meeting to determine what will be in the Environmental Impact Report for the potential Orange County alignments of the State Route 241 extension is expected to occur later this year or early next year.)

The transit portion of the RTP covers Coaster improvements including extension of the rail line to Camp Pendleton by 2035 (the \$1.357 billion expenditure-year dollars cost estimate in 2015 and \$1.488 billion estimate in the 2019 update also covers double-tracking, grade separation, and new platform projects).

The peak rapid bus transit service between Downtown San Diego and Temecula began as Route 235 in 2014 and currently operates as far north as Escondido; extension to Temecula is expected by 2050 and the expenditure-year cost was updated from \$198 million to \$222 million.

Rapid bus service from Camp Pendleton to Carlsbad Village through Oceanside, which is anticipated by 2050, had a 2015 expenditure-year cost of \$161 million and that was updated to \$181 million.

The RTP also includes a bicycle plan network. The 2036-50 projects include the San Luis Rey River Trail, which will include a path through the future San Luis Rey River Park. The update changed the cost estimate from \$100.2 million to \$122.0 million.



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Burrows wins gold and silver medals at Pan American Games

Joe Naiman
Village News Correspondent

Brian Burrows won two medals at the Pan American Games.

The 2007 Fallbrook High School graduate won the gold medal in the men’s trap shooting event. Burrows and Rachel Tozier took the silver medal in the mixed trap shooting competition in which their American counterparts won by a single shot in the tiebreaking round.

The Pan American Games were held in Lima, Peru, and the trap shooting competition took place July 29-31 at Las Palmas Air Base in Lima.

Burrows attended Cal State University San Marcos after his Fallbrook High School graduation and, in 2009, he relocated to the Olympic Training Center in Colorado Springs. He was there for three years before moving to Simi Valley and has been living in Torrance for approximately one year.

“I didn’t have any ambitions of getting back on the team and traveling the world again. I went out to shoot with a friend,” Burrows said. “I got talked back into going and shooting for fun and then I started doing well.”

That recreational shooting was in Colorado. The 2018 National Championships match was in early fall in Colorado Springs. “My friend talked me into going and shooting nationals,” Burrows said.

Burrows’ first match after his three years away from the sport was USA Shooting’s Summer Selection Match competition in Kerrville, Texas, in August 2018. Burrows placed second in his first competition in three years.

He then returned to the United States National Team after finishing third at the National

Championships. “It’s been a crazy year,” Burrows said.

The International Shooting Sports Federation’s World Cup match was held in March in Acapulco, Mexico. Burrows and Kayle Browning of Wooster, Arkansas, were one of the mixed trap teams. During the qualifying rounds to determine the finalists, Burrows and Browning were given 75 shots apiece. They hit 149 of the 150 targets to set a new world record. The previous world record for 150 targets was 146 successful shots.

“It was just an incredible experience. For not shooting for three years to a world record in six months was pretty incredible,” Burrows said.

The qualifying rounds determined the six finalists, but the qualifying scores were not carried over. Burrows and Browning had 25 shots apiece in the final round and hit 43 targets for second place.

The qualifying competition for the Pan American Games was in Tucson from Feb. 28 to March 3. The top two men made the Pan American Games squad. Derek Haldeman, who is originally from Ohio and is currently a member of the U.S. Army Marksmanship Unit based at Fort Benning in Georgia, placed first. Burrows was second.

Changwon, Korea, was the site of the ISSF shotgun World Cup match in May. Burrows placed 57th among the 109 participants. “I did not do very well,” he said.

Burrows was in fourth place entering the final round. “I just got tight and started missing,” he said.

The next competition for Burrows was the ISSF’s World Championship match in Lonato del Garda, Italy, in July. He placed 62nd among the 157 entrants. “That was a rough competition for me,” Burrows said. “In Changwon

I felt that I shot good with the exception of one round. In Lonato I kind of struggled through the whole competition.”

Burrows was retained on the United States national team and redeemed himself in the Pan American Games. The individual competition took place July 29 and July 30. The first two rounds of 25 shots apiece were contested July 29 and Burrows hit 48 of his 50 targets.

Burrows missed two of his targets in the first July 30 round but then missed a combined two targets for the final two qualifying rounds to give him 119 hits out of 125 targets and fifth place entering the finals which carried over the scores from the qualifying rounds.

“It was a competitive score. My teammate, Derek Haldeman, shot a 120 which qualified him for third place in the finals,” Burrows said.

Jose Orozco Diaz of Mexico entered the finals in first place with 123 successful shots in the qualifying rounds. Alessandro De Souza of Peru was second with 122 hits. Haldeman shared third with Roberto Schmits of Brazil, who also hit 120 targets. The sixth finalist, Matthew Van Haaren of Canada, was successful on 116 of his shots.

The finals began with 25 targets, and the shooter with the lowest score dropped out after each round. Van Haaren was eliminated after the first 25 shots. The subsequent rounds were five targets apiece and in the first of those Orozco Diaz dropped out.

Burrows then staved off elimination against De Souza. “He hit his last target and for me to advance to the finals I needed to hit mine,” he said. “I ended up hitting the target, which eliminated the Peruvian.”

That left the two Americans

and Schmits, who hit three of his next five shots. “I had to hit my last target. I hit five straight,” Burrows said.

Men’s trap shooting has a quota formula for the Olympics and the nations with the gold and silver medals at the Pan American Games qualified for the 2020 Olympic Games. “I knew if I hit it the United States would have two entries,” Burrows said. “I ended up hitting it, and it was an incredible bonus.”

That guaranteed the two Americans the top two positions. The final round consisted of 10 targets apiece. “We refocused,” Burrows said.

Haldeman hit eight targets. “I was able to shoot all 10 which propelled me to the gold,” Burrows said.

The gold medal put Burrows on the podium and the United States national anthem was played as his gold medal was presented. “It was just an incredible experience,” he said.

“It was just absolutely phenomenal,” Burrows said. “It was a great match.”

A subsequent competition will determine which two Americans participate in the 2020 Olympics in Tokyo, but the United States is now allocated two men’s trap shooters. “We haven’t qualified in the last two Olympics,” Burrows said. “We haven’t sent anybody.”

Women’s trap also has that quota formula for the Olympics, and the United States will send two women shooters to Tokyo. Ashley Carroll of Solvang won the Pan American Games gold medal and Tozier, who is originally from Missouri and is also with the U.S. Army Marksmanship Unit in Fort Benning, received the silver medal. “They went one-two by a very convincing margin,”

Burrows said.

The Olympics mixed trap event does not utilize a quota formula, but the Americans swept the top two positions in all three trap events at the Pan American Games. Burrows teamed with Tozier in the July 31 mixed trap and Haldeman was paired with Carroll.

The mixed trap began with three qualifying rounds of 25 shots by the man and 25 shots by the woman. Burrows and Tozier hit 140 of their 150 targets. “We were happy with that. The range wasn’t as easy as in Mexico,” Burrows said.

Haldeman and Carroll entered the finals in second place with 138 successful shots.

The final consisted of 25 targets for each shooter. “After the final we were even. We were tied for first,” Burrows said.

That created an eight-target shoot off to determine first and second. “The fact that we competed against each other was a lot of fun because it was U.S. versus U.S. for the gold medal,” Burrows said.

Haldeman and Carroll hit all eight of their targets. Burrows and Tozier had seven hits.

“I was not disappointed with the silver. It was a great competition. It was a lot of fun competing against my teammates for the gold,” Burrows said. “As Team USA we represented very well.”

Burrows expects his next competition will be in Kerrville in September and he will also shoot in Tucson in March 2020. Those two matches will also be used as the Olympic trials.

“I’m just so thankful for all the support from all my family and friends, and I’ve just got to give God all the glory,” Burrows said.

FPUD *from page A-1*

benefit district which would also include an assessment, although a LAFCO board action to expand FPUD’s latent powers would only require a public vote if sufficient protest signatures were gathered and submitted to LAFCO so an expansion of FPUD’s latent powers to form a community benefit district will only happen if public support at the ballot box is expected.

The May 2018 meeting included representation from the Fallbrook Beautification Alliance, the Fallbrook Land Conservancy, the Fallbrook Village Association, the Fallbrook Trails Council, Save Our Forests, and County Service Area No. 81 (which covers parks in Fallbrook, DeLuz, and Rainbow) as well as the Fallbrook Chamber of Commerce.

The groups identified approximately 15 maintenance projects, including trash and graffiti removal, which would be undertaken. FPUD created an ad hoc committee chaired by FPUD board member Don McDougal and with FPUD director Jennifer DeMeo as the committee’s vice-chair. The committee also included Donna Gebhart from the Fallbrook Trails Council and Joe Comella from County Service Area No. 81.

In October 2018, FPUD’s board voted 4-0 with Milt Davies absent to direct staff to begin on an application and to work with LAFCO to determine what would be required for an application.

FPUD currently has water provision, wastewater collection and treatment, and water reclamation latent powers. The California Public Utilities Code gives a public utility district the potential powers of acquiring, constructing, owning, operating, controlling or using works to supply its residents and businesses with light, water, power, heat, transportation, telephone service or other means of communication, and garbage or other refuse matter disposition.

A public utility district may also acquire, construct, own, complete, use, and operate a fire department, a street lighting system, public parks or playgrounds, golf courses, swimming pools, public recreation buildings, other buildings to be used for public purposes, and works to provide for the paving and drainage of roads, streets, curbs, gutters, sidewalks, and other public places.

LAFCO must grant FPUD additional latent powers. An FPUD application to LAFCO for such latent powers would need to address forecasted revenues and expenses, sources of revenue projections such as property taxes and user fees, and the future of CSA No. 81.

In 1976, LAFCO created County Service No. 81, which obtains its funding from a share of property tax revenue. The governing body of a county service area is the San Diego County Board of Supervisors, although a CSA No. 81 advisory board is comprised of local residents appointed by the Board of Supervisors.

FPUD’s October 2015 meeting included a discussion on the process for activating park and recreation latent powers, and a request for additional information resulted in a December 2015 workshop with no voting items.

In 1999 FPUD responded to a community request for locally-elected control rather than county operation of Fallbrook assets by hearing presentations on a proposal to transfer Fallbrook Community Airpark from the county to FPUD, although after scheduling a meeting for action the FPUD board voted 3-2 to reject further steps. The current desire for additional latent powers involves a funding mechanism rather than local control.

The FPUD application to LAFCO would also include FPUD’s cost to provide the local funding for the community facilities, the expected cost to FPUD customers, the identification of existing providers of local funding for community faculties and the fiscal impact to the customers of the existing providers, a summary of whether the activation of latent powers would involve the activation or divestiture of other FPUD latent powers, a plan to finance the activation of latent powers, and alternatives to activating the latent powers.

Because portions of CSA No. 81 are outside the FPUD boundaries, a LAFCO action to authorize park and recreation latent powers would also include the determination of whether the CSA No. 81 boundaries would be adjusted.

LAFCO may, depending on

the scope of the proposed latent powers, also require a municipal service review to be prepared. A municipal service review evaluates services and anticipated needs. A sphere of influence study determines the boundaries best served by a particular agency.

Municipal service review and sphere of influence updates are prerequisites to a jurisdictional change other than annexation of land within the sphere of influence, and LAFCO also periodically conducts sphere of influence updates for all cities and special districts.

In June 2018, LAFCO approved a five-year schedule for updated sphere of influence studies for each of the county’s cities and special districts. FPUD is slated for a sphere of influence update study during fiscal year 2019-20 and CSA No. 81 would be studied during 2021-22.

The June 2018 action also gave the LAFCO board future discretion to amend the study schedule to address reorganization applications or changes in priorities, so a study of potential latent powers expansion could be coordinated with FPUD’s sphere of influence update.

The July 22 board action will allow Bebee and the community groups to finalize the details of the application. “I’ve got to work with them to draft the application,” he said.

“The application’s got to get approved by all the community groups that made the request,” Bebee said. “All their boards are going to have to review and

approve it before it comes to our board.”

The activities from the parks and recreation latent powers would cost approximately \$550,000 annually. FPUD receives a portion of property tax payments from district landowners and the community groups have requested that some of that property tax revenue be used for the community activities.

“It’s not a new tax. You’re taking away existing revenue,” Bebee said.

“There is a cost,” Bebee said. “That money pays for infrastructure.”

A new tax would require a public vote. Raising water rates would only require a majority board vote although a cost of service study which shows the relationship between the rates and the agency’s cost to provide water would be required to raise rates without a public vote.

“Either they would have to cut back on our infrastructure replacement by that amount or try to find other ways to cover that cost. Those are the options,” Bebee said.

If water rates are raised to cover the cost of property tax revenue being used for community benefit projects rather than infrastructure, the estimated increase is \$5 per meter per month.

An agency resolution is required to approve a formal application to LAFCO. The resolution must be adopted after a public hearing noticed at least 21 days in advance.

“There will have to be a public hearing,” Bebee said.

CFD *from page A-1*

and Associates was awarded that contract in June 2017.

The August 2017 board meeting created an ad hoc committee of NCFPD board members and staff to define specific objectives to be achieved by a revenue measure. In September 2017, the board contracted with Strategy Research Institute for a public opinion survey on the likelihood of a revenue measure passing.

The survey indicated that the district did not have the support at that time for a revenue measure to pass, and in December 2017 the NCFPD board voted to postpone pursuit of a revenue measure until additional public outreach increased the chance of passage.

In January 2019, Strategy

Research Institute conducted a follow-up public opinion survey and, on May 28, the NCFPD board set a June 25 hearing date for the resolution of intention.

a 20-year period will help fund NCFPD facilities.

In 1990, the district began providing paramedic service. The district did not add any

it is now more feasible to replace those structures than to upgrade them.

Station 3 in Rainbow and Station 4 in Pala Mesa currently

and personnel. The fire stations also lack adequate sleeping space, so during periods of increased staffing some personnel sleep on the floor.

“We’re very encouraged because of the support that we’ve received along the way.”
- NCFPD fire chief Steve Abbott

The resolution of intention was approved on a 3-0 vote with Fred Luevano and John Van Doorn absent and included the boundaries of the CFD, which in this case matches the territory of the North County Fire Protection District, and the proposed assessment rate.

If voters approve the CFD an assessment of \$60 per parcel for

revenue sources to cover the cost of providing paramedic service but instead deferred funding for building maintenance and upgrades.

Since Station 1 on Ivy Street and Station 2 on Winterwarm were built in 1963, major maintenance wasn’t needed in 1990, but those buildings are now more than 55 years old and

utilize portable buildings. Personnel must go between two buildings for any calls, which slows response time and the lack of adequate training space in the existing buildings also hinders response.

Firefighter and paramedic safety would be improved by having more space between hazardous materials in the station

and personnel. The fire stations also lack adequate sleeping space, so during periods of increased staffing some personnel sleep on the floor.

“We’re going to have to do something different to take care of our deferred facility maintenance,” Abbott said.

The Community Facilities District was the preferred choice to the alternative of cutting services. “We’re excited to have the prospect of improving our facilities so we can improve service,” Abbott said.

The district currently has 20,449 real estate parcels although approximately 4,000 of those are public land and would be exempt from the tax. The \$60 assessment has no annual escalator and would begin with landowners’ 2020-21 property tax bills.

Fallbrook Remembers...George Kelsey

FALLBROOK – When George Kelsey brought down the gavel April 4, 1977, the Fallbrook Historical Society was born. Kelsey had moved to Fallbrook 45 years earlier in 1933 to manage the Fallbrook Citrus Association. He and his wife, Josephine, came to love our town and they showed their devotion by serving the community tirelessly.

George helped found and build the hospital and the library. Together, the Kelsey’s supported the Fallbrook Art Association, the Environmental Council and the Reche Community Service Club, to name a few. Fallbrook so appreciated their efforts that the Fallbrook Woman’s Club named Mrs. Kelsey Woman of the Year in 1962 and the Chamber of Commerce named Mr. Kelsey Citizen of the Year in 1968.

Our nation’s Bi-Centennial celebrations in 1976 inspired George Kelsey and he decided that Fallbrook’s rich history deserved to be honored as well. He and like-minded residents came together to form the Fallbrook Historical Society, with Kelsey as the first president.

They wrote a charter and began assembling a collection of documents and historical artifacts, but there was no building at that time so board members stored the items in their homes, often under their beds.

Four years of fundraising ensued with the enthusiastic support of the community and, in 1981, the Fallbrook Historical Society purchased property that included a 1895 farmhouse where they assembled the collection for display.

In the years since, a museum building and a barn were added and the 1896 one-room Reche Schoolhouse was deeded to the historical society, all thanks to George Kelsey and the generations of volunteers that followed.

Visit The Heritage Center at 1730 Hill Avenue Thursday or

Sunday from 1-4 p.m. The Reche Schoolhouse at 1319 S. Live Oak Park Road is open the second Saturday of each month from 1-4 p.m. Admission is free.

This is the first in a series to be submitted by Fallbrook Historical Society.



George Kelsey was the first president of the Fallbrook Historical Society. Courtesy photo

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 - Visine Eye Drops: Keeps the sting away so that firefighters can continue fighting the fire without the burden of struggling to see
 - Diaper Rash Cream: Chafing and rashes happen when in fire gear, and when it does, diaper rash cream is the perfect ointment to relieve the sting and help the skin irritation heal
 - Cough Drops: Ease the sore itchy throat being around smoke and debris causes
 - Sunscreen: When not in full gear, firefighters are often exposed to the sun and need to protect their skin as to not get a sunburn that could be irritating or painful under their gear later
 - Insect Repellent: When able to take a break under a tree or a nap in a random place, this keeps the bugs off so firefighters don’t end up with itchy bites that can be irritating under fire gear
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 - Liquid IV: Electrolyte packets help with hydration
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To find out more or to purchase a Go Bag from the Community Support Program, visit FireMom.com.

Submitted by FireMom.com.

Fallbrook Fire Safe Council receives grant from SDG&E

FALLBROOK – The Fallbrook Fire Safe Council recently received a \$2,500 grant from San Diego Gas and Electric to support the council’s efforts in helping to increase the awareness of fire safety within the greater Fallbrook Community.

The council is comprised of volunteers that recognize the need for community involvement in helping the North County Fire Protection District minimize the exposure of homes that have potentially hazardous fire conditions on their property.

The council will use these funds to help sponsor fire safety education seminars, reach out to the community by performing fire safety presentations to numerous organizations in the greater Fallbrook area and sponsor numerous volunteer workdays to help needy community members, such as disabled veterans, the elderly and handicapped persons create defensible space around their homes through brush abatement and removal of fire hazardous materials.

The council meets monthly at 9 a.m. on the first Wednesday of each month at the North County Fire Protection District office at 330 S. Main Ave. The council welcomes all interested residents who share their concern to join them in helping to increase the awareness of the need for fire safety in the community and throughout the North County area.



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ZONING

from page A-1

generation (4G) communications. The generations are standards developed by academics and industry and are not based on numerical parameters.

“5G technology will make possible incredible advances like driverless vehicles and the Internet of Things,” said Sprint network project manager Mary Hamilton.

“5G networks rely on the placement of small cells,” Hamilton said. “They have to be closer in proximity than the macro cells are today.”

The 5G systems will not replace the 4G wireless facilities. “We’re going to use these cell sites to offload capacity from our existing networks,” said AT&T director of external affairs John Osborne.

The 4G facilities will be needed for cell phone, wireless Internet, and other wireless communications within a structure due to the limitations of 5G facilities. “They don’t penetrate houses very well,” Osborne said of the 5G transmissions.

“5G demands an expanded infrastructure and therein lies the problem,” Jacob said. “It means a lot more facilities on our light poles, our traffic lights, and much closer to our homes.”

The measures to reduce clutter include configuration preferences to reduce the number of new poles. The highest preference is location on an existing facility followed by existing or replacement utility poles, existing or replacement structures or roof-mounted facilities in industrial or commercial zones, county-owned street light poles, county-owned traffic signals, and new utility poles. Although co-location is encouraged additional facilities will require an increase in the pole’s height and would also add to the visual impact, so a pole would be limited to two facilities.

Osborne is supportive of the preference for existing poles. “We will try to do that whenever feasible,” he said.

Jacob noted that San Diego Gas & Electric is replacing wood poles with steel poles and advocated that any new wireless communication facility poles should also be steel.

The separation requirement for new poles is 500 feet in preferred areas and 1,000 feet in non-preferred areas and does not apply to facilities placed on existing buildings or poles.

Public safety conditions the county can regulate include physical obstructions, equipment on poles must be at least seven feet above the ground in all areas and at least ten feet in areas which allow equestrian activities.

Any support cabinets must be clear of the path of travel and set back from public right-of-way. Although the antennas, radios, and electrical meters must be above ground to function all other equipment must be placed underground unless determined not to be technically feasible.

The most preferred locations include industrial zones, commercial zones other than those with C34 (General Commercial - Residential) and C35 (General Commercial - Limited Residential) zoning, and special purpose zones. The least preferred zones include rural, C34 and C35, and residential zones.

Although the process for a small cell wireless facility may be ministerial rather than discretionary, construction will impact nearby properties so PDS and the Planning Commission recommended noticing of all properties within 500 feet as

well as to community planning and sponsor groups.

Noticing for most projects is provided to properties within 300 feet, and the additional distance is intended to ensure public awareness of upcoming construction.

The recommendations also include a requirement for annual reports to be submitted by July 1 with the provider’s list and location of all active, non-operating, and permitted but not yet installed small cell sites and provision of a current certificate of insurance for all active small cell facilities.

If excavation in public right-of-way is required general liability insurance of at least \$500,000 must be provided and the county must be protected from liability.

Rancho Santa Fe resident Holly Manion is a real estate broker. She noted that aesthetics related to wireless facilities impact property values. “There will be a taint to our local real estate industry,” she said.

“You are going to make our homes unmarketable,” said Rancho Santa Fe resident Susan Foster.

“We will lose real estate business if families cannot find what they consider to be safe homes,” Manion said. “A house with a 5G tower directly in front of it will be unmarketable.”

Manion added that a 5G facility in a residential area would be contrary to the community character. “We are about to lose what the community as a whole has worked hard to build up over time,” she said. “We do not want to lose what we have defended for so long.”

“There are plenty of us who are happy with the speeds we already have,” said Bonita resident Nancy Lemke.

Although a local jurisdiction cannot regulate based on radio frequency emissions, other safety considerations may be taken into account. “You have the potential for an accident that can cause the loss of one’s life,” said Rancho Santa Fe resident Beth Nelson.

Radio frequency interference issues may be used to protect other local communications. “This is fire season. Interference to the RCS and other radio systems cannot be tolerated,” said Fallbrook resident Bob Gonsett.

“It needs to function flawlessly,” Gonsett said of the Regional Communications System. “It’s a vital radio service to the county.”

Gonsett is the president of Communications General Corporation which measures broadcast frequencies and interference. “While the proposed zoning language continues to discourage interference to the Regional Communications System from full-sized cell sites, no similar language is applied to small cells. This lack of protection is concerning and was discovered about a week ago in our office,” he said.

Gonsett then proposed language to be incorporated into the small cell zoning code: “No radio interference shall be caused to the Regional Communications System....”

“From a public safety standpoint we don’t want any interference with our RCS system,” Jacob said. (Curiously, the Supervisors ultimately declined to place any interference restrictions in the small cell portion of the zoning code. The RCS carries fire and sheriffs communications among other things. Gonsett was not offered an opportunity to comment on the industry position which was given next.)

“We’re on the spectrum we’re licensed to use,” Osborne said. “We’re not going to operate on

the 800 megahertz frequency the county uses, so there would be no interference.”

Osborne objected to the proposed 1,000-foot setback. “That creates an effective prohibition for us,” he said.

The Board of Supervisors rejected suggestions for a wireless facility master plan, which was opposed by the wireless communications industry. “It goes beyond what is required for other infrastructure,” said AT&T director of external affairs Christine Moore.

The supervisors, did, however, direct county staff to explore a master license compact which would enhance co-location efforts.

“Regulations may only apply to the extent that they are reasonable and technically feasible,” Moore said.

Verizon Wireless municipal engagement partner Michael Farraher noted that the average household has approximately 13 wireless devices. “That number is steadily increasing,” he said.

“The level of service will continue to degrade,” Farraher said. “It is incumbent upon us to continually improve our ability.”

Farraher noted that the speed increase for 5G facilities doesn’t equate to a power increase. “These small cells in fact are considerably less powerful,” he said.

Osborne noted that the 5G facilities operate on five watts of power.

“We look forward to bringing the latest wireless technology to where it’s needed most,” Moore said.

“People want this,” Jacob said.

“Lives have become more and more dependent on wireless technology.”

Jacob was on the Board of Supervisors in 2003 when the county passed a wireless communications ordinance. “It was one of the most restrictive ordinances at the time,” Jacob said. “It was a balance between industry needs while protecting the communities.”

Jacob noted that the county was sued over the 2003 ordinance but prevailed in court. She expects the ordinance approved Aug. 7 to be legally defensible. “If we do end up in court I want to win,” she said.

“I think staff has done as good as a job as they possibly can,” said Supervisor Greg Cox.

“We’re all not going home happy today,” Gaspar said.



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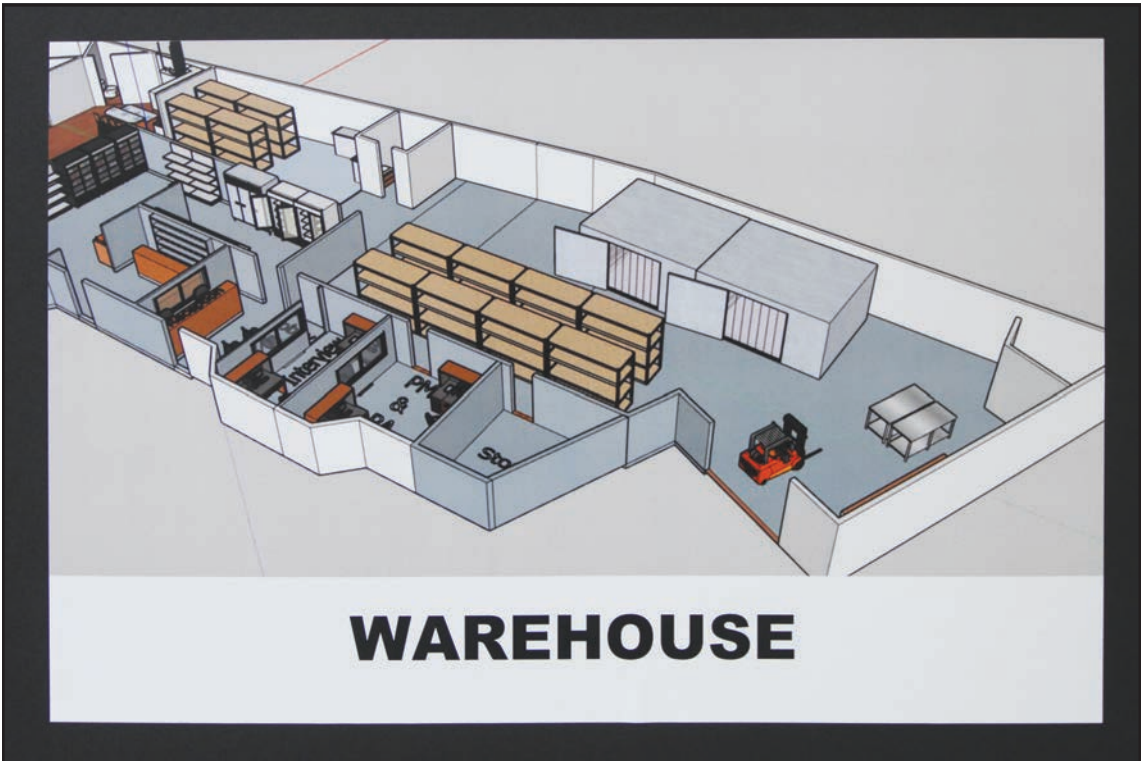
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Pantry photos from A-1



A rendering on display shows the layout of the warehouse section of the new 6,800 square foot Fallbrook Food Pantry facility.

Shane Gibson photos



Fallbrook Food Pantry supporters gather inside the food pantry's new location during an open house event. The pantry's new location is nearly twice the size as its current location.



The new Fallbrook Food Pantry location will benefit from a variety of new spaces to provide services to the community.



Fallbrook Food Pantry board member Jean Dooley, left, gives a tour to guests inside a room that will serve as a cooking demonstration room during an open house event at the food pantry's new location.



Fallbrook Food Pantry Executive Director Shae Gawlak, left, hugs donor Diane Garrett for her contribution to the food pantry. Diane and her husband Paul Garrett donated \$7,250 to help fund materials to construct the Fallbrook Food Pantry's learning center which will include a kitchen.

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REINS riders have fun with horse show



Jubilee Dickinson celebrates her blue ribbon with her sister and REINS instructor, Grace Dickinson. REINS Fun Day Horse Show took place July 27 and 28.

Amy Mansfield Photography



Volunteer Molly Mahoney leads Winston to the mounting ramp before the horse show starts. Molly recently wrote an educational children's book about her experience at REINS for a Fallbrook High School Senior Project. The book is titled "Charlie Takes the Reins."

Jarin Photography



Lydia Rethwisch and her parents, Janelle and Aaron Rethwisch, pause for an all-smiles portrait after Lydia was presented with her ribbon.

Oh My Goddard Photography



At the Fun Day Horse Show, from left, REINS students Crystal Baugh photo and volunteers Erin Young and Sarah Nystrom, Executive Director Debbie Shinner, Donegan Burns Foundation Board Member Marianela Knox and Program Director Shauna Jopes stand with Konah the therapy horse to celebrate Sarah's ribbon.



Ace Cowie grins with excitement while he's accompanied by a volunteer and REINS Instructor Brenda Redfield in the Horse Show arena.

Oh My Goddard Photography



REINS student Hazel Alcorn and her mother Anna Alcorn smile with joy and pride after Hazel was awarded a blue ribbon.

Amy Mansfield Photography



Esme Pinter guides therapy horse Cisco through the obstacle course portion of the Horse Show.

Crystal Baugh photo

HEALTH & BEAUTY

Yoga helps those battling disease

FALLBROOK – People in any stage of cancer recovery (from diagnosis to cancer-free) can improve the likelihood of not having a recurrence and experience many other benefits yoga has for those battling disease. They can take Yoga for Cancer Recovery classes two times a week for free in Fallbrook and Bonsall.

Thanks to the Fallbrook Regional Health District and a generous grant, Be Well Therapy, a local 501(c)(3) nonprofit, was awarded funding to provide two free Yoga for Cancer Recovery Classes in the area (with a third class in the making).

They are held on Mondays at 11:30 a.m. at Sage Yoga in Bonsall and Tuesdays at 10:30 a.m. at their Fallbrook location. Sage Yoga Studios owners Reyna and Lee Beckler generously donate the space to hold the two classes.

New students should arrive at least 15 minutes before class to fill out a brief intake form and chat with the teacher to inform them of any current physical limitations.

Each class is tailored to meet the specific needs of those in any stage of recovery. The Be Well program integrates mindful yoga, deep relaxation, visualization, breathing techniques and meditation – all in a compassionate and supportive environment and with the survivor’s optimal well-being in mind.

All teachers are graduates of a special 55-hour teacher training led by the co-founders of Be Well Therapy: Heidi Borsch and Mary Baker.

During these classes students will experience all of the many benefits of yoga which include: detoxification of the body through gentle inversions and twists, body strengthening, increased range of motion and flexibility, spine strengthening, immune system improvement, weight management, pain management, help with fear and anxiety, enhanced body image, and improved well-being and self-esteem.

There are several studies that have been conducted that prove the positive effects of exercise (specifically yoga) for those battling cancer. The rate of recurrence drops dramatically when exercise is added to the cancer patient’s healing journey as does the need for medicine to control anxiety and depression.

Survivors also enjoy the sense of community these classes bring them and often linger after class to check in and get to know their fellow students and cancer thrivers.

All Be Well classes are open to not only survivors but their caregivers too – loved ones, family members, friends – are all encouraged to join in on the healing journey. They can come try out a free class soon and experience the healing power of yoga for their body and mind.

They also have additional classes throughout northern San Diego and Riverside counties (including Michelle’s Place in Temecula) and will be expanding to San Diego proper and Orange County by the end of this year.

For a complete class list, visit <http://www.bewelltherapy.net/weekly-yoga-for-cancer-recovery-classes.htm>.

Borsch and Baker promise that everyone will leave class feeling relaxed and peaceful as well as stronger and ready to take on their day.

Submitted by Be Well Therapy.



Be Well graduate teachers at the two Sage studios include, from left, Raschel Kloos, a substitute teacher; Debbie Taylor, teacher; Reyna Beckler, Sage Studios owner; Laura Small, teacher; and Christi Vidrio, substitute teacher.

Sun protection tips for young children

Sun damage is cumulative, so protection from ultraviolet rays should start early

NEW YORK, NY – As we inch closer to September, many families may want to take advantage of the last full summer month by spending a lot of time outdoors. But whether you’re barbecuing in the backyard or taking a vacation at the beach, it’s important to remember sun protection for any little ones enjoying the summer sun with you.

Babies are especially vulnerable to sun damage due to their relative lack of melanin, the skin pigment that provides some sun protection, so protecting them from harmful ultraviolet (UV) radiation is imperative.

“All of the sun damage we receive as children adds up and greatly increases skin cancer risk later in life,” said Deborah S. Sarnoff, MD, president of The Skin Cancer Foundation.

“That’s why it’s so important that parents make sun protection for infants and toddlers a priority and eventually teach children these habits that will benefit them for many years to come.”

The Skin Cancer Foundation wants parents and caregivers to know that skin cancer is highly preventable and offers the following tips to help keep young children sun-safe for the rest of the summer and all year long:

Seek shade. Avoid direct sun exposure during peak sun hours, between 10 a.m. and 4 p.m., and use an umbrella while on the beach. On walks, keep to the shady side of the street and use a sun shield on your stroller.

Cover up. Keep your baby covered up with a brimmed hat and lightweight clothing that fully covers the arms and legs. For added protection, look for special clothing marked with an ultraviolet protection factor (UPF) of 30 or more.

Be careful in the car. While glass screens out most UVB rays, the main cause of sunburn, UVA rays can penetrate windows. Like UVB rays, UVA rays damage DNA and can lead to skin cancer. By law, front windshields are treated to filter out most UVA, but side and rear windows generally aren’t. Consider buying a UV shield, which you can hang over any window that allows sunlight to reach the child’s car seat. Another option is to install professional UV-blocking window film.

Start sunscreen at six months. Since infants’ skin is so sensitive, it’s best to keep them out of the sun completely. Beginning at six months of age, you can introduce sunscreen use. Choose a broad-spectrum, water-resistant sunscreen with an SPF of 30 or higher. Look at active ingredients; zinc oxide and titanium dioxide are good choices, because these inorganic filters are less apt to cause a skin reaction. You may want to test sunscreen on the inside of your baby’s wrist. If the child has a little irritation, try another sunscreen.

Use sunscreen as directed. Use sunscreen on all exposed areas not covered by clothing, such as the back of the hands, face, ears and neck. Apply sunscreen 30 minutes before going out and reapply it every two hours and immediately after swimming or sweating.

Toddlers rarely stand still, so you may need to get creative with your sunscreen application routine. Sunscreen sticks work well for the face and hands, since the child is less likely to rub the product into their eyes.

Sprays are another good option. Make sure to apply the sunscreen evenly and liberally all over exposed skin, then rub in. For the face, spray into your hands, then apply to your child’s face.

For more information, visit SkinCancer.org.



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Plant-based foods can help people with Parkinson’s

FALLBROOK – The Fallbrook Parkinson Support Group will hold their monthly meeting, Friday, Aug. 23, from 10 a.m. to noon, in the Fellowship Hall of Christ the King Lutheran Church, 1620 S. Stage Coach Lane.

This month’s speakers, Teresa Kitchens and Vanessa Leschak, nutritional therapists and chefs, presenting “Parkinson’s Disease Nutrition – You Are What You Eat: An introduction to the benefits of a plant-based diet for people with Parkinson’s.”

Kitchens and partner Leschak founded a nonprofit organization based in Tuscon, Arizona.

As certified nutritionists and chefs specializing in Parkinson’s diet, they educate groups and individuals on the importance of nutrition, diet and impacting disease. They offer community talks, cooking classes, one-on-one consultation, food demonstrations, shopping, menu planning and meal delivery services.

Visit their website at www.parkynut.com to learn more about nutritious plant-based foods and recipes that have been shown in research to lessen the symptoms of PD, “You Are What You Eat!”

Break out groups held for a time of sharing, coffee and refreshments will follow the program. The meeting is held in support of people with Parkinson’s disease, care partners and people interested in improving the world of those affected by Parkinson’s disease.

Fallbrook Parkinson’s Support Group is an affiliate group of North County Parkinson’s Support Group, www.NCPSG.org. Its meetings are held the fourth Friday of each month.

Submitted by Fallbrook Parkinson’s Support Group.

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Shop and save on health insurance in 2020

SACRAMENTO – Health insurance coverage will be more affordable than ever before for many people in San Diego County thanks to new financial help and competitive rates.

Covered California announced the rate increase for the region will be 0.2 percent in 2020, which is lower than the statewide average change of 0.8 percent. More importantly, consumers will pay less than they are paying now, by an average of -11.4 percent, if they shop around and switch to the lowest-cost plan in the same metal tier.

Also new for 2020, the state of California is making more financial help available to consumers through a new subsidy program that will further lower the cost of coverage.

“Even before considering the positive impact of new state subsidies, many Californians will be seeing little change or even decreases in their underlying premiums, said Covered California Executive Director Peter V. Lee.

People who fall within the following income brackets could be eligible for the new financial assistance.

- People whose annual household income is less than \$17,237 for an individual and \$35,535 for a family of four. They will see their premiums for the benchmark plan lowered to \$1 per member, per month.
- People whose annual household income is between \$24,980 and \$49,960 for an individual, or between \$51,500 and \$103,000 for a family of four. They could be eligible to receive an average of an additional \$15 per household per month, in addition to any federal financial help they may get.
- Middle-income Californians whose annual household income is up to \$74,940 for an individual or \$154,500 for a family of four. These consumers previously did not qualify for federal financial help because they exceeded income requirements. They could be eligible to receive an average of \$172 per household, per month, which will help them save an average of 23 percent off their current premiums. Many of these consumers, particularly those who live in high-cost regions, will see significant savings with annual reductions in their health care premiums in the hundreds and even thousands of dollars.

“California continues to lead the way in this new era of health care,” Lee said. “This first-first-in-the-nation program will make coverage more affordable for many middle-income Californians, such as small-businesses owners, entrepreneurs and contractors.”

The most recent data show there are more than 109,130 Covered California consumers in San Diego County. Depending on their ZIP code, people in this county will once again be able to choose plans from Blue Shield of California, Health Net, Molina Healthcare, Sharp Health Plan and Kaiser Permanente.

All 11 carriers will continue offering products across the state in 2020, and Anthem Blue Cross will expand. That means 87 percent of Californians will be able to choose from three carriers or more, and 99.6 percent of consumers will have two or more choices.

Consumers can find out what they will pay for their 2020 coverage starting during the renewal period in October, when they can visit Covered California’s website at <http://www.CoveredCA.com> and begin using the Shop and Compare Tool for 2020.

Consumers who do not have health insurance will be able to begin signing up for 2020 coverage in the fall. Others with special qualifying life events, like losing their coverage or moving, can enroll year-round. Medi-Cal enrollment is also year-round.

Interested consumers should go to www.CoveredCA.com to find out if they qualify for financial help and find free local help to enroll. They can contact the Covered California service center for enrollment assistance by calling (800) 300-1506.

Submitted by Covered California.

How to help a relative with their anxieties and depression

Stan Popovich
Special to the Village News

Do you know a friend or loved one who suffers from fear, anxiety, and depression and do not know what to do? It can be frustrating to watch someone you know suffer and not be able to help them.

Here are six ways to help the person cope in these kinds of situations and the best way to deal with anxiety.

1. Learn as much as you can in managing anxiety and depression. There are many books and information that will educate you on how to deal with fear and anxiety. Share this information with the person who is struggling with their mental health issues.
2. Be understanding and patient with the person struggling with their fears. Dealing with depression and anxiety can be difficult for the person so do not add more problems than what is already there. Do not get into arguments with the person who is having a difficult time with their anxieties.
3. Talk to the person instead of talking at them. It is important not to lecture the person who is struggling with anxiety and depression. Talk to the person about their issues without being rude. Most people will listen if you approach them in a proper manner.
4. Get help. Seek help from a professional who can help your friend or relative with their mental health struggles. A counselor can give you advice and ideas on how to overcome anxiety, fear and depression. Getting help from a professional is the number one priority in helping your loved one deal with fear and anxiety. Joining a local mental health support group can also be helpful. Talk to your doctor to get more information about potential groups in your area.
5. Talk to the person on what will happen if they do not get help. Another way to convince the person who is struggling with fear and depression is to tell them what may happen if they don’t get some assistance. Anxiety and depression can make things worse and usually won’t go away by itself without some kind of treatment.
6. Find out the reasons why the person won’t get help. Address the issues on why the person will not get the necessary help.

Many people who are struggling are fearful and frustrated. Try to find out the reasons why he or she won’t get the help they need and then try to find ways that will overcome their resistance of seeking assistance.

Stan Popovich is the author of “A Layman’s Guide to Managing Fear Using Psychology, Christianity and Non Resistant Methods.” For additional information, visit <http://www.managingfear.com>.

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ENTERTAINMENT

More than just the “Kenny-G sax,” it’s S-TET Quartet

FALLBROOK – Fallbrook Music Society begins its 42nd annual concert season Sunday, Aug. 25, at the Fallbrook Public Library with S-TET Saxophone Quartet, a unique ensemble that showcases not just the infamous soprano saxophone, but all four saxophones.

Formed by virtuoso musicians from Los Angeles and San Diego, S-TET is armed with brilliant technique, wide-ranging talent and exquisite showmanship.

“Fallbrook Music Society has spent the last 12 months working hard to build new audiences and reach music lovers of all genres. I am especially thrilled to partner with S-TET Quartet to open our season, as these musicians perform on the full range of saxophones, rarely heard in main stream classical music formats. This will be quite a concert,” said Bob Freaney, president of the FMS Board of Directors.

A program preview begins at 2:30 p.m. which will provide an introduction to the various saxophones, with the concert starting at 3 p.m. The performance is free and open to the general public. No tickets are required.

S-TET Quartet consists of four members, Michael Couper (soprano saxophone), Ben Sorrell (alto saxophone), Brad Nash (tenor saxophone) and Todd Rewoldt (baritone saxophone).

Individually each musician is a distinguished soloist and chamber music artist who performs nationally and internationally. In addition to performing, they are dedicated teachers that serve on the faculties of SDSU, Cal State San Bernardino, and Cal State Northridge.

They each have active studios where they teach private lessons, coach chamber music, and mentor the next generation of emerging musical artists. The Quartet’s unique blending of innovative and diverse programming, along with informational narrative, will provide a musical journey that encompasses the complete sound spectrum of the saxophone.

Repertoire includes selections from Debussy, Puccini, Rimsky-Korsakov along with more contemporary works from Philip Glass and Caryl Florio.

“S-TET is delivering one of our most unique programs to date and it will be especially fun and



S-TET Saxophone Quartet consists of, from left, Michael Couper, soprano sax; Matt Ennis, alto sax; Brad Nash, tenor sax and Todd Rewoldt, baritone sax. Courtesy photo

enlightening for those who don’t know much about the saxophone as an instrument,” added Freaney. The Fallbrook Public Library is located at 124 South Mission Road. More information is available at FallbrookMusicSociety.org or by calling Fallbrook Music Society at (760) 451-8644.

Submitted by Fallbrook Music Society.

‘A Weekend with Pablo Picasso’ is memorable

Elizabeth Youngman-Westphal
Special to The Village News

It is a triumph! The very idea of theater is captured in this one-man show echoing a weekend in the life of famous painter Pablo Picasso.

In a personal and moving performance, Herbert Siguenza is a tour de’ force. It is his intimate portrayal that brings the man to life. Siguenza honors himself while paying tribute to the artist. Espectrolarial!

Developing the work throughout the years, resident artist/writer/performer Siguenza is based downtown at the San Diego Rep. This particular work is gleaned from countless quotes from published interviews.

In just a decade he has become the man he admires. Like his honoree, Siguenza is a painter. It is his artistic talent that re-imagines Picasso’s life’s work representing

– not copying – the gifted artist.

Born Oct. 25, 1881, in Malaga, Spain, he was christened Pablo Diego Jose Francisco de Paula Juan Nepomuceno Maria de los Remedios Cipriana de la Santisima Trinidad Matyr Patricio Clito Ruis y Picasso. Becoming Picasso, however, took a lifetime.

It’s 1957* the painter is nestled in the French countryside while his wife is in Paris seeking medical attention for their daughter.

Alone at 10 a.m., Friday morning, his telephone rings beckoning Picasso from his morning bath. Longtime friend and art dealer Dan is calling from Paris to let Picasso know he has received a new commission by a wealthy American woman. She requires six canvases and three vases delivered together. He can paint them all any way he wishes.

Pretty exciting stuff until Picasso hears the caveat. All of the work will be picked up Monday morning



Herbert Siguenza is Pablo Picasso, discussing his life’s work in “A Weekend with Pablo Picasso,” playing at New Village Arts in Carlsbad Village. Daren Scott photo

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for transport to Paris.

Adding to the muddle, Dan cautions Pablo to be nice to the art students who will be arriving shortly to observe him working over the next few days. That is when the audience is engaged and becomes a part of the performance. And the real fun begins.

The imagery is remarkable. Presenting the painter at 76, barrel-chested and tanned, Siguenza dresses in the artist’s familiar causal white pants, belting in his striped pullover knit shirt, after sliding into canvas zapatos. Bald pate ringed with white hair, Picasso is in the room.

Dan, by the way, is none other than Daniel Henry Kahnweiler. Recognized as the 20th century’s most influential fine art dealer, and a great fan of cubism, Kahnweiler’s prestigious Paris gallery opened in 1907 and immediately started showing Picasso’s work a year later. Picasso’s portrait of his lifelong friend hangs in the Chicago Institute of Art in Chicago.

“A Weekend with Pablo Picasso” is a limited engagement playing at New Village Arts in Carlsbad Village, 2587 State Street only until Aug. 25. Tickets to this event will not last. Buy quickly or miss out. Remember, there is plenty of free parking behind the theater at the Coaster lot. The Box office can be reached at (760) 433-3245 or www.newvillagearts.org.

Like his art, “A Weekend with Pablo Picasso” is eloquently expressive and will live in memory for years. This show is rated 10 out of 10.

*One must wonder if the current theatrical presentations are audience driven? It would seem San Diego County theater managers are recognizing the importance of sustaining a renewed subscription base.

Lamb’s Players of Coronado presents “Million Dollar Quartet” at the AVO in Vista, and “Rock of Ages” plays at the Cygnet in Old Town. “33 1/3 House of Dreams” is downtown at the Lyceum stage produced by San Diego Rep, while around the corner at The Horton is SDMT’s “All Shook Up.” “Tenderly” opens this week at North Coast Repertory about Rosemary Clooney’s career.

Each production is happening or happened in the 1950s. Even Moonlight Theater is tagging along with “Westside Story” which was released in 1961 but focuses on the late fifties. It’s beginning to feel like everything old is new again.

Elizabeth Youngman-Westphal can be reached at eyoungman@reedermedia.com.

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The Fallbrook Bonsai Village News

Shay and Co to perform on KUSI Aug. 17



Colby Duty, left, and Shaylie Benner will perform on KUSI Good Morning San Diego, Aug. 17 at 9:10 a.m.

SAN DIEGO – Local recording artists Shay and Co will be joining the KUSI Good Morning San Diego Weekend team Saturday, Aug. 17, at 9:10 a.m. They will be performing their original music and visiting the KUSI team.

Shayli Benner and Colby Duty, Shay and Co, are sisters who began singing together at a young age and

have not stopped. They reside in the Temecula area and lead music each Sunday at Sunrise Christian Fellowship in Fallbrook.

With their familial tonality, harmonic nuances and passion for music, Shay and Co bring a freshness to every opportunity. Whether an original piece or a cover, the two young women and

a guitar offer a uniqueness that is engaging for all ages.

The sister duo said, “KUSI is a major part of San Diego and we are excited to have the opportunity to play on a station that we grew up watching!”

Benner writes their original songs with a singer-songwriter influence and the team is eager to



Colby Duty, left, and Shaylie Benner perform as Shay and Co.

share their EP with the world. She said of their latest project, “Lots of stuff happens in and through the relationships of our lives and we’re hoping that these songs will reveal empathy, as well as, enlighten, and encourage those that listen to our music.”

The sisters continue to pursue their passion for family, music

and people as they believe these are crucial ingredients needed in the world today. For more information about Shay and Co, visit shayandcomusic.com.

Submitted by KUSI.

Mission accomplished with Styx concert at Pala

Joe Naiman
Village News Correspondent

In 2017 Styx released their album The Mission, which is the band’s most recent album and their first since 2005. The theme of The Mission is a mission to outer space, but Styx also had a mission July 26 when the band played at Pala Casino’s Palomar Starlight Theater. That mission was to satisfy the audience, and Styx accomplished its mission.

Styx performed 15 songs during their 90 minutes onstage, not including the snippet from Queen’s “Bohemian Rhapsody” keyboardist Lawrence Gowan played and sang after his keyboard solo “Key Guy,” which is from The Mission.

Styx opened with “Gone, Gone, Gone” from The Mission and also

performed “Radio Silence” from that album while delighting the audience with 12 of their classics from earlier albums.

In addition to playing the older songs, explanations behind some of them were provided. “As the elder statesman here I’m sort of the historian as well,” said guitarist James “J.Y.” Young.

Styx was founded by Chuck Panozzo, John Panozzo and Dennis DeYoung. Young joined Styx in 1970 and was on Styx’s first album. Tommy Shaw joined the band in 1975 and the Crystal Ball album was Shaw’s first with Styx. Todd Sucherman replaced John Panozzo on the drums in 1995. Gowan replaced DeYoung in May 1999. Ricky Phillips replaced Chuck Panozzo as the bassist in 2003.

The self-titled Styx album was

released in 1972. The Grand Illusion album was released in 1977 and sold 6 million copies. “One million of those copies were on eight-track tapes,” Young said.

The July 26 concert was the second Styx performance at Pala for the tour of The Mission. A February 2018 concert was held at Pala’s Events Center; at the time renovations to the pool area rendered the outdoor theater just west of the pool area unsafe for the public and February weather also warranted an indoor venue. Shaw noted that the Palomar Starlight Theater also allows hotel guests with windows facing the theater to watch the concert.

“It’s so good to be here on this beautiful night,” Shaw said. “Tonight is a night of celebration. This band loves to play in California.”

Styx gravitated toward their more rock-oriented melodies. “Babe,” “Lorelei” and “The Best of Times” were among the songs omitted. “Lady” was the fourth song of the concert, following “Gone, Gone, Gone,” “Blue Collar Man” and “Grand Illusion.”

“We are what was called an album-oriented rock band,” Shaw said.

Shaw explained that the comparison is top 40 bands for which singles were emphasized in record stores and by radio disc jockeys. “AOR radio would play the whole thing,” Shaw said.

The harder rock songs included “Miss America,” which was the seventh song. “I always wanted to do that song acoustically,” Shaw said.

That was followed by Shaw beginning the Crystal Ball

title track acoustically before the other band members joined. Shaw preceded the song with an explanation. He had written a version of that song in 1975 before he joined Styx, and he performed that when he was invited to audition for Styx and to bring a song. “J.Y. informed me it’s a nice song, not a Styx song,” Shaw said.

The revised version became the title track on Shaw’s first album. “You don’t get any more classic than Tommy Shaw’s ‘Crystal Ball,’” Gowan said.

Styx promoted the new album while the classics satisfied the audience to the extent possible in a 90-minute show. As a Styx concert the mission was accomplished.

Library’s most checked out items named for July

FALLBROOK – The San Diego County Library recently announced the list of the Top 10 checked out items for the month of July. They are:

Fiction

1. Nine Perfect Strangers by Liane Moriarty
2. Where the Crawdads Sing by Delia Owens
3. Dark Sacred Night by Michael Connelly
4. Long Road to Mercy by David Baldacci
5. Look Alive Twenty-five by Janet Evanovich
6. The Reckoning by John

Grisham

7. Crazy Rich Asians by Kevin Kwan
8. Past Tense by Lee Child
9. The Great Alone by Kristin Hannah
10. Kingdom of the Blind by Louise Penny

Nonfiction

1. Becoming by Michelle Obama
2. Educated by Tara Westover
3. 12 Rules for Life by Jordan Peterson
4. The Whole30 by Melissa Hartwig
5. The Life-Changing Magic of

Tidying Up by Marie Kondo

6. Born a Crime by Trevor Noah
7. Spark Joy by Marie Kondo
8. Fear: Trump in the White House by Bob Woodward
9. Hillbilly Elegy by J.D. Vance
10. Whiskey in a Teacup by Reese Witherspoon

Movies

1. The Greatest Showman
2. Green Book
3. Crazy Rich Asians
4. The LEGO Movie 2
5. Spider-Man, into the Spiderverse
6. Jurassic World: Fallen Kingdom

7. Mission: Impossible Fallout
8. Bumblebee
9. Glass
10. Ralph Breaks the Internet

Children’s

1. Diary of a Wimpy Kid by Jeff Kinney
2. Dog Man by Dav Pilkey
3. Big Nate by Lincoln Peirce
4. Elephant & Piggie by Mo Willems
5. Harry Potter by J.K. Rowling
6. Captain Underpants by Dav Pilkey
7. Moana Finds the Way by Susan Amerikaner
8. I Lost My Tooth by Mo

Willems

9. Up in the Air by Mary Tillworth
10. Pete the Cat by James Dean

EBooks

1. The Alice Network by Kate Quinn
2. Unsheltered by Barbara Kingsolver
3. The Kiss Quotient by Helen Hoang
4. Where the Crawdads Sing by Delia Owens
5. Nine Perfect Strangers by Liane Moriarty

Submitted by Fallbrook Library.

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LEGALS

Fictitious Business Name

FICTITIOUS BUSINESS NAME STATEMENT
File Number: 2019-9018305
Name of Business
a. JEAN GENIE DENIM
b. CASSIDY MICHELLE
3095 State Street, Carlsbad, CA 92008
County: San Diego
This business is registered by the following:
Cassidy Michelle Elison, 1643 Reche Rd, Fallbrook, CA 92028
This business is conducted by an Individual
Registrant first commenced to transact business under the above name as of 7/1/19
THIS STATEMENT WAS FILED WITH THE RECORDER/COUNTY CLERK OF SAN DIEGO COUNTY ON 07/25/19
LEGAL: 5080
PUBLISHED: August 8, 15, 22, 29, 2019

FICTITIOUS BUSINESS NAME STATEMENT
File Number: 2019-9019370
Name of Business
SEVEN STUDIO
1410 S. Mission Rd, Fallbrook, CA 92028
County: San Diego
This business is registered by the following:
a. Guadalupe Jeanette Barragan, 1410 S. Mission Rd, Fallbrook, CA 92028
b. Alvaro Barragan, 1410 S. Mission Rd, Fallbrook, CA 92028
This business is conducted by a Married Couple
THIS STATEMENT WAS FILED WITH THE RECORDER/COUNTY CLERK OF SAN DIEGO COUNTY ON 08/07/19
LEGAL: 5084
PUBLISHED: August 15, 22, 29, September 5, 2019

FICTITIOUS BUSINESS NAME STATEMENT
File Number: 2019-9019634
Name of Business
a. BOOKSMART BUSINESS SERVICES
b. BBS
5433 Triple Crown Drive, Bonsall, CA 92003
PO Box 703, Bonsall, CA 92003
County: San Diego
This business is registered by the following:
Joyce M. Jackson, 5433 Triple Crown Drive, Bonsall, CA 92003
This business is conducted by an Individual
Registrant first commenced to transact business under the above name as of 7/15/2019
THIS STATEMENT WAS FILED WITH THE RECORDER/COUNTY CLERK OF SAN DIEGO COUNTY ON 08/09/19
LEGAL: 5085
PUBLISHED: August 15, 22, 29, September 5, 2019

FICTITIOUS BUSINESS NAME STATEMENT
File Number: 2019-9019656
Name of Business
OCEANGATE PROPERTY MANAGEMENT
8250 Camino Santa Fe #A, San Diego, CA 92121
County: San Diego
This business is registered by the following:
Oceangate Management Inc., 8250 Camino Santa Fe #A, San Diego, CA 92121
This business is conducted by a Corporation
This Corporation is located in the state of California
THIS STATEMENT WAS FILED WITH THE RECORDER/COUNTY CLERK OF SAN DIEGO COUNTY ON 08/09/19
LEGAL: 5086
PUBLISHED: August 15, 22, 29, September 5, 2019

FICTITIOUS BUSINESS NAME STATEMENT
File Number: 2019-9019275
Name of Business
a. APEX INDUSTRIES
b. APEX SOLUTIONS
c. APEX LOGISTICS
d. APEX SUPPLY
e. APEX WHOLESALE
4653 Camel Mountain Road, Ste. 308, Unit 88, San Diego, CA 92130
County: San Diego
This business is registered by the following:
McMaverick, Inc., 4653 Camel Mountain Road, Ste. 308, Unit 88, San Diego, CA 92130
This business is conducted by a Corporation
Registrant first commenced to transact business under the above name as of 06/04/19
THIS STATEMENT WAS FILED WITH THE RECORDER/COUNTY CLERK OF SAN DIEGO COUNTY ON 08/06/19
LEGAL: 5087
PUBLISHED: August 15, 22, 29, September 5, 2019

Fictitious Business Name

FICTITIOUS BUSINESS NAME STATEMENT
File Number: 2019-9017130
Name of Business
ADU EXPERTS
5304 Ontario St, Oceanside, CA 92056
County: San Diego
This business is registered by the following:
Steven Gene Parizeau, 5304 Ontario St, Oceanside, CA 92056
This business is conducted by an Individual
THIS STATEMENT WAS FILED WITH THE RECORDER/COUNTY CLERK OF SAN DIEGO COUNTY ON 07/10/19
LEGAL: 5067
PUBLISHED: July 25, August 1, 8, 15, 2019

FICTITIOUS BUSINESS NAME STATEMENT
File Number: 2019-9017454
Name of Business
MOZO CLEANING SERVICES
173 Pala Vista Dr Apt 13, Vista, CA 92083
County: San Diego
This business is registered by the following:
Cesilia Mozo Reyes, 173 Pala Vista Dr Apt 13, Vista, CA 92083
This business is conducted by an Individual
THIS STATEMENT WAS FILED WITH THE RECORDER/COUNTY CLERK OF SAN DIEGO COUNTY ON 07/15/19
LEGAL: 5068
PUBLISHED: July 25, August 1, 8, 15, 2019

FICTITIOUS BUSINESS NAME STATEMENT
File Number: 2019-9017280
Name of Business
KAP AWAKENING
4629 Cass Street, Suite 174, San Diego, CA 92109
County: San Diego
This business is registered by the following:
Rod N. Turner, 3380 Bayside Walk, San Diego, CA 92109
This business is conducted by an Individual
THIS STATEMENT WAS FILED WITH THE RECORDER/COUNTY CLERK OF SAN DIEGO COUNTY ON 07/12/19
LEGAL: 5069
PUBLISHED: July 25, August 1, 8, 15, 2019

FICTITIOUS BUSINESS NAME STATEMENT
File Number: 2019-9017925
Name of Business
a. TRAMONDO'S TOUCH UPS
b. KRJ PAINT
29763 Reza Ct, Vista, CA 92084
County: San Diego
This business is registered by the following:
Anthony Tramondo, 29763 Reza Ct, Vista, CA 92084
This business is conducted by an Individual
THIS STATEMENT WAS FILED WITH THE RECORDER/COUNTY CLERK OF SAN DIEGO COUNTY ON 07/19/19
LEGAL: 5070
PUBLISHED: July 25, August 1, 8, 15, 2019

FICTITIOUS BUSINESS NAME STATEMENT
File Number: 2019-9018802
Name of Business
MARKS TARTS
344 Hutchison St, Vista, CA 92084
County: San Diego
This business is registered by the following:
a. Patricia Anne Marks, 344 Hutchison St, Vista, CA 92084
b. Steve David Marks, 344 Hutchison St, Vista, CA 92084
This business is conducted by a Married Couple
Registrant first commenced to transact business under the above name as of 7/23/16
THIS STATEMENT WAS FILED WITH THE RECORDER/COUNTY CLERK OF SAN DIEGO COUNTY ON 07/31/19
LEGAL: 5079
PUBLISHED: August 8, 15, 22, 29, 2019

FICTITIOUS BUSINESS NAME STATEMENT
File Number: 2019-9019691
Name of Business
CITRUS PEONY ROAD GROUP
3922 Peony Dr., Fallbrook, CA 92028
County: San Diego
This business is registered by the following:
a. Tina Andruss, 3922 Peony Dr., Fallbrook, CA 92028
b. Susan Hays, 4232 Citrus Dr., Fallbrook, CA 92028
This business is conducted by an Unincorporated Association-Other than a Partnership
Registrant first commenced to transact business under the above name as of 8/12/19
THIS STATEMENT WAS FILED WITH THE RECORDER/COUNTY CLERK OF SAN DIEGO COUNTY ON 08/12/19
LEGAL: 5088
PUBLISHED: August 15, 22, 29, September 5, 2019

Fictitious Business Name

FICTITIOUS BUSINESS NAME STATEMENT
File Number: 2019-9018841
Name of Business
BEAR NATIVE LANDSCAPES
4719 Via Inca, Fallbrook, CA 92028
County: San Diego
This business is registered by the following:
Kevin McKernan, 4719 Via Inca, Fallbrook, CA 92028
This business is conducted by an Individual
Registrant first commenced to transact business under the above name as of 06/17/19
THIS STATEMENT WAS FILED WITH THE RECORDER/COUNTY CLERK OF SAN DIEGO COUNTY ON 07/31/19
LEGAL: 5077
PUBLISHED: August 8, 15, 22, 29, 2019

FICTITIOUS BUSINESS NAME STATEMENT
File Number: 2019-9018206
Name of Business
DARKHORSE TREE AND LANDSCAPING SERVICES
686 Washington Ave, Pomona, CA 91767
County: Los Angeles
This business is registered by the following:
Luis Junior Chavez, 686 Washington Ave, Pomona, CA 91767
This business is conducted by an Individual
THIS STATEMENT WAS FILED WITH THE RECORDER/COUNTY CLERK OF SAN DIEGO COUNTY ON 07/24/19
LEGAL: 5072
PUBLISHED: August 8, 15, 22, 2019

FICTITIOUS BUSINESS NAME STATEMENT
File Number: 2019-9018540
Name of Business
TLP CONSULTING SERVICES
605 Highland Park, Fallbrook, CA 92028
County: San Diego
This business is registered by the following:
Leslie A. Palasty, 605 Highland Park, Fallbrook, CA 92028
This business is conducted by an Individual
THIS STATEMENT WAS FILED WITH THE RECORDER/COUNTY CLERK OF SAN DIEGO COUNTY ON 07/29/19
LEGAL: 5073
PUBLISHED: August 1, 8, 15, 22, 2019

FICTITIOUS BUSINESS NAME STATEMENT
File Number: 2019-9017484
Name of Business
WES TECH ROOFING
1109 E. Alvarado, Fallbrook, CA 92028
Mailing address: P.O. Box 1942, Fallbrook, CA 92088
County: San Diego
This business is registered by the following:
Granado & Beatty LLC, 1109 E. Alvarado, Fallbrook, CA 92028
This business is conducted by a Limited Liability Company
This LLC is located in the state of California
Registrant first commenced to transact business under the above name as of 5/15/19
THIS STATEMENT WAS FILED WITH THE RECORDER/COUNTY CLERK OF SAN DIEGO COUNTY ON 07/15/19
LEGAL: 5074
PUBLISHED: August 1, 8, 15, 22, 2019

FICTITIOUS BUSINESS NAME STATEMENT
File Number: 2019-9019046
Name of Business
MEGA.FISH
330 Rancheros Drive, Suite 258, San Marcos, CA 92069
Mailing address: 1217 Corte Zafiro, San Marcos, CA 92069
County: San Diego
This business is registered by the following:
Tech-Antics, Inc, 1217 Corte Zafiro, San Marcos, CA 92069
This business is conducted by a Corporation
This Corporation is located in the state of California
THIS STATEMENT WAS FILED WITH THE RECORDER/COUNTY CLERK OF SAN DIEGO COUNTY ON 08/02/19
LEGAL: 5081
PUBLISHED: August 8, 15, 22, 29, 2019

FICTITIOUS BUSINESS NAME STATEMENT
File Number: 2019-9018535
Name of Business
TIANYE VILLAGE SPA
936 E. Mission Rd Ste E, Fallbrook, CA 92028
County: San Diego
This business is registered by the following:
Die Qing Huang, 9453 Guess St., Rosemead, CA 91770
This business is conducted by an Individual
Registrant first commenced to transact business under the above name as of 7/29/2019
THIS STATEMENT WAS FILED WITH THE RECORDER/COUNTY CLERK OF SAN DIEGO COUNTY ON 07/29/19
LEGAL: 5078
PUBLISHED: August 8, 15, 22, 29, 2019

FICTITIOUS BUSINESS NAME STATEMENT
File Number: 2019-9019459
Name of Business
COFFEE, CORKS & CUISINE
139 So. Main Ave., Fallbrook, CA 92028
County: San Diego
This business is registered by the following:
K+L Enterprises, LLC, 1958 Gum Tree Lane, Fallbrook, CA 92028
This business is conducted by a Limited Liability Company
This LLC is located in the state of CA
THIS STATEMENT WAS FILED WITH THE RECORDER/COUNTY CLERK OF SAN DIEGO COUNTY ON 08/08/19
LEGAL: 5089
PUBLISHED: August 15, 22, 29, September 5, 2019

Change of Name

ORDER TO SHOW CAUSE FOR CHANGE OF NAME
Case Number: 37-2018-00035960-CU-PT-NC
TO ALL INTERESTED PERSONS
Petitioner:
GABRIELLE LIA GAGLIARDI filed a petition with this court for a decree changing names as follows:
Present Name:
GABRIELLE LIA GAGLIARDI
Proposed Name:
GABRIELLE LIA GAGLIARDI-ESCALANTE
THE COURT ORDERS that all persons interested in this matter appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.
NOTICE OF HEARING
Date: September 3, 2019 Time: 8:30 a.m.
Dept: 23
The address of the court is 325 South Melrose Drive, Vista, CA 92081
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: Village News
Date: Jul 12, 2019 Signed: Sim von Kalinowski, Judge of the Superior Court.
LEGAL: 5075
PUBLISHED: August 1, 8, 15, 22, 2019

ORDER TO SHOW CAUSE FOR CHANGE OF NAME
Case Number: 37-2018-00039353-CU-PT-NC
TO ALL INTERESTED PERSONS
Petitioner:
MARIAH HOPE KALLIMANES filed a petition with this court for a decree changing names as follows:
Present Name:
a. MARIAH HOPE KALLIMANES
b. TOBY REX MCCLANNAHAN
Proposed Name:
a. MARIAH HOPE KALLI
b. TOBY REX KALLI
THE COURT ORDERS that all persons interested in this matter appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.
NOTICE OF HEARING
Date: 9-17-19 Time: 8:30 a.m. Dept: 23
The address of the court is 325 South Melrose Drive, Vista, CA 92081
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: Village News
Date: Jul 30, 2019 Signed: Sim von Kalinowski, Judge of the Superior Court.
LEGAL: 5076
PUBLISHED: August 1, 8, 15, 22, 2019

ORDER TO SHOW CAUSE FOR CHANGE OF NAME
Case Number: 37-2019-00041120-CU-PT-NC
TO ALL INTERESTED PERSONS
Petitioner:
DAWN SUE GUNTHER GONZALEZ
Present Name:
DAWN SUE GUNTHER GONZALEZ
Proposed Name:
DAWN SUE GONZALEZ
THE COURT ORDERS that all persons interested in this matter appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.
NOTICE OF HEARING
Date: 9-24-19 Time: 8:30 am Dept: 23
The address of the court is North County Division, 325 S. Melrose Dr., Vista, CA 92081
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: Village News
Date: AUG - 7 2019 Signed: Sim von Kalinowski, Judge of the Superior Court.
LEGAL: 5090
PUBLISHED: August 15, 22, 29, September 5, 2019

CITATION

CITATION FOR FREEDOM FROM PARENTAL CUSTODY AND CONTROL
ATTORNEY OR PARTY WITHOUT ATTORNEY
The Grey Legal Group, APC
Michael E. Bender SBN: 234019
29970 Technology Dr., Suite 211, Murrieta, CA 92563
(951) 587-8970
Attorney for Fernando Soto

SUPERIOR COURT OF CALIFORNIA, COUNTY OF SAN DIEGO
NORTH COUNTY DIVISION, 325 S. MELROSE DR., SUITE 130, VISTA, CA 92081

IN THE MATTER OF
Adoption of Damian Ramirez, a minor
DATE OF BIRTH 12/19/05

FILED: 6/17/19
CASE NUMBER: AN16618
To Jose de Jesus Ramirez

You are advised that you are required to appear in the Superior Court of the State of California, County of San Diego, in Department 12 at the court location indicated above on FRIDAY, AUGUST 16, 2019 at 9:00 AM to show cause if you have any, why Damian Ramirez minor should not be declared free from parental custody and control ("for the purpose of placement for adoption) as requested in the petition.
You are advised that if the parent(s) are present at the time and place above stated the judge will read the petition and, if requested, may explain the effect of the granting of the petition and, if requested, the judge shall explain any term or allegation contained therein and the nature of the proceeding, its procedures and possible consequences and may continue the matter for not more than 30 days for the appointment of counsel or to give counsel time to prepare.
The court may appoint counsel to represent the minor whether or not the minor is able to afford counsel. If any parent appears and is unable to afford counsel, the court shall appoint counsel to represent each parent who appears unless such representation is knowingly and intelligently waived.
If you wish to seek the advice of an attorney in this matter, you should do so promptly so that your pleading, if any, may be filed on time.
Date 6/17/19
Clerk of the Superior Court by M. Garcia, Deputy
Legal: 5071
Published: July 25, August 1, 8, 15, 2019

Notice

NOTICE IS HEREBY GIVEN THAT PURSUANT TO SECTIONS 21701-21715 OF THE BUSINESS AND PROFESSIONAL CODE SECTION 2328 OF THE COMMERCIAL CODE SECTION 535 OF THE PENAL CODE TAYLOR SELF STORAGE 1200 EAST TAYLOR ST. VISTA CA 92084 WILL SELL BY COMPETITIVE BIDDING ON AUGUST 27 2019AT 10AM AUCTION TO BE HELD AT THE ABOVE ADDRESS, PROPERTY TO BE SOLD AS FOLLOWS:MISC GOODS, PERSONAL ITEMS, FURNITURE AND CLOTHING

CRISTAL LUIS
ANDY CORONADO
DANIELA RODRIGUEZ
NATASHA DILORENZO
VICTORIA OLSEN
BRIAN MICHELLE DI PRIEST
JUAN AVINA
MICHAEL BABCOCK
JACQUE SAULPAW

Published August 15, 22, 2019

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NOTICE OF TRUSTEE'S SALE UNDER DEED OF TRUST TITLE ORDER NUMBER: 19-288864 LOAN: P0744 FILE: PFI-191282 A.P.N.: 126-200-40-00 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 02/22/2007. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. NOTICE is hereby given that PLACER TRUSTEE SERVICES, as trustee, or successor trustee, or substituted trustee pursuant to the Deed of Trust executed by: LEOBARDO MORA, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY Recorded 03/27/2007 as Instrument No. 2007-0203751 in book , page of Official Records in the office of the Recorder of SAN DIEGO County, California, and pursuant to the Notice of Default and Election to Sell thereunder recorded 5/6/2019 in Book, Page, as Instrument No. 2019-0168142 of said Official Records, WILL SELL on 09/04/2019 At the entrance to the East County Regional Center by the statue, 250 E. Main St., El Cajon, CA 92020 at 10:00AM AT PUBLIC AUCTION TO THE HIGHEST BIDDER FOR CASH (payable at the time of sale in lawful money of the United States), all right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County and State hereinafter described: As more fully described on said Deed of Trust. The property address and other common designation, if any, of the real property described above is purported to be: 1390 LITTLE GOPHER CANYON ROAD, VISTA, CA 92084 The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown herein. Total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is: \$117,031.11 In addition to cash, the trustee will accept a cashier's check drawn on a state or national bank, a check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state. In the event tender other than cash is accepted the Trustee may withhold the issuance of the Trustee's Deed until funds become available to the payee or endorsee as a matter of right. Said sale will be made, but without covenant or warranty, express or implied, regarding title, possession, or encumbrances, to satisfy the indebtedness secured by said Deed, advances thereunder, with interest as provided therein, and the unpaid principal balance of the Note secured by said Deed with interest thereon as provided in said Note, fees, charges and expenses of the trustee and the trusts created by said Deed of Trust. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 916-939-0772 or visit this Internet Web site www.nationwideposting.com, using the file number assigned to this case PFI-191282. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. Dated: 08/06/2019 PLACER TRUSTEE SERVICES, as said Trustee 12190 Hermal Drive, Suite 9 Auburn, California 95603 (530) 888-8411 By: SHANNON WINFORD, TRUSTEE SALE OFFICER DIRECTIONS MAY BE OBTAINED PURSUANT TO A WRITTEN REQUEST SUBMITTED TO THE BENEFICIARY C/O PLACER FORECLOSURE, INC., 12190 HERMAL DR., SUITE 9, AUBURN, CA 95603, WITHIN 10 DAYS OF THE FIRST PUBLICATION OF THIS NOTICE. PLACER FORECLOSURE, INC. IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. NPP0358954 To: VILLAGE NEWS INC 08/15/2019, 08/22/2019, 08/29/2019

NOTICE OF TRUSTEE'S SALE T.S. No.: 19-0136 Loan No.: *****313 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 07/24/2006 AND MORE FULLY DESCRIBED BELOW. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check payable at the time of sale in lawful money of the United States (payable to Attorney Lender Services, Inc.) will be held by the duly appointed Trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. Trustor: CHRIS COLLEEN DOWNS, A MARRIED WOMAN Trustee: ATTORNEY LENDER SERVICES, INC. Recorded 08/03/2006 as Instrument No. 2006-0552185 of Official Records in the office of the Recorder of SAN DIEGO County, California, Date of Sale: 09/11/2019 at 10:00AM Place of Sale: At the entrance to the East County Regional Center by the statue, 250 E. Main St., El Cajon, CA 92020 Estimated amount of unpaid balance and other charges: \$320,723.76 estimated - as of date of first publication of this Notice of Sale The purported property address is: 2202 BAUTISTA AVE VISTA, CA 92084-1639 A.P.N.: 159-170-07-00 The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale and a written Notice of Default and Election to Sell. The undersigned caused said Notice of Default and Election to Sell to be recorded in the county wherein the real property is located and more than three (3) months have elapsed since such recordation. The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Trustee's Sale. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee and the successful bidder shall have no further recourse. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (916) 939-0772 for information regarding the trustee's sale or visit this Internet Web site www.nationwideposting.com for information regarding the sale of this property, using the file number assigned to this case, 19-0136. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. Date: 07/31/2019 ATTORNEY LENDER SERVICES, INC. Diane Weifenbach, President 5120 E. LaPalma Avenue, #209 Anaheim, CA 92807 Telephone: 714-695-6637 Sales Line: (916) 939-0772 Sales Website: www.nationwideposting.com This office is attempting to collect a debt and any information obtained will be used for that purpose. NPP0358039 To: VILLAGE NEWS INC 08/15/2019, 08/22/2019, 08/29/2019

Petition to Administer

NOTICE OF PETITION TO ADMINISTER ESTATE OF
MARILYN JANE COLBURN aka MARILYN J. COLBURN aka MARILYN COLBURN
CASE NO. 37-2019-00039608-PR-LA-CTL

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of:
MARILYN JANE COLBURN aka MARILYN J. COLBURN aka MARILYN COLBURN

A Petition for Probate has been filed by **GLENNYS SUE NELSON** in the Superior Court of California, County of SAN DIEGO

The Petition for Probate requests that **GLENNYS SUE NELSON** be appointed as personal representative to administer the estate of the decedent.

The petition requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.

A hearing on the petition will be held in this court as follows:
Date: 09/05/19 Time: 1:30 p.m. Dept. 503
Address of court: 1100 Union Street, San Diego, CA 92101, Central

If you object to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney.
If you are a creditor or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the **later** of either (1) **four months** from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) **60 days** from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code.
Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law.
You may examine the file kept by the court. If you are a person interested in the estate, you may file with the court a *Request for Special Notice* (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A *Request for Special Notice* form is available from the court clerk.

Attorney for Petitioner: Philip G. Arnold, Esq., 405 South Main Street, Suite A, Fallbrook, California 92028, 760-728-6335

Legal: 5082
PUBLISHED: August 8, 15, 22, 2019

NOTICE OF PETITION TO ADMINISTER ESTATE OF
BETTY JEAN GARZA aka BETTY J. GARZA aka BETTY GARZA
CASE NO. 37-2019-00039549-PR-LA-CTL

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of:
BETTY JEAN GARZA aka BETTY J. GARZA aka BETTY GARZA

A Petition for Probate has been filed by **CRAIG GARZA** in the Superior Court of California, County of SAN DIEGO

The Petition for Probate requests that **CRAIG GARZA** be appointed as personal representative to administer the estate of the decedent.

The petition requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.

A hearing on the petition will be held in this court as follows:
Date: 09/11/19 Time: 1:30 p.m. Dept. 502
Address of court: 1100 Union Street, San Diego, CA 92101, Central

If you object to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney.
If you are a creditor or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the **later** of either (1) **four months** from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) **60 days** from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code.
Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law.
You may examine the file kept by the court. If you are a person interested in the estate, you may file with the court a *Request for Special Notice* (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A *Request for Special Notice* form is available from the court clerk.

Attorney for Petitioner: Philip G. Arnold, Esq., 405 South Main Street, Suite A, Fallbrook, California 92028, 760-728-6335

Legal: 5083
PUBLISHED: August 8, 15, 22, 2019

NOTICE OF TRUSTEE'S SALE TS No. CA-19-854963-CL Order No.: 8752061 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 11/29/2006. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 to the Financial Code and authorized to do business in this state, will be held by duly appointed trustee. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. **BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE.** Trustor(s): **THE GRUDEK LIVING TRUST, UTD, JULY 18, 2005, SCOTT NICOLAUS GRUDEK AND LILIA BRINDAS GRUDEK, TRUSTEES** Recorded: **12/18/2006** as Instrument No. **2006-0894002** of Official Records in the office of the Recorder of **SAN DIEGO** County, California; Date of Sale: **8/26/2019 at 10:00 AM** Place of Sale: **At the entrance to the East County Regional Center by the statue, located at 250 E. Main St., El Cajon, CA 92020** Amount of unpaid balance and other charges: **\$157,564.00** The purported property address is: **3543 LAKE SHORE AVE, FALLBROOK, CA 92028-7854** Assessor's Parcel No.: **125-271-32-00 NOTICE TO POTENTIAL BIDDERS:** If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. **NOTICE TO PROPERTY OWNER:** The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call **916-939-0772** for information regarding the trustee's sale or visit this Internet Web site **http://www.qualityloan.com**, using the file number assigned to this foreclosure by the Trustee: **CA-19-854963-CL**. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the sale is set aside for any reason, including if the Trustee is unable to convey title, the Purchaser at the sale shall be entitled only to a return of the monies paid to the Trustee. This shall be the Purchaser's sole and exclusive remedy. The purchaser shall have no further recourse against the Trustor, the Trustee, the Beneficiary, the Beneficiary's Agent, or the Beneficiary's Attorney. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holders rights against the real property only. Date: **Quality Loan Service Corporation 2763 Camino Del Rio South San Diego, CA 92108 619-645-7711 For NON SALE information only Sale Line: 916-939-0772 Or Login to: http://www.qualityloan.com Reinstatement Line: (866) 645-7711 Ext 5318** Quality Loan Service Corp. TS No.: **CA-19-854963-CL** IDSPub #0155009 8/1/2019 8/8/2019 8/15/2019

NOTICE OF TRUSTEE'S SALE TS No. CA-19-855659-CL Order No.: 8752443 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 5/19/2017. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 to the Financial Code and authorized to do business in this state, will be held by duly appointed trustee. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. **BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE.** Trustor(s): **CHRISTENA POTTER, AN UNMARRIED WOMAN** Recorded: **5/19/2017** as Instrument No. **2017-0227260** of Official Records in the office of the Recorder of **SAN DIEGO** County, California; Date of Sale: **8/30/2019 at 9:00 AM** Place of Sale: **At the Entrance of the East County Regional Center, 250 E. Main Street, El Cajon, CA 92020** Amount of unpaid balance and other charges: **\$390,975.69** The purported property address is: **350 FLOWER LN, VISTA, CA 92083** Assessor's Parcel No.: **166-080-71-12 NOTICE TO POTENTIAL BIDDERS:** If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. **NOTICE TO PROPERTY OWNER:** The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call **800-280-2832** for information regarding the trustee's sale or visit this Internet Web site **http://www.qualityloan.com**, using the file number assigned to this foreclosure by the Trustee: **CA-19-855659-CL**. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the sale is set aside for any reason, including if the Trustee is unable to convey title, the Purchaser at the sale shall be entitled only to a return of the monies paid to the Trustee. This shall be the Purchaser's sole and exclusive remedy. The purchaser shall have no further recourse against the Trustor, the Trustee, the Beneficiary, the Beneficiary's Agent, or the Beneficiary's Attorney. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holders rights against the real property only. Date: **Quality Loan Service Corporation 2763 Camino Del Rio South San Diego, CA 92108 619-645-7711 For NON SALE information only Sale Line: 800-280-2832 Or Login to: http://www.qualityloan.com Reinstatement Line: (866) 645-7711 Ext 5318** Quality Loan Service Corp. TS No.: **CA-19-855659-CL** IDSPub #0155108 8/1/2019 8/8/2019 8/15/2019

T.S. No.: 9948-3273 TSG Order No.: DS7300-19002322 A.P.N.: 155-130-13-00 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 11/21/2003. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. Affinia Default Services, LLC, as the duly appointed Trustee, under and pursuant to the power of sale contained in that certain Deed of Trust Recorded 12/04/2003 as Document No.: 2003-1441234, of Official Records in the office of the Recorder of San Diego County, California, executed by: **CLAUDIA H. STEWART, AN UNMARRIED WOMAN**, as Trustor, **WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER FOR CASH** (payable in full at time of sale by cash, a cashier's check drawn by a state or national bank, a check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, savings association, or savings bank specified in section 5102 of the Financial Code and authorized to do business in this state). All right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County and state, and as more fully described in the above referenced Deed of Trust. Sale Date & Time: 08/23/2019 at 10:00 AM Sale Location: **At the entrance to the East County Regional Center by statue, 250 E. Main Street, El Cajon, CA 92020** The street address and other common designation, if any, of the real property described above is purported to be: **2101 SOUTH NEVADA ST, OCEANSIDE, CA 92054** The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made in an "AS IS" condition, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by said Deed of Trust, with interest thereon, as provided in said note(s), advances, if any, under the terms of the Deed of Trust, estimated fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust, to-wit: **\$408,141.39 (Estimated)**. Accrued interest and additional advances, if any, will increase this figure prior to sale. It is possible that at the time of sale the opening bid may be less than the total indebtedness due. **NOTICE TO POTENTIAL BIDDERS:** If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. **NOTICE TO PROPERTY OWNER:** The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call, (800) 758-8052 for information regarding the trustee's sale or visit this Internet Web site, **www.homesearch.com**, for information regarding the sale of this property, using the file number assigned to this case, **T.S.# 9948-3273**. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the internet Web site. The best way to verify postponement information is to attend the scheduled sale. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee and the successful bidder shall have no further recourse. Affinia Default Services, LLC 301 E. Ocean Blvd. Suite 1720 Long Beach, CA 90802 833-290-7452 For Trustee Sale Information Log On To: **www.homesearch.com** or Call: (800) 758-8052. Affinia Default Services, LLC, Omar Solorzano, Foreclosure Associate This communication is an attempt to collect a debt and any information obtained will be used for that purpose. However, if you have received a discharge of the debt referenced herein in a bankruptcy proceeding, this is not an attempt to impose personal liability upon you for payment of that debt. In the event you have received a bankruptcy discharge, any action to enforce the debt will be taken against the property only. **NPP0357043 To: VILLAGE NEWS INC 08/01/2019, 08/08/2019, 08/15/2019**

NOTICE OF TRUSTEE'S SALE T.S. No.: 19-0075 Loan No.: ***959 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 09/12/2005 AND MORE FULLY DESCRIBED BELOW. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER.** A public auction sale to the highest bidder for cash, cashier's check payable at the time of sale in lawful money of the United States (payable to Attorney Lender Services, Inc.) will be held by the duly appointed Trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. Trustor: **FERNANDO APALATEGUI, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY** Trustee: **ATTORNEY LENDER SERVICES, INC.** Recorded 09/21/2005 as Instrument No. 2005-0813248 of Official Records in the office of the Recorder of **SAN DIEGO** County, California, Date of Sale: 08/26/2019 at 10:00AM Place of Sale: **At the entrance to the East County Regional Center by the statue, 250 E. Main St., El Cajon, CA 92020** Estimated amount of unpaid balance and other charges: **\$631,534.53** estimated - as of date of first publication of this Notice of Sale The purported property address is: **4500 ARBOR GLEN WAY OCEANSIDE, CA 92057 A.P.N.: 158-780-31-00** The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale and a written Notice of Default and Election to Sell. The undersigned caused said Notice of Default and Election to Sell to be recorded in the county wherein the real property is located and more than three (3) months have elapsed since such recordation. The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Trustee's Sale. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee and the successful bidder shall have no further recourse. **NOTICE TO POTENTIAL BIDDERS:** If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. **NOTICE TO PROPERTY OWNER:** The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (916) 939-0772 for information regarding the trustee's sale or visit this Internet Web site **www.nationwideposting.com** for information regarding the sale of this property, using the file number assigned to this case, 19-0075. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. Date: 07/11/2019 **ATTORNEY LENDER SERVICES, INC.** Karen Talafus, Assistant Secretary 5120 E. LaPalma Avenue, #209 Anaheim, CA 92807 Telephone: 714-695-6637 Sales Line: (916) 939-0772 Sales Website: **www.nationwideposting.com** This office is attempting to collect a debt and any information obtained will be used for that purpose. **NPP0357211 To: VILLAGE NEWS INC 08/01/2019, 08/08/2019, 08/15/2019**

FALLBROOK COMMUNITY PLANNING GROUP
And
DESIGN REVIEW BOARD

Regular Meeting
Monday 19 August 2019, 7:00 P.M., Live Oak School, 1978 Reche Road, Fallbrook

Agenda as of 8/01/2019

NOTE. Due to the resignation of Donna Gebhart, seat #5 is open on the Fallbrook Community Planning Group. Interested individuals please contact the chair, (see below) to receive an application.

1. Open Forum. Opportunity for members of the public to speak to the Planning Group on any subject matter within the Group's jurisdiction but not on today's agenda. Three-minute limitation. Non-discussion & Non-voting item.
2. Approval of the minutes for the meeting of 15 July 2019. Voting item.
3. Presentation by San Diego County Department of Public Works on a proposed new Special Events Ordinance. Kenton Jones, kenton.jones@sdcounty.ca.gov, and Jennifer Talana, jennifer.talana@sdcounty.ca.gov. The Planning Group voted unanimously to recommend denial of support for the proposed new ordinance at the 15 July 2019 meeting. Community input. Voting item, (6/19).
4. ZAP 19-002 Request for a Minor Use Permit for a herpetoculture for the rearing and housing of live harmless reptiles for the pet industry and small animal rearing as food for the reptiles. Live harmless reptiles are turtles, tortoises, lizards, snakes and amphibians. No animals are venomous or poisonous. The project is located on the 2.06 acres at 3210 Sage Road, APN 125-03-26, Owner and contact person Rommie Huntington, 760-695-7535, sandfirereptiles@gmail.com and Charles Heincy, 760-644-4833, Charles@chdesigngroup.com. County planner Sean Oberbauer, 857-495-5747, sean.oberbauer@sdcounty.ca.gov. **Land Use and Design Review Committees.** Community input. Voting item. (5/30)

5. Request for a B-designator waiver of a site plan for a remodel and signage for The Kentucky Fried Chicken at 1077 South Mission Road, 104-390-11. Contact Tim Currier, tim.currier@davacoinc.com, 401-474-9144, and Joseph Honn joe.honn@davacoinc.com 630-441-0963. County planner Chloe Hird Chloe.hird@sdcounty.ca.gov 858-495-5201. **Design Review Committee.** Community input. Voting item. (8/1)
6. Presentation by Lila MacDonald, CEO, Fallbrook Chamber of Commerce, ilia.macdonald@fallbrookchamberofcommerce.org, on traffic calming proposals for the Village. Community input. Non-voting item. (8/1)
7. Appoint Mick Kubota, 760-728-9005, mick.kubota@gmail.com, as an unelected member of the **Land Use Committee.** Community input. Voting item

NOTE: The Planning Group occasionally has openings on its **Land Use** (Jack Wood 760-731-3193), **Circulation** (Roy Moosa 760-723-1181), **Parks & Recreation** (Eileen Delaney 760-518-8888), **Public Facilities** (Roy Moosa 760-723-1181) and **Design Review** (Eileen Delaney 760-518-8888) Committees for non-elected citizens. Interested persons please contact the Chairman. This is a preliminary agenda. If any changes are made, a final agenda will be posted at the North County Fire District, 315 E. Ivy Street, Fallbrook, at least 72 hours prior to the meeting. Jim Russell, Chairman, 205 Lake Linda, Fallbrook, California 92028, (760) 728-8081, Cell 760-580-5516_russellfarms@roadrunner.com
Published August 15, 2019

EDUCATION

P.E.O. honors scholarship winners

FALLBROOK – The five P.E.O. Chapters of Fallbrook recently had a tea in honor of the three young women who were awarded Fallbrook Bonsall P.E.O. Foundation scholarships in May. The event was held, Aug. 4, at the Fallbrook Woman’s Club and members of the five Chapters were present.

The young women attended the event with their mothers and learned more about the P.E.O. International Organization and its focus on woman’s education. Each girl shared information about the college she will attend, her field of study and long term educational goals.

These young women will continue to be supported in their endeavors by P.E.O. members through emails, cards, and personal contact as they pursue their education.

Submitted by P.E.O. Chapters of Fallbrook.

The P.E.O. scholarship winners and their mothers are, from left, Dalia Romero and Keyla Guzman; Kristin Hutzler and Katelin Hutzler; and Sara LaRussa and Kara LaRussa.

Courtesy photo



New web series teaches children internet safety

FALLBROOK – The National Center for Missing & Exploited Children launched “Into the Cloud,” a brand-new online safety product for children in grades K-5, Aug. 6. This includes an animated web series and a video game.

Using data from actual NCMEC CyberTipline reports, each episode focuses on a different element of online safety, from strategies for handling cyberbullying to recognizing and reporting unsafe/inappropriate interactions and content. Additional episodes will be available throughout the year.

“Into the Cloud” presents important safety information in an age-appropriate and entertaining manner. All the resources are free.

The first two episodes are available now at www.missingkids.org/netsmartz/videos.



Identical twins Omar and Homero Flores earn education doctorates



Homero, left, and Omar Flores, both school psychologists, now hold doctorates in education.

Soto given Junior Livestock Auction Scholarship



Isai Soto Courtesy photo

Joe Naiman
Village News Correspondent

A Junior Livestock Auction Scholarship is associated with the San Diego County Fair and one of this year’s scholarships was awarded to Isai Soto.

Soto, who graduated from Fallbrook High School in June and was a member of Fallbrook’s National FFA Organization chapter, was awarded a \$1,500 scholarship.

“I’m extremely honored to be getting this,” Soto said.

The Junior Livestock Auction Scholarship program works with the San Diego County Fair but is a separate organization with 501(c) (3) nonprofit status.

Most of the money for the scholarships is from livestock auction buyers who then donate their animals back to the fair for resale with those proceeds being used for scholarships while a small amount is from direct donations. The total scholarship amount varies from year to year depending on the amount of donations.

Soto and his family moved from Lake Elsinore to Fallbrook after he completed preschool. He was at Alpha and Omega Academy for kindergarten through fourth grade and also in eighth grade, at Iowa Street School for fifth grade, at Live Oak Elementary School for his sixth-grade academic year, and at Sullivan Middle School when he was in seventh grade.

Soto was in the marching band while at Alpha and Omega Academy, but he was not a member of 4-H before becoming part of Fallbrook High School’s agriculture program and joining National FFA Organization. He joined Fallbrook’s FFA chapter as a ninth-grader and raised pigs for three years and a steer during his junior year.

Applications for the Junior Livestock Auction Scholarship are available online and the students

must return their applications by mid-March. Scholastic grades, extracurricular activities, and fair activity are among the criteria.

In addition to his FFA activity, Soto was in Fallbrook’s marching band as a freshman and sophomore, being part of the percussion unit and then the color guard. He dove for Fallbrook High School’s swim and dive team for three years and he was the captain of Fallbrook’s divers as a senior.

Soto was in the student senate for three years and during his junior year he was on the superintendent’s school advisory committee. As a sophomore he was the vice president of Honor House and he also spent a year apiece in the Helping Hands Club and the Model United Nations.

Soto also held National FFA Organization offices. He was the greenhand president as a sophomore, the chapter vice president and the San Diego section secretary as a junior and the chapter recorder and southern region youth president as a senior. During his junior and senior years Soto was also one of California’s delegates to the national FFA convention.

The extracurricular activities for Soto also included four years in the California Scholarship Federation. He graduated from Fallbrook High School with a 4.02 grade-point average.

The essays Soto submitted as part of the scholarship application focused on his county fair involvement; one was on his overall county fair involvement and a second was about his experience with the livestock auction. “I wrote about how I look forward to it during summer,” Soto said.

Last year Soto’s steer which was sold at auction weighed 1,223 pounds. The 2017 auction included Soto’s 289-pound hog. The 2016 hog Soto sold at auction weighed 223 pounds.

In his essay Soto added that his county fair experience was his most discussed summer experience after he returned to school.

In April Soto was notified that he would be interviewed for the county fair scholarship. His interview was May 22.

The students are ranked, a bar chart with scores but not names is shown to a selection committee and the committee uses that chart to allocate the scholarship money for each position. Soto was notified of his scholarship at the end of May. “I was really excited about

it,” he said.

Soto will be attending Georgetown University in Washington, DC. Although Georgetown does not have a college FFA chapter and Soto will not have a National FFA Organization alumni year, he desires an internship with the United States Department of Agriculture or with the Food and Drug Administration.

“I hope to stay involved in agriculture,” he said. “I want to stay within the industry.”

Georgetown has a government major and Soto will pursue that major as part of his degree.

Soto’s sister, Nataly, was the first in the family to attend college. His sister, who is now 24, began with community college and then obtained her degree from Grand Canyon University.

Soto remembers the financial struggles his family had when his sister was attending college, which makes him appreciative of the monetary support of the Junior Livestock Auction Scholarship as well as the scholarship’s prestige. “It’s not easy for first-generation students to get through college,” he said. (Soto and his sister are first-generation Americans.)

A student must also enter an animal at the county fair and the animal must place high enough to qualify for the fair auction. This year Soto sold a 277-pound hog at the auction, although an auctioned animal in a previous year qualifies a student for the Junior Livestock Auction Scholarship.

The pig’s name was Sunny and he was a Hampshire cross who was six months old when taken to the county fair. Soto acquired Sunny from Small Town Genetics, which is in the Stanislaus County town of Denair, and raised Sunny for three months.

Sunny placed seventh in the FFA superheavyweight class. Last year’s steer was the FFA middleweight reserve champion, which was Soto’s only weight class championship or reserve championship. Sunny also did not place in the pig showmanship competition.

This year’s junior livestock auction was held June 29. “As much anxiety as it gives me, it’s always a thrill,” Soto said.

RCS Family purchased Sunny for \$3 per pound.

Soto notes the role of his family, friends, and teachers in his scholarship award. “It was because of their support,” he said. “I can’t wait to make Fallbrook proud.”

Clint Kelly
Special to the Village News

Omar and Homero Flores were beating the odds at their birth: not only were they identical twins (against odds of 3 in 1,000), but they were also the first set of twins recorded in 1973 for Fallbrook, California.

From that auspicious beginning, they have become a rarity in their professional world. They are two of the few Hispanic school psychologists who make up only 6% of the profession in the U.S., according to a 2017 research summary from the National Association of School Psychologists.

Omar and Homero’s parents, Juan and Morayma, knew from the beginning that the twins had a special destiny. Juan was a bracero, a manual laborer from an impoverished community in Mexico. He was part of the largest foreign worker program in U.S. history, an alliance between Mexico and the U.S. to address the agricultural labor shortage caused by America’s involvement in World War II.

Inspired by their father and angered by the poor treatment he and fellow braceros received, Homero and Omar became Chicano activists, fighting injustice and pressing for better wages and living conditions for thousands of braceros and their families.

Homero and his brother believe they are stronger for having walked in the two worlds of Mexican and American culture. “We came from an immigrant farming community,” Homero says of Fallbrook, the “avocado capital of the world.” “We spoke both Spanish and English and helped our parents and other family members defend themselves against prejudice.”

Juan’s central message to his four children, including the twins, was, “Go to school. Get educated so your voice carries weight.”

His children listened. The older brother became an elementary school teacher; the younger sister works in human development.

And the twins? Last June, they earned doctorates from the Seattle Pacific University School of Education. Cher Edwards, associate dean of graduate education, says it was an honor to work with them.

“The Flores brothers exemplify all that the realization of a doctoral

degree requires,” says Edwards. “Their cultural tradition of a resilient family support network provided a solid foundation for them.”

For the 18 years before that graduation ceremony, the Flores brothers had attended the same schools, shared the same classrooms and earned the same degrees. Both became school psychologists in the same school district, near Chehalis, Washington. Omar married a school psychologist, Homero a speech therapist. Due in part to their example, many members of their extended families are now pursuing college degrees.

The brothers applaud Seattle Pacific for taking them into the doctoral program and allowing them to be themselves. “People are always trying to separate us,” explains Omar. “Twins in the same program can be intimidating to professors. But Cher Edwards took us on and encouraged us.”

The brothers push one another to excel and celebrate one another’s differences, with one twin’s strengths and weaknesses complementing the others.

Omar is the more vocal and assertive, he says, while Homero “provides the stability, like the legs under a table.” They also hope that, together, they send a powerful message to young children who share their Hispanic culture.

“There is power in our faces,” says Omar, his words immediately affirmed by Homero. “For kids to see our faces in the education system is for them to see themselves in the education system, to see that poverty can be overcome through education, and to see that it is possible to stay out of trouble and balance street savvy with academic savvy.”

For the Flores twins, doctorates in hand, the possibilities have expanded and now encompass school administration and teaching, as well as school psychology. For now, both are full-time school psychologists, Omar in the Olympia School District and Homero in Washington’s Educational Service District 113. But both are in agreement that “Professor Flores” has a nice ring to it, too.

This article was originally published in SPU Response magazine May 31, 2018.

FLC's Native Plant Restoration Team works to preserve local beauty



Members of Fallbrook Land Conservancy's Native Plant Restoration Team works on a patch of land at Los Jilgueros Preserve.

Photos courtesy of Fallbrook Native Plant Restoration Team



The Native Plant Restoration Team meets most Wednesdays to work from 8:30 a.m. until 10 a.m. The group is always accepting volunteers to help.



NPRT's Gary Beeler teaches fifth-graders how to plant at Los Jilgueros Preserve.



NPRT members watched as a newly constructed duck raft was placed at Los Jilgueros Preserve in 2014.

Jeff Pack
Writer

When visitors show up at the Los Jilgueros Preserve, a 46-acre preserve located in the heart of Fallbrook with more than 2 miles of looping trails, they likely have no idea the amount of weekly hard work that goes into maintaining the property's natural beauty.

But if you want to know, just ask Diane Kennedy, Native Plant Restoration Team (NPRT) chairwoman. The team meets most Wednesday mornings at 8:30 a.m. in the main parking lot and typically work until 10 a.m.

"The work can be hard and in difficult conditions," Kennedy said. "Weed whipping and hand weeding are big on the NPRT's agenda, as well as the occasional digging and planting, hauling mulch, debris or water containers."

Even though the work can be difficult, the NPRT, which is a group born out of the Fallbrook Land Conservancy, has continued its work for the past 29 years.

After the Los Jilgueros Preserve was donated to the Fallbrook Land Conservancy by the family of Pamela Van Der Linden in 1990, the group called the Native Plant and Wildflower Team back then, grew out of the Los Jilgueros Preserve Planning Committee, established after the donation.

Led by the late Shogo Yamaguchi, volunteers included Julie Norberg, Toni Inman and Jody Williams. Later, the group was led for many years by Gary Beeler who renamed it, and Kennedy has led the group for the past year.

Kennedy said between 5 and 12 volunteers show up each week and range in age from children to people in their late 80s.

"The NPRT is a group of like-minded individuals of a wide range of backgrounds, experience, and ages who enjoy volunteering toward the common goal of creating and maintaining native habitat," Kennedy said. "Weekly work is determined by the group leader, and input from the entire team is welcomed, but personal agendas must fall in line with NPRT goals."

"Most volunteers have property of their own but enjoy ignoring the weeds at their homes for a morning

to tackle the weeds and restore habitat at the preserve."

According to Kennedy, current NPRT members include Miranda Kennedy, Leigh Sevier, Helene Beck, Susan Liebes, Dorothy Thurman, Gilbert Morelos, Donna Gonzalez, Jonathan Scoll, Gregory Moore, Beeler, Joan Williams, David Allen, Eileen DuPont, Marcia Stuart, Jim Hall, Larry Miura, Kristen Richardson and Stephanie Crawford.

Kennedy said tackling Invasive weed removal and native plant installation are the focus of the group each week.

"Native plants provide the best possible food and habitat for our quickly disappearing wildlife," she said. "Wildlands are replaced with landscaped properties that have heavy water use and are food deserts for our native birds, insects, reptiles, amphibians and mammals. Restoring habitat creates an oasis for this wildlife. These animals and insects repay us by being our best pollinators, our best predators against invasive insects, and our best control of problem animals. Native plants belong here, so they are used to drought, temperature extremes, and alkaline soil and water. They need little irrigation to remain hydrated and act as a buffer against wildfire, and no fertilizer or special amendments."

"And they are fabulous to look at."

Kennedy said some of the group's accomplishments include organizing community plantings, creating a habitat garden above the large pond, working in conjunction with the Save Our Forest group's fifth-grade planting program led by Jackie Heyneman and Jean Dooley, and caring for the plants after the children put them in the ground.

She said the group has managed to "nearly eradicate invasive radish and honeysuckle in wetland areas."

Kennedy said the group is always looking for volunteers and "happily accepts" donations that can be made through the Fallbrook Land Conservancy website.

To learn more about NPRT, visit www.fallbrooklandconservancy.org/nativeplantteam.html.

Jeff Pack can be reached by email at jpack@reedermedia.com.



NPRT founding members Jody Williams, Julie Norberg and Shogo Yamaguchi are shown here in a historical photo provided by the team.

REAL ESTATE AND HOME & GARDEN

Welcome to Pendleton: MCB Camp Pendleton Fire Department

Lance Cpl. Drake Nickels
Marine Corps Installations West

CAMP PENDLETON – With approximately 70,000 Marines and families living on the installation, Camp Pendleton is a self-sufficient small community in the middle of San Diego county. The community takes pride in having some of the best services and organizations know in the Department of Defense. One of these organizations is the MCB Camp Pendleton Fire Department.

The MCB Camp Pendleton Fire Department opened its doors in 1942. Since then, the department’s personnel have been in charge of ensuring that the families on the installation can rest easy and stay safe.

To keep fires from running into residential areas or into the surrounding communities, the department cuts roughly 200 acres of firebreaks each year. In 2016, the fire department was named the DOD fire department of the year and was responsible for more than 3,700 emergency responses.

“Our true mission is to support the warfighter,” said John Crook, the deputy chief with the Camp Pendleton Fire Department. “The training mission requires this service to support the warfighter and maintain the safety of their families.”

The department has 11 stations on the installation and over 100 firefighters. The stations are all equipped with standard firefighting equipment, but some are strategically placed around the

base and carry specialized gear for the areas they are in.

The stations located closer to training areas are equipped with vehicles and equipment that would be used for wildland fires, but stations stationed near housing communities and Interstate Highway 5 are equipped with more rescue and aid equipment.

Each firefighter in the department is trained in emergency medical services, firefighting skills and hazardous material operations at a minimum, but firefighters will continue to train and receive other certifications and qualifications while on the job at MCB Camp Pendleton.

Through experience and additional certifications the firefighters may be in charge of paramedics or vehicle operations. The firefighters are in charge of providing medical aid and transportation for vehicle accidents, sports injuries, training incidents or any other medical emergencies, so it is important that the department stays up to par with any training they may need.

During their first year working on Camp Pendleton, a firefighter must complete a career development plan. The material gone over during the first year reiterates the basics to ensure nothing was forgotten from their schooling.

Training is crucial because they are expected to respond to wildfires along with being first responders for other types of emergencies on MCB Camp Pendleton.

MCB Camp Pendleton



Firefighters with Oceanside Fire Department and the Camp Pendleton Fire Department initiate prescribed burns at Ranges 108 and 109 on Camp Pendleton, June 12. U.S. Marine Corps photos by Lance Cpl. Drake Nickels



The CPFD encounters several wildfires each year. Prescribed burns are one of the many methods used to mitigate the unwanted spread of wildfires on the installation.

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Jeremy Horton, a firefighter with the Marine Corps Base Camp Pendleton Fire Department, performs a function check on a chain saw during the duty change over at MCB Camp Pendleton Fire Department Station Five, Aug. 1.

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facilitates training for the Camp Pendleton Fire Department and several surrounding agencies. The impact zones and training areas allow for unique wildland fire training opportunities. This allows for interagency training and it also creates a strong bond with departments in the surrounding communities.

“Through mutual aid, we support each other,” said Crook. “Its unique here because the real estate we have allows us to provide wildland fire training.”

When not actively engaged on a call, conducting training or cutting firebreaks, the personnel stay in the station, preparing gear, cooking meals and enjoying each others company. The department values camaraderie because during a fire the firefighters must trust that each individual will perform their tasks successfully.

“We are always happy to get together when we get a chance,” said Joe Laparl, a firefighter with Camp Pendleton Fire Department. “We are especially grateful to get together at the end of the day for dinner at the station during fire season.”

Working together in 48-hour shifts, the teams commonly build bonds and share stories. Though there are no active duty service members among the department, there are many veterans from all branches of service.

On occasion, the Camp Pendleton Fire Department will employ Aircraft Rescue and Firefighting Marines stationed on Camp Pendleton after their end of active service.

“Prior to joining the Marine Corps, being a firefighter was always something I wanted to do,” said Nicholas Potthast, a firefighter with Camp Pendleton Fire Department. “After I got out, I decided to make firefighting a career.”

The Camp Pendleton Fire Department is an essential part of the mission accomplishment for Marines on MCB Camp Pendleton. With the men and women of the department on watch, Pendleton Marines can continue to train without fear of fires.

Call 811 to avoid breaking natural gas lines

SAN DIEGO – Unsafe digging from construction and landscaping activities resulted in almost 400 natural gas leaks in San Diego and southern Orange counties last year. In observance of National Safe Digging Day on Aug. 11, San Diego Gas & Electric is joining energy companies across America to highlight the importance of calling 811 to have underground utility lines marked before digging.

Underground utilities, including natural gas pipelines, telephone cables and water lines, are located everywhere, including under streets, sidewalks and private property, sometimes just inches below the surface.

Hitting a natural gas line can result in a serious safety hazard, fires, property damage, loss of utility service, costly repairs and fines. Gas leaks disrupt daily lives and cause a wide range of inconveniences to the public from service outages and closed streets, to emergency service personnel who are forced to respond.

“Whether you are planning to do a project yourself or hire a professional, be sure to call

811 to get utility lines marked if excavation is involved,” said Gina Orozco, SDG&E’s vice president of gas distribution. “A simple phone call can help keep workers, residents, first responders and our employees safe.”

The process is easy. Call 811 or submit a request at DigAlert.org at least two business days before digging. SDG&E will mark the location of buried gas lines free of charge. There is also an 811 app that makes it even easier to schedule and track requests. It typically takes only 24-48 hours to complete a request to mark underground utility lines.

No damage is too small to report. Even a slight gouge, scrape or dent to a pipeline or coating may cause a dangerous break or leak in the future. If a customer or contractor causes what seems to be only minor damage to a pipeline or a component attached to a pipeline, they should call SDG&E immediately at (800) 411-7343.

For more information, visit SDGEnews.com.

Home sales rebound from June swoon as prices tick down

SAN DIEGO – Countywide sales of previously owned single-family homes and attached properties like condominiums increased from June to July while median sale prices ticked down, according to data released today by the Greater San Diego Association of Realtors.

Single-family home sales rose 2.4%, from 1,980 in June to 2,028 in July, while attached property sales ticked up 5.1%, from 975 in June to 1,025 last month. Both increases are a modest recovery for the housing market after housing sales tumbled by double digits from May to June.

Median sales prices for both property types dipped slightly in July after steady gains each month of the year, save for attached property prices from March to April. Single-family home prices decreased 2.2% from \$670,000 in June to \$655,000 in July, while attached property prices dipped 1.5% from \$441,500 in June to \$435,000 last month.

“The inventory of homes for sale across the county just can’t

seem to jump-start, although some neighborhoods have been consistently strong,” said SDAR President Kevin Burke. “We can be thankful for the continuing economic expansion, low mortgage rates and the recent reduction in the benchmark interest rate by the Fed.”

Year-over-year sales declined for both property types, according to the GSDAR. Single-family home sales dipped 3.3% in July when compared to a year ago – from 2,097 to 2,028, while attached property sales fell 2.8% from 1,055 in July 2018 to 1,025 last month.

Year-over-year sales prices increased slightly for both property types. Single-family sales prices ticked up 0.6% from \$651,000 in July 2018 to \$655,000 last month, while attached property prices increased 1.2% from \$430,000 in July 2018 to \$435,000 last month.

Fifty-eight single-family homes sold in Fallbrook last month, the most of any ZIP code in the county.

Time to let roses sleep

Frank Brines
ARS Master Consulting Rosarian

Summer is certainly upon the valley – and based on past experience, it’s only going to get hotter before it gets cooler. I didn’t need to tell you that at the beginning of August, did I?

Since high summer temperatures and less-than-ideal conditions for roses are inevitable for the next couple of months, let’s get ready.

Those gardeners who have taken my advice are letting their roses continue their summer dormancy – this period should last until about mid-September. After all, why make them produce blooms when they’re struggling to stay hydrated? Let the roses ‘do whatever they do,’ that is, just remove and discard the withered petals and let the hips develop, keep the bed clean of debris and don’t fertilize.

Two or three times a week, depending on the temperatures, give hybrid teas and other roses of similar bulk, a deep, slow watering of three gallons of water each. Take an investigative stroll through the gardens in the morning, look for leaf wilt, drying or discoloration of leaves and the general leaf reflectance or surface luster. If it appears dull, investigate the plant for disease, drought or pests.

During that daily tour of the garden, look for any changes. It doesn’t take long for a rose to suffer once its irrigation supply fails.

Examine the lower leaves. If they appear yellow or brown, have fine webbing or look dirty, there may be an infestation of spider mites. They thrive in hot weather. They’re generally found on the undersides of those leaves.

A quick check can be made by lightly running your fingers across the underside of the leaf. If it has a small grainy feel, it most likely is the spider mite. A strong spray of water from below followed by an overhead shower should take care of the problem or, at least, hold it in check. Give the shower early in the day so the plant has time to dry before the sun becomes hot.

Do this every three days for 10-14 days, inspecting regularly. It may be necessary to repeat after a few days if the infestation is heavy. Removing the bottom leaves approximately 8 inches from soil level can help in reducing or eliminating the spider mite problem. It should be done earlier in the year, before an infestation.

The world is dangerous enough

for plants, but gardeners are also faced with risks. One risk recently came to my attention through a Dr. Gott. It’s a dangerous fungus with the scientific name *Sporothrix schenckii*. It afflicts humans with the fungus infection sporotrichosis. It is often referred to as the rose thorn or rose gardener’s disease.

The fungus resides on hay, sphagnum moss, the tips of rose thorns and in soil. It can cause infection, redness, swelling and open ulcers at the puncture site.

The fungus can also spread to the lymphatic system and move on to the joints and bones where it ends up attacking the central nervous system and lungs when the thorn or thorns are deeply embedded.

A relatively uncommon condition, diagnosis can be complicated. Physicians often mistake it as staph or strep infection. If a gardener suspects this condition, they should be sure to inform the physician that they are a gardener so appropriate diagnosis and treatment are rendered.

Those following my summer protocol for growing roses should have rose hips and few blossoms left on the bushes. Otherwise, induce a semi-dormancy period. Soon it will be time to “wake” the rose bush up again for a couple bloom cycles yet in the year.

About mid-September, a small pruning should be done, do not remove more than a third of the current growth. Around the first to mid-September begin fertilizing again with one higher in phosphate, the “P” in NPK rating.

Most organic fertilizers don’t use this obvious rating. Gardeners will need to read the packaging information which will be in

percentages. In either case, look for something similar to 8-10-8.

Everyone enjoys the fragrance and beauty of roses and have often had their skin pierced by thorns or “prickles” is the correct anatomical name. Good protective measures include wearing appropriate clothing such as gloves, long sleeves or gauntlets when working among roses and thoroughly cleansing even minor scratches and punctures with an antibacterial soap.

Rubbing alcohol – which gardeners should already have handy to clean their pruners – can be applied as an immediate wash until they can use antibacterial soap.

Anything more than a minor puncture should be watched carefully for signs of infection; seek medical attention as soon as possible if any of the signs described above appear. Even the simple things in life have risks – gardeners should take precautions so they can stop and smell the roses.

Last year I experienced chilli thrips which caused much damage to my roses and other plants as well; however, I haven’t seen any sign of those thrips at this time. Signs are usually noticed on new young growth during and more likely when temperatures are high.

The new tips will have signs of dead or dried young leaves eventually moving down the cane. Begin treatment with insecticide as soon as noticed.

And when there’s time, visit Rose Haven Heritage Garden, located at 30592 Jedediah Smith Road in Temecula. The cross street is Cabrillo Avenue. Also, visit www.TemeculaValleyRoseSociety.org.

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Real Estate Round-Up:
Don't be duped



Kim Murphy
Murphy & Murphy Southern California Realty

Last week I spent two days in Los Angeles at the California Association of Realtors corporate office. I am one of 18 members out of the 209,000 licensed Realtors in California that was appointed to sit on the Strategic Planning and Finance Committee.

This committee is tasked with staying informed of industry and professional changes that may have an impact on real estate across the state and coming up with responses to those changes. Those changes come in the form of new real estate models, new legislation and economic conditions.

As an association, we lobby to protect home ownership and private property rights, which many times are impacted by the three key changes mentioned above.

Today, I want to focus on a new real estate model that has substantial Wall Street funding behind it. It is the "I-Buyer" model. The "I" stands for "instant" and is being offered by many large Wall Street backed companies, who want to cash in on your money by playing to its one strength, which is a fast and easy transaction.

When people who recently sold or purchased property are surveyed, the one common criticism of a real estate transaction, is how cumbersome it can be.

If you've bought or sold a home recently, you understand that there are specific activities associated with that process.

Selling a home requires time to prepare a property for market, then actual time on the market, filled with showings and open houses. Once an offer has been received, there are the disclosures, reports and buyers' inspections.

There's the appraisal from an unencumbered party to the transaction that can turn everything sideways, if the appraised value does not come in at purchase price.

There's the request for repairs, which in the hands of an uninformed real estate agent can look more like a whole house make over than a focus on safety and mechanical issues. Recently, insurance has become the new "unanticipated" stumbling block to a transaction, due to the devastating fires California experienced.

The "I-Buyer" model eliminates all of that. A company makes you a cash offer on your property, in exactly the condition it is in, with

no need for disclosures, reports or inspections. No appraisal is required and there's no need for insurance. Sounds too good to be true, right? Well, unless you absolutely must move immediately, it is too good to be true.

In order for the purchase to make sense to the corporate buyer, it needs to be low enough to account for all the "repairs" that may or may not be needed, for updating the property to current market standards and for holding time while all of this occurs.

Accompanying the lower than market rate purchase price are additional fees charged by these corporate buyers of 7% to 15%. It's astonishing to me that anyone would even consider this option, but in 2018, 0.2% of all sales were to "I-Buyers" and in 2019 that number will double to 0.4% of all sales.

You're probably saying, that's not a very big number, so why am I telling you about it? Because Arizona is the epicenter of this phenomena. Forty percent of all sellers in the Phoenix area receive an "I-Buyer" offer when they are considering selling their home.

Approximately 1000 "I-Buyer" sales occur each month in Arizona, so as ugly as the financial outcome is to the seller, roughly 12% of all sellers are taking advantage of this fast and easy model.

As a professional Realtor, I am not promoting this as an option, and some would say, I should not even talk about it. But the reality is, there have been disruptive business models cropping up in real estate, and this is one that seems to have a measurable amount of traction. I don't want any of you to be duped by this fast and easy approach to selling your home.

You have worked hard your entire life. You have viewed your home as an incredible part of your retirement portfolio. You, not a corporation, backed by greedy Wall Street investors, should benefit from your dedication and commitment.

The last time Wall Street got invested in real estate, at homeowners' expense, was during the early 2000s. The lenders, backed by Wall Street greed, made mortgages to anyone who could fog a mirror. They then sold those mortgages, as if they were "A" paper to unsuspecting third parties and the rest is history. It's called "the Big Short."

Don't be fooled. Wall Street investors want only one thing, to make money. It does not matter who it costs to make that money. Don't let that be you. There are legitimate ways to maximize your properties' investment value for you. Murphy and Murphy Southern California Realty would welcome the opportunity to do just that.

Kim Murphy can be reached at kim@murphy-realty.com or (760) 415-9292 or at 130 N Main Avenue, in Fallbrook. Her broker license is #01229921, and she is on the board of directors for the California Association of Realtors.

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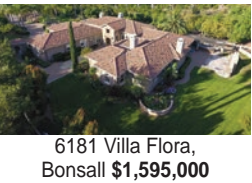
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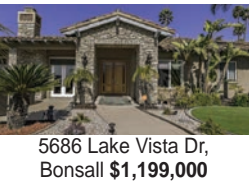
6181 Villa Flora,
Bonsall \$1,595,000



2703 Via Rancheros,
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3562 Yucca Way,
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5686 Lake Vista Dr,
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4114 Tierra Vista,
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31432 Lake Vista,
Bonsall \$1,188,800



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3949 Wendi Court,
Fallbrook \$1,100,000



2095 Kristi Court,
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3891 Wendi Ct,
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3847 Alta Vista,
Fallbrook \$999,900



3890 Flowerwood,
Fallbrook \$975,000



2842 Lakemont,
Fallbrook \$950,000



169 Mission Oaks,
Fallbrook \$799,900



3006 Skycrest Dr,
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4055 Millagra Dr,
Fallbrook \$799,000



197 Morro Hills Rd,
Fallbrook \$750,000



4927 Conejo Road,
Fallbrook \$750,000



1560 Vista Del Lago,
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1961 James Gaynor,
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2855 Dos Lomas,
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1827 Marita Lane,
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1670 Alta Vista,
Vista \$674,900



915 Cookie Lane,
Fallbrook \$655,000



3245 Green Canyon Rd,
Fallbrook \$639,000



5625 Lake Vista Drive,
Bonsall \$599,900



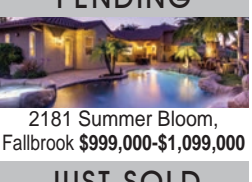
2449 Summerhill Ln,
Fallbrook \$519,900



631 W Alvarado,
Fallbrook \$449,900



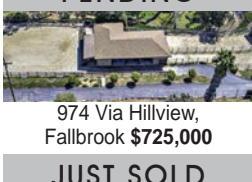
3617 Canonita Drive,
Fallbrook \$1,198,000



2181 Summer Bloom,
Fallbrook \$999,000-\$1,099,000



5606 Hidden Grove,
Bonsall \$998,500



974 Via Hillview,
Fallbrook \$725,000



312 Spanish Spur,
Fallbrook \$649,000



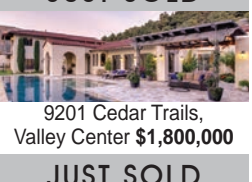
1755 Via Entrada,
Fallbrook \$599,900



4129 Cyprus Island,
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2704 Via Rancheros,
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2568 Dos Lomas,
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5789 Lake Vista,
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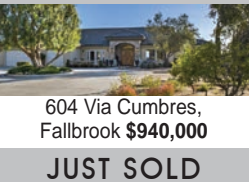
4205 Via Rancho Del Lago,
Bonsall \$1,150,000



2793 Dos Lomas,
Fallbrook \$965,000



2935 Mesa Grove,
Fallbrook \$949,900



604 Via Cumbres,
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1608 Prince,
Fallbrook \$829,000



5045 Olive Hill,
Fallbrook \$790,000



2640 Secret Lake Ln,
Fallbrook \$790,000



3665 Palomar Drive,
Fallbrook \$750,000



1667 Margarita Glen,
Fallbrook \$750,000



2259 Via Rancheros,
Fallbrook \$740,000



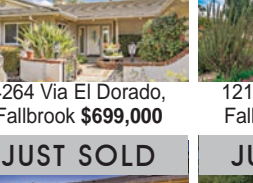
2386 Via del Aquacate,
Fallbrook \$740,000



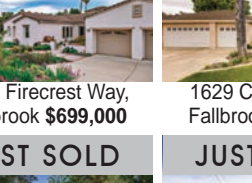
2357 Gracey Lane,
Fallbrook \$721,250



2923 Canonita Dr,
Fallbrook \$700,000



4264 Via El Dorado,
Fallbrook \$699,000



1215 Firecrest Way,
Fallbrook \$699,000



1629 Crown Glen,
Fallbrook \$685,000



2063 Rainbow Glen Rd,
Fallbrook \$675,000



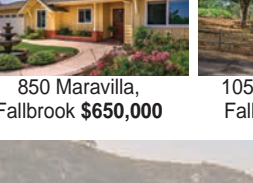
3502 Luneta,
Fallbrook \$675,000



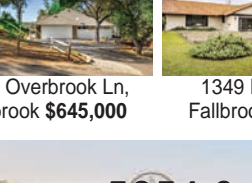
2305 Harvest Vista Ln,
Fallbrook \$663,000



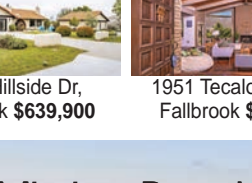
3048 Rainbow Glen,
Fallbrook \$650,000



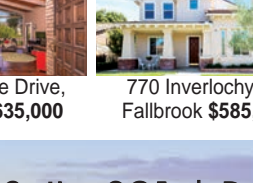
850 Maravilla,
Fallbrook \$650,000



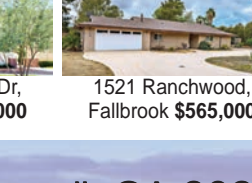
1055 Overbrook Ln,
Fallbrook \$645,000



1349 Hillside Dr,
Fallbrook \$639,900



1951 Tecalote Drive,
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770 Inverlochey Dr,
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Why getting the right loan can be a huge nightmare

ESCONDIDO – We are often asked why there is so much paperwork mandated by the bank for getting the right mortgage loan when buying a home today. It seems that the bank needs to know everything about us and requires three separate sources to validate each and every entry on the application form. If you are buying a home right now, you've probably heard people say that in the past, there was so much less paperwork required in order to obtain a mortgage. There are two very good reasons that the loan process is much more challenging for today's buyer than it was in the past. 1. The government has set new guidelines that now demand that the bank prove beyond any doubt that you are indeed capable of affording the mortgage. During the Great Recession, many people "qualified" for mortgages that they could never pay back. This led to millions of families losing their homes. Lenders and the U.S. Government want to make sure this doesn't again. 2. The banks don't want to be in the real estate business. Over the last 10 years, banks were forced to take on the responsibility of liquidating millions of foreclosures and also negotiating another million plus short sales. Just like the government, banks don't want more foreclosures. For that reason,

they need to double (maybe even triple) check everything on the application. However, there is some good news in the situation. The housing crash that mandated that banks be extremely strict on paperwork requirements also allowed you to get a mortgage interest rate probably at or below 4%. Your friends and family who bought homes 20 years ago experienced a simpler mortgage application process but also paid a higher interest rate (the average 30-year fixed rate mortgage was 8.12% in the 1900s and 6.29% in the 2000s). The bottom line is this: Instead of concentrating on the additional paperwork required, let's be thankful that we are able to buy a home at historically low interest rates. If you or anyone you know if interested in being qualified to purchase a home at today's low rates, feel free to contact the agents at Broadpoint Properties. This article first appeared on Broadpoint Properties' website at <https://servingsandiegocounty.com>. Submitted by Elisabeth Hartig Lentulo, broker associate, who can be reached by calling (760) 532-1057, by email at elisabeth@ehlentulo.com, or by visiting <http://www.ehlentulo.com>.

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3553 Rosa Way
\$1,495,000-\$1,550,000

Get ready to be wowed in every way-this gorgeous, sprawling 2-acre, fully fenced/gated estate home w/ panoramic breathtaking views has everything you never knew you wanted. Nestled in the hills of one of the most desirable neighborhoods in Fallbrook & w/ easy access to the 15, you'll be only minutes away from numerous shopping & dining options while still enjoying extensive privacy in a beautiful, natural setting. Step inside the leaded glass front doors of this 5B/5.5B stunner & you'll be awed at the numerous upgrades.

Virginia Gissing

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Riverview Dr. Lot
\$171,000

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NEW HOME

Fallbrook

1557 Camino De Nog
\$610,000

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Rich Heimback & Jane Wilson

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2864 Dos Lomas
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& Owned Solar

Fallbrook

40789 Via De La Roca
\$768,500

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Fallbrook

3664 Lake Ridge Road
\$849,000

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Fallbrook

411 Yucca Road
\$799,000

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Fallbrook

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\$424,900

Great curb appeal, check out this clean, move-in ready 4BD, 3BA home with 2 car garage. Lots of easy care tile & laminate floors. Kitchen w/range, reffrig, DW & snack bar seating. Master & BD4 offer walk-in closets & in-suite baths. Private covered patio. Low water landscaping & garden shed.

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Arborglyphs on trees document the west



Roger Boddaert
Special to Village News

The carvings on aspen trees and other soft woods was a way that Basque sheepherders would leave their mark out in the west. Large ranches in the western United States were raising vast amounts of sheep to supply food for the railroad workers in the developing train empire across America from the 1850 to the 1930s. One supply of food was being raised by Basque sheepherders who migrated to California, Oregon, Nevada, and Idaho out

in the western prairies and up in the aspen forest. Most of these young lads came through Ellis Island and migrated west to work as sheepherders. The tending of these sheep herds was a hard and lonely life for they had to survive the cold of winter and the heat of summer. Most had a small wooden wagon with their minimal belongings, cooking implements, a dog, horse or donkey and moved from pasture to pasture. The aspen forest gave some shelter along with some crude cabins that were built amongst the trees. As they lived in the forests,



A group visits the aspen trees near Lee Vining on Hwy. 395 just north of Bishop to study the tree arborglyph culture. Courtesy photos

they began to carve stories about their homeland from the Pyrenees mountain range between France and Spain on the white bark of aspen trees. They spoke Euskara and are believed to be one of the oldest indigenous groups in Europe. Even though they were surrounded by living animals, their life was lonely. To pass the time they began to carve arborglyph symbols on the aspen trees. These tree etchings would depict simple notes like their name, homeland village, birth dates and various pictures on the trunks, even some racy carved pictorials. As the bark of the softwood would start to callus like a scar, the carvings started taking on a dark hue and became more pronounced and visual to see. These carvings were like a mini historic page in time that documented that ‘they were here’ from the other side of the world and helped in the food chain in the building of the American West. Their life up in these deciduous forest were harsh. They would leave their mountain encampments on occasion to travel down to the villages to enjoy a little grog and the nightlife and the local pleasures.

flock and that was a task onto its own to maintain. Remember, in those days there were no fences to corral the sheep that were constantly moving and grazing new growing fields for food. With all the various tasks at hand, I’m sure there were many sleepless nights tending the sheep for these hardy men. I had the great fortune a few years ago to travel up to Lee Vining on Hwy. 395 just north of Bishop with a good buddy to spend a weekend out in these aspen forests and study the tree arborglyph culture. The three-day adventure brought together two dozen folks with a wide array of backgrounds wanting to learn more about the men, their living conditions and the aspen trees. We hiked through many stands of aspen groves and viewed what the lifestyle of these Basque men were like, and it was truly fascinating and extremely informative. As we sat amongst the aspen forest, we had our packed picnic lunch and listened to the quivering of the tree leaves that seemed to be echoing past times dancing through the setting and you became as one with these historic trees and that was a good thing. But today some of these old aspen strands are failing due to insects and diseases and are dying. Once these trees die, they become susceptible to forest fires and the historic carvings will be lost forever. The Mono Lake Committee sponsored this field trip and has been documenting these tree storytellers to be able to pass it along for the future. There are several books on this subject and are available at the Mono Lake Eco-center. These vast stands of aspen trees have a built-in survival system through their running network of roots and can re-sprout after fires, and the stand can be regenerated and will grow back but without the unique tree carvings, On the Saturday evening, our group was treated to a homemade Basque dinner with a lamb dish and drinking wine from a bota-bag. We also enjoyed some melodic music from a mandolin, and a jovial time was had by all. The Mono Lake area is the catchment basin for some of

the melting Sierra snows which bring precious water to Southern California. This year was a good year with Mono Lake filling up from last winter’s melting snowpack. Fall is a wonderful time of the year to see the changing of the autumn leaves of the populus tremuloides “quaking aspen trees.” When the aspen leaves start their color change, it is a true sight to behold with the colorful fluttering foliage on these magnificent native trees. Perhaps you have done some arborglyphs yourself by carving your name or girlfriend’s name an old oak tree surrounded by a curved heart-shaped symbol. Petroglyphs was another way early man left their messages but on rocks and stone some dating back thousands of years and are found around the world documenting their life, animals and symbols of those times. If you want to make another tree trekking adventure when up in that area, you might consider going to the White Mountains off Highway 395 in Lone Pine and visit the ancient bristlecone pines with some trees dating back over 5,000 thousands years and still alive. So when we expand our thinking and look to nature, she has many stories to tell us about the earth’s timeline and it’s out there, but you just have to look, explore and be adventuresome. Remembering we have come from the earth and shall return, so why not do what you can to preserve, protect, preplan, and plant for the future with trees. Time is ticking and you can have a positive part of the biological formula in the caring for Mother Earth. Is your life working with or against the challenges that exists today for the globe? You can be a part of the solution, but you just have to commit and make a difference. We need to replenish the trees that have been lost to fires, drought, hurricanes, floods, bugs, and diseases across the globe now. “May the forests be with you.” Roger Boddaert, *The Tree Man of Fallbrook & Maker of Natural Gardens, can be reached for creative, sustainable environments around your home, (760) 728-4297.*

Why homeowners should add more exterior light to their properties



Exterior illumination can cast a glow on various features, but there are many other reasons to increase lighting around the exterior of a home. Courtesy photo

- FALLBROOK – Homeowners are increasingly realizing the benefits of improving the exteriors of their home, which can be just as valuable as improving the interior spaces. As individuals design picturesque garden beds and cultivate lavish lawns or revamp exteriors with architectural features, they probably want to spotlight these improvements. This is where exterior lighting can be put to great use.
- Exterior illumination can cast a glow on various features, but there are many other reasons to increase lighting around the exterior of a home.
- **Safety:** Trips and falls can occur at night when trying to traverse walkways and landscapes in the dark, as it can be difficult to see rocks, stairs and uneven pavement. Outdoor lighting can illuminate pathways, entryways and other areas for safer access for homeowners and their guests.
 - **Extend outdoor entertaining:** Ample lighting can increase the amount of time one can use outdoor spaces and make them the perfect gathering spot. As autumn arrives, days become shorter. However, patios, porches and more can get extended use with lighting.
 - **Safeguard security:** A well-lit home may be less likely to be targeted by burglars than one swathed in darkness and shadows. Lights can remain on all evening or be motion-triggered. Setting lights on timers also ensures that the home is illuminated whether residents are home or not.
 - **Create drama:** Landscape lighting designers can establish focal points around the landscape and highlight the best features of a property. Uplighting in trees, silhouetting techniques to showcase plants and spotlights to show off architectural features are all options for homeowners to consider.
 - **Add value:** The experts at Parker Homescape, a landscape design service, say that exterior lighting can add roughly 30 percent to the value of a home. They also indicate that 50 percent of all home buyers say that outdoor lighting is important when buying a home. If current residents are thinking about selling, now may be the time to invest in exterior lighting.
- Improving a home’s exterior may be as simple as adding more lighting to improve functionality and beauty.

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OBITUARIES



On July 31, 2019, **Donald William Higbee**, loving husband and father of four, entered eternal life at the age of 88 in Fallbrook, California.

Don was born Jan. 7, 1931, in Ada, Oklahoma, the youngest child of James and Nannie (Driver) Higbee. In 1937 during the Dust Bowl, his family moved to Pixley, California, north of Bakersfield, where Don attended elementary school.

He joined the U.S. Army in 1946 at the age of 15 and served a year and a half as a “radio man” in Europe, primarily Allied-occupied Germany. He then

attended high school in Fallbrook. He lived with his parents on Red Mountain Ranch, where his father worked, and later with his sister, Faleta (George) Saunders.

He graduated from Fallbrook Union High School in 1949. He was an adventurer; he hitchhiked across the U.S. with a friend at age 14 and spent a summer in high school exploring Mexico with Allen Inhelder.

After the start of the Korean War, he joined the U.S. Marine Corps in 1950, bypassing boot camp due to his prior Army service. He was eventually joined in Korea by his lifelong friends Carl Lett, Allen Inhelder and Howard McKay. He participated in the seizure of Inchon and the Wonson-Hungnam campaign shortly thereafter. He was shot twice in November 1950, which earned him a Purple Heart and Presidential Citation.

After rehabilitation in Japan, he spent time in San Diego for reconstructive surgery before being honorably discharged as a Sergeant. He then returned to Fallbrook and attended Palomar College, while also working as a butcher at the Corner Store and on an avocado and citrus ranch in Bonsall.

It was during this period that Don began to date his future wife, Joan M. Diamond. He was later accepted to the University of Southern California, where he was a proud member of the Phi Kappa Tau fraternity and maintained a job as a teller at Bank of America. While attending USC, he married Joan on Valentine’s Day. Soon after, his two eldest sons, Bradley and Carter, were born.

After graduating cum laude in 1957 with a B.A. in history, he worked at Pacific Press before beginning his nearly lifelong career at Interstate Electronics, where his specialty was negotiating defense contracts with the CIA and U.S. Department of Defense.

He entered the USC School of Law in 1958, during which time he continued to work full time and his son Phillip and youngest child Lisa were born. He received a Juris Doctor degree in 1962. He was admitted as an attorney to practice before the Supreme Court of the United States June 2, 1969.

Following periods in Anaheim, Salt Lake City and Silverado Canyon, he returned to Fallbrook with his family in 1970 to run for district judge, narrowly losing to the incumbent. He and Joan

continued to live in Fallbrook until his passing. He retired from Interstate Electronics in 1986 as Executive Vice President and Corporate Secretary (after commuting from Fallbrook to Anaheim for 17 years!), then pursued various business interests in retirement.

He and Joan purchased La Playa Marina & Resort in Lakeside, Oregon, where they spent summers entertaining family and friends in grand style. He was also an avid stock market trader.

Don was preceded in death by his son Carter in 2003, his parents James and Nannie, his brother Jim, his sisters Christine, Lorraine, Opal, and Faleta, and his dear friends Louie Parker, Bob Kruis, and numerous others.

He is survived by his wife of 65 years, Joan, and his children Bradley (Sharon) Higbee of Sun City West, Arizona, Phillip (Nancy) Higbee of Mission Viejo, California, Lisa (Greg) Boylan of Fallbrook, as well as his daughter-in-law, Angel Higbee of Beaverton, Oregon, seven grandchildren, 12 great-grandchildren, and numerous nieces, nephews, and cousins.

His grandson Donovan best expressed the feelings that are

shared by all who knew him: “I’ll never know a man with more integrity, wisdom, and selflessness than my grandfather. Throughout his entire life, he always put others first – his family, friends, neighbors, colleagues, nation, and a people he never knew on the other side of the world. And for the past few months, although he was no longer able to say or understand much, he still always found the words to say, ‘I love you too.’ And I know he really meant it. I knew it then, I knew it from the day I was born, and I will know it for the rest of my life. We all will.”

A memorial service will be held at 5 p.m. Friday, Oct. 11, 2019, at the Grand Tradition Estate & Gardens, 220 Grand Tradition Way, Fallbrook, CA 92028.

In lieu of flowers, please consider a donation to VFW Post 1924 (<https://fallbrookvfw.org/>) or the USC Alzheimer’s Therapeutic Research Institute (<https://keck.usc.edu/atri/support-us/>).

His ashes will be interred at Arlington National Cemetery in Arlington, Virginia. Please feel free to visit <https://www.berry-bellandhall.com> to sign the guestbook.



Eloyse “Lois” Mikulsky passed away peacefully July 18, 2019. Lois will be remembered for her love of God and family, adventurous spirit, sense of humor, and prayerfulness for others.

Lois was born Dec. 8, 1929, in Green Bay, Wisconsin. She married Dick Mikulsky in 1950

and ultimately moved to Fallbrook, where she and Dick retired. They were married for 54 years. Lois was preceded in death by Dick and son James. She is survived by children Lynn Fry, Corinne Larsen, Steve Mikulsky, David Mikulsky, Teresa Purcell, Mary Beth Larsen, and devoted companion John Blasier. Lois has 19 grandchildren and 30 great-grandchildren.

Lois was a member of the women’s volunteer auxiliary at Grossmont Hospital and was involved with Bible Study Fellowship, International Christian Women’s Clubs, and the P.E.O. Chapter AZ Fallbrook.

Lois’ memorial service is at 11 a.m. Aug. 24 at Christ the King Lutheran Church in Fallbrook. In lieu of flowers, send donations to Christ the King Lutheran Church, <http://www.ctlc-fallbrook.org/give> or Bible Study Fellowship, <https://www.bsfiinternational.org/>.

Kenneth Stewart Borsch, born on Jan. 26, 1927 in Casper, Wyoming, passed away on Aug. 6, 2019 in Escondido, California. He was the son of Marie (Stewart) and Orba T. Borsch.

Kenneth lived in Casper until his mother and stepfather (Leonard Crouch) moved to Panama where he attended Balboa High School in the canal zone. After high school, he enlisted in the Navy and 11 months later World War II ended.

He went on to pursue an electrical engineering degree at the University of Colorado in Boulder, graduating in June of 1950. That same year he married the love of his life, Audrey Jean Mortenson, whom he had met in college.

Kenneth and Audrey moved to Lakewood, California where he went to work for Hughes Aircraft. They quickly moved to a larger home in Inglewood in 1952 before settling in Encino in 1964.

Kenneth retired from Hughes at age 62 and in 1995 they moved to Fallbrook where they lived until they moved into a retirement community in San Marcos in May of 2016.

Kenneth is survived by his wife, Audrey; their two children, Debra Stafford and her husband Dennis, and Kent Borsch and



his wife Heidi, as well as three grandchildren, Eric Youngren, Taryn Borsch and Cole Borsch.

A private family service will be held at Miramar National

Cemetery. In lieu of flowers, please make a donation to the Fallbrook Land Conservancy or Be Well Therapy Inc.

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the village beat

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VillageNews

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*All advertised prices exclude government fees and taxes, any finance charges, any dealer document processing charge, any electronic filing charge, and any emission testing charge. Vehicle will only be sold at advertised dealer. Offers expire 8/21/19 unless otherwise shown.

Alumni win water polo game

Joe Naiman
Village News Correspondent

Sixteen former Fallbrook High School water polo players returned to the Fallbrook High School pool Aug. 10 for the annual varsity-alumni game, and the alumni took a 21-9 victory over the varsity.

“It’s full-grown men against sophomore boys,” said Fallbrook varsity coach Bill Richardson. “It’s a combination of talented alumni and our squad right now.”

The varsity-alumni game took place two days before the start of school, so not all of Fallbrook’s potential water polo players had begun practice. Five seniors are on the team this year, and three of them were unable to play. The team was predominantly sophomores; three freshmen also faced the alumni.

“We don’t have a single junior playing water polo yet,” Richardson said.

The first week of practice occurred without players who have not yet returned from travel, and some players who desire to be on the team have not yet received medical or other clearance. “It takes us a while to get going,” Richardson said.

During the first week of practice 28 players participated, but even if more players arrive, Richardson will not make any cuts. “There’s plenty of room on the JV and novice team. If anyone wants to come out and try we’re willing to take them and give them a chance,” he said.

The varsity has won the varsity-alumni game once – in 2014 when the Warriors also won the CIF Division II championship. The varsity is limited to those in their four years of high school while the alumni roster consists of players from more graduating years and is thus larger than the varsity squad. “They had a few more,” Richardson said.

This year the alumni team’s most recent graduate was a 2018-19 senior while 1993 graduate



Fallbrook High School alumni water polo players and the current Warrior varsity team face off during the annual alumni game, Aug. 10.

Shane Gibson photos

David Drazil was the oldest.

The varsity will begin actual CIF play Aug. 22-24 with the Rancho Bernardo Invitational tournament and one of the benefits of the varsity-alumni game is that for many varsity players the contest is their first competition. “It’s a good place to start evaluating,” Richardson said. “It’s a good place to start and it’s really more of a fun event.”

The varsity-alumni game also serves as a fundraiser for the Fallbrook program; proceeds will be used for junior varsity and novice expenses as well as for the varsity team. The game also allows the former players to connect with the current team and allows the current players to learn about the heritage of the program.

The spectators included parents of alumni players who had one additional opportunity to see their son in the pool. “It’s a fun event,” Richardson said.



Warrior water polo player Kayden Trafford takes a shot attempt against Fallbrook High alumni who outscored the varsity team 21-9..



Class of 2010 alumnus Jacob Pril plays the current Fallbrook varsity boys water polo team during the annual alumni game.



Class of 1996 alumnus Danny Drazil faces off against a varsity water polo player during the Warriors' warm up for the fall season.



Class of 2003 alumnus Zach Harris passes to a teammate during the annual summer match up with the Warrior varsity team.



Varsity Warrior Kai Maestas takes a shot against the alumni team in the preseason warm up game.



Class of 2015 alumnus Robert Guerra breaches the surface of the pool during the annual alumni water polo game at Fallbrook high.



Fallbrook High alumnus David Drazil faces off against the Warrior varsity team.

SPORTS

Girls tennis tunes up for season



Fallbrook's Alex Guadarrama makes a backhand shot during a preseason workout, Aug. 9.



Fallbrook High student Ryan Geffeney practices her swing during a girls tennis practice.



Fallbrook Warrior girls tennis team members jog around campus during a preseason workout.



Lady Warrior Reid Biland returns coach Bill Lenaway's Shane Gibson photos shots during preseason practice.



Lady Warrior Lucienne Bolduc perfects her volley shot during a workout at Fallbrook High School.



Fallbrook's Samantha Hanlon practices her swing with her teammates.

Fallbrook man enters by Soap Box Derby Hall of Fame
Brian Graham interested in reviving sport in greater Fallbrook area

Rick Monroe
Special to the Village News

During the Depression, kids scrounged for discarded soap crate boxes in Dayton, Ohio, to create primitive race cars. Now, nearly 80 years later, the activity has become an international sport for youth and a Fallbrook man has been selected as a member of the Soap Box Derby Hall of Fame.

Brian Graham, 66, was recognized last month at the annual "Super Bowl" of the sport in Akron, Ohio. Graham has been involved in the youth program for 25 years, establishing the Soap Box Derby program in Oceanside in 1995.

He served as local race director as well as a board member from 1995 through 2005. He joined the All-American Soap Box Derby's rally commission in 1997, and served as its chairman from 2015 through 2017. He became an assistant regional director in 1998 and has served as Region 2 director since 2014.

In addition, the personable retired handyman and contractor has served as an announcer at races throughout the western states, as well as at the

national finals in Akron, Ohio.

However, he hasn't given up his true interest in the program: seeing the youth and families participating and growing as a unit.

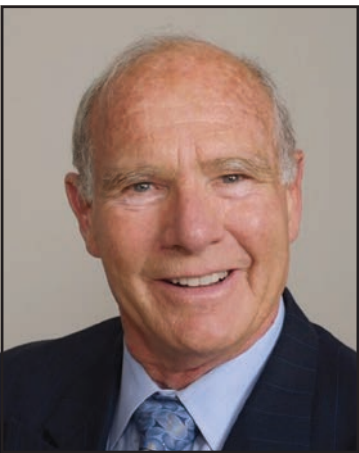
"I can't turn my back on what this sport does," Graham said in a recent interview. "It's true Americana."

Racers rely on gravity for power and all the cars are the same – built from kits now – meaning their individual driving skill is the key element to be a winner.

"It's learning how to face challenges and do what needs to be done to succeed," he explained. "Building the car only takes a couple of hours, but the practice runs and traveling to different venues for racing, that's what brings the unit together."

The nearest races are in San Diego on two designated residential streets. There are still racers in Oceanside, but Fallbrook has not had participation in many years, something Graham would like to change.

"I would love to see it come here," he said, "and would work closely with anyone interested. There was a church that was considering it, but I don't know what's happened."



Brian Graham is a member of the Soap Box Derby Hall of Fame.

All it takes is for an organization to become motivated. That's how he became involved 25 years ago.

"I was a member of the Jaycees in Oceanside and someone suggested we sponsor it in Oceanside. They wanted a volunteer and I stepped in," Graham recalled. "My daughter was the right age, too, so we did it together. Some of our trips were so memorable."

Graham's son also became involved, but the senior Graham said his son was too big to race. Instead, he became involved in administrative duties and is still active. In fact, he's also become a regional director.

Graham resigned from one of his roles on the national level but is continuing as a rally commissioner and announcer.

"I believe it's important to give back to the community," Graham said. "The greatest value is to see families work together."

He has made the trip to the national finals in Akron – he calls it the "heartland of America" – for each of the 25 years he's been part of the organization. Through the involvement, he said he's developed a number of close friends.

One of the things he loves is to work with "at risk" youth. He's done that in Oceanside and San Diego, but a special time was in 1997 when Graham worked the Sheriff's Department in Los Angeles for a Soap Box Derby startup in the Watts area. The youth were brought to Oceanside to see a race, and Graham recalls many of them being amazed to actually see the ocean.



Brian Graham is seen at the finish line of Derby Downs in Akron, Ohio, home of the annual All-American Soap Box Derby championships.

"It really struck me because Watts is about 10 miles from the ocean but they had never been there," Graham noted.

The story doesn't end there. About five years ago, an aide for a Los Angeles city council member called Graham, asking about establishing a new Soap Box Derby program. When Graham shared the same story about the Oceanside visit, the aide replied, "I know. I was one of those boys."

Boys and girls, ages 7 to 17, compete in three divisions with the goal of advancing to the annual championship in Akron's world famous Derby Downs, built as part of the Works Progress Administration (WPA) in 1936. Derby Downs has been the home of the All-American Soap Box Derby for 76 of the event's 78 years.

Derby Downs is a center of activity and interest from the spring through the fall for special events, corporate outings, Derby rallies and local races leading up to the All-American Soap Box Derby in mid-July.

The official track is 989 feet, 4 inches. To obtain the propulsion that produces exciting races, the track's decline is separated into three stages. The first 53.75 feet carry a 16 percent grade, meaning a drop at the rate of 16 feet for every 100 feet. There follows a 6% grade for the next 530 and a two% drop over the remaining 405.5 feet.

The record for the Master's Division was set in 2004 by Hilary Pearson of Kansas City, Missouri, with a time of 28.24 (2004).

In the Ultimate Speed Division, the record was set in 2011 by Sheri Lazowski of Aurora, Oregon, with a time of 26.585.

"With all the cars standardized, the onus is on the driver," Graham said. "Daddy can't go and get something special done to the car with money. It's all about learning your car, and not the dollars. The biggest difference is developing your techniques and weight locations."

"Sometimes you lose, but you learn and grow. This isn't a drop-off sport. The parent is needed. There's growth and maturity that comes in dealing with life's inconsistencies."

Graham added that it's really a safe sport, with most courses letting the driver reach 15-20 MPH maximum.

"We've had drivers who have gone on to become designers, engineers and even astronauts," he added. "And, yes, some race car drivers, too."

For information about establishing a Soap Box Derby program in the Fallbrook area, email Graham at rallycomish@gmail.com.



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Padilla and Savin attend USA All-Americans XVs camp in Canada

Jeff Pack
Writer

Fallbrook Girls Rugby Club’s Tiahna Padilla and Abbey Savin were chosen to participate in USA Rugby’s Girls High School All-American XVs camp in Canada Aug. 7-12.

Padilla, who will be a sophomore at Fallbrook High, and Savin, a senior at Great Oak High School in Temecula, trained with more than 30 other top athletes from the western portion of the United States at the camp led by team manager Margaret Sharp and assistant coaches Sue Whitwell, Josie Ziluca and Tim Zern.

The players from the United States trained with members of the Under 18 Canada team during their stay at Brentwood College in Mill Bay, BC, Canada.

For Padilla, the speedy back for the Warriors, it was her first call up to the national team pathway program. It was Savin’s first camp with the 15s group, though the senior flyhalf previously played with the Girls High School All-Americans 7s team at the NextGen Sevens tournament in Langford, B.C., Canada in May.

A second XVs camp on Aug. 20-24 at Brock University will be held with a group of athletes from the eastern portion of the United States.

Depending on how they performed at the camp and the needs of the USA coaching staffs, both players could be in line to participate for the December Winter Camp which includes full internationals against Canada’s U18s as part of the North American Four.

Before the camp, Director of Girls High School All-Americans Martha Daines said, “This event will not only give players the opportunity to develop their physical and mental skills with their USA peers but also provide them an opportunity to train and play against their Canadian counterparts before they meet them in the winter competition. We are looking forward to seeing how players who participated in prior GHSA events and new players just entering the program progress during the camp.”

Padilla, Duncan help Atlantis in Utah

Padilla, along with FGRC teammate Jordan Duncan, were part of an Under 16 Atlantis team that was victorious at the North American Invitational 7s in Salt Lake City, Utah, on Aug. 2-3.

Playing with athletes from all over the country, Padilla and Duncan helped their team to wins over Rhino Rugby, Celtic Barbarians and the Maui Warriors before topping Rhino Rugby in the finals with a last-minute try.

Stern two-for-two with Atlantis

Senior Sammy Stern, the speedster from Rancho Bernardo, who has played with FGRC for two seasons, recently helped the Atlantis U18 Elite team win the NAI 7s tournament in Salt Lake City, Utah, on Aug. 2-3.

Previously Stern won the Tropical 7s tournament with Atlantis back in April.

Karl named to 2018/19 USA Rugby Academic Honor Roll

FGRC alumn Kasey Karl was recently named as one of 200 student-athletes in collegiate rugby who have earned their place on the 2018/19 USA Rugby Academic Honor Roll.

A release by USA Rugby said, “With 54 schools represented, these exemplary individuals display the most important quality of a student-athlete as they value the balance of athletics and academics.”

To qualify, Karl, a psychology major at Lindenwood University, had to achieve a cumulative GPA of 3.5 or higher, compete in her school or university’s top team, and started or played as a reserve in more than half her team’s scheduled matches.

Three from FGRC named D-1 All Americans

FGRC alums Lindenwood’s Destiny Arena, Central Washington’s Michel Navarro, and Penn State’s Kayla Canett, were recently named to USA Rugby’s D1 Elite All American team for the 2018-2019 season.

There were only 15 players chosen for the All American team.



Tiahna Padilla and Abbey Savin participated in USA Rugby’s Girls High School All-American XVs assembly in Canada from Aug. 7-12.

Canett wins silver at Pan American Games 2019

Canett playing with the USA Women’s National Team 7s helped her team win a silver medal at the Pan American Games 2019 in Lima, Peru last month.

After three shut out wins leading up to the finals, the Eagles Sevens team dropped the Gold Medal Match to Canada 24-10 with Canett scoring one of the USA’s two tries.



Tiahna Padilla, Sammy Stern, and Jordan Duncan played for Atlantis teams at the North American Invitational 7s in Salt Lake City, Utah, on Aug. 2-3.



Fallbrook Girls Rugby Club alum Kayla Canett was named to USA Rugby’s D1 Elite All American team and helped the USA Women’s National Team 7s to a silver finish at the Pan Am Games in Peru.

Fallbrook Regional
HEALTH DISTRICT

NOTICE INVITING SEALED PROPOSALS (BIDS)

FALLBROOK REGIONAL HEALTH DISTRICT SAN DIEGO COUNTY, CALIFORNIA

FLAT ROOF REPLACEMENT FOR THE PROPERTIES LOCATED AT

138 SOUTH BRANDON STREET AND 617 ALVARADO STREET FALLBROOK, CALIFORNIA

NOTICE IS HEREBY GIVEN that the Board of Directors of the FALLBROOK REGIONAL HEALTH DISTRICT (referred to herein as the “District”) invites and will receive sealed proposals (bids) up to the hour of 2:30 p.m. on the 28th day of August, 2019, for furnishing to said District all transportation, materials (except as otherwise provided for in the Contract Documents), equipment, labor, services, and supplies necessary to perform the FLAT ROOF REPLACEMENT FOR THE PROPERTIES LOCATED AT 138 SOUTH BRANDON ROAD AND 617 ALVARADO STREET, FALLBROOK, CALIFORNIA. Bids will be opened and read aloud at 138 South Brandon Street, Fallbrook, CA 92028 (the “District Office”).

Bids shall conform and be responsive to all requirements specified in the Contract Documents for the project and must be accompanied by the security referred to in those documents. The Board of Directors of the District reserves the right to select the schedule(s) under which the bids are to be compared and Contract awarded, to reject any and all bids, and to waive any irregularity in any bid. The District may make changes in the Contract to comply with environmental regulations.

Copies of the Contract Documents are on file at the District Office and may be obtained upon a \$20.00 non-refundable payment for each set. An additional charge of \$7.00 must accompany any request for mailing.

Each bid shall be submitted on a form furnished as part of the Contract Documents and must be accompanied by cash, a cashier's check made payable to the District, a certified check, or a Bidder's bond executed by a surety insurer admitted to do business in this state, in an amount not less than ten percent (10%) of the bid amount, made payable to or for the benefit of the District.

Bidders on this work will be required to comply with California Government Code Sections 12900 et seq., California Labor Code Sections 1771.4 and 1777.6 and implementing regulations concerning equal opportunity for apprentices, and with the requirements for payment of prevailing wage rates. Copies of the prevailing rate of per diem wages are on file at the District Office and are available upon request. This project is subject to compliance monitoring and enforcement by the California Department of Industrial Relations (“D.I.R.”).

Contractor may substitute securities equivalent to the amount withheld by the District from progress payments to ensure performance of the Contract pursuant to provisions of Public Contract Code Section 22300 et seq.

Bidders and any and all subcontractors shall be required at the time of submission of the bid to be licensed as a contractor by the State of California to do the type of work required under the Contract Documents, and be registered with the Department of Industrial Relations (D.I.R.), per California Labor Code 1771.1

BID DOCUMENTS:

https://www.fallbrookhealth.org/rfps-bids

CONTACT:

Rachel Mason, 760/731-9187 or rmason@fallbrookhealth.org

NOTICE INVITING SEALED PROPOSALS (BIDS)

FALLBROOK REGIONAL HEALTH DISTRICT SAN DIEGO COUNTY, CALIFORNIA

METAL ROOF REPLACEMENT FOR THE PROPERTY LOCATED AT

1636 E. MISSION ROAD, FALLBROOK, CALIFORNIA

NOTICE IS HEREBY GIVEN that the Board of Directors of the FALLBROOK REGIONAL HEALTH DISTRICT (referred to herein as the “District”) invites and will receive sealed proposals (bids) up to the hour of 2:00 p.m. on the 28th day of August, 2019, for furnishing to said District all transportation, materials (except as otherwise provided for in the Contract Documents), equipment, labor, services, and supplies necessary to perform the METAL ROOF REPLACEMENT FOR THE PROPERTY LOCATED AT 1636 E. MISSION ROAD, FALLBROOK, CALIFORNIA.

Bids will be opened and read aloud at 138 South Brandon Street, Fallbrook, CA 92028 (the “District Office”). Bids shall conform and be responsive to all requirements specified in the Contract Documents for the project and must be accompanied by the security referred to in those documents. The Board of Directors of the District reserves the right to select the schedule(s) under which the bids are to be compared and Contract awarded, to reject any and all bids, and to waive any irregularity in any bid. The District may make changes in the Contract to comply with environmental regulations. Copies of the Contract Documents are on file at the District Office and may be obtained upon a \$20.00 nonrefundable payment for each set. An additional charge of \$7.00 must accompany any request for mailing.

Each bid shall be submitted on a form furnished as part of the Contract Documents and must be accompanied by cash, a cashier's check made payable to the District, a certified check, or a Bidder's bond executed by a surety insurer admitted to do business in this state, in an amount not less than ten percent (10%) of the bid amount, made payable to or for the benefit of the District.

Bidders on this work will be required to comply with California Government Code Sections 12900 et seq., California Labor Code Sections 1771.4 and 1777.6 and implementing regulations concerning equal opportunity for apprentices, and with the requirements for payment of prevailing wage rates. Copies of the prevailing rate of per diem wages are on file at the District Office and are available upon request. This project is subject to compliance monitoring and enforcement by the California Department of Industrial Relations (“D.I.R.”).

Contractor may substitute securities equivalent to the amount withheld by the District from progress payments to ensure performance of the Contract pursuant to provisions of Public Contract Code Section 22300 et seq.

Bidders and any and all subcontractors shall be required at the time of submission of the bid to be licensed as a contractor by the State of California to do the type of work required under the Contract Documents, and be registered with the Department of Industrial Relations (D.I.R.), per California Labor Code 1771.1

BID DOCUMENTS:

https://www.fallbrookhealth.org/rfps-bids

CONTACT:

Rachel Mason, 760/731-9187 or rmason@fallbrookhealth.org

BUSINESS

Ashley Colburn: “Finding Wonder in the World”

Nathalie Taylor
Special to the Village News

‘Just open your eyes and see the world’
– Ashley Colburn

Ashley Colburn. This 2005 Fallbrook High graduate has led an uncommon life. With a discerning eye she pioneered her own company: Ashley Colburn Productions. She is successful, and succeeds not only through her talents and skills, but through hard work. A lot of hard work.

Producing bold and fresh travel videos, she never runs out of material. The world is her canvas and she paints it with extraordinary skill. Her motto is: “Finding the Wonder in the World. Wonderful People. Wonderful Cultures. Wonderful History.”

With that motto as a cornerstone, the videos open windows to captivating information about each country. They are a perfect balance of culture, architecture, local cuisine and natural beauty.

As a young innovator and adventurer, Colburn has already accomplished feats that most people never experience in a lifetime. Climb the Matterhorn? Yes! Produce a television show that aired in 500 million homes throughout the world? Yes! Won an Emmy Award? Yes – not one – but two! Visited



Ashley Colburn accepts her first Emmy Award for the travel film “WOW Croatia.” (She now has two Emmys.)



Ashley Colburn and Bojan Jambrošić film their newly released music video, “Zadnja Stanica.”

Courtesy photos

60 countries? Yes – and that’s just a start!

“Climbing the Matterhorn is the biggest accomplishment in my travels. It is an experience I will never forget,” Colburn noted. She was filming a series on Switzerland and had the goal of videoing the Matterhorn climb 150 years after the first successful attempt. In order to accomplish that feat, Colburn had to train for several months. “It was draining, both physically and mentally,” she related.

Colburn’s education at Colorado State University was instrumental

in her success, and she was honored with the school’s prestigious “Graduate of the Last Decade (GOLD) Award.” In 2008, she earned a Bachelor of Arts degree in technical journalism with a minor in Spanish. Colburn studied Spanish in Spain where she lived with a family who spoke no English. Studying abroad was her segue into world travel. “It started my travel bug,” she noted.

While working with WealthTV,

see COLBURN, page D-5

Business Owners: You Need Your Own Retirement Plan

FALLBROOK – As a business owner, you can’t afford to ignore your competition. You can’t afford to miss out on the trends affecting your industry. You can’t afford to alienate customers. And here’s one more item to add to the list: You can’t afford not to create a retirement plan for yourself.

Of course, you might think that, one day, you’ll simply sell your business and live off the proceeds. But selling a business isn’t always simple, and there’s no guarantee you’ll receive enough to pay for a

comfortable retirement – which is why you should strongly consider creating a retirement plan now.

Here are some of the most widely used plans:

SEP-IRA: You can contribute up to 25 percent of your compensation – as much as \$56,000 in 2019 – to a SEP-IRA. Your contributions are tax deductible and your earnings grow tax-deferred until withdrawn.

This plan offers you significant flexibility in making contributions for yourself and your employees. Plus, as an employer, you can



Now is the time for business owners to set up their own retirement plan.

Courtesy photo

generally deduct, as business expenses, any contributions you make on behalf of your plan participants.

SIMPLE IRA: In 2019, you can put in up to \$13,000 – or \$16,000 if you’re 50 or older – to a SIMPLE IRA. As is the case with the SEP-IRA, your earnings grow tax deferred. You can match your employees’ contributions dollar for dollar, up to 3%t of compensation.

If you work for yourself, you can combine employee and employer contributions, so if you use the 3% matching rule, and you earn enough to fully match employee contributions, you can put in up to \$26,000 per year (or \$32,000 if you’re 50 or older).

Alternatively, you could contribute 2% of each eligible employee’s compensation each year, up to a maximum of \$5,600, regardless of whether the employee contributes. Contributions to your

employees are tax deductible.

“Owner-only” 401(k) plan: If you have no employees other than your spouse, you can establish an “owner-only” 401(k) plan, which functions similarly to a 401(k) plan offered by a large employer. Between salary deferral and profit sharing, you can contribute up to \$56,000, in pretax dollars, to your owner-only 401(k), or \$62,000 if you’re 50 or older. Like a SEP-IRA and SIMPLE IRA, a 401(k) provides the potential to accumulate tax-deferred earnings.

However, you could choose to open a Roth 401(k), which can be funded with after-tax dollars. With a Roth 401(k), your earnings can grow tax-free, provided you’ve had your account at least five years and you don’t start taking withdrawals until you’re at least 59-1/2.

Which plan is right for you? The answer depends on several factors, such as whether you have any

employees and how much money you can contribute each year. But all the plans mentioned above are generally easy to establish, and the administrative costs are usually minimal.

Most important, any one of them can help you build some of the resources you’ll need to enjoy the retirement lifestyle you’ve envisioned. To select an appropriate plan, you may want to consult with your tax and financial advisors.

In any case, don’t wait too long. Time goes by quickly, and when you reach that day when you’re a “former” business owner, you’ll want to be prepared.

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Submitted by Edward Jones.

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WINE & DINING

7 healthy hacks for homemade school lunches

Tom Christensen
County of San Diego
Communications Office

You’re rushing off to work in the morning and still have to find time to make a doctor’s appointment, sign permission slips for a field trip and drop the children off at school. Oh, and find time to pack the kids’ lunches?

You might think the easy option is to grab a prepackaged lunch or whip together a peanut butter and jelly sandwich and toss it in with a bag of chips and a snack cake.

But we’ve got some tips from the County Health and Human Services Agency’s nutrition manager Naomi Billups that will help you make lunches that are nutritious – and quick and easy.

Here are seven healthy hacks for school lunches that will help you pack a lunch with food your children will eat but avoids unhealthy fats, sugars and sodium.

Healthy Hack #1: Avoid sugary drinks

Instead of packing a juice box or soda, try cutting up a few slices of fruit and adding them to water in a reusable bottle. If you use frozen fruit, it will even act as a natural ice cube. It’s recommended that school-age children drink between six and eight 8 oz. servings of water a day.

Healthy Hack #2: Give ‘em variety

Maybe you skip packing a

sandwich all together some days and instead pack a variety of healthy snacks such as low-fat cheese cubes or string cheese, nuts, granola, veggie sticks with a low-fat dip or reusable sandwich bag of fresh fruit (you can squeeze a little bit of lemon or lime on fruit slices to keep them from browning).

Healthy Hack #3: Time to freshen up

Packing a fruit cup or fruit snack is not the worst thing you can do but swapping that out for a whole piece of fruit or bags of fruit slices is a much better option. You’ll avoid any chance that fruit cup contains heavy syrup (aka sugar) or preservatives. A whole apple, peach or banana, cut up cucumbers or colorful peppers or a bag of blueberries or strawberries ensure a powerful punch of vitamins and nutrients at lunchtime.

Healthy Hack #4: Make food fun

Get out the cookie cutters! Cutting food into shapes can make them fun to eat for younger children. If you’re introducing a new food to their lunch, first send a sample size portion and encourage them to try it out.

Healthy Hack #5: Swap the spread

Swap out the mayonnaise in sandwiches for something healthier. Find out what your child likes and substitute it for the mayo. You can use low-fat yogurt, sour



cream, avocado, mustard or even hummus. If your child likes peanut butter and jelly sandwiches, you can swap out the jelly for fresh fruit. Cut up the fruit and mash it with a fork before spreading on the sandwich and eliminate the sugars and reduce the calories of using jam or jelly.

Healthy Hack #6: Imitation and imagination

If your child has a favorite store-bought item they really like, there’s usually a way to make a

homemade version that healthier and usually cheaper. If they like the lunch packs that come with crackers, cheese and some lunch meat, for example, you can fill your own bento box or snack container with divided sections of whole wheat crackers, cut up peanut butter and banana sandwich squares and low-fat cheese with some fruit for dessert.

Healthy Hack #7: Wrap it up

Instead of using traditional white bread on a sandwich, use a whole grain tortilla and wrap it up. Whole grain tortillas are higher in fiber and usually lower in calories. You can also try one of the many flavored tortillas such as spinach or sun-dried tomato to give it a colorful appeal and pack in even more nutrients.

COLBURN

from page D-4

Colburn produced, hosted and directed an international travel series, “Takeoff with Ashley Colburn,” which was filmed in 25 countries on six continents.

The first series that Colburn produced with Ashley Colburn Productions was “Wonders of Croatia,” a seven-part travel series that covered the main tourist regions of the country. The filming sparked in Colburn a genuine fondness for Croatia.

“Croatia stole my heart back in 2009 when I arrived for the first time to film my first TV travel show, “WOW Croatia.” From that moment, I knew Croatia would be a part of me forever.”

In 2010, Colburn received her first Emmy Award for “WOW Croatia.” During her acceptance speech she dedicated the award to the people of Croatia. “They’re the ones that made the show really spectacular,” she said. “It was an honor to be able to represent them...”

Also in 2010, Colburn was honored for “WOW Croatia” with the Zlatna Penkala Award (Golden Pen Award) from the Croatia National Tourism Board. This remarkable video highlights various elements of Croatia including cathedrals, castles, monuments, cuisine, artisan works and natural wonders. It is a charming and inspiring portrayal of Croatia.

Colburn won a second Emmy Award with, “Wonders of the World: Machu Picchu,” a documentary that detailed the Lost City of the Incas on the 100-year anniversary of its rediscovery.

“It was such an honor to visit Machu Picchu and produce a documentary about its history,” said Colburn. “Words cannot explain how remarkable the ruins are and what an accomplishment it is to visit such a place. Machu Picchu is truly a wonder of the world!”

In 2012, Colburn took Silver in

the Society of American Travel Writers “Lowell Thomas Award” competition for her video, “Takeoff Thailand,” which was produced for WealthTV. This honor placed her in the company of travel experts such as Rick Steves and National Geographic Traveler.

The Ashley Colburn Productions letterhead states: “producer. host. travel expert.” As you can see, she is all of that. But, Colburn is also a singing star. Recently, she had the chance to stretch her vocal skills when she was featured on a Croatian television series called “Zvijezde Pjevaju” or “Singing with the Stars.” (The Croatian version of “Dancing with the Stars.”)

The show’s producers paired her with Bojan Jambrošić, a Croatian pop singer. Colburn said she was “blessed” to have him as a singing partner. Colburn sang beautifully – and with passion – in the Croatian language. Only one singing duo placed higher in the competition than Colburn and Jambrošić. The shows were taped live every Saturday night, prime-time on Croatia National TV (HRT).

“It was really the time of my life! Now that the show is over, I am recognized everywhere that I go, so the show was very popular.”

Always on the move, Colburn and Jambrošić have just completed a music video where they sing “Zadnja Stanica,” an original song written primarily for them after the “Zvijezde Pjevaju” show. This delightful video also highlights some of the charming and lovely areas of Croatia, and is sure to bring a smile to your face. Colburn produced the music video and has already been asked to produce other videos for professional singers. The production has become a hit, and Colburn and Jambrošić have been invited to sing at several festivals.

Involvement in Fallbrook musical groups prepared Colburn for her singing debut. As a youth she sang in CAST productions, and also in her

church choir. At Potter Junior High she was a member of the Concert Choir and Show Choir.

Colburn is the daughter of veterinarian Dr. Steven Colburn and his wife Karen. Even as a youth she excelled. She showed her sheep, steer and swine at Del Mar and local competitions, as a member of 4-H, from the fourth grade through her senior year at Fallbrook High. She was also a 4-H all-star and state ambassador. For four years she served as a writing intern for the Fallbrook Village News.

Debbie Ramsey, managing editor (now retired) of the Village News, made a comment to me when Colburn’s internship at the newspaper had come to an end.

“I wish I could clone Ashley Colburn. She is a talented writer, has a solid work ethic, is positive and responsible.”

Ramsey also mentioned that people enjoyed talking with her – she has a gift of making people feel at ease.

Ashley Colburn is a remarkable woman who is leading a remarkable life. She has over 50 videos on the internet – probably more. Poised and confident, she appears to feel at ease equally on the stage and in front of the cameras. Not forgetting her roots, this kind and considerate woman moves ahead in a flash of energy. Bravo Ashley!

Ashley and Bojan’s music video may be viewed online at: <https://www.youtube.com/watch?v=Wiw3x7B8YqE>.

More information is available at: www.ashleycolburnproductions.com and www.ashleycolburnscroatia.com.

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Ashley Colburn and Bojan Jambrošić perform onstage in “Zvijezde Pjevaju” or “Singing with the Stars.”

Bottaia Pool and Cabine Club has new offer for locals

Jeff Pack
Writer

For wine lovers who don't have a pool at home, Bottaia Winery's newest offer might be just the thing. Created for locals, the winery's new Pool and Cabine Club is offering a \$250 per month membership that gives members unlimited use of the pool for the member and a guest age 4 and older. They also get an Italian-style cabine and two chaise lounge chairs – and of course, a glass of their signature white sangria for two adults on each visit. Guests ages 3 and younger can come in for free. Bottaia Winery is at 35601 Rancho California Road in Temecula. Visit www.bottaiawinery.com.

Monte De Oro to host blind tasting event.
From 6-8 p.m. Friday, Aug. 16, Monte De Oro Winery will host a blind tasting of petite sirah. The winery's 2015 Petite Sirah was recently awarded a double gold medal, a 98 Point Rating, was named Best Red Wine in the Southern California Region and best petite sirah in all of California – so they've decided to put it to another test. The Monte De Oro staff has collected the best varietals from varying regions to put together an all-star tasting event. In a blind tasting, tasters won't know who makes the wine they are tasting and are asked to judge each of the wines. Tickets are \$75-\$80 each and available at www.shop.montedeoro.com.



Locals can guarantee their spot at Bottaia Winery's new Pool and Cabine Club by becoming a monthly member – it's a great way to beat the heat. Jeff Pack photos

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Monte De Oro Winery is at 35820 Rancho California Road in Temecula.

Callaway Winery has Heart Love Alive.
The Los Angeles-based Heart tribute band, Heart Love Alive, recreates the music, vocals, energy and spirit of Ann and Nancy Wilson, and the band, Heart. They will be performing Heart's greatest hits of the 1970s and '80s, and the six-piece band is packed with top professionals. The show starts at 7 p.m. Friday, Aug. 16, at Callaway Vineyard and Winery, 32720 Rancho California Road in Temecula. Food for sale via the Devilicious Food Truck. Beer and wine available for purchase. Tickets are \$25-\$28, non-refundable and available at www.callawaywinery.com.

Can you handle the Big Truth?
Somerset Winery is fast becoming one of the funnest spots in Temecula Wine Country, and audiences can find out personally if they swing by Saturday, Aug. 17, when local rockers Big Truth perform. The band will be onstage from 6 to 9 p.m. at the winery located at 37338 De Portola Road in Temecula.

General Manager Ken Zignorski stands with Monte De Oro's award-winning 2015 Petite Sirah which will be mixed into an all-star lineup of Petite Sirahs during a blind tasting event this weekend.

Tickets are \$20 for non-wine club members and \$15 for wine club members. Visit www.fazellicellars.com.

Who doesn't love a free movie?
Everyone loves a free movie, especially when it's shown by the lakeside on a warm summer night. That's why Vitagliano Winery in Temecula is offering the free movie night entry when guests RSVP that they are going to the event on Facebook and text the word "movie" to (951) 800-7773. The movie, which will be voted on by people interested in attending, will be shown on a 25-foot outdoor movie screen. Vitagliano will be showing biweekly outdoor screenings of various films all throughout the summer. The doors open at 6:30 p.m. Tuesday, Aug. 20, and the showtime will vary, at this event and upcoming, depending on when the sun sets.

There will be wine and food available for purchase. Vitagliano Winery is at 36101 Glenoaks Road, Building D, in Temecula. Visit www.vitaglianowines.com.

Tacos and wings?
Akash Winery and Vineyards knows what visitors want. From 4-8 p.m. on Tuesdays, the winery is offering tacos for purchase and from 4-8 p.m. on Wednesdays, they can grab some wings. Now, all they have to do is decide which night to attend. Wine by the glass and bottle sales are available after 5 p.m., no seated tastings after 5 p.m. Wine club discounts apply to wine purchases only. These events are for ages 21 and older only. Akash Winery and Vineyards is located at 39730 Calle Contento in Temecula. Visit www.akashwinery.com.

Peltzer appeals to the locals
Not to be outdone by their new northern neighbors, Peltzer Winery offers Wine Wednesday, featuring Q's Tacos from 3-8 p.m. Wednesday, Aug. 21. There's also something for the smarties out there, as the winery also hosts Trivia Night Thursday, Aug. 22. During the Wine Down on Wednesday, John Rankin will be performing from 5-8 p.m. During the summer, they host the event every Wednesday featuring extended Crush House hours, live music, discounted wines and food truck delights. If visitor want to try and bring home some cold, hard ... gift cards ... bring a group to Trivia Night on Thursday starting at 6 p.m. for the free competition that awards the top three teams \$25, \$50 and \$100 in plastic cards that equal money at the winery. Competitors are going to want to make sure to bring some friends that know about sports, movies, TV, literature, geography and pop culture. The event is for ages 21 and older only. RSVP on the event's page on Facebook so the winery knows who is coming. Peltzer Winery is at 40275 Calle Contento in Temecula. Visit www.peltzerwinery.com.

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Oak Grove Center introduces competing judges for So-Cal Chef Open



All chefs competing in the annual So-Cal Chef Open Aug. 26 pose for a group photo during a meet-and-greet event at the Truax Building in Old Town Temecula, July 31.

Jeff Pack
Writer

The Oak Grove Center hosted a media day and competing chefs meet and greet Wednesday, July 31, at the Truax Building in Temecula to preview the annual So-Cal Chef Open planned for Aug. 26 at Pechanga Resort Casino.

More than 650 people are expected to attend the event which pits up-and-coming chefs against experienced chefs from the region against each other to compete for the coveted Pinnacle Award and People's Choice awards.

E.A.T. Temecula Chef Leah Di Bernardo leads a group of judges that includes Daragh Matheson, executive chef of Leoness Cellars; Josh Kopelman, editor of Dining Out San Diego; Chef Dean Thomas and Chef Rosie O'Connor of PrOVECHO Grill.

Competing chefs this year include Chef Kenneth Danko of Devilicious Eatery; Chef Steven Moore of The Trendy Chef; Chef de Cuisine Armando Cota of Avensole Winery; Chef J. Rivas of LatitudebyJR; Chef Angel Tapia of Tap's Taco Catering; Executive Sous Chef Luis Ortega of Westside Cafe-Grill; Chef Martin Corso of The Chef's Grille; Chef Daniel Johnson of The Naughty Pig; Chef Kevin Grant of Oak Mountain Winery; Chef Rachel Siripakdi of The Bamboo House Asian Bistro; Chef Andres Casillas of Tacos Express; Chef Giampi Giammanco of Il Tramonto Ristorante; Chef J. Wayman Wells of New Birth Heart and Soul Café; Chef Pete Lent of Pete's Firehouse BBQ; Chef Andy Churchill of 8Bit Brewing; Chef Dylan Soro of Soro's Mediterranean Grill and Executive Sous Chef Sterling King and Chef Matthew Steffen of Cork Fire Kitchen.

The event benefits Oak Grove Center, the residential education and treatment center for children with psychological, emotional, behavioral problems and special needs.

Proceeds from the So-Cal Chef Open specifically help the vocational and culinary programs at Oak Grove, including Culinary Creations is a vocational program that now is located in the Truax Building in Old Town Temecula.

"Oak Grove provides care for at-risk and special needs youth and their families through building character and instilling hope," Oak Grove CEO Tammy Wilson said. "The Culinary Creations program at Oak Grove is one of the many programs that allow youth to apply skills they have embraced, skills include customer service, responsibility and teamwork."

Tickets for the So-Cal Chef Open are \$40 for individuals and \$75 for couples and are available online at <https://interland3.donorperfect.net/weblink/weblink.aspx?name=E232316&id=92>.

Jeff Pack can be reached by email at jpack@reedermmedia.com.



Guests enjoyed specialty beverages at the So-Cal Chef



So-Cal Chef Open Lead Judge and E.A.T. Temecula Chef Leah Di Bernardo talks about the spirit of competition between chefs during the event.



A VIP guest tastes some of the offerings at the So-Cal Chef Open meet-and-greet event.



Macarons, prepared by Culinary Creations, are available to guests at the So-Cal Chef Open meet-and-greet event.

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Wine Country Events Calendar

FRIDAY, AUGUST 16	
11 a.m. to 5 p.m.	Craft Faire, Maurice Car'rie Winery
1-2:30 p.m.	Behind the Scenes Wine Tour, South Coast Winery
3-5:30 p.m.	Happy Hour, Vineyard Rose, South Coast Winery
5-8 p.m.	Live Music, John Rankin, Cougar Vineyard and Winery
5-9 p.m.	Live Music, Masia de la Vinya
5:30-7:30 p.m.	Live Music, Carlson and Clark, Callaway Winery
5:30-8:30 p.m.	Festa Europa with Kanan Road, Europa Village
6-9 p.m.	Live Music, Lauren Arasim, Avensole Winery
6-9 p.m.	Live Music, Mickie Arnett, Miramonte Winery
6-9 p.m.	Live Music, Endeavor, Lorimar Winery
6-9 p.m.	Live Music, Alex and Esther, Lorimar Winery in Old Town
6-10 p.m.	Live Music, Midnight Satellites, Bel Vino Winery
7:30-10 p.m.	Shakespeare in the Vines, "Othello," Baily Winery
SATURDAY, AUGUST 17	
11 a.m. to 5 p.m.	Craft Faire, Maurice Car'rie Winery
Noon to 4 p.m.	Live Music, Kings of Karma, Bel Vino Winery
Noon to 4 p.m.	Live Music, Jill and Leo, Masia de la Vinya
1-4 p.m.	Live Music, Shea Givens, Avensole Winery
1-5 p.m.	Live Music, Gil Guillen, Fazeli Cellars
3:30-5:30 p.m.	Happy Hour, Vineyard Rose, South Coast Winery
6-9 p.m.	Live Music, JD Priest, Miramonte Winery
6-9 p.m.	Live Music, Robert Simon, Avensole Winery
6-9 p.m.	Live Music, Midnight Satellites, Lorimar Winery
6-9 p.m.	Live Music, Timothy Chafin, Lorimar Winery in Old Town
6:30-11 p.m.	Salsa Night at Fazeli Cellars
7:30 -10 p.m.	Shakespeare in the Vines, "Othello," Baily Winery
SUNDAY, AUGUST 18	
11 a.m. to 2 p.m.	Brunch Specials at Meritage Restaurant, Callaway Winery
11 a.m. to 5 p.m.	Craft Faire, Maurice Car'rie Winery
11:30 a.m. to 2:30 p.m.	Dog Day Sundays, Carol's Restaurant at Baily Winery
Noon to 4 p.m.	Live Music, Black Rock Candy, Bel Vino Winery
Noon to 4 p.m.	Live Music, Carlson and Clark, Masia de la Vinya
1-4 p.m.	Live Music, ShaShaty, Europa Village
1-4 p.m.	Live Music, John Lowery, Avensole Winery
1-4 p.m.	Live Music, Midnight Satellites, Lorimar Winery
1-5 p.m.	Live Music, Jillian Calkins, Fazeli Cellars
2-5 p.m.	Live Music, Don Brennan, Cougar Vineyard and Winery
3:30-5:30 p.m.	Happy Hour, South Coast Winery
5-8 p.m.	Live Music, Bodie, Lorimar Winery
7:30-10 p.m.	Shakespeare in the Vines, "Othello," Baily Winery

UPCOMING EVENTS:
Aug. 23 is 80s Night at Bel Vino Winery from 6-10 p.m.
Aug. 26 is Movie in the Wines, "The Secret Life of Pets," at Lorimar Winery.
Sept. 12 is Wine and Dogs at Cougar Winery.

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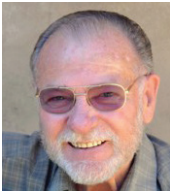
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Real Estate with Deep Roots



Overlooking the New Monserate Vineyards

Welcome to this highly upgraded, single story home overlooking the new Monserate Vineyards. Perfect home for easy living & entertainment with beautiful upgrades, all within 2,673 square feet of living space. Entering through a private gated courtyard, you are greeted with a custom front door, complimented with etched side glass windows. 3 bedrooms, his & her bathrooms, a guest bath with jacuzzi tub, and a half bathroom. So much more. See it before it the opportunity passes!

Offered at \$749,000

Giddyup! Rare Opportunity!

Single level home w/guest house, pool & horse facility plus easy access to Santa Margarita River Valley Trails. Property features large circular driveway accommodates horse trailers & RVs. Enjoy the view from the patio in the comfort of the spa. Relax around the pool and entertain guests in their private pool/guest house. Private & Peaceful 4.38 acres w/ easy access to downtown or I-15. Offered at \$699,000

Donna Shanahan
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donna@cbvillage.com
DRE# 01193680

ALREADY PENDING

REMEMBERING THE OLD NEIGHBORHOOD

This home brings back memories located on a quiet tree-lined street with room to play on summer afternoons. Large .43 acre lot perfect for gardening and fruit trees. Comfortable single story 3BD, 2BA home. **\$480,000**

LORENE JOHNSON
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Marketing Fallbrook for 35 Years
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Perched atop a private drive in Pauma Valley Country Club Estates, this architecturally superb estate embraces the Pauma Valley lifestyle. Surrounded by mature landscaping, the grand 4262 sq.ft. home blends luxury with a warm ambiance and provides 3BD + office, 3BA and spectacular views.

Offered at \$1,125,000

2019 Transitional Ranch home custom built by Youngren Construction of Fallbrook. This beauty offers quality, 2.13 oak studded acres, views, a 928 s.f. Trex deck, wood tile flooring throughout, 3250 sf, 3 large BD, 3BA, large laundry/craft rm, ofc/dining or 4th BD w/custom barn doors, Dacor appls, stone fplc, hand hewn beams, horses welcome. Owned Solar & so much more! Abundant storage under the home.

Offered at \$1,049,000

Gorgeous & spacious single story estate home on 1.73 acres with exquisite views of surrounding mountains & valleys in desirable Winter Haven area. 4BD/2.5BA with 3,562 sq.ft. Parcel may be ideal for a guest house or workshop. Spacious light & bright kitchen. 3 car garage, RV parking.

Offered at \$849,000

Call Tom Van Wie
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I have the Keys to Unlock the Door to your new Home.

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Welcome to Gird Valley

Wonderful view home with privacy galore. Surrounded by trees and birds, enjoy sitting on the deck amidst the fragrance of blooming trees. 2BD with office. Cozy fireplace in living room, hardwood floors, tile in kitchen & baths, plenty of storage. 2 years new roof, upgraded AC. **\$523,900**