

22727 Maple Avenue, Torrance, CA 90505
Email: nhnewsletter@yahoo.com
Editor: Delia Garnes

HOA Board of Directors (Dec.) Updates

Architectural

Painters are working on Building #306. They have completed several touch-up requests.

Gary Smith, Architectural

BREAKING NEWS

All interior group meetings are CANCELLED due to uptick in Covid-19 cases and subject to Covid protocols. Meetings will be rescheduled, and emails will be sent out alerting Residents.



Secretary

Thank you to the office staff, Lynette for all her hard work throughout the year. She's always available and diligent in her work ethic. Thank you to our staff for keeping New Horizon maintained.

Thanks to the Volunteers:

- Thank you to Solange Koblizek who volunteers in the office and keeps the insurance files updated, maintains office files and keeps us ahead of the daily tasks.
- Thank you to Annette Leroux who makes the insurance calls to residents requesting updated certificates.
- Thank you to Delia Garnes, who stepped up and is keeping the Newsletter going.
- Thank you to all the newsletter staff from record keeping, labeling, route database and distribution, and delivery to the Post Office.
- Thank you for the numerous other volunteers we rely on throughout the year to get things accomplished.

Please drop by and complete these forms (if you have not done so):

- Age Verifications are still not completed by all. Final push to get everyone's data returned. We will be calling the remaining missing forms in the coming weeks.
- The Statuary Owner Disclosure statement is still in the works.
- Homeowners Profile was sent out from Horizon Management – Please complete and drop off at the office.

Please do your part and keep your files up to date.

Sandra Spann, Secretary

Place Your Order for Free At-Home COVID-19 Tests

[Link is live now.](#)

www.usps.com/covidtest

By Delia Garnes

Welcome to the Los Angeles County Household Hazardous Waste Collection Program

The Household Hazardous Waste Collection Program gives Los Angeles County residents FREE and convenient ways to dispose of unwanted items that cannot be thrown in the regular trash. See collection schedule below. Household Hazardous Waste (HHW) is any product labeled toxic, poisonous, combustible, corrosive, irritant, or flammable. Some examples include antifreeze, batteries, cleaning supplies, unused non-controlled pharmaceuticals, fluorescent light bulbs, TVs, computers, and cell phones. By law, these products must be properly recycled or disposed of at a hazardous waste facility.

<https://dpw.lacounty.gov/epd/hhw>

City of Torrance HHW Collection Event

Date:	2/6/2022
Time:	9:00 AM -- 3:00 PM
Recurrence:	None
Location:	Torrance Courthouse, 825 Maple Ave, Torrance, 90503
Documents	

Board Meeting Minutes: 12/15/21

CALL TO ORDER

The board meeting was called to order at 2:01^{PM} by Peter Wu, Vice President. The meeting was held in person and via Zoom.

MEMBERS PRESENT

All Board Members were present, including Roy Nelson & Xochtle Esquerdo (Horizon Management)

MEMBERS ABSENT

Maggie Pagan President
Diana Wilkins Resident/ Orientation

MINUTES

MOTION (PW/ TK) to approve the November 17, 2021, Board Meeting minutes as submitted. All in favor; motion carried.

REPORTS

Elections Committee. Martha Holger provided a report. Sandra Spann, Tom Kasterko, Gary Smith, Mary Lee Lombardi, Diana Wilkins, and Peter Wu have submitted their candidacy notice. The next election will be for a reduced number of Board Members from nine (9) to seven (7) members. Four (4) of those candidates with the highest number of votes will serve a two (2) year term, the remainder elected board members will serve a one (1) year term. There is one remaining vacant seat which may be filled by a member appointed by the newly elected Board.

Monarch Landscape. Sergio Hernandez provided an update regarding the irrigation systems related to a valve repair at golf course. The irrigation controllers were shut down due to rain and will remain shut down until weather improves. Sergio also provided an updated regarding hedge trimming, cleaning of the trash enclosures and debris; mowing scheduled to a couple of times of weeks due to slow growth during the winter season.

Horizon Management. Roy Nelson provided a report regarding the Annual Meeting, balcony deck repairs, asphalt repairs, and drain line repairs.

MOTIONS

Renewal of Master Insurance

MOTION (ML/ SS) for New Horizons South Bay Association Board of Directors to approve the expenditure not to exceed the amount of \$311,475 from the operation funds for renewal of the 2022 Master and Earthquake insurance premium with Prendiville Insurance Agency. Note: The renewal does not include the policy for Workers Compensation. All in favor. Motion carried.

Underground Sewer Line Replacement – Building 517

MOTION (TM/ GS) for New Horizons South Bay Association Board of Directors to approve the expenditure not to exceed \$20,000 out of the sewer replacement funds, for KLM General Engineering Contractors to conduct the underpinning footings in Building 517, including engineering design, permit submittal/acquiring, machine mobilization, inspection, and permit fees, by striking \$20,000.00 and inserting \$28,281.01 that was previously at the September Board Meeting. All in favor; motion carried.

Employee Salary Increases

MOTION (ML/ HL) for New Horizons South Bay Association Board of Directors to approve the annual cost of the living adjustment for the staff at an average of 3% salary increase effective on January 1st, 2022. All in favor. Motion carried.

Conservation Club Gift – Benches

Motion (TK/ HL) for New Horizons South Bay Association Board of Directors accept a gift of four (4) recycled plastic benches from the New Horizons Conservation Club for a total amount of gift is \$2,013.71. All in favor. Motion carried.

EMERGENCY MOTION

Excavation of Sewer Line – Building 305, 306, and 307

MOTION (TK/ ML) for New Horizons South Bay Association Board of Directors to approve the expenditure not to exceed the amount of \$15,000 from sewer reserve funds for Finley's Tree & Landscaping excavation, shoring and backfill of approximately forty (40) feet of sewer line near buildings #305, 306 and 307 to make way for a sewer line replacement. All in favor. Motion carried.

BOARD OF DIRECTOR REPORTS

Reports were given from the following Departments/ Board Members:

- Architectural - Gary Smith
- Buildings & Pools - Tom Kasterko
- Clubhouse - Heather Lamont
- Grounds Maintenance - Linda Crickmore
- Treasurer - Mary Lee Lombardi
- Secretary - Sandra Spann
- Vice Chairman - Peter Wu

REPORTS

Reports were given from the following committees:

- **Civic Affairs Committee** – Heather provided the report on behalf of Julie Dojiri. As of December 14, 2021, new district plan and map was approved. The reason for the new district planning is to maintaining life safety response, theft crime, keeping parks clean. Torrance City Council approved conducting meetings virtual meetings.
- **Newsletter Update** – Sandy Spann stated that there is no report. The next newsletter edition will be December 27, 2021. The newsletters are still being done once a month.
- **Airport - Kathy Cohen-Lindberg** – No report available.

OPEN FORUM

The meeting was opened to member comments.

ADJOURNMENT. There being no further business, the workshop adjourned at 2:48^{PM}

Submitted by Xochtle Esquerdo of Horizon Management



FREE tax preparation by IRS trained volunteers to prepare Federal & CA returns. **BY APPOINTMENT ONLY**, no walk-ins. Register online at www.taxaide-southbay.org or call 310-32-5918 for information. Monday & Wednesday only from February 2 - April 28th, 9:00^{AM} – 2:30^{PM}. AARP membership not required.

By Julie Dojiri, Civic Affairs Chair

When will it end? By Teri Sforza

Experts weigh in on how long we'll have to deal with COVID-19

"As long as any of your readers are alive, we'll have some form of COVID," said Andrew Noymer, an epidemiologist and demographer at UC Irvine, whose crystal ball on the pandemic has been unnervingly accurate. "That's not to suggest we're going to have half a million deaths a year and clog emergency departments. Things will settle down, mostly on the back of a million dead Americans who can't die twice, disproportionately people who lost the genetic lottery and have some cell receptor that's particularly interactive with this virus.

"But COVID is going to be here," he said. "There won't be masking orders coming down from the government, but some will have masks dangling from their rear-view mirrors for the rest of their lives."

As the omicron variant's stunning infectiousness sends case counts soaring, some glass-half-full experts opine it may push us more swiftly from pandemic to endemic, which, translated, means morphing from pants-on-fire emergency to persistently annoying background noise.

What is clear is that, unlike SARS and MERS, SARS-CoV-2 is efficiently transmitted from human to human, which makes elimination problematic. "Berkeley's Swartzberg expects that, in the long term, vaccines will protect us from serious illness, and we'll come to accept getting a cold from it. "Still," he said, "I suspect I'll never be on public transportation again without a mask."

'Like the flu'

The flu is endemic. That means it's always there. "In general, endemicity can come about from several factors," he said, "such as high rates of vaccination and prior infection conferring a significant amount of immunity in the population as well as lower transmissibility of a virus. However, for COVID, the omicron variant is more infectious than prior variants and is reinfecting people who previously had COVID months back.

"Likewise, studies indicate that our current vaccines are less effective against omicron versus other variants," he added by email. "But worse, a substantial portion of the globe is unvaccinated or under-vaccinated, and response policies vary greatly throughout the U.S. and the world. Altogether, these are not good signs for the coronavirus endemicity in the immediate future."

"Endemicity does not mean COVID just becomes another flu; it means CO-VID becomes endemic CO-VID," he said. "There will be 1 million dead, give or take, by the time the two-year anniversary of COVID in this country rolls around. The flu kills 60,000 Americans in a bad year. That's terrible, it's 60,000 souls, but in the realm of terrible things, flu is not really that bad. And so, the argument that COVID is just another flu gets me anxious." "Ask the 830,000-plus dead Americans if this is just like the flu," Swartzberg said. "And what about those suffering from 'long COVID'? Have you heard of 'long flu'?"

No long-term predictions

The virus is definitely not "just the flu," Carpiano said. The analogy may help people understand how COVID-19 could, at some point, become endemic in terms of case prevalence and annual variability — that is, some years much worse than others — but to think of the coronavirus as akin to flu in terms of infectiousness and severity is misguided, he said.

"We are still figuring out the health consequences of long COVID, which afflicts a substantial portion of CO-VID sufferers," Carpiano said. "If we know anything about COVID, it is that it is difficult enough to predict what will happen just in the short-term, like this time next year. Certainly, COVID will not be eradicated like smallpox, but, as a general rule, no one should be making long-term predictions."

Submitted by Judy Foster



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By Julie Dojiri, Civic Affairs Chair

Rest In Peace, AL ZIRKES

12/10/1935 – 1/10/2022



My husband Al recently passed away of complications of Alzheimer's Disease. He served as Insurance Committee Chair in 2009 – 2010. Part of his responsibilities were to do the Employees Safety Meetings. Teaching the employees safety practices. To this day the staff under Tony Rodriguez were fond of him and had great respect for him.

He also liked to play Bridge. For several years, he and his partner placed 1st in the Round Robin game here at New Horizons. He also liked to play Scrabble. He was friendly and loved to walk making new friends along the way. When he started to lose to his way, he lived in a Memory Care Residence for his own safety for two years.

Al, to new adventures in the sky and reuniting with old friends and colleagues, including the astronauts you worked closely with as a Radiation Safety Specialist.

Shelley Zirkos

ATTENTION ALL POTENTIAL LANDLORDS

From: Nick Blaney



I have a current New Horizons resident looking for a **DOWNSTAIRS OR BUNGALOW UNIT** to lease. This man and Mother, both in excellent health, are in desperate need of a replacement residence. They have been and will continue to be exemplary tenants for your property for many years to come. **There will be no commission for me to place this tenant. It is my honor to serve them and to find you an excellent tenant.**

Call Nick Blaney (310) 386-5415 or email me at nickblaney1@gmail.com



Staff Kudos

Residents, let your voices be heard.

In 2022, a new program allowing resident feedback on staff's good deeds and comments on how we can improve performance.

We will have **KUDOS** cards that can be filled out thanking the employees on a fine job or above and beyond tasks completed. On the flip side, let's let them know where there is room for improvement.

Tell us your thoughts, names need not be mentioned, and the community will benefit from your input.

Kudos Forms can be picked up at the Administrative Office. Sample attached.

Thank you for you cooperation.

Administration
New Horizons South Bay



- Outstanding
- Commendable
- Satisfactory
- Needs Improvement
- Unsatisfactory

Resident Name: _____

Building: _____ Unit: _____

Date: _____

Staff name: _____

Task(s) Performed / Comments:

Golf course closed Mondays
until 2:00PM

February 2022

HOA FEE \$457.00

Sunday

Monday

Tuesday

Wednesday

Thursday

Friday

Saturday

Join Zoom Board Meeting:
<https://us02web.zoom.us/j/85226001552?pwd=QnJIUVhmVlpLY3pmWDJYY1U5WkFwQT09>
Meeting ID: 852 2600 1552 / Passcode: 481057



Dial by your location
(213) 338-8477 US (Los Angeles)
Meeting ID: 852 2600 1552
Passcode: 481057

All interior group meetings are CANCELLED due to uptick in Covid-19 cases and subject to Covid protocols. Meetings will be rescheduled, and emails will be sent out alerting Residents.

<p>1 10:00AM - Exec. & Rules 10:15AM - Personnel 1:00PM - Bldgs. & Pools</p>	<p>2 8:30AM - Men's Golf 10:00AM - Architecture (Lounge) </p>	<p>3 9:00AM - Ladies' Golf</p>	<p>4 9:00AM - Recyclables </p>	<p>5</p>		
<p>6 1:00PM - 4:00PM Art Club - (Ceramics Room)</p>	<p>7 Noon - 4:00PM Bridge Club - (Town Hall) 1:00PM - Women's Get Together (Picnic Area behind Clubhouse)</p>	<p>8 11:00AM - Clubhouse 6:00PM - BUNCO (Lounge)</p>	<p>9 8:30AM - Men's Golf 9:00AM - 1:00PM Ceramics Club 2:00PM - Board Workshop (Via Teleconference)</p>	<p>10 9:00AM - Ladies' Golf 2:00PM - BINGO! (Town Hall)</p>	<p>11</p>	<p>12</p>
<p>13 1:00PM - 4:00PM Art Club - (Ceramics Room) </p>	<p>14 Noon - 4:00PM Bridge Club - (Town Hall) </p>	<p>15</p>	<p>16 8:30AM - Men's Golf 9:00AM - 1:00PM Ceramics Club 2:00PM - Board Meeting (Via Teleconference)</p>	<p>17 9:00AM - Ladies' Golf 11:00AM - Conservation Club (Lounge) 6:00PM - Book Club (Lounge)</p>	<p>18</p>	<p>19</p>
<p>20 1:00PM - 4:00PM Art Club - (Ceramics Room)</p>	<p>21 Noon - 4:00PM Bridge Club - (Town Hall) 1:00PM - Women's Get Together (Picnic Area behind Clubhouse) </p>	<p>22</p>	<p>23 8:30AM - Men's Golf 9:00AM - 1:00PM Ceramics Club</p>	<p>24 9:00AM - Ladies' Golf 2:00PM - BUNCO! (Lounge) </p>	<p>25 7:00AM - Employee Safety Meeting (Lounge)</p>	<p>26</p>
<p>27 1:00PM - 4:00PM Art Club - (Ceramics Room)</p>	<p>28 Noon - 4:00PM Bridge Club - (Town Hall)</p>	<p>All interior group meetings are CANCELLED due to uptick in Covid-19 cases and subject to Covid protocols. Meetings will be rescheduled, and emails will be sent out alerting Residents.</p>				

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SPECIAL ELECTION EDITION

NEW HORIZONS SOUTH BAY HOA BOARD ELECTIONS



Important upcoming events:

February 25th

(Friday) Ballots will be mailed out to all owners

March 3rd

Meet the Candidates Night

(Thursday) 7:00^{PM}, in the event our Town Hall is still closed, this meeting will be on Zoom

April 8th

(Friday) To ensure your ballot is received and your votes counted, mail your ballot to The Inspectors of Election for receipt by this date.

April 12th

(Tuesday) Annual meeting 7:00^{PM} Election Ballots will be counted, and new Board members announced

The 2022 HOA Board candidates are:

Tom Kasterko
Mary Lee Lombardi
Gary Smith
Sandy Spann
Diana Wilkins
Peter Wu

Why your vote is important:

In 2021, the New Horizons Board of Directors voted to reduce the size of our HOA Board from 9 to 7 Directors. With this size reduction it was necessary to have everyone on the present Board resign in order to determine the term limits of the new Directors. The four candidates receiving the most votes will serve a two-year term, with the three remaining Directors serving one year. This will once again insure we have some Directors returning from the previous year.

With only six candidates for seven positions, the vacant Board position will be appointed by the new Directors.

Address or phone number change this past year? Please contact our office: (310) 325-3080

Email: admin@nhsb.org

Martha Hoegler
Election Committee Chairman

See Bios of Candidates on following pages:

MEET THE NHSB HOA BOARD CANDIDATES

MARY LEE LOMBARDI

Graduated William Paterson University Summa Cum Laude with a Bachelor of Science degree in accounting; sat and passed the CPA exam; worked in New York City as a CPA in a Regional Public Accounting firm for 15 years; served as Financial Controller of Cohen Brothers Real Estate Company; and was voted President of the Decorum Manhattan Credit Club, a prestigious credit group consisting of financial professionals.

In 2005, I moved West to New Horizons, I joined a small accounting firm in Torrance; I was active in the Cal CPA organization; and I Co-chaired the monthly LA County Discussion Group. In 2006, I was asked to consult and train the new accounting people hired by the Board of New Horizons and continued for many years reviewing the accounting records and training the accounting personnel. During this period, I assisted the Treasurers with the preparation of the annual budget preparing the many schedules that were required.

I was concurrently elected the Chairman of the Condo Improvement Club (CIC); supervised the Club's many fund-raising functions and the Club's funded capital improvement projects.

Last Year I was nominated to be the Treasurer on the Board of New Horizons. In this capacity, I am continuing to use my financial knowledge to ensure that New Horizons is fiscally responsible and transparent to the members of this community.

Since I moved in, I have used my energy and expertise to help our Association and will conscientiously continue to do so.



PETER WU



I moved to New Horizons seven years ago. I am a retired Engineer. I attended Stevens Institute of Technology, Hoboken, New Jersey, Massachusetts Institute of Technology, Boston, Massachusetts, and University of California San Diego, La Jolla, California. I have worked at Physical Sciences Inc., Andover, Massachusetts for 18 years, conducting government sponsored research for the Defense Department. I then joined Factory Mutual Research Corporation (FMRC), Norwood, Massachusetts in 1992 and was involved with fire research to promote fire protection for companies and facilities on behalf of the Corporation. I have been on the Board for the last 6 years and am involved with various parts of the HOA operation, including serving as Vice Chairman this past year. If elected, I will continue to work with my fellow Board members and move New Horizons forward, to be a healthy and vibrant community. Thank you.

SANDY SPANN

I moved to New Horizons in 2018 from Chicago after the birth of my first grandchild. Soon I became involved with the community's Newsletter and assisting in the administrative office. More importantly, I started making new friends in New Horizons. I am grateful for all that the community provides and glad to give back. Now a grandmother of three, New Horizons has become my extended family.

I have a degree in Architecture and History of Art and Architecture. I have worked in corporate America for over 40 years travelling extensively throughout the country. As a first year Board Secretary, I have assisted the Administration in standardizing formats and improving organization. I am always available to assist all the Board in every aspect and looking forward to another year of continued growth.



The Board goals include making NHSB the gold standard of senior living communities and I am committed to achieving our full potential.

TOM KASTERKO



I have been on the Board for 8 years and held the positions of Insurance (1 year), Architecture (2 years), Treasurer (4 years) and currently Buildings and Pools. A few of the major projects I started were the Clubhouse renovation, installation of new fences, sewer line cleanout for the entire community, installation of LED lights on sidewalks and buildings, installation of new wider gutters, repairing our sidewalks and the inspection and repairs of our decks. For years I and many others have been in favor of having a Property Management Company with an on-site Manager to properly run our association. Volunteers do not have the professional capacity to run this multimillion-dollar association.

My business as a subcontractor for 45 years involved working on projects such as new schools, hospital renovations, assisted living facilities and condos.

I am looking forward to finding out what it's like to be retired.

NOTE: Please return your ballot to the Inspectors of Election as soon as possible. Ballots will not be accepted at New Horizons Admin Office.

GARY SMITH

I was born in Oakland and grew up in the South Bay. Attended South High School in Torrance. Served four years in the Navy, including two years in Vietnam. I was married to my wife Judy for 53 years. We raised three sons and have four grandchildren. I built an international logistics company with my longtime business partner, which we eventually sold to FedEx. I moved to New Horizons, and I have been a resident for 21 years. I have served a total of eight years as a New Horizons Director including Architecture Chairman, Vice Chairman, and Board Chairman. I look forward to being a part of the new Board.



DIANA WILKINS



I am a California native who has spent the majority of my life in the greater Los Angeles area.

After graduating from Burbank High, I started my career in the mortgage business working my way from being a loan processor to the Vice President of a firm over the 40-year span. Most recently, I continue to work remotely with a Seattle-based company assisting with their customer service. Both jobs rely heavily on my ability to be a good listener, assist in problem solving and work within rules and regulations to serve everyone at the highest degree. While I enjoy traveling a few times a year, I am most happy to come home to New Horizons. I moved here over 8 years ago and am so grateful to have found a home with such a strong sense of community. As a Board Member I hope to grow the welcome spirit and belonging that was extended to me

and build on the quality of life we all value by addressing your needs. Thank you for your consideration. I look forward to serving our community.

NOTE: Each household has seven (7) votes in this election. You may choose to give one candidate all seven (7) votes, or you can spread your votes among all the candidates as you see fit. Full instructions will be included in the election package mailed to each household.

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| \$0 Primary care physician visits | \$0 Comprehensive dental coverage included |
| \$0 Specialist office visits | \$25 Insulin copay (30-day supply) ³ |

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Y0057_SCAN_12717_2021F_M 09122021 S2091 10/21

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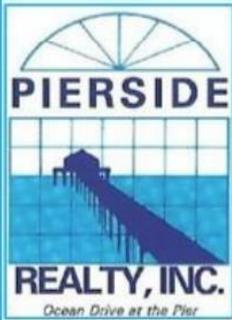
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GARBAGE



New Horizons urges Residents to seal their trash bags before tossing into dumpsters to prevent rodents and Coyotes. **All** trash should be put into a plastic bag and sealed. Some residents simply dump their garbage directly into the dumpster. (e.g., packing material such as Styrofoam, food wrappers, paper cups, and garden clippings)

Let's keep our pathway clear in consideration of others.

PLEASE SEAL YOUR TRASH BAGS



LA Found Celebrates A Major Milestone

Sometimes those living with Alzheimer's, Dementia or Autism go missing. Three years ago, LA County launched LA Found and Project Lifesaver to provide those at risk of wandering with free voluntary trackable bracelets.

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Submitted by Maggie Pagan



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