

SOLERA STAR

JANUARY 2023
A Monthly Publication of
Solera at Anthem
Community Association, Inc.

Solera



by Del Webb



Welcome	3
Amenities	7
Clubs	15



Anna Marie Dyer
REALTOR®
 Cell 702-306-5737
 amdyer@windermere.com
 NV RE Lic S.0181702



Chris Wolfgram
BROKER/OWNER
 Cell 702-802-8606
 cwolfgram@windermere.com
 NV RE Lic B.0145157

We wish all of our Solera friends and clients a Happy and Prosperous New Year!

Solera Market Update as of December 5, 2022

CLOSINGS: There were 5 closings in November, a slight decrease compared to the 7 closings in October.

INVENTORY: At press time, there are 24 homes listed for sale in Solera and 4 under contract.

PRICE: The average sales price for homes sold in November was \$401,180, down from October's average of \$428,714. The lowest priced sale in November was \$355,000 and the highest was \$445,000. Homes sold in November were on the market an average of 60 days, an increase from October's average of 49 days.

PREMIUM OVERSIZED LOT—UPDATED WHITNEY MODEL WITH SPA

UNDER CONTRACT • 2507 Jada Drive • \$462,555 • MLS #2444036

Listed by Anna Marie Dyer, Windermere Real Estate



ANNUAL HOLIDAY TOY DRIVE—US MARINES TOYS FOR TOTS



Our office is proud to support the U.S. Marine Corps Toys for Tots Foundation every holiday season.

We would like to thank our Solera friends and clients for their generosity and for making this year's toy drive a tremendous success.



WELCOME



Dear (new) Solera Residents!

Everyone can relate to being the new guy or girl. Maybe you were the new kid when you switched schools as a teenager and realized it would take you a while to fit in or maybe you joined a club for the first time and wondered what you have to offer as a new participant. Arriving somewhere for the first time usually brings a lot of questions and possibly a few concerns. However, being new to a community like Solera doesn't have to be a nervy experience and instead should be incredibly rewarding. One of our community goals is to make each new resident feel like they've finally found their home. Hopefully the guide you're reading right now helps make that your reality.

My name is Jacob Kay, the General Manager for Solera at Anthem. It wasn't long ago that I was the new guy too. At least, in this role. I served as Solera's Assistant General Manager for nearly four years before I moved into this new position and despite that previous connection, almost everything still felt new to me. Over time though, newness dissipates, and is replaced by a sense that you are where you belong. I certainly feel fortunate to be part of this wonderful community and all that it has to offer; for the new residents of Solera, we hope you'll find that same feeling soon, if you haven't already.

Solera is unique in so many ways. The amenities and offerings abound. You can get your daily workout in using our gym and pool facilities or you can socialize by engaging in one or more of our many clubs or groups. You could spend an afternoon relaxing in the spa (indoor or outdoor) or lounge around while reading a book—maybe keeping an eye on whoever is hustling over at the billiards table. If action is your thing, you can come to our monthly Bingo event or take in a concert, maybe go on an outing to Tuacahn or a day trip to Downtown Summerlin. Let's not forget about sports either. The pickleball/tennis courts will keep you busy, or you could play some table tennis, bocce ball or basketball. The whole point is you can make the experience of living in Solera exactly what you want it to be. The community is here for you, and we just want you to find what you're looking for.

Activities are great and vital to growing excitement, but I'd argue that the true benefit of a community, in general, and Solera, in particular, comes from relationships built and experiences shared. Friendships forged through a common bond, during a similar stage in life, can be tremendously rewarding. Relationships bring purpose and motivation plus

that special feeling of having someone you can rely on. As part of this community for the past four years I've heard countless stories of neighbors helping each other. Friends call up wondering if their neighbor is ok and if we can give them a call to make sure. That type of thing only happens in a true community—a place where people look out for each other.

The lifeblood of Solera is the people who are as unique as the community itself. As a resident here you'll find people with similar interests or hobbies that we hope will help you build those communal bonds. What else is there really, but to share the events of our life with others. Solera offers that opportunity better than anywhere (I may be a little biased!). Despite my preconceived notions, one thing I know for sure is that the people of this community care for each other and they look out for each other. They might even bring your trash cans up onto the driveway when you're out of town.

Not everything in the community is fun and games. There is a business side to the association as well. The business side of things also needs the involvement of our residents. That means you need people to serve as board members to help make decisions, you need people to volunteer on committees to staff events and bring forward ideas, and you also need people to consider the financial outlook of the association and ensure its long-term viability. These are just a few of the volunteer options in Solera. Some of you may be precisely who is needed to keep the business/operations side of this community strong. Regardless of your strengths, there is a place for everyone in this community and the ways you can contribute are endless.

In closing, I hope I've given just a small taste of the Solera experience. This magazine is filled with information that will help make your transition to a full-fledged Solera resident come to life. It is just one, though, of many resources you have available to you. Please always know that the management team and staff of Solera are here to help. From simple questions to complex issues, assisting you is why we're here. I hope you find that Solera is your premier living experience.

Sincerely,

Jacob Kay CMCA

General Manager for Solera at Anthem

MANAGEMENT & BOARD OF DIRECTORS



Jacob Kay
General Manager

Phone:
(702) 207-1414
E-mail:
jkay@soleraatanthem.us



Florine Radulovic-Kay
Assistant General Manager

Phone:
(702) 207-1402
E-mail:
florine@soleraatanthem.us



Sandi Anderson
Lifestyle Director

Phone:
(702) 207-1424
E-mail:
sanderson@soleraatanthem.us



John Cannon
Facilities Manager

Phone:
(702) 207-1406
E-mail:
jcannon@soleraatanthem.us



Dominique Jordan
Assistant Lifestyle Director

Phone:
(702) 201-1430
E-mail:
djordan@soleraatanthem.us

Management:

A management team is a group of paid professionals each with a specialized skillset who help to facilitate the day-to-day operations of the association as well as the background management such as bookkeeping, investment management, process/procedure implementation and enforcement, contract negotiation, etc. In the case of Solera, your management team is provided by FirstService Residential, a management company. In addition to the aforementioned, management also limits the risk exposure to the association by ensuring maintenance responsibilities are addressed, vetting vendors, and utilizing professional experience in navigating challenging scenarios.

Board of Directors:

The Board of Directors, often commonly referred to as the Board, is a group of community leaders that are voted into office by fellow homeowners within an association. Boards will typically range from three to nine homeowner volunteers, depending on the association's governing documents—in the case of Solera, there are seven. Now you may be thinking... does that say volunteer? It does indeed. Serving as a Board Member for your association is an unpaid position that comes with a laundry list of duties and responsibilities. These individuals bring a lifetime of varied experience and deep care for the association that should not go unnoticed.

Collaboration:

The relationship between the Board of Directors and management is one of mutual respect and responsibility. While it is the responsibility of the Board to make the most informed decisions for the community, it is the responsibility of management to procure and provide all pertinent information so that they are able to do so. Many do not realize that Nevada is the most highly regulated state in terms of HOAs. Taking one look at the hundreds of pages contained within NRS 116 certainly highlights this point. This makes the relationship between the Board and management even more vital, as we are joined in our efforts to follow the law and avoid risk where able. The Board provides management with valuable homeowner insight as they themselves are homeowners within the association they serve. In turn, management is able to lend specialized skills and industry insight to the Board. Both roles are necessary for the long-term success of an association, and a collaborative relationship is pinnacle in achieving the most positive, impactful results for the community. In the spirit of collaboration, I would like to close with a couple words that hold deep meaning on their own, and even more so together.

Team /tēm/ noun: A team is a group of individuals working together to achieve a common goal.

Community /kə'myōōnədē/ noun: A unified body of individuals, or people who are considered as a unit.

"ASK LAURA ABOUT REAL ESTATE"

Hello Solera Homeowners!

Happy New Year!

I hope that you all had a Merry Christmas and a wonderful Holiday Season. Solera at Anthem wrapped up the year with over 100 closed sales, ranging in price from \$351,000 to \$530,250. This was a slight decrease from 2021, when we had 121 closed sales in the community. The second and third quarters lagged a little bit (largely due to uncertainty in the financial markets and rapidly increasing interest rates), so there should be a little bit of delayed demand coming our way (so I'm optimistic for 2023!) Everyone has been concerned about the longer marketing times to sell their homes, but we have been a bit spoiled the past few years - the market is normalizing and we are getting back to a more consistent/balanced "pre-covid" market. This is still a GOOD market, it's just not the same market that it was for a while.

Have Questions? Call or email me anytime - I'm here to help you.



Laura Harbison

Broker/Owner

B.0026537.LLC/ PM.0164922.BKR

Accredited Buyer Representative® (ABR)

At Home With Diversity (AHWD)

Broker Price Opinion Resource (BPOR)

Certified Distressed Property Expert® (CDPE)

Certified Residential Specialist (CRS)

Distinguished Real Estate Broker® (DRB)

Graduate, REALTOR® Institute (GRI)

Pricing Strategy Advisor® (PSA)

Resort & Second-Home Property Specialist (RSPS)

Seniors Real Estate Specialist® (SRES)

Equator Platform Platinum Certification

Equator Short Sale Agent Certification

Advanced Evaluations Certification

NVS Institute BPO Certification

Five Star BPO Designation

NAWRB Certified Delegate Spokeswoman

Laura@HarbisonRealEstate.com

www.LauraHarbisonRealEstate.com

Call Laura Today!

702-777-1234



**REALTY
EXECUTIVES**

SOUTHERN NEVADA PROPERTIES

Featured Property — 2504 Crater Rock



2504 Crater Rock - Popular Whitney floorplan, 2 BR + Den, 2 BA, 1596 SF with a 2-car garage and upgrades galore! Spacious great room w/ ceiling fan, dining area, island kitchen w/ Corian countertops, upgraded cabinets, breakfast bar, pantry and stainless steel appliances. Owner's Suite w/ ceiling fan, large W/I closet, Luxury Vinyl Plank Flooring, Bath w/ Raised Vanity, Dual Sinks, Shower, Upgraded Fixtures and Tile Flooring. Secondary Bedroom with Ceiling Fan & Luxury Vinyl Plank Flooring, Den/Office with Recessed Lighting and Luxury Vinyl Plank Flooring. Interior features include Two-Tone Paint, Blinds, Upgraded hard surface flooring throughout: Tile and LVP Flooring (no carpet!), Raised Panel Doors w/ Lever Door Handles and Laundry Room. Back Yard w/ Covered Patio, Mature Low Maintenance Landscape & Artificial Grass. **\$440,000**

Featured Property — 2473 Jada Dr



2473 Jada Dr - Fantastic Whitney floorplan on premium oversized corner lot! 1596 SF, 2 BR + Den, 2 BA and 2-car garage. Spacious Great Room w/ Ceiling Fan & Recessed Lighting, Dining area, and Island Kitchen w/ Corian Countertops, Upgraded Cabinets w/Pull-Out Shelves, Breakfast Bar, Recessed Lighting, large Pantry, Tile Flooring, and Stainless-Steel Appliances. Owner's Suite w/ Ceiling Fan, huge W/I Closet, Crown Molding, Bath w/ Raised Vanity, Dual Sinks, Shower and Tile Flooring. Secondary Bedroom w/ Ceiling Fan, Den/Office w/ Ceiling Fan and Recessed Lighting. Two-Tone Interior Paint, Exterior Painted February 2022, Plantation Shutters, Alarm System, Epoxy Coated Driveway & Walkways, Front & Rear Security Doors, Laundry Room, 2 Car Garage w/ Epoxy Floor Coating & Cabinets. Backyard w/ Covered Patio, Gas BBQ Stub, mature Low Maintenance Landscaping on automatic irrigation system and Synthetic Grass! **\$445,000**

SOLERA COMMITTEES

Architectural Review (ARC):

The committee is in place to process applications for exterior changes to one's property and to ensure all exterior changes adhere to the ARC Guidelines. All submittals are required to receive a response from the ARC within 45 days after receipt of a completed application. All architectural applications are processed pursuant to Article IV of the CC&R's, reassigning and reserving duties and authorities previously held by the declarant to now be exclusive to the Solera at Anthem Board of Directors.

Buildings & Common Grounds (B&G):

This is a standing committee to inspect the landscaping and to make recommendations to the Board regarding major changes in the buildings and common grounds of the community. Working at the discretion of the Board, the committee meets monthly to discuss ongoing and future projects such as the patio renovation, landscape master plan, etc.

Communications:

This committee assists management in the development of articles appropriate for publication in the Solera Star Magazine. They also assist management in the maintenance of the community website www.soleranews.com and assist management and the Board of Directors in developing meaningful methods of communicating with homeowners.

Community Standards:

The committee performs periodic reviews of the Rules and Regulations of the association and governing documents for any needed change. Sets procedures, rules, and forms to be used relative to the annual election process for the Board

to review and adopt. The committee recommendations shall be submitted to the Board for approval at least 60 days prior to the beginning of the election process.

Covenants:

This is a standing committee to enforce the standards and restrictions set forth in the governing documents. All hearings will be held pursuant to the CC&R's; this committee serves as the hearing tribunal to determine if violations of the standards set forth in the governing documents and/or adopted rules of the association have occurred and to impose sanctions if appropriate, to the limits indicated in NRS 116.31031 and any amendments thereto.

Finance:

This is a standing committee to perform reviews of the association's financial statements and to assist in preparing the annual association budget. They investigate financial options for the association and make recommendations to the Board on association matters. They also review the association's investment programs, audits, reserve studies and existing contracts to advise the Board on general financial matters.

Lifestyle:

This committee makes recommendations to and assists the Lifestyle Director. Committee members suggest and plan recreational programs, activities, and special events for the benefit and enjoyment of the association's members. The preparation and performance of such programs, activities and special events are approved by the Board of Directors or the Board's delegated authority to the Association Manager and/or Lifestyle Director.



AMENITIES



Fremont Lounge:
Relax and enjoy the company of friends in the beautiful lounge area near the Stardust Ballroom and Plaza Room.



Clubhouse Lobby:
Relax and enjoy the company of friends in the beautifully appointed lobby of the Solera Clubhouse.



Clubhouse Monitors Desk:
Friendly and helpful Clubhouse Monitors greet you in the Solera Lobby.

AMENITIES



Billiards/ Pool Room:

Whether a beginner or a seasoned pool shark, you can have fun with your neighbors in the Solera Billiards Room.



Solera Library:

The Solera Library is well-stocked with books and magazines. Catch up on email or browse the Internet at a private computer workstation.



MGM (Conference Room):

The Solera Board of Directors, Management Team, Committees, Clubs, and other groups may use this convenient and well-appointed meeting space.



Indoor Pool:

The pool is perfect for everything from low-impact exercise to lap swimming. The pool is built with comfort and safety in mind, with the water temperature set at 88 degrees and easy-to-navigate steps. Conveniently located right next to the Solera Fitness Center, the indoor pool is perfect for relaxing after a workout.



Outdoor Spa:

The outdoor Jacuzzi hot tub is just the right place for relaxing after a good exercise session or hard-fought Pickleball match.

AMENITIES



Fitness Center:

The Fitness Center at Solera is stocked with state-of-the-art fitness equipment. Stationary bikes, ellipticals and treadmills are set up with a view of Solera's beautifully landscaped grounds. If you're into resistance training, there are many options from machines to free weights in the Solera Fitness Center as well.



Silver Slipper (Aerobics Room):
Enjoy Cardio Classes, Dance Aerobics, Line Dancing and Zumba in the Silver Slipper Room.



Lady Luck (Game Room):
Meet your friends for Bridge, Mah Jongg, or Poker in the Lady Luck Room.



Encore Lounge (Game Room):
Meet your neighbors for board games, Euchre, or needle work in the Encore Lounge.

AMENITIES



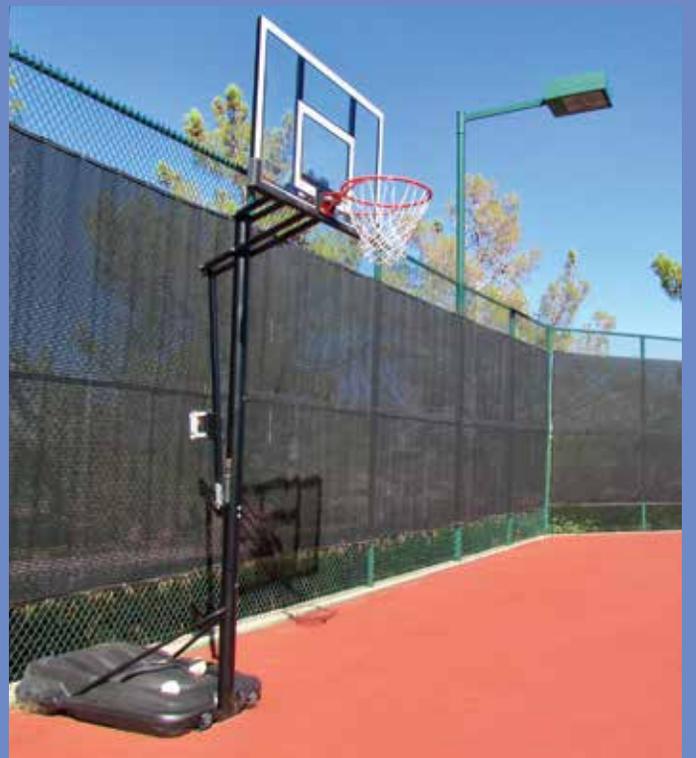
Paris Room:

Meet a friend for a fast-paced game of table tennis, or relax and take a fine art or crafting class in the Paris Room.



Bocce Courts:

Solera boasts three Bocce Courts and a Shuffleboard Court for individual or tournament games. A shelter is provided to protect players from the sun or rain. Equipment can be checked out at the Clubhouse Front Desk.



Tennis, Pickleball, & Basketball Courts:
Solera provides residents with three tennis courts, four pickleball courts, and a basketball court.

AMENITIES



Kitchen:

Solera provides a full kitchen for Clubs, Lifestyle, and homeowner events.



Stardust Ballroom and Plaza Room:

The Stardust and Plaza Room can be used as one big Ballroom or two individual rooms. The Stardust Ballroom is used for all Lifestyle events, monthly Bingo, and entertainment, as well as Club and homeowner events. The Plaza Room is also used for Tai Chi and Yoga classes.

CLUBS

Please see page 27 for all Club contact information.

Mah Jongg, in general, is an ancient Chinese rummy-type game using colorful tiles instead of cards. The word mah jongg means “sparrow” and the initial shuffling of the tiles (face down) is called “twittering of the sparrows. After building the wall (representing the Great Wall of China), the Chinese press the four sides to meet at the corners so the dragons or evil spirits can't get in.

There are three suits, characters (cracks), bamboos (boos or bams) and circles (dots or spots). There are also special tiles (flowers, winds, dragons) that are used differently according to which version of the game you are using. The most common versions are Asian, British and American, however, there are other variations.

There are many benefits to playing Mah Jongg and many of the other games played at Solera. Besides getting out of the house and socializing with like-minded, fun-loving people, you'll be doing your mind a favor. You've heard the expression “use it or lose it”.



In American Mah Jongg, you attempt to make your hand by selecting a pattern from the pre-determined options on the National Mah Jongg Association card that is published annually.

Our Solera club has 15 – 20 members however, since there are no dues and no mandatory attendance requirements, the number of players each week varies. Many of the members have been playing for decades, others are much more recent additions. The “buy-in” is \$8 but, depending on your luck, you could come out ahead or with a minimal deduction from the \$8 PIE. What is “PIE”? It means “purse is empty”. If you lose all \$8, you play the rest of the day for free!



In Asian Mah Jongg, you attempt to collect tiles to make Pungs (three identical tiles), Kongs (four identical tiles) or Chows (a run of three tiles in the same suit). When going out you also have one pair.

Our Solera club has 65 members. Since there are no dues and no mandatory attendance requirements, the number of players varies each week. Many of the members have been playing since the inception of the club 13 years ago, others are much more recent additions. The “buy-in” is \$8 but, depending on your luck, you could come out ahead or with a minimal deduction from your \$8. If you lose all \$8, you continue to play for free!

Four week classes for beginners are held during January each year. If you just need a refresher, contact Vickie at (702) 489-7922 for information.



CLUBS

Solera Aquasize



The Solera Aquasize Club celebrates its fourteenth year in existence. In 2009 a group of motivated people who were looking for an effective way to exercise in a non-threatening, supportive environment organized the Aqua Club. Since its inception, swimmers and non-swimmers alike have become part of a growing phenomenon in our active adult community - a place where one can share both the health and social benefits of belonging.

Aqua Club members have had lots to say about their involvement over the years:

- Water aerobics is definitely a non-trauma experience. You don't hurt when you finish, but your body definitely benefits.
- Members are warm, supportive, and friendly.
- Good exercises and great fun - an excellent aerobic workout and a terrific lively group.
- Swimming has been invaluable in strengthening my legs and expanding my range of motion.
- Even though we've come from different walks of life, we all have the same goals now - to enjoy ourselves and be healthy.
- Exercising has made me feel better and I have more energy and stamina. I would never do it on my own.
- Fun, friendship and so much more with these wonderful women.
- My arthritis loves the warm pool. My doctor is a huge proponent of water exercises.
- I decided to join because I thought it sounded like fun and might be beneficial to this over-used frame. I find the routines easy to do with the water erasing a lot of the stress to the limbs. And I love the friendly participants and leaders.
- There is friendship and a sense of community - We are all there for the same purpose - to keep moving and stay healthy. And we have fun doing it, we laugh, and we enjoy.

Aquasize classes have been great for many reasons, for many participants, and for many years. If you would like to be part of the experience, contact Diane at aquadiane1@aol.com. The Aquasize Club meets on Monday, Tuesday, Thursday and Friday at 10:00 a.m. The cost is \$3 per class.

Solera Water Volleyball



Do you enjoy being in the Solera at Anthem pool?

Do you have lower body joint problems?

Do you enjoy exercising with other Solera residents?

Do you like "no pressure" competition?

Then the Solera Water Volleyball Club is for you!

Newly arrived Solera resident, Susan Newman, realized that Water Volleyball was not an exercise option in Solera. She succeeded in interesting enough residents in joining her and a newly organized Water Volleyball Club was officially approved in October, 2021. Even though it is one of the most successful clubs, members continue to encourage residents to try this easy-on-the-joints sport. Beginners to experienced players are welcome!

The Water Volleyball sessions held twice weekly on Wednesdays 5:30-7:00 p.m. and Saturdays 1:00-2:30 p.m. The sessions are lively, active, and judging by the laughter, great fun. Each game is played until one side scores 15 points. Water volleyball game points are won in the same way court volleyball points are scored.

This club:

- does not have fees.
- has all the play equipment, i.e. beach balls, nets, score boards, etc.
- suggests that water shoes are a good idea to avoid toe injuries.



Bridge



You may recall the delivery of the Sunday newspaper, thick with all sorts of sections, including game pages with crossword puzzles, chess-game moves, and even a bridge-hand diagram. The later likely carried the byline of Charles Goren, whose nationally syndicated bridge column debuted in the Chicago Tribune in the summer of 1944.

Goren-style bridge lives on with the Solera Bridge Club, which meets Tuesdays and Fridays from 12:30 p.m. to around 3:30 p.m. in the Clubhouse.

“We’re looking to expand,” said club leader Sue Linnever, who noted that the club often filled four tables until the pandemic struck. “People are welcome to come and watch and see what we do.”

She said one of the club’s best and most experienced players is willing to teach newcomers about the card game. There are also books and online courses available to educate newcomers.

Contract bridge, or simply “bridge” to most people, involves two teams of two players each. A game comprises 13 tricks and uses all 52 cards in a standard deck.

Bridge traces its roots to the 16th century and became very popular in the US and UK in the late 1800s.

The Solera club does not collect dues, but members contribute \$1.25 per session to a prize for the winning team.



Party Bridge



Also meeting to play bridge is the Solera Party Bridge Club, which takes over the MGM Room from 12:30 p.m. to 4:00 p.m. on Tuesdays and Thursdays.

What’s different about this bridge group? The way we score games. In regular bridge, contract bridge, scoring is based on full games with continuity of partners for the entire day. In party bridge, we change partners from time to time.

The club has no dues and will work with newcomers who have a basic knowledge of the game of bridge.

CLUBS

Bunco



Bunco meets the second Tuesday of each month at 5:00 p.m., check in at the clubhouse reception desk and you will be directed to the meeting room. It cost \$5 cash to play, but you can win triple the amount. All cash prizes are distributed at the end of the game. Each month we have new players join us and we also have our regular monthly players attending.

It is a friendly group of women, but if any men wish to play, the club would be happy to have you join them. There is no special skill needed to play the game. The club welcomes new residents who have moved into the community. In December we usually have a holiday party at a local restaurant with a gift exchange if you care to participate. The players attending are responsible for their own meal. Bunco continues throughout the year, and it is a fun night for all!



Euchre



Euchre is an off-shoot of Juckerspiel, a game that became widely popular throughout Europe during the Napoleonic era. In the 1800s, it became one of the most popular card games in America and Australia

Euchre (and its many variations) is the reason why the modern card decks were first packaged with jokers, a card originally designed to act as the right and left “bowers” (high trumps). Although later eclipsed by Bridge, Euchre is still well-known in America and is an excellent social game.

There are currently 22 members in the Solera Euchre Club and are always looking for new members. It is a fun and easy to learn game and you will find our members anxious to train new players.



Fine Arts

The Solera Fine Arts Club would like to encourage you to check out the Fine Arts classes. Everyone is welcome to join, and you do not need to be an experienced artist. Each class has students at different levels of experience, from beginners to seasoned artists. Once a year the Fine Arts Club holds a Solera Art Show in October. On display are members watercolor and colored pencil art for your viewing pleasure. The artists are at the show to meet and answer questions. This art show is always well attended and free! You may also vote for your favorite work of art.

Watercolor Class

The Watercolor Class meets Thursdays from 10:00 a.m. to 1:00 p.m. in the Paris Room. If you have an interest or enjoy painting with fellow painters, or sharing your experience, please attend one of our classes.

Colored Pencil Class

The Colored Pencil Class meets on Tuesdays from 1:00 p.m. to 4:00 p.m. in the Paris Room. All are welcome to come and see for yourselves the talent and fun being had by your neighbors. If this is of interest to you, please attend a class and join.



CLUBS

Handcrafted Creations

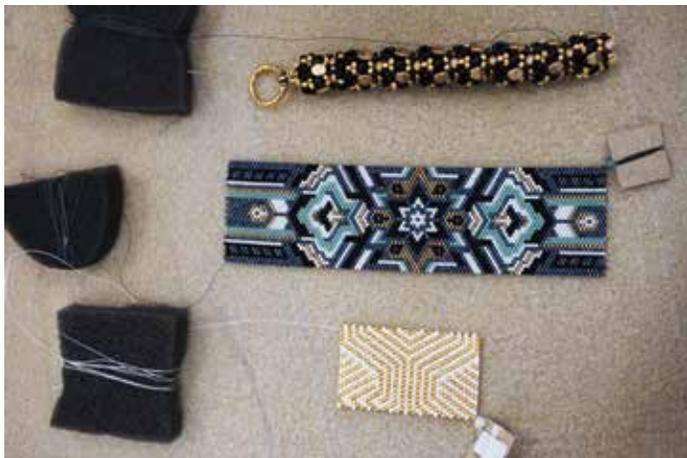
Solera Bead Weavers

In 2006, under the leadership of Rabia Tisrit, a Bead Weaving Group of six Solera residents was founded. In 2018 they were one of the three groups that merged to become the Handcrafted Creations Club.

In forming this group, the Solera Bead Weavers joined in continuing an ancient art form. The first bead weaving of natural materials found by archeologists were determined to have been made during the Eurasian Ice Age (26,000 – 23,000 B.C.E.). In other “digs” in Egypt, India, China, Mesopotamia, and Israel the wall depictions and early written texts give many examples of beautiful bead weaving.

New members are always welcome and the current members support and assist new members in:

- matching beads to appropriate threads
- pattern development
- introducing beading styles, stitches, etc.
- discussing stringing, bead embroidery, looms, and braiding.



Needlework

The Needlework Club started in 2014. All of the members joined the club to meet new people and have a hobby to share with others. The members were enamored by the large, open, well lighted room and large tables for laying out their quilts. The Needlework Club was originally part of the group which is called Crafts and Stitches now. A few of the members wanted to do machine sewing, which the group pursued and eventually formed there our own club. There are currently five members in the club. The club would want potential members to know that they are not professional and that they welcome all types of needlework. Machine sewing, hand sewing, knitting, crochet, etc. The collaboration and skill sharing done in the group helps them solve problems. The club has started working on Quilts of Valor (red, white and blue quilts that are presented to current and veteran service men and women) which every member can participate in.



Paper Works

Each Monday, club members meet to create a special greeting card. There are generally three cards available to choose from and they must sign up for one ahead of time so the necessary materials can be prepared before the class.

There are no membership dues for this club however members do provide their own equipment or share with other. Each weekly kit is prepared for them at the cost of \$2 per card.

You don't need to be creative or crafty although it is helpful if you know how to use scissors and glue. The general process is to use a stamp to get your outline, color it in, and then die cut your creation to affix to your card.

The reasons for joining are many: you'll meet many friendly and helpful people, learn a recreation and useful skill that will bring such love and pleasure to the recipients of your gift, and it relieves stress (a lot cheaper than a therapist).

If you would like to give it a try, there is a starter kit you can borrow to decide if you like it.

How do you join? Easy. Sign up on the sheet outside the Paris Room for the card you want to make and show up on Monday at 1:00 p.m. with your fee.



Stained Glass

Throughout its thousand-year history the term "stained glass" has been applied almost exclusively to flat glass windows of cathedrals and other religious buildings. Today, modern creations of stained glass include three-dimensional structures, sculptures, and decorative pieces of art through which light passes.

Ten years ago Solera residents Bob and Pam Stahurski began the Stained Glass Group with 10 other residents interested in learning and creating decorative stained glass art. In 2018 the group was also one of three craft groups to merge and become the Handcrafted Creations Club.

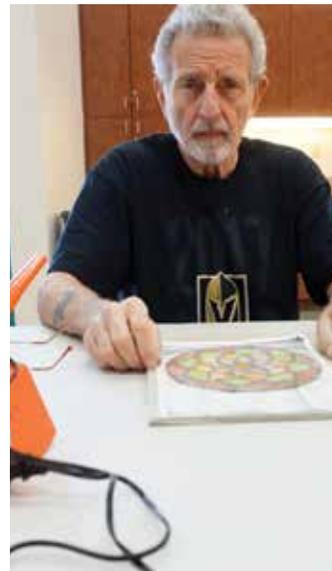
Since the group's inception it has continued to meet twice a week.

and have individually made artistic and decorative stained glass creations. The members continue to assist each other in planning and designing new projects, and enjoy the rapport among all the group members.

New members will not only meet neighbors, but will enjoy the company of artistic, caring, helpful, and experienced crafters.

In addition, the "perks" of joining this group include:

- no dues,
- a free "Starter Stained Glass kit", and
- the inclusion of all the needed tools.



CLUBS

Solera Pickleball



Pickleball is the fastest growing sport around! It is a combination of tennis, badminton and ping pong and uses a paddle and plastic ball with holes. It is an appropriate game for all ages and skill levels and is easy to learn. It can also be a quite challenging, fast-paced, and competitive game when people become more experienced at playing. (Check with your doctor if you have health or balance issues.)

Pickleball is a very social game and a great way to meet new friends. It is a great way to exercise both your body and mind and it allows you to work on your balance, agility, reflexes and hand-eye coordination without putting excessive strains on your body.



General Information

Our pickleball club here at Solera currently has approximately 50 members. Members enjoy playing regularly during club hours, and we try to offer fun, monthly round robin tournaments usually played on Sunday mornings. We enjoy an annual potluck BBQ in May and Holiday party in December.

We have NO dues to join however ball donations are always appreciated. A monthly e-newsletter is sent to club members providing club news, pickleball tips and occasional bios on club members.

Clinics

Our education coordinator, Susie Gordon, offers free clinics for both beginners who are brand new to the game and for

more experienced players wanting to improve skills and learn game strategy. She generally offers weekly clinics on Tuesdays and provides regular updates to club members through email. For questions about her clinics, please contact Susie at gordonmountain@yahoo.com.

Club Play Hours

The courts are reserved for club members Monday - Friday from 7:00 to 10:00 a.m. There are four courts available for rotational, recreational play. On Tuesday and Thursday, two of the courts are reserved for private play for members who want to have more competitive games.

The courts are available all other days/hours for all residents. Balls are provided during club play however non-members need to provide their own balls.

Table Tennis

The nets are up and the paddles are ready! The “ping” . . . “pong” can be heard and the smiles and joking have started! Challenges are flying and another session of the Solera Table Tennis Club has begun.

The Table Tennis Club is one of the newer clubs in Solera and membership in the club provides exercise, fun, humorous competition, and goodwill to all that attend. This club encourages beginners, intermediates, women, and men players to join this active and enjoyable group. We meet three times a week: Monday, Wednesday, and Saturday from 8:00 a.m. – noon.

If you haven't played Table Tennis recently, join this club and find:

- assistance for beginners/new members,
- larger and plastic (not celluloid anymore) ping-pong balls,
- equipment that picks up the floor-scattered ping-pong balls,
- carbon fiber paddles,
- paddles and plastic balls provided, and
- good company of other Solera residents.



Solera Poker

All Solera residents who have a current Solera at Anthem identification card are eligible to join the Solera Poker Club. The club currently has 40 members who enjoy getting together to play various poker games.

Club membership dues are \$10 a year and membership goes from January to December each year. Paid membership includes a Solera Poker Club hat and your paid lunch at the Welcome Back luncheon in September and your paid dinner at the annual Holiday Party and General Membership Meeting and Elections in December.

Weekly and monthly poker games are available for all members to play. Weekly games are played year-round Mondays Noon - 4:00 p.m. and Wednesdays 5:00 - 8:00 p.m. – with a \$40 buy-in for cash games.

Other games played are Dealer's Choice including Texas Hold'em, Omaha Eight and Deuces Wild. With the \$40 buy-in players receive \$40 in chips and may purchase additional chips if desired.

On Thursdays from 5:00 - 8:00 p.m. there is a No Limit Texas Hold'em Tournament with an \$11 buy-in. There are other tournaments throughout the year and you can get more information by contacting our club president. (See contact information on page 27).



Romeo's



Romeo's – The acronym for the Romeo Club is unusual, Retired Old Men Eating Out. The club was established in January 2008. Club members will brag about being the precursor to the Lifestyle Committee. In support of their position, they will mention that Romeo's was the first to have a pancake breakfast, first to have a bingo and first to have a hot dog lunch.

Romeo's meet for breakfast the third Friday of each month and have done so over 162 times. Dues are required. Romeo's still sponsors' charitable events providing club support and manpower.

CLUBS

The Power Walkers



Let's say you love going for a walk – such good exercise and a chance to see neighbors and wave at passersby.

Let's also say it's 100 degrees out there, or it's threatening rain, you've already walked a mile and now it's another mile-long walk to get back home, and you feel vulnerable because there's nobody around.

OK, consider the option of dropping in on the Power Walkers, who meet daily at 7:30 a.m. in the Silver Slipper room, alongside the main exercise room at the clubhouse. There are no dues or registration; just show up. It's air-conditioned. You can stop when you want. You can chat and make new friends who are walking—or sitting and taking a break—along with you. And the physical exercise you'll experience with Power Walkers will be more complete than your huffing around the 'hood, but it won't push you to exhaustion because—yep—you can stop whenever you want.

Meet club founder Cheryl Beaudry, 76, who created Power Walkers 15 years ago as an opportunity for Solera residents to exercise under the best possible conditions – physically and socially. The secret: She purchased an exercise tape specifically designed to strengthen the very muscles used in walking.

Depending on which exercise episode the tape is playing, the regimen – sometimes including carrying weights or pulling stretch bands -- will coax you along for a mile, or two or three, or even five if you're up for it. But it's all up to you; there are chairs nearby.

“We do this for exercise – and for camaraderie,” Cheryl says. “When we're done, we sit around and chat and become good friends.”

And that's maybe the best payoff of all.

Solera Starz



What are the following?

Kickball Change? Grapevine? Weave? Pivot Turn?

They are some of the dance steps you can learn by joining the first club formed in Solera (2006). The one-hour, non-stop activity classes, start with a warm-up, major activities of the day, and a cool-down period. All the activities are accompanied by music appropriate to the dance steps and movements of the club members.

Each day of the weekly 8:30 a.m. sessions have a different emphasis that not only provide variety in movements, but also a variety in the music accompanying the exercise program. The typical week includes:

- Monday: Stretch Bands and Aerobics with Latin Music
- Tuesday: Cardio Workout to a video and workouts with weights
- Wednesday: Aerobics, Dances, Weights workout to music
- Friday: Same as Wednesday, but we occasionally add Folk Dances

New members or beginners are introduced to the dance steps and exercises and learn to slowly increase their activity levels for each class.

The Solera Starz Club is also sponsoring Line Dancing sessions held on Monday evenings, 4:30 p.m. – 6:00 p.m.



Solera Ladies

The Solera Ladies Club provides a way for both new and returning residents to connect with others developing friendships and a sense of community, through various activities.

Membership Dues: \$10 per resident per calendar year, payable January.

We welcome all women who are Solera residents to join us for our membership drive meeting in January.

Some of our activities in 2022 were an afternoon at the Bellagio gardens, picnic in the park, a tea tasting, Taco Fiesta, and a gourmet dinner. Every year we look forward to our holiday party in December. There are three business meetings and all members are encouraged to attend to ensure an open line of communication between members and the Solera Ladies Club board members.



Solera Singles

The Solera Singles Club was started in 2004 and Barbara Freeman has been the President of the club for almost sixteen years. The club has thirty-five members which consist of both men and women. The club gets together monthly, and they go to restaurants, plays, shows, have potlucks and have a holiday party in December.

It is a very friendly group of people that like to do many different activities. Through word of mouth is how the club advertises for its membership. If there is a special event that a member wants the club to participate in, that member is responsible for setting it up. This is a great way for the members to be more involved.



CLUBS

Solera Veterans and First Responders

The mission of the club is to promote patriotism in our community; to promote love and respect for our nation; to recognize and honor those who served in the Armed Forces of the United States, and those who served as our nation's First Responders; and to develop and strengthen friendship among club members.

The Solera Veterans and First Responders Club meets the first Tuesday of every month at 6:30 p.m. These meetings are open to all in our Solera community, and all are encouraged to join.

Dues Policy:

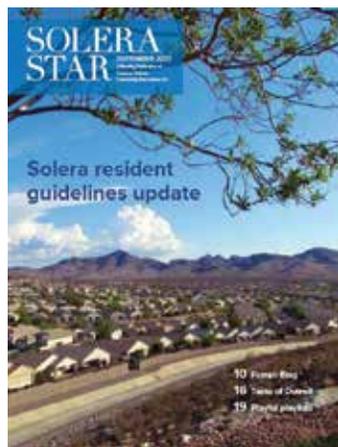
- January: \$20.00 per person or \$30.00 with spouse
- February, March, April: \$15.00 or \$22.50
- May, June, July: \$10.00 or \$15.00
- August, September, October: \$5.00 or \$7.50
- November, December: \$0.00



COMMUNICATION PLATFORMS

Solera Star magazine

All Solera residents receive a Solera Star magazine once a month in the mail. We also keep extra copies of the magazine at the Clubhouse front desk. They can also be viewed on our Solera News website at www.soleranews.com. The magazine includes a monthly community calendar, weekly activities of clubs/groups, Lifestyle events, Board meetings, important contact information and great articles provided by our Communications Committee.



eBlast

eBlast notices are sent out to all Solera residents twice a week. This is the timeliest form of communication that management uses to keep you updated on what's going on in the community. If you are not currently subscribed to receive eBlasts, please use the link below to subscribe yourself.

<http://eepurl.com/gjFZiH>

Solera News website www.soleranews.com

You can view a variety of items from our website, including Board meeting minutes, fillable and printed forms, online past and current Solera Star magazines, ARC Guidelines, Committees, and Board of Directors.

You can also view Solera news, community events, updates, event galleries, and can subscribe to receive Solera eBlasts.



WEEKLY ACTIVITIES

Chartered Clubs

American Mah Jongg Club..... Tuesday 1:00 p.m.
Rosalie Feit (702) 897-4965

Asian Mah Jongg Club..... Wednesday & Friday Noon
Vickie (702) 489-7922

Bridge Club..... Tuesday & Friday 12:30 p.m.
Sue Linnever (203) 232-5345

Bunco Club..... Second Tuesday 5:00 p.m.
Karen Schanhals (725) 605-5155

Euchre Club..... Monday 1:00 p.m.
Gregg Schiffbauer (702) 379-1399 magregg@aol.com

Fine Arts Club

Watercolor..... Thursday 10:00 a.m.
Judy Blankenship (702) 457-0550

Colored Pencil..... Tuesday 1:00 p.m.
Faye Caracci (702) 260-0558

Handcrafted Creations Club

Bead Weaving..... Thursday 1:00 p.m.
Carol Runyan (702) 558-7623

Needlework..... Friday 10:00 a.m.
Maryann Bianco (702) 453-2884 maryann.bianco@yahoo.com

Stained Glass..... Wednesdays 12:30 – 5:00 p.m.
Nick Caracci (702) 480-3609 Nick89052@yahoo.com,
Bob Stahurski (702) 994-3919

Paper Works / Greeting Cards Club..... Monday 1:00 p.m.
Linda Freitas dfreitas89044@cox.net

Party Bridge Club..... Tuesday & Thursday 12:30 p.m.
David Hon (801) 791-6229 hondi@msn.com

Pickleball Club..... Monday - Friday 7:00 – 10:00 a.m.
Steve Gordon (442) 333-5877

Poker Club..... Monday Noon, Wednesday 5:00 p.m., Thursday 5:00 p.m.
Faith Laichter (702) 878-0878 laichter@aol.com

Romeo's Solera Mens Club..... Third Friday 8:30 a.m. at Southpoint
Allen Blonder (702) 395-6878

Solera Ladies Club..... Monthly Activities
Sue Boylan (702) 373-6055 srb702@gmail.com

Solera Singles Club..... Monthly Activities
Barbara Freeman (702) 436-2987 vegasgal96@aol.com

Table Tennis Club..... Mon., Wed., Sat. 8:00 a.m. - Noon, Sun. 1:30 – 5:00 p.m.
Steve Reed (309) 696-5311

Veterans & First Responders Club..... First Tuesday 6:30 p.m.
Robert Propp (509) 220-6304 robert.propp1@gmail.com

Water Volleyball Club..... Wednesday 5:30-7:00 p.m., Saturday 1:00 – 2:30 p.m.
Susan Newman (951) 850-2595 sjntchr@aol.com

Groups

Billiards..... Tuesday 1:30 – 3:30 p.m.
Ken Moser chefmoser1@icloud.com (702) 401-7823

Bocce Ball Group..... Monday & Wednesday 9:00 a.m.
Danny Mosher dsmosher66@gmail.com (702) 524-8058

Book Group..... Second Saturday Noon
Monica McAdams (702) 371-6575 monica0921@hotmail.com

Crafts and Stitches..... Tuesday 9:00 a.m., Please drop by
Dealer's Choice Poker..... Monday Noon – 3:30 p.m.
circuitgirl52@gmail.com

Double Deck Pinochle Group..... Sunday 4:00 – 7:00 p.m.,
Mike Sinclair (360) 567-7664 grizle@comcast.net Wednesday. 5:00 – 8:00 p.m.

Genealogy Group..... Every other Thursday 9:00-10:30 a.m.
Celeste Guillory soleragsig@gmail.com

Rummikub..... Sunday 1:00 – 4:00 p.m.
Richard Kroeger rkroeger22@yahoo.com

Tennis Group..... Saturday 7:00 a.m.
Sam Misraji (818) 207-1947

Trivia Group..... Last Tuesday 6:00-8:00 p.m.
Rosemary Massey (907) 230-7945 rosemarymassey2@gmail.com

Health & Fitness

Aquasize..... Monday, Tuesday, Thursday & Friday 10:00 a.m.
Diane Fimiano Aquadiane1@aol.com

Party Time Dance..... Tuesday Noon – 1:00 p.m.
Carol Page (702) 205-0164 carolpage11@yahoo.com

Power Walkers..... Daily 7:30 a.m.
Cheryl Beaudry (702) 823-5441

Solera Starz Cardio Class..... Tuesday 8:30 a.m.
Candee Wolfe (419) 230-9407, Ardena Golder (702) 263-9770,
Lorie Frigillana (702) 487-5725

Solera Starz Dance Aerobics..... Monday, Wednesday, Friday 8:30 a.m.
Arda Reitter (702) 462-6167, Carol Page (702) 205-0164

Solera Starz Line Dancing..... Monday 4:30 – 6:00 p.m.
Arda Reitter (702) 462-6167, Carol Page (702) 205-0164

Tai Chi Clinic..... Monday & Thursday 11:15 a.m.
Ken Pavese (702) 407-8111

Yoga Friends..... Tuesday & Thursday 9:00 a.m.
Merrilee Gaines mgaines823@hotmail.com

ZUMBA..... Thursday 8:30 – 9:30 a.m.
Mary Richard (702) 521-2583

Personal Training Services:

Jan Griscom.....(775) 291-9379
Daniel Garza.....(702) 845-6535
Wesley Allen.....(702) 289-5417
Deborah Mizrahi..... (702) 501-7400



FOUNDATION

Foundation Assisting Seniors (FAS)

FAS has been servicing the Anthem area for 20 years, and although they are not a Club or Group of Solera, their services are available to Solera residents.

FAS provides durable medical equipment and home maintenance.

Additional services offered: filter replacement, battery replacement for CO and smoke detectors, garage door lubrication, and overhead light bulb replacement.



Nationwide HowRU wellness check program

To sign up for the program visit
www.foundationassistingseniors.org
(725) 244-4200



PATROL

Solera Patrol

The Patrol is not an official function of the HOA or its board. It's a volunteer group that started a few years ago after a series of burglaries in the Solera neighborhood. Patrol leader Ken Sawyer, who also is a member of the HOA Solera Board of Directors, noted there are around 20 people who volunteer to cruise our neighborhood at least once a month.

Members of the Solera patrol have spotted suspicious vehicles — often with no or a paper license plate on the rear of a vehicle with heavily tinted windows. However, after seeing the patrol car with its magnetic door signs, the vehicle is immediately driven from the neighborhood. They are instructed to get a license number if they can do so without confrontation, and to call either 911 (emergency) or 311 (suspicious activity phone number) to report what was happening.

Solera patrol members are asked to do at least one patrol each month, driving every street in the neighborhood, including the Villas. It takes about 1 1/2 hours to complete a full patrol and afterward to file a report.



If interested in volunteering, please contact Ken Sawyer.

Ken Sawyer
Solera Patrol Leader
email:solerakens@gmail.com

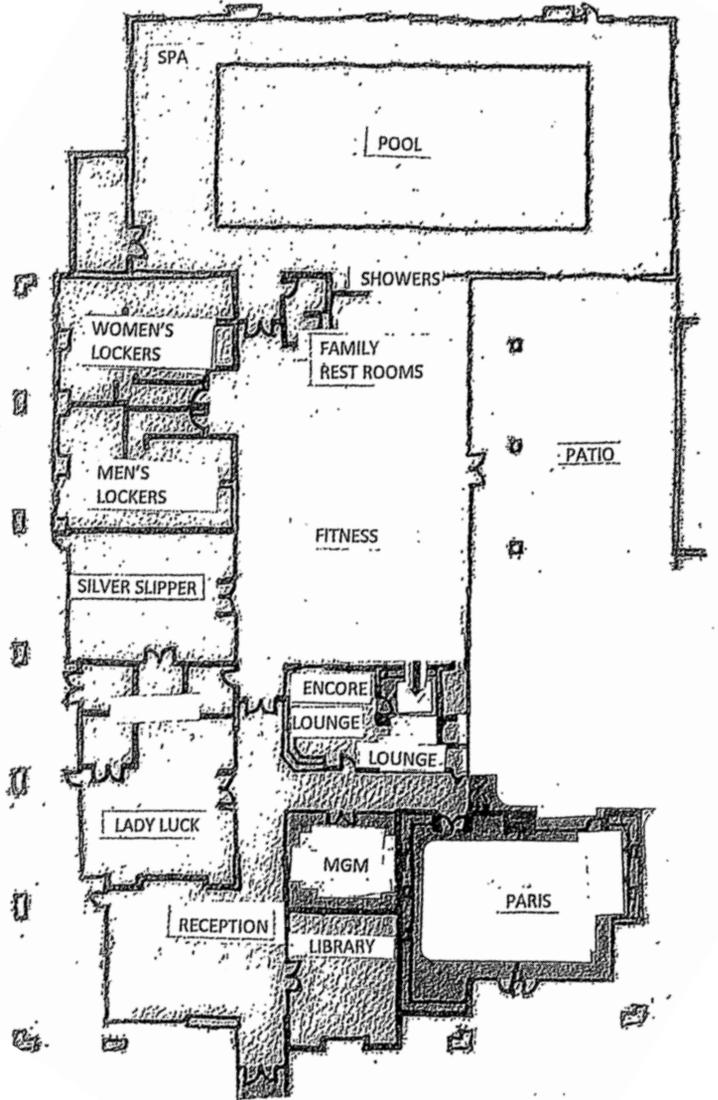
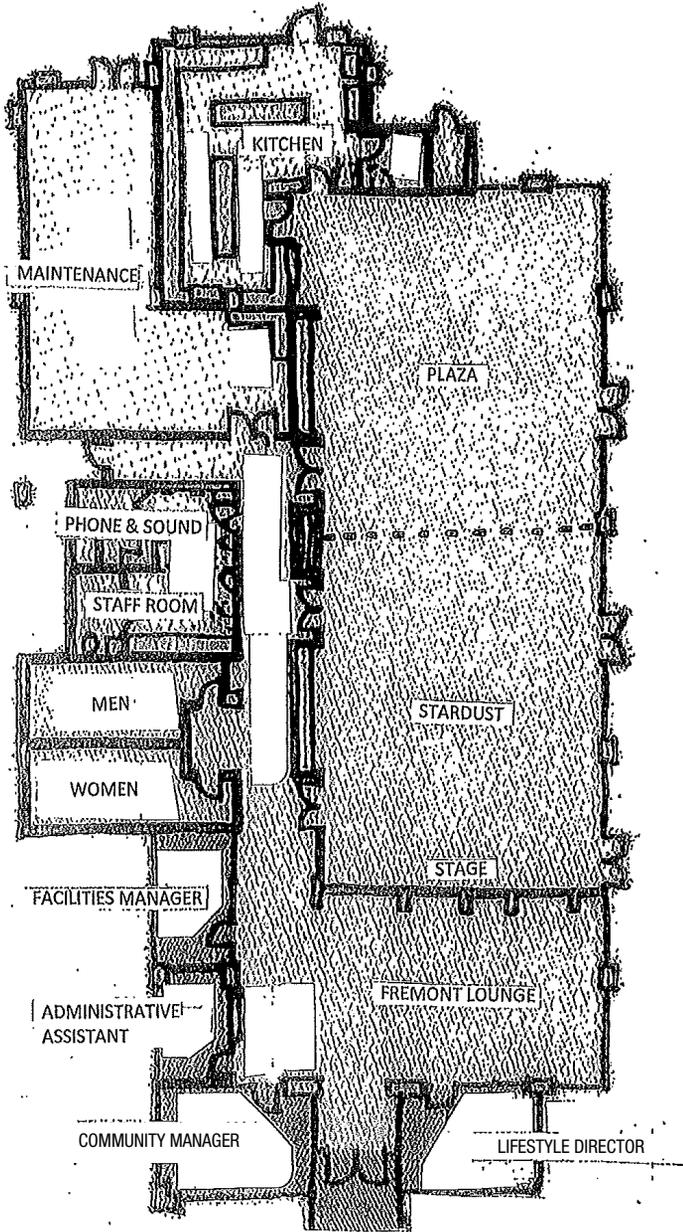
MAPS



MAPS

RIO (Administrative offices & Ballroom)

BALLYS (Clubhouse)



COMMUNITY CONTACTS AND INFORMATION

FirstService Residential (702) 215-8165
Solera at Anthem Community Association
2401 Somersworth Drive
Henderson, Nevada 89044

Administration Office

Monday – Friday..... 8:30 a.m. - 4:30 p.m.
After hours Emergency Number (702) 215-8165

Community Center(702) 207-1407
Fax..... (702) 405-6211
Monday – Saturday.....6:00 a.m. - 8:00 p.m.
Sunday 6:00 a.m. - 7:00 p.m.

Pool hours –

Sunday: 6:00 a.m. – 6:45 p.m., Monday: 6:00 a.m. – 6:00 p.m.,
Tuesday, Wednesday, Thursday, Friday and Saturday:
6:00 a.m. – 7:45 p.m.

For questions about your balance or for general information, call (702) 215-8165.

Jacob Kay

Community Manager(702) 207-1414
jkay@soleraatanthem.us

Florine Radulovic-Kay

Assistant Manager (702) 207-1402
florine@soleraatanthem.us

Sandi Anderson

Lifestyle Director, Solera Star Editor.....(702) 207-1424
sanderson@soleraatanthem.us

Dominique Jordan

Assistant Lifestyle Director (702) 201-1430
djordan@soleraatanthem.us

John Cannon

Facilities Manager (702) 207-1406
jcannon@soleraatanthem.us

Reporting Leaks in Solera and Anthem Parkway

Solera Community - Contact John Cannon at
jcannon@soleraatanthem.us or main line at (702) 207-1407

Anthem Parkway - Contact Anthem Council Community
Manager, Ivy Cullen at (702) 737-8580 (Press "0" to speak to
the operator to report the leak)

Assessments are due quarterly on the 1st
January 1 - April 1 - July 1 - October 1
<http://Nevada.fsrconnect.com/soleraatanthem.us>

SOLERA RESIDENTS:

Solera Website : Homeowners can access the Solera Website by going
to www.soleranews.com. You can access the FirstService website by
logging onto <https://soleraatanthem.connectresident.com>

DEL WEBB CUSTOMER RELATIONS
1-800-664-3089 or 1-800-589-7900

Following is the address for
Assessment Payments:
Solera at Anthem
c/o FirstService Residential
P.O. Box 30422
Tampa, FL 33630-3422

Board Members

Joe Lightowler, President..... jlightowler921@gmail.com

Ken Sawyer, Vice-President..... solerakens@gmail.com

Frank Nobel, Secretary fnobel@cox.net

Marci Madine, Treasurer marci.madine@gmail.com

Ray Carvajal, Director soleraray@centurylink.net

Bob Waskowitz, Director bdwaskowitz@yahoo.com

Ken Moser, Director chefmoser1@icloud.com

When emailing the above Board Members, please put "Solera" in the subject line.

Please send all violation reports and/or complaints to the Management Office in writing.

Board Of Directors Schedule Of Future Meetings

Meetings are held in the Stardust Ballroom of the Clubhouse, located at
2401 Somersworth Dr., Henderson, NV 89044

Agendas are available the week before the meeting, and are emailed out to
all residents with an email address on file. To request a copy of the agenda,
you may also reach out to Management directly.

January 4 9:30 a.m.....BOD Executive Session Stardust

January 11 6:30 p.m.....Board of Directors Meeting Stardust

February 1 9:30 a.m.....BOD Executive Session Stardust

February 8 9:30 a.m.....Board of Directors Meeting Stardust

www.soleranews.com



<http://www.anthemcommunitycouncil.com/>

DISCLAIMER

Solera Star is a monthly publication of Solera at Anthem Community Association designed to provide information and news to the members of Solera at Anthem (SAA). Advertising does not influence editorial decisions or content. We reserve the right to refuse to advertise for any reason or cause. Information, services, products, and materials contained in Solera Star magazine are provided on an "as is" basis with no warranty. SAA disclaims all representations and warranties, express or implied, with respect to such information, services, products, and materials including, but not limited to, warranties of merchantability, fitness for a particular purpose, title, non-infringement, and implied warranties arising from course of dealing or course of performance. In no event shall SAA be liable for any damages whatsoever whether in an action, arising out of or in connection with the use, inability to use, or performance of the information, services, products and materials available from this publication.



Solera Star is published by AHA!
Marketing/Publishing, LLC.
Phone: (928) 252-2350
www.aha-marketing.com

Publishers

Robert Fruehling & Jan Fruehling

Solera Star is the only magazine authorized by the Solera at Anthem Community. It is published by AHA! Marketing/Publishing and is mailed directly to the residents of Solera. This publication is for informational purposes only. Neither the Solera community, nor AHA! Marketing/Publishing, LLC, guarantee, endorse, or promote any of the products or services advertised herein and assumes no responsibility or liability for the statements made in this publication.

Advertisers

The Solera Star is the ONLY magazine authorized by the Solera at Anthem community. It is mailed, monthly, and arrives on the 1st of every month to the 1,822 homes at of Solera at Anthem. If you would like to advertise in the Solera Star, please contact AHA! Marketing/Publishing, LLC at (928) 252-2350.

COMMUNITY CALENDAR • JANUARY 2023



SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
<p>1</p> <p>New Year's Day Clubhouse closes at 3:00 p.m.</p>	<p>2</p>	<p>3</p> <p>ARC 9:00 a.m. Veterans & First Responders 6:30 p.m. Ticket sales begin for FlyOver Las Vegas outing 9:00 a.m.</p>	<p>4</p> <p>Executive Board 9:30 a.m.</p>	<p>5</p> <p>Communications 9:30 a.m.</p>	<p>6</p> <p>AARP Safe Driving Class 9:00 a.m. - 1:00 p.m.</p>	<p>7</p>
<p>8</p>	<p>9</p> <p>Covenants 10:00 a.m.</p>	<p>10</p> <p>Ticket sales begin for Big Game Party (Sponsored by Romeo's) 9:00 a.m. Bulk Trash Day</p>	<p>11</p> <p>Board of Directors 6:30 p.m.</p>	<p>12</p>	<p>13</p> <p>Pajama Party 6:00 - 8:00 p.m.</p>	<p>14</p> <p>Fitness Center Orientation 10:00 a.m. (sign-up at Clubhouse front desk)</p>
<p>15</p>	<p>16</p> <p>Martin Luther King Jr. Day</p>	<p>17</p> <p>Lifestyle 11:15 a.m.</p>	<p>18</p> <p>Buildings & Grounds 9:30 a.m.</p>	<p>19</p> <p>Meet the Candidates event 6:00 p.m.</p>	<p>20</p>	<p>21</p>
<p>22</p> <p>Informal Meet the Candidates event 2:00 p.m. Lunar New Year</p>	<p>23</p> <p>FlyOver Las Vegas Outing (Bus leaves at 10:00 a.m.)</p>	<p>24</p> <p>Ticket sales begin for Valentine's Dance 9:00 a.m. Walter Skya presenting on The Old Japan at 2:00 p.m. Bulk Trash Day</p>	<p>25</p> <p>Finance 9:30 a.m. Community Standards 4:00 p.m.</p>	<p>26</p> <p>Bingo 6:00 p.m. (Sponsored by Carnegie Heights)</p>	<p>27</p>	<p>28</p>
<p>29</p>	<p>30</p>	<p>31</p>	<p>●</p>	<p>●</p>	<p>●</p>	<p>●</p>

BUYING OR SELLING?



SIMPLY VEGAS

REAL ESTATE MADE SIMPLE™

realtorlisaann@gmail.com

LISA ANN SCHMIDT



Sun City Anthem and Solera Expert
Detailed knowledge of all 55 plus communities
Top 250 producer in the State of NV
2018-2021 Inner Circle Award Winner
31 Years area resident and Business Owner
No Charge Sellers Coverage Home Warranty
Open House marketing Event Specialist



LIC# S.0182478 LLC

CELL: 702-612-3047



55+ HOMES - HIGH END SERVICE



**AIR CONDITIONING
CALL STEVE (702 741 5219)**

- *REPLACE YOUR AC UNIT BEFORE IT LETS YOU DOWN
- *LOCAL ANTHEM RESIDENTS
- *SENIOR DISCOUNT
- *NO CALL OUT CHARGE
- *FREE ESTIMATES

AC LIC 88950
ELEC LIC 88951



McMILLAN & McMILLAN
CUSTOM PAINTING
EXTERIOR & INTERIOR

"Free Estimates"
 Family Owned & Operated
 John McMillan and David McMillan

2799 E. Tropicana St. G
 Las Vegas, NV 89121

702-416-2387
 www.McMillanPaintingContractors.com

Nev Lic.# 62148

TRIVIA
 OF Fabulous
LAS VEGAS
 NEVADA

The Bellagio Hotel and Casino on the Strip has more rooms (3,950 total rooms) than the actual population of Bellagio, Italy (population 3,707).

ELECTRICAL

NVH Electric & Air Conditioning (702) 741-5219
Electrician, 32 yrs. exp. Bond and Ins. Local res. Free estimate.
No job too small. Call Steve. Lic. #88950 & #88951. *See ad pg. 34*

TBM Electric(702) 277-5031
Licensed, bonded & insured. A + rating with the BBB.
Call Michael, for your free estimate. Lic. #70592.

EMPLOYMENT OPPORTUNITY

Visiting Angels(702) 407-1100
Flexible part-time caregiving position. Help others in your community.
Training, health insurance & PTO available. Select assignments that are
convenient for you. Lic. #5291PCS-6

HOME MAINTENANCE/REPAIR

All Access Garage Door Company..... (702) 882-1320
Honest pricing. No Gimmicks. Broken springs replaced. Full Service on
Doors & Motors. www.vegascarageco.com #0066752. *See ad pg. 37*

Las Vegas Handyman, Inc...... (702) 248-0550
Free Estimate. Senior Discount. You'll Love Us!
www.handymanoflasvegas.com Lic. #s: 50937, 55184,58126,77867

PEST CONTROL

Amazon Pest Control (702) 558-3730
No start-up fee. Monthly starting at \$28. Three month minimum.
Licensed #5259 & Insured

PLUMBING

Jack Dish Plumbing(702) 283-2320
All Plumbing Service, Repair & Installation. Family owned &
operated since 1977. Lic. #57046A. *See ad pg. 37*

SERVICES

Anthem Home Watchers (702) 706-3301
Home watch services for absentee homeowners.
www.anthemhomewatchers.com Lic. #NV105092

The Deadline for ads is the 5th of the month prior to publication.
PLEASE NOTE: If you would like to advertise in the Solera Star
contact Bob Fruehling at 928-252-2350 or bob@aha-marketing.com

Neither the Solera community nor the AHA! Marketing Consortium, guarantee endorse,
or promote any of the products or services advertised on this page and assumes
no responsibility or liability for the statements, workmanship or service performed by
these companies.

Sub-Zero Repair



**We Are The Most Experienced
Sub-Zero Appliance Repair
Company In Las Vegas Nv.
Sub-Zero Is All We Do**

**REFRIGERATORS - FREEZERS
WINE COOLERS - ICE MAKERS
UNDERCOUNTER UNITS**



"IN SPANISH TRAIL EVERY DAY"

**SAME DAY SERVICE
IN MOST CASES**

CALL 702-243-9665
HENDERSON - LAS VEGAS - BOULDER CITY

FIRST
DAY

perk

Earn 20 points on first day as Club Serrano member
and receive a free buffet.

Earn 100 points on first day as a Club Serrano member.
Play a kiosk promotional game for a chance to win
up to \$1,000 in Free Slot Play.

It pays to be a Club Serrano member!

**CLUB
SERRANO**

PALMS®

3:2
Blackjack
TABLES AVAILABLE



Must be 21 and a Club Serrano member to participate. Not yet a member? Visit Club Serrano to sign up.
Offer valid only on first day of play. Visit PALMS.COM

Make the Right Choice for Your Best Possible Recovery

When it comes to rehabilitation after a stroke, illness or injury, Encompass Health Hospitals hold a clear advantage over skilled nursing facilities.

What Sets Us Apart

Encompass Health Hospitals offer distinct advantages in the level of care and services over skilled nursing facilities. Once you compare placement options, we feel confident you will choose HealthSouth. For example, all of the following are required

at Encompass Health Hospitals – and not at the average skilled nursing facilities:

- Frequent visits by a rehabilitation physician*
- Multidisciplinary, collaborative team approach
- Specialty nursing training
- Leading-edge rehabilitation expertise
- Weekly team conference
- Exceptionally trained therapists
- State-of-the-art therapy gyms and rehabilitation technology



For a no-cost home assessment for you or your loved one, please choose the hospital of your choice.



Encompass Health Desert Canyon Hospital 9175 W. Oquendo Road • Las Vegas, NV 89148 • 702 795-5820
 Encompass Health Hospital of Henderson 10301 Jeffreys Avenue • Henderson, NV 89052 • 702 939-9422
 Encompass Health Hospital of Las Vegas 1250 S. Valley View Boulevard • Las Vegas, NV 89102 • 702 259-3590

Encompasshealth.com

* Encompass Health provides access to independent private practice physicians, specializing in physical medicine and rehabilitation.

©2019:Encompass Health Corporation:599049

Family Owned & Operated Since 1977
 NV LIC. # 57046A

JACK DISH PLUMBING

"Your Neighborhood Service Plumber"

SENIOR DISCOUNT

WATER HEATERS
 WATER SOFTENERS
 RECIRCULATING PUMPS
 LEAK DETECTION
 DRAIN CLEANING
 GARBAGE DISPOSALS
 FAUCETS
 TOILETS
 BATHTUBS
 SHOWERS

Find our reviews on Yelp
(702)283-2320
 OPEN
 MONDAY - FRIDAY
www.jackdishplumbing.com

MOEN CERTIFIED
 ACCREDITED BUSINESS
 2020 AWARD
 NEIGHBORHOOD FAVORITE

BROKEN SPRINGS REPLACED

\$15 OFF with mention of this ad*

- All Brands • New Installations • All Work Guaranteed
- On-Time, Professional Service • Senior & Military Discounts
- Lifelong Las Vegas Resident • Honest, Affordable Pricing

*Not valid with any other coupon or offer.

All Access GARAGE DOOR CO. LLC

www.vegasgarageco.com NCL #0066752A Bonded & Insured

702-882-1320

Servicing Las Vegas, Henderson and Boulder City

FREE Estimates

ANGIE'S LIST

AMERICAN EXPRESS VISA DISCOVER MasterCard BBB



Cassady

LAW OFFICES P.C.

\$99 WillsSM

\$99 Wills
(Includes Living Will & Power of Attorney)

Revocable Living Trusts

Tax & Retirement Planning

Financial Planning
& Complimentary Reviews

Probate Services



Jasen E. Cassady, Esq.
Advanced Law Degree in Taxation
Certified Financial Planner®
Brandi K. Cassady, Esq.

650-4480

Las Vegas

10799 W. Twain Ave.
Las Vegas, NV 89135

Henderson

2425 W Horizon Ridge Pkwy.
Henderson, NV 89052

cassadylawoffices.com

Proceeds Benefitting



Connected for Life.

Smile Generation is proud to support the American Diabetes Association*

Did you know?

Gum disease is associated with

an increased risk of developing diabetes.[†]
We can't deny that, but we can help you get the dental care you need.



Start your dental care journey *today*.

smilegeneration.com/sgdp1

(702) 500-1669



Smile Generation Dental Plan[®]+ is NOT insurance. You will have 30 days from receipt of the Membership Agreement to cancel your enrollment and receive a full refund of your enrollment fees. Specific refund requirements are available in your Membership Agreement. If your membership is renewed after it expires a \$15 administration fee may apply and will not be refunded if you cancel your enrollment. Wellfit Plans, LLC is a discount plan organization that offers the Smile Generation Dental Plan[®]+. Smile Generation Dental Plan[®]+ members have access to contracted providers who provide certain dental services to members at discounted rates ("Network Providers"). Discounted rates may vary depending on which contracted provider and which service you receive. Members are obligated to pay for all health care services but will receive the stated discount from those health care providers that have a current provider agreement with the discount plan organization. Smile Generation Dental Plan[®]+ does not pay Network Providers any dental care fees. In order to obtain the discounted fees, your Network Provider may require you to pay for the dental services at the time you receive them. Wellfit Plans, LLC is located at 2411 Gateway Drive, Suite 120, Irving, TX 75063 and their phone number is (855) 935-5365. Find contracted providers at WellfitPlans.com. September 1st, 2022 through February 28th, 2023, Smile Generation will donate \$10.00 to the American Diabetes Association for every plan purchased to help support people living with diabetes, with a guaranteed minimum donation of \$15,000.

[†]"Diabetes and Gum Disease: A Two-Way Street" Diabetes.org. <https://diabetes.org/healthy-living/medication-treatments/diabetes-gum-disease-risk>

DO NOT LIST YOUR HOME UNTIL YOU LEARN WHY WE ARE THE #1 55+ RESIDENT EXPERTS WITH THE 2 HIGHEST SALES AND MORE!

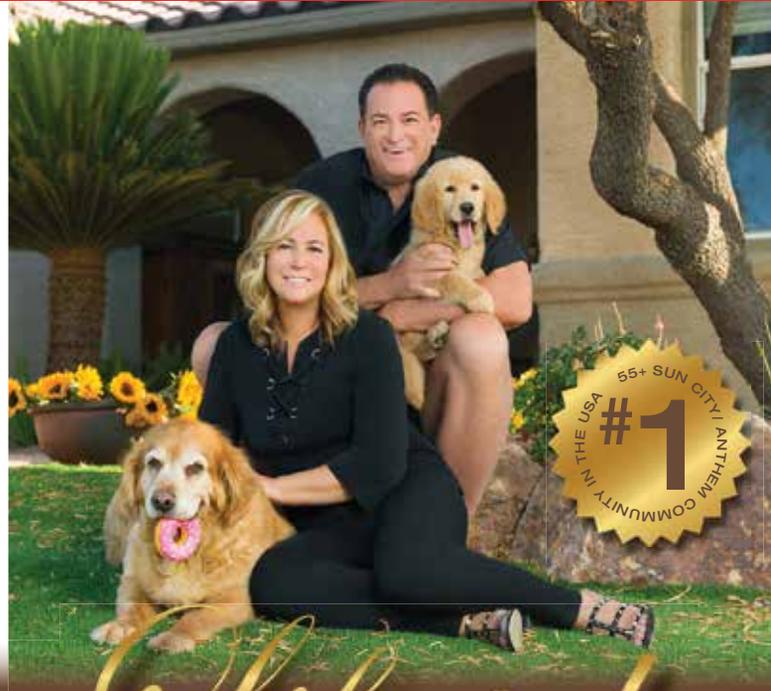
- LARGER SUPPLY & MINIMUM DEMAND
- It's a BUYERS MARKET - PRICING IS CRITICAL!
- HIGHER Interest rates reduces Buying Power
- LOSS OF BUYERS CONFIDENCE-INFLATION, GAS PRICES, POLITICS
- 6+ MONTH SUPPLY-HOMES ON MARKET

Did You Know....

We have negotiating solutions to get your home SOLD!

Bob & Andrea #1 Agents 2022 in Sun City Anthem & Solera as Resident Experts!

Experience & Knowledge of Over 40 years & over 3000 homes



Lifestyle

WE SELL MORE THAN HOUSES....
WE CONNECT BUYERS TO OUR



ANDREA BARONCELLI
702.521.8347
ANDREA@BBGROUPLV.COM
NV RE LIC. #S.0168698

BOB BURGOON
702.817.1600
BOB@BBGROUPLV.COM
NV RE LIC. #BS.0144670

TESTIMONIALS:

RICHARD & LONETTE POPE:

"Bob and Andrea are true professionals. My Home sold in 3 days for cash with no contingencies. When you list your home with Burgoon-Baroncelli Group get ready to move."

BERNIE & LENNETTE HORTON:

"Compare their experience, local knowledge, and marketing plans to those of other agents and you will be convinced as we were - you will have the best real estate transaction of your life."



2000 TULIP GROVE COURT



2368 BLOOMING VALLEY

The Market has changed...

Call for a Comparative market evaluation. We would love to meet with you!