



Photos by James Carbone

**VOLUNTEER SAMANTHA ESPARZA** helps a young student with her new backpack during the Boys & Girls Clubs of Central Orange Coast Back-to-School Drive in Santa Ana on Thursday. Backpacks filled with essential school supplies were given to more than 250 low-income youths.

## Club helps students stock up at back-to-school drive

BY SARAH MOSQUEDA

On Aug. 3, families with young students lined up outside the Boys & Girls Clubs of Santa Ana for a back-to-school drive.

"We do so many things throughout the year that are about strengthening our kids and our community. Today is really focused on getting school supplies and backpacks out to kids that otherwise wouldn't have backpacks," said Robert Santana, chief executive officer of Boys & Girls Club of Central Orange Coast, which sponsored the event.

Santana said the first year the Boys & Girls Clubs of Central Orange Coast hosted a back-to-school drive, the organization gave out 25 backpacks.

"This year we expect over 1,000 packs will be distributed to kids in Santa Ana, Costa Mesa, Orange and our other



See *School*, page A10

**VOLUNTEER MARK COOKS** of Santa Ana helps students pick out new school backpacks.

## Final work on Big Canyon project OK'd

Coastal Commission approved the permit application for the third phase of the restoration project on Thursday.

BY LILLY NGUYEN

Construction for the third and final phase of the Big Canyon Restoration Project is now scheduled for fall 2024, according to the Newport Bay Conservancy, having received final approvals for a coastal permit application from the state Coastal Commission on Thursday.

The final phase affects 29.5 acres of Big Canyon Nature Park, one of the biggest tributaries to upper Newport Bay. Roughly 45 acres of the park are designated as Big Canyon Nature Park and owned by the city of Newport Beach, while the lower 15 acres are owned by the California Department of Fish and Wildlife. That section lies within the Upper Newport Bay State Ecological Reserve, where Phase III will take place.

The first phase included hydrology improvements in the

See *Project*, page A8

### ALSO FROM THE DAILY PILOT:



Don Leach

**COSTA MESA KARATE STUDIO VOWS TO CARRY ON LATE FOUNDER'S LEGACY** PAGE A4

## Building industry camp aims to stir interest in business

BY SARA CARDINE

One might expect to see kids at a builder's camp swinging hammers at nails, but on Wednesday enrollees in a Junior Builders Camp, hosted by the Building Industry Assn. of Southern California, were busy not at work sites

but websites.

During a three-day discovery camp designed to spark an interest in the design-build process, a group of would-be contractors ages 9 to 13 got a chance to tour a construction site, talk with lead-

See *Camp*, page A2

**MIA MONTEJANO**, 16, co-founder of BIASC's Junior Builders Camp, works with 11-year-old twins Claire and Amelia Casanova and Maryn Knecht, also 11, to design a virtual home.



**LEYTON MIRELES**, left, and Everett Gredler watch an animated character explore a virtual house they designed together in BIASC's Junior Builders Camp.

Photos by Spencer Grant

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# Laguna Beach appoints Megan Garibaldi as city attorney

The city's outgoing city attorney, Phil Kohn, has held the role for 41 years.

BY ANDREW TURNER

For the first time in more than four decades, Laguna Beach will have a new city attorney.

Megan Garibaldi, of Best Best & Krieger, LLP, will become the lead legal counsel for the city on Sept. 11. The Laguna Beach City Council approved a legal services agreement with the firm on Tuesday.

The agreement is for an initial five-year term, and the panel will have the option to extend the contract for an additional three years. Alisha Winterswyk has been designated the assistant city attorney.

In Laguna Beach, two employees report directly to the City Council — the city attorney and the city manager.

"We were definitely looking for expertise in dealing with Coastal Commission matters and in dealing with the California Environmental Quality Act," Mayor Bob Whalen said. "Both of those are key because so much of our work relates to land use matters that ultimately do go to the Coastal Commission. Essentially, all of our city is in the coastal zone, which is rather unique. In most places, it's just a few hundred feet from the shoreline, but Laguna Beach opted many years ago to put essentially all of the city in the coastal zone."

Garibaldi, a Huntington Beach native who graduated from Mater Dei High in 2000, has been working as the city attorney for Goleta and Hawaiian Gardens. She earned a bachelor's degree from UC Santa Barbara and graduated from the USC Gould School of Law.

"Having coastal city experience is really helpful for Laguna Beach," Garibaldi said. "They're different coastal cities, but they have a lot of similarities and sort of a lot of similar policy focuses. ... In Goleta, too, they're very environmentally focused and driven, and they look for advancement in housing issues, so there's actually quite a few similarities."

In addition to her experience representing a coastal city, Garibaldi has familiarity with Laguna Beach. She appreciates the attention residents give to the issues in town.

"I actually lived in Laguna for a number of years," Garibaldi said. "I'm familiar with the community, and I personally like the engagement. I think having an involved community that cares about what's going on in town is important for the city."

Winterswyk has expertise as a CEQA and Coastal Act specialist, Garibaldi noted.

City staff put out a request for proposals for municipal legal services in March. Seven qualifying proposals were submitted. Council members evaluated the firms in two closed sessions on June 20 and 21. The panel identified Best Best & Krieger as the high-

est-ranking firm in a closed session on July 25.

Laguna Beach's agreement with Best Best & Krieger calls for a \$20,000 monthly retainer for up to 75 hours of general legal services. Work done beyond that would be billed on an hourly basis.

Phil Kohn, of Rutan & Tucker, LLP, who has been in place as Laguna Beach's city attorney since 1982, is planning to retire. The city had contracted with the firm for legal services since 1979.

Laguna Beach plans to rework its agreement with Rutan & Tucker to continue to receive consulting services from the firm for six months after the transition.

An Orange County resident who graduated from Sunny Hills in Fullerton in 1970, Kohn marveled at the administrative stability of the city during his tenure, noting that he worked with a total of three city managers in Laguna Beach. They were Ken Frank (1979-2010), John Pietig (2010-2021) and currently Shohreh Dupuis.

"I still haven't wrapped my head around the retirement, and part of me is in a state of denial, like, 'Is this really happening?' because it's become so much a part

**"I still haven't wrapped my head around the retirement, and part of me is in a state of denial, like, 'Is this really happening?'"**

**Phil Kohn**

Retiring Laguna Beach city attorney

and parcel of my life," Kohn said. "Looking back, there's no one or two or three things that really leap out after 41 years now. You just become a jack of all trades. There's so many opportunities I've been given to assist the city on so many different subject matters. To the person who's requesting, whether it's an elected official or a staff member, it's an important thing to them, and therefore, it becomes an important thing to me."

At Tuesday's meeting, Whalen joked that Kohn would go down in the Hall of Fame for city attorneys on longevity alone.

"Nobody's going to surpass his 41 years of service to us, but beyond the longevity, he's been an outstanding advisor for the city," Whalen said in a phone interview Thursday. "His level of expertise and the history that he has with us is unrivaled. Oftentimes, questions come up, and we want to know, 'Well, Phil, how was this handled in the past?' ... Phil has all that great history and knowledge. He's been an outstanding city attorney, in my opinion."

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Gittings Photography

**MEGAN GARIBALDI**, of Best Best & Krieger, LLP, has been appointed as the next city attorney for Laguna Beach.



Gittings Photography

**ALISHA WINTERSWYK** will be the new assistant city attorney for Laguna Beach.

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## CAMP

Continued from page A1

ers in the industry and try their own hand at making homes happen.

BIASC Chief Executive Jeff Montejano said his young daughters Mia and Maddie came up with the idea for a camp after realizing there were no recreational or school opportunities for young kids to learn more about the building industry.

"[Mia] said, 'Dad, I can do soccer or jujitsu — why can't I build?' the executive recalled Wednesday. "They wanted to get involved, and I had no way for them to get involved. There was no child component to it."

After some brainstorming, the first Junior Builders Camp opened in 2019, mainly for children of BIASC members. After a pandemic interruption, activities resumed last year, when young campers got a chance to design, construct, decorate and ride on



Spencer Grant

**JUNIOR BUILDERS** Camp attendees pose with Dave Bartlett, chairman of the Building Industry Assn. of Southern California, Adrian Foley, CEO of Brookfield Properties, and BIASC CEO Jeff Montejano.

a float in the 2023 Rose Parade.

These days Mia, a 16-

year-old rising sophomore at San Clemente High School, helps her dad by

working directly with campers, whether the format is an all-day affair or

broken up into shorter sessions over multiple days.

"At first, parents were

really confused, because nobody had heard of it," she said of the early days. "And an 11-year-old me was like, 'It's fun — I'm 11 and I like it, so your kids should like it. It's been five years now and we've had so many camps since then.'"

On Monday and Tuesday, campers got a chance to talk with builders and developers, try their own hand at drafting designs for a dream home they would later create with teammates and tour a construction site with model homes being built in Tustin by Brookfield Residential, a sponsor of the camp.

Foregoing work boots and hard hats for attire befitting the ninth floor of Brookfield's Costa Mesa office suite, campers Wednesday formed into three teams to participate in a design contest.

Small groups huddled over laptops and iPads to create virtual homesteads using the online game

See **Camp**, page A3





Courtesy of Seán O'Harrow Bowers Museum

**SEÁN O'HARROW** is the new president and chief executive officer at Bowers Museum in Santa Ana.

# Bowers announces new leader and \$1M donation

BY SARAH MOSQUEDA

Bowers Museum announced the appointment of Sean O'Harrow as its new president and chief executive officer earlier this month. O'Harrow follows the tenure of the late Peter C. Keller, who served as president of the Bowers museum from 1991 until his death last November.

"We are delighted to welcome Sean as the new president and CEO of Bowers Museum," Anne Shih, chairwoman of the board of governors said in a statement. "He is an exceptional leader with a deep passion for the arts, and his vision aligns perfectly with our museum's mission. As we honor the incredible legacy left by Dr. Peter C. Keller, we are eager to embrace this new era of leadership and continued growth under Sean's guidance."

O'Harrow brings more than 15 years of experience leading public and university museums. O'Harrow credits his early education in his hometown of Honolulu, with fostering an early love for the arts. He went on to earn an art history degree at Harvard University and his PhD in History of Art & Architecture from Cambridge University.

"I am deeply humbled to join Bowers Museum, an institution with a rich history of inspiring and engaging the community through art and culture," said O'Harrow. "I am eager to work collaboratively with the talented staff and dedicated board to further elevate the museum's impact and embrace our diverse audiences."

O'Harrow said he is looking forward to continue to build on the strong foundation Keller created for Bowers.

"Dr. Keller has helped create such a marvelous and relevant institution, and I am incredibly honored to be appointed his successor," said O'Harrow.

O'Harrow's appointment comes on the heels of another announcement from the museum: a generous donation of \$1 million to Bowers from the Mary and John Tu Foundation.

"We are incredibly grateful to John and Mary Tu for their extraordinary gift," said Shih. "Their generosity will enable us to enhance our mission of enriching lives through the world's finest arts and cultures."

The philanthropic, private Mary and John Tu Foundation is based in Fountain Valley and supports education, performing arts, youth sports, wildlife conservation, the

**"I am deeply humbled to join Bowers Museum, an institution with a rich history of inspiring and engaging the community through art and culture."**

— Sean O'Harrow

homeless and the arts. The museum intends to use the donation to support the expansion of its education and exhibition programs, like Anne's Treasures, a program that empowers seniors by offering interactive workshops and exhibition tours at Bowers to the senior community.

The Tu's contribution will also support an installation at South Coast Plaza, on display in the Jewel Court now until Aug. 28.

"We are thrilled to collaborate with South Coast Plaza for this special installation," said Shih.

The installation will include a selection of objects from Bowers renowned permanent collection as well as a wrap unveiling the upcoming fall exhibitions, "The Power of Photography and Beyond the Great Wave: Works by Hokusai from the British Museum."

Viewers can look forward to painted Japanese ceramics, one of the first Oscars ever made on behalf of the Academy of Motion Picture Arts and Sciences, colorful headdresses from New Guinea and more. "The Power of Photography" will feature a selection of over 70 original prints curated by collector and gallerist Peter Fetterman, on view Oct. 7 to Jan. 14, while "Beyond the Great Wave: Works by Hokusai from the British Museum" will include works Hokusai produced up until his death at age 90, on view at Bowers Oct. 21 to Jan. 7.

Shih said she hopes the special installation will inspire residents to pay a visit to the Bowers Museum.

"This unique presentation will provide many new potential visitors with an exciting introduction to the diverse beauty and cultural significance of our permanent collection from around the globe."

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## CAMP

Continued from page A2

Roblox, a virtual universe where users can design their own structures and fill them with features that characters, or avatars, can use and enjoy on screen.

Although the three teams were given a budget, the only limits to the project were their own imaginations. Each team was to be judged based on its overall design, collaboration, presentation and creativity.

Mission Viejo rising fourth-grader Maryn Knecht as part of the all-girl team "The Majestic Flushers," which was busy creating a party pad complete with an outdoor climbing wall that led to a rooftop swimming pool.

The 9-year-old daughter of a Brookfield employee, Maryn was competing against 13-year-old brother Michael, who'd helped build the BIASC Rose Parade float last year and was busy Wednesday installing

a moat and basketball court in his team's dream home.

"My brother did it last year, and I wanted to do it," she said. "I thought building was really fun, and finding people homes was really important. Plus, I come to my mom's office every day, and I really like it here."

Joseph Jimenez, a 9-year-old Santa Ana resident and member of the team Diller Pillars, said he heard about the camp from his mom, who'd talked with Mia.

"She told me about the program, and I figured it was neat so I joined it," he said, adding that the use of Roblox, a favorite online platform of his, was a draw. "We've made houses and are just building stuff with our minds and creativity."

Although he's not sure yet about a job in the building industry, Joseph said he enjoyed the creativity of the design process.

While several campers are the children of BIASC members or Brookfield Residential employees, Jun-



ior Builders Camp has more recently widened its reach by partnering with schools and organizations that serve underserved youth to create an array of program options.

Montejano said the idea

is to give kids more exposure to the variety of career opportunities in the building industry while, at the same time, inspiring digital natives to potentially revolutionize the way projects are imagined and built.

"We currently have a labor shortage. Our employee population is aging, and we're not getting a lot of new people in," he said. "By promoting the industry at a young age, we can attract a new generation of builders."

"I would say, with the technology in the next five to 10 years, these kids are going to have a jump on the current workforce."

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**JEFF MONTEJANO**, chief executive of the Building Industry Assn. of Southern California, introduces Joseph Jimenez and Maddox and Caleb Tam during the presentation portion of a Junior Builders Camp.

Spencer Grant





Photos by Don Leach | Staff Photographer

**ANDREA PFEFER**, a seventh-degree black belt, Barbara White, Bob White's wife, and Vishal Shukla, an eighth-degree black-belt, from left, stand with a portrait of Master Bob White at the Bob White Kenpo Karate Studio in Costa Mesa.

# Karate studio vows to carry on its late founder's legacy

BY MATT SZABO

Janet May is the first face one sees when walking into the Bob White Kenpo Karate Studio in Costa Mesa. Everyone at the studio knows its operations manager. May's desk features a color-coordinated chart to her right, featuring upcoming belt tests for studio students.

In one desk drawer is a huge candy jar, which lucky children can choose from as long as they say "please" and "thank you."

May has been here for a decade. It was supposed to be a retirement job, but it's become more than that for the 72-year-old.

"The first couple of days I



**YOUNG KENPO** karate student Savannah Sullivan takes a stance with a portrait of Master Bob White behind her.

started, I was like, 'I don't know,'" she admitted. "These people are hitting each other, and I'm thinking

See **Studio**, page A5

## THE DAILY COMMUTER PUZZLE

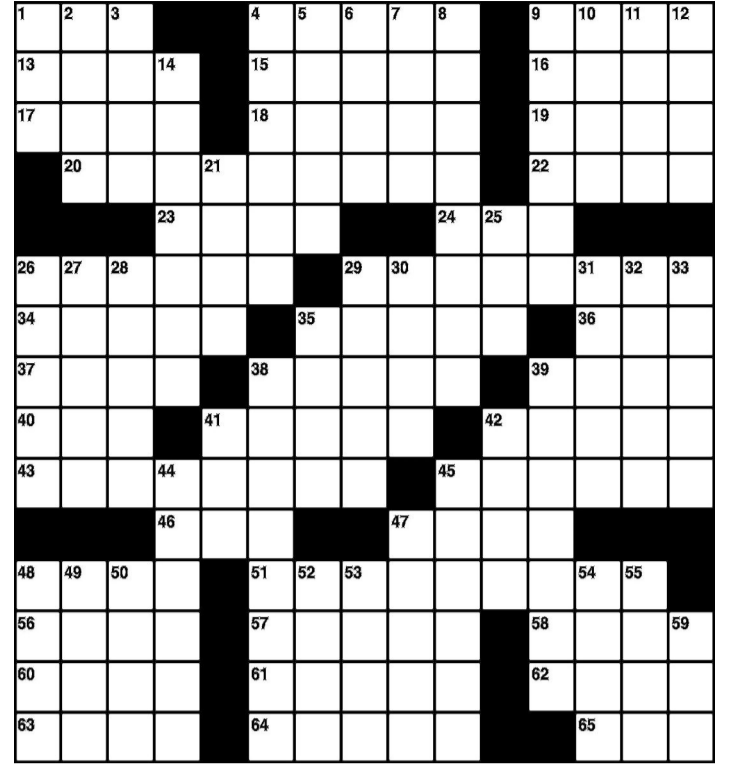
By Jacqueline E. Mathews

### ACROSS

- 1 Ice-T's music
- 4 Juicy fruit
- 9 Be adjacent to
- 13 Eras
- 15 Alleviate
- 16 Lucille Ball's son
- 17 \_\_\_ out; exhausted
- 18 Actress Annie
- 19 Kamala, for short
- 20 Sign that shows the way
- 22 Split \_\_\_; hair problem
- 23 Uncontaminated
- 24 Mr. Potato Head piece
- 26 Small fruits
- 29 Like "Hee Haw" humor
- 34 Gets up
- 35 Intertwine
- 36 Morgue toe tag
- 37 Ardent
- 38 Mount Carmel city
- 39 Leo or Simba
- 40 Crib or cot
- 41 Monica of tennis
- 42 Waterbird
- 43 Spires
- 45 Workers' delights
- 46 Crash into
- 47 Batter's ploy
- 48 Greek letter
- 51 \_\_\_ enough; ironically
- 56 Therefore
- 57 Polynesian tribesman
- 58 Stink
- 60 Refer to
- 61 Ludden or Funt
- 62 Business transaction
- 63 Rush \_\_\_; hectic driving time
- 64 Has to have
- 65 Annoying insect

### DOWN

- 1 Uncooked
- 2 Very excited
- 3 Neighbor of



## SUDOKU

By the Mepham Group

Complete the grid so each row, column and 3-by-3 box (in bold borders) contains every digit, 1 to 9. For strategies on how to solve Sudoku, visit [sudoku.org.uk](http://sudoku.org.uk).

3	1		6			7
	6	9			3	2
1			6	5		
6		8			5	3
				4	2	9
	4	1			6	8
8			2	4		5

For answers to the crossword and Sudoku puzzles, see page A5.

- Bolivia
- 4 Funny \_\_\_; comic strips
- 5 Run off together
- 6 Singing voice
- 7 Popular pets
- 8 Wild emotional state
- 9 Part of speech

- 10 "My Heroes Have Always \_\_\_ Cowboys"
- 11 Utilized
- 12 Pointed ends
- 14 Made tiny cuts
- 21 Membership fees
- 25 "Pomp \_\_\_

- Circumstance"
- 26 Snatches
- 27 Fasten securely
- 28 Take \_\_\_; speak to privately
- 29 Walls
- 30 Jethro Bodine & others
- 31 Farewell
- 32 On the \_\_\_; unrestrained
- 33 Freeway divisions
- 35 Actor Christian
- 38 Steerer
- 39 Hangs around idly
- 41 Place to unwind
- 42 Group of hoodlums
- 44 Error eliminator
- 45 Confrontations
- 47 Exposed
- 48 Eczema symptom
- 49 Part of B&O
- 50 Nobel-winner Desmond \_\_\_
- 52 "A \_\_\_ of Two Cities"
- 53 Movie part
- 54 Book page
- 55 Holler
- 59 Word attached to hole or board

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**ANDREA PFEFER** works with a 4-year-old class at the Bob White Kenpo Karate Studio in Costa Mesa.



Photos by Don Leach | Staff Photographer

**STUDIO**

Continued from page A4

ing that I'm a lover, not a fighter ... but it was so much like a family. Here I am."

That family aspect is what keeps instructors and students coming back to the studio, which is tucked in a small strip mall on the westside of Costa Mesa. Bob White opened it in 1979 after moving from Garden Grove, and the studio has become something even greater, a generational tradition.

This remains true, even as the Master has now left the building.

Bob White, a 10th-degree black belt, died on May 21 at the age of 74. After surviving pancreatic cancer a



**PFEFER PLACES** a yellow band on Savannah Sullivan's belt as she levels up at the Bob White Kenpo Karate Studio.

few years ago, he found himself with lung cancer, which eventually forced a laryngectomy that removed his voice box.

A teacher who suddenly couldn't speak, White ad-

apted until the end, instructing with a white board until the cancer spread.

"It was quite a journey of

See **Studio**, page A8

**CROSSWORD AND SUDOKU ANSWERS**

R	A	P		P	E	A	C	H		A	B	U	T
A	G	E	S		A	L	L	A	Y		D	E	S
W	O	R	N		P	O	T	T	S		V	E	E
				G	U	I	D	E	P	O	S	T	E
					P	U	R	E			E	A	R
G	R	A	P	E	S		C	O	R	N	B	A	L
R	I	S	E	S		B	R	A	I	D		D	O
A	V	I	D		H	A	I	F	A		L	I	O
B	E	D		S	E	L	E	S		G	O	O	S
S	T	E	E	P	L	E	S		R	A	I	S	E
					R	A	M		B	U	N	T	
I	O	T	A		S	T	R	A	N	G	E	L	Y
T	H	U	S		M	A	O	R	I		R	E	E
C	I	T	E		A	L	L	E	N		S	A	L
H	O	U	R		N	E	E	D	S		F	L	Y

3	1	2	4	6	9	8	5	7
7	6	9	5	1	8	3	2	4
4	8	5	2	3	7	9	1	6
1	9	4	6	5	3	2	7	8
6	2	8	7	9	1	5	4	3
5	7	3	8	4	2	1	6	9
2	5	7	9	8	6	4	3	1
9	4	1	3	7	5	6	8	2
8	3	6	1	2	4	7	9	5

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<sup>2</sup>APY = Annual Percentage Yield. As of July 1, 2023, HY Checking earns 4.00% APY on average daily balances between \$2,000-\$15,000. Average daily balances between \$0-\$1,999.99 and over \$15,000 earn .05% APY. Minimum opening deposit is \$25. Dividends earned and ATM fees reimbursed each month you meet the following qualifications: have recurring direct deposit or conduct eDeposits of at least \$500 aggregate for the month and conduct at least eight (8) purchase transactions with your UNIFY debit card.

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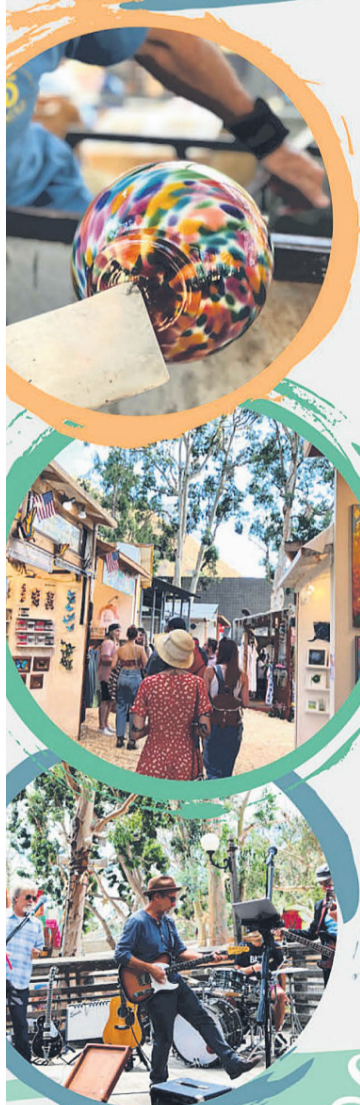
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forum

COMMENTARY | GREGORY C. SCOTT

# The real cost of living in Orange County

As Orange County residents, we pride ourselves on our philanthropic giving and a spirit of community. However, as many of us know and have felt, behind the picturesque landscapes and affluent neighborhoods, there exists an ever-present struggle faced by families trying to make ends meet. This week United Ways of California released its Real Cost Measure Report, revealing that the cost for a family of four (two adults, two children) to meet their basic needs is \$109,833. More than one-third of families live below the Real Cost Measure, shedding light on the true extent of this challenge, that many working households in our region are grappling with the rising costs of housing, food, healthcare, child care and transportation. For our community to come together in support of one another, we look to the many incredible organizations working to alleviate these burdens and uplift families in our community.

In order to create meaningful change, we must understand the full extent of the challenges faced by working households in Orange County. The Real Cost Measure provides a more accurate depiction of the struggles experienced by our fellow residents, taking into account all essential needs. By focusing on working households, local nonprofits like Community Action Partnership of Orange County (CAP OC) are able to tailor their efforts to meet immediate needs and close the financial gap for those striving to care for their families.

We are blessed to have many organizations committed to assisting families in our area. For example, CAP OC has assisted families through an Energy and



**AN AERIAL VIEW** of new homes in Irvine in 2021. A recent report says a family of four needs \$109,833 to meet its basic needs in Orange County.

Environmental Services (EES) program aimed at alleviating the financial burden of utility expenses. The program's impact is nothing short of remarkable. In 2022 alone, the nonprofit distributed nearly \$6 million in utility assistance benefits through the Low-Income Home Energy Assist-

ance Program (LIHEAP), making a significant economic impact on Orange County.

LIHEAP support provided much-needed relief to 7,582 low-income households, enabling them to channel their limited resources toward other critical needs. This assistance not only

prevents utility shutoffs and ensures access to essential energy services but also lifts a heavy financial burden from families, allowing them to focus on building a more secure future. Additionally, CAP OC's weatherization program is making an incredible contribution to sustainability and

Allen J. Schaben | Los Angeles Times

community well-being.

For every dollar invested in home weatherization, there is a return of \$1.72 in energy benefits and an impressive \$2.78 in health and safety benefits. With 382 homes weatherized and \$2.1

See **Cost**, page A7

## The Bungalow Tastes of the Summer Season Menu

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<b>Corn Chowder</b> Fresh corn, Applewood smoked bacon	<b>Classic Caesar Salad</b> Chopped hearts of romaine, herb crostons, tomato, shaved Manchego
<b>Bungalow Salad</b> Greens, hearts of palm, olives, feta, red onion, bay shrimp, tarragon vinaigrette	<b>Strawberry Summer Salad</b> Baby spinach, fresh strawberries, goat cheese, toasted pecans, raspberry vinaigrette

**ENTRÉE SELECTIONS**  
select one

<b>Prime Filet Mignon</b> 8 oz. prime filet mignon, Yukon Gold mashed potatoes, fried shallots	<b>Bone-In Rib Eye</b> 16 oz. prime bone-in rib eye, Yukon Gold mashed potatoes, fried onion strings <b>(Twenty Dollar Supplement)</b>
<b>California Chicken Breast</b> Pan-seared chicken breast, oven-roasted tomatoes, avocado, Yukon Gold mashed potatoes	<b>Blackened Scottish Salmon</b> Roasted corn and avocado salad, chimichurri sauce
<b>Miso-Marinated Chilean Sea Bass</b> Soy glaze, coconut rice, stir-fried vegetables, mushrooms, lemongrass ginger beurre blanc	<b>Double Pork Chop</b> Thick-cut grilled all natural pork chop, creamy caramelized onion barley risotto, creamed kale, sherry sauce

**Australian Lobster Tail**  
10 oz. drawn butter, grilled lemon, Yukon Gold mashed potatoes  
**(Fifteen Dollar Supplement)**

**DESSERT**  
select one

<b>New York-Style Cheesecake</b> Fresh whipped cream, raspberry coulis	<b>Peach Cobbler A La Mode</b> Vanilla bean ice cream, whipped cream, caramel sauce
<b>Vanilla Crème Brûlée</b> Vanilla custard, fresh raspberries	<b>Berries &amp; Ice Cream</b> Fresh seasonal berries, vanilla bean ice cream

20% Gratuity will be added to parties of eight or more.  
A 3% processing fee will be added to all credit card transactions. For guests that choose to pay with cash, the 3% fee will be waived.  
\*Consuming raw or undercooked meats, poultry, seafood, shellfish or eggs may increase your risk of food-borne illness.



**forum**

**COMMENTARY | ELIZABETH HANSBURG**

# Taxing one homebuyer to subsidize another would only make for-sale housing more expensive

**C**osta Mesa is working to implement a two-part inclusionary housing policy. One part would require a percentage of newly built rental housing to be reserved for low income households. The other would levy a fee on newly built, for-sale housing to create a homebuyer assistance program. While the goal is laudable, taxing one person's new home purchase to subsidize another's makes for-sale housing more expensive without benefiting the neediest members of our communities.

Newly built, for-sale housing in Costa Mesa will be infill housing, most likely townhomes and condos sought by first-time homebuyers stretching their budgets in a city of majority renters with a median home value of nearly \$1.3M. Current homeowners with mortgages under 3% and a preference for "aging in place" means Baby Boomers aren't moving. A first-time homebuyers' best bet is to purchase new construction. Those are the homes that will be saddled with this subsidy that is really a tax. While the goal is laudable, there are more equitable ways to help first-time homebuyers.

A more equitable policy would socialize the cost of assistance over all the homeowners in Costa Mesa, not punish the ones who had the misfortune of being born 20 years too late. The city could levy a



File Photo

**COSTA MESA** City Hall. The city has an affordable housing ordinance in the draft stage.

parcel tax on all homes to raise money for a down-payment assistance program. It could implement a transfer tax on existing home sales and use the funds for first-time homebuyers. The city could float a bond to raise money for affordable and workforce housing and dedicate a portion as grants or a revolving loan fund for first-time homebuyer assistance.

All of these would be more equitable than sad-

dling the buyers of newly built housing with the costs of other aspiring homeowners seeking the same product. That is the definition of unfair, and it makes no progress towards making Costa Mesa a more equitable community. Because of demographic shift, first-time homebuyers are more likely to be people of color while existing homeowners are mostly white.

We can make progress toward equity when we

create housing for low-income families in high-opportunity, well resourced communities, like Costa Mesa. If Costa Mesa's leaders want to tax new housing to make progress towards the goal of equity, they should use *all* the funds leveraged on new construction to subsidize the cost of housing for truly low-income people. They should not tax one aspiring homeowner to help another. Anyone seeking to buy a new townhome or condo is

just getting their foot on that first rung of homeownership. We shouldn't make it harder for some to make it easier for others.

**ELIZABETH HANSBURG** is co-founder and director of People for Housing OC, the Yes In My Backyard (YIMBY) organization supporting new affordable and workforce housing in all neighborhoods across Orange County. She can be reached at [elizabeth@peopleforhousing.org](mailto:elizabeth@peopleforhousing.org).

**COST**

*Continued from page A6*

million directly invested in weatherization services, CAP OC has made substantial progress in enhancing energy efficiency, lowering utility costs and improving living conditions for countless families.

By empowering families to better manage their expenses, a sense of stability and self-sufficiency can be fostered. When organizations work together there can be a ripple effect throughout Orange County's economy. As families gain greater financial security, their ability to contribute increases. This increased spending power supports small businesses and stimulates economic growth within our community, ultimately benefiting us all.

As we reflect on the Real Cost Measure report and the challenges it highlights, let us come together as a community to help support local nonprofits that are on the ground doing the hard work to change the lives of our fellow residents. These organizations are ensuring that every family in Orange County has access to the support they need to thrive. Let us embrace the spirit of unity and support that defines our community and join hands in creating a brighter and more prosperous future for all residents of Orange County.

**GREGORY SCOTT** is president and chief executive officer of Community Action Partnership Orange County, a nonprofit working to stabilize, sustain and empower individuals and families out of poverty.

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# Thai comfort food with a tie to home

BY SARAH MOSQUEDA

Like most of us, engineer and web-developer Kanate Ungkasrithongkul found himself making a lot more meals at home during the pandemic. But rather than proofing sourdough, Ungkasrithongkul began experimenting with the home-cooked recipes from his childhood in Thailand, in a small city two hours north of Bangkok.

"I started looking at YouTube and trying new recipes," said Ungkasrithongkul. "I liked to cook at home, but I never cooked professionally."

It was always a dream for Ungkasrithongkul and his wife, Anita Lin, to own their own business, but they never considered opening a restaurant. As they continued to refine their recipes however, they started to give it some thought.

When Ungkasrithongkul tried his hand at his personal favorite, Thai boat noodles, he was more than pleased with the results.

"We thought, if we can make it this good at home, just imagine what we could do with a commercial set up," said Ungkasrithongkul. "We said, 'Yeah, I think it's time.'"

The couple secured a small space in a strip mall at 13842 Newport Ave. in Tustin where they opened Manaao: Thai Comfort Food. The walls are lined with a pretty lime tree wallpaper, and figures from Disney/Pixar's "WALL-E" greet customers at the hostess stand. It's a film Ungkasrithongkul said he likes because "nobody dies."

Manaao's cozy atmosphere is the first thing that takes guests by surprise when entering the tiny restaurant in an unassuming space next door to a Yogurtland.

The second thing is the food. "We have small a menu so we can focus on the quality," said Ungkasrithongkul.

Dishes are thoughtful, delicious and unexpected. They have what Ungkasrithongkul calls "authentic flavors," like holy basil, a menu item he said most reminds him of home.

Requesting different spice levels at a Thai restaurant is not typical in Thailand, and Ungkasrithongkul said some dishes, like holy basil, can only be made at one spice level: hot.

"It is a basic, simple stir fry, with ground pork or ground beef with garlic, chilis and holy basil," said Ungkasrithongkul. "Most restaurants here don't use holy basil, which has a totally different flavor profile."

Holy basil's flavor has been described as mix of licorice,



Photos by Don Leach | Staff Photographer

**OWNER KANATE UNGKASRITHONGKUL** and his wife, Anita Lin, stand inside their traditional Thai restaurant, Manaao in Tustin.

peppermint and clove, different than the peppery sweet basil favored in America.

The crab fried rice on the other hand, isn't spicy at all and is full of tender lumps of crab meat.

Pad Thai has the option of beef or shrimp, but not chicken which Ungkasrithongkul said is an addition that was popularized in the Western interpretation of Thai food.

"Our pad Thai is very close to what we have in Thailand," he added. "The only thing that we do with chicken is fried chicken."

Fried chicken wings are available as an appetizer, sticky with a fish sauce and palm sugar sauce.

Ungkasrithongkul's favorite, Thai boat noodles, are also on the menu. The Thai-style noodle dish get its name from the vessel the noodles are sold from on Bangkok's canals. Bold in flavor from the pig or cow blood used to thicken the soup, boat noodles usually contain garlic, dark soy sauce, bean sprouts, pickled bean curd, meatballs, pork and beef. Manaao's version is also filled with boneless rib meat, rice noo-

dles, sliced rib eye and meatballs.

The beverage menu also has some unexpected surprises. A Tom Yum beer from 7 Bangkok Craft Brewing Co. is a wheat ale inspired by tom yum soup with notes of lemongrass and kaffir lime leaves. Mr. Shmello!, a sour ale with guava, blueberry and marshmallow flavors from Anaheim's Unsung Brewing Co., also recently joined the menu. The Thai iced tea is less sweet and served over nugget ice.

Dessert options include a house-made vegan coconut ice cream or the expected mango sticky rice, unexpectedly infused with pandan leaf, making it green in color and fragrant with vanilla flavor.

On a Wednesday afternoon, all the tables in the restaurant are full at lunch hour, with some customers waiting on to-go orders at the front. Ungkasrithongkul said they've been busy since they opened on day one, about four months ago.

"It's mostly word of mouth," he said.

Manaao opens for lunch at



**A GREEN** curry dish at restaurant Manaao in Tustin.

11 a.m. and closes at 3 p.m. before opening up for dinner at 3:30 p.m. During the 30 minutes they are closed, Ungkasrithongkul and his staff sit down to eat together. It is a daily ritual that reminds him why he went into the restaurant business. It is a chance to bring people together over food. Ungkasrithongkul also believes it helps the team connect with

Manaao's version of Thai comfort food.

"To me comfort food is something that when you eat it, you feel happy. You feel full," Ungkasrithongkul said. "It reminds you of home."

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## STUDIO

Continued from page A5

one thing after the next the past few years," said White's daughter, Alia Cass. "But no matter what, he still ended up back on that mat teaching, which was pretty impressive."

His loss was profound for the local karate community. He taught karate for more than 50 years. White's studio has produced more than 250 black belts, said instructor Vishal Shukla, an eighth-degree black belt who typifies an experienced staff.

Jim McClure, who has been working at the studio since 1981, is another eighth-degree black belt. Andrea Pfefer, a seventh-degree black belt, started coming to White's studio

when she was 9 years old.

She's now 50 and a seventh-degree black belt.

"Mr. White was just such a good instructor," Pfefer said during a brief break from teaching a "tykes" class — 3- and 4-year-olds — on Wednesday. "He was the best teacher of anything I've ever seen. We were so lucky, and we all want to carry it on. We're going to do that. We're all going to make it happen."

White, whose wife Barbara is another seventh-degree black belt and instructor when she's not working as a nurse at Hoag Hospital, was known as a first-generation Kenpo karate student. He learned from the sport's founder, Ed Parker.

He acted in "The Karate Kid" — he's wearing a red referee shirt — and was also involved with "The Karate

Kid 3." And he left a big legacy on and off the mat.

Over the years, the studio has raised well more than \$1 million for the Royal Family KIDS Camps. Giving back could take different forms for Bob White.

White was survived by Barbara and his six daughters: Andree Scanlon, Cass, Stacie White, Kelly Morton, Sydney Burdeno and Nicole Robinson. He also left behind 13 grandchildren and six great-grandchildren.

Cass, who lives in Fullerton, is herself a black belt and is looking to get more involved in the studio again after taking years off to raise her twin 11-year-old daughters.

"I did take it for granted for so long," she said. "I'm really excited to get in there and have my kids be there. It's generational. We have

people who have been there whose kids are there, and whose kids' kids are there. We've been there for so long that people end up circling back. Even if they take a hiatus, they end up coming back."

No hiatus is planned for the studio itself, which has continued on with daily classes this summer. A picture of White and his belt were at the edge of the mat as Pfefer instructed her class on Wednesday.

"You know where you get your power from?" Pfefer quizzed the young children, a couple of whom came up with the correct answer of "your hips."

"That's right," Pfefer said. "Keep your knees bent. Remember, if you look cool, you're doing it right."

Karate may seem cool, but it takes years or even



Don Leach | Staff Photographer

**A FAMILY TREE** of black belts at the Bob White Kenpo Karate Studio of karate students who have passed away is painted on the lobby wall in the Costa Mesa studio.

decades of hard work to get where White's instructors are at. Yet, it's that family atmosphere that still keeps everything humming at Bob White Kenpo

Karate Studio. They wouldn't have it any other way.

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## PROJECT

Continued from page A1

northernmost 6 acres, while the second focused on restoration and drainage improvements in the 11.3 acres of the canyon immediately to the west of the Phase I site, according to Coastal Commission staff. Phase II was completed in 2021.

The final phase seeks to address restoration of the native salt marshes, realignment of existing freshwater flows to improve drainage and water quality, and final improvements to the existing public trails and signage throughout the park.

As part of the approval, the Coastal Commission required a habitat restoration plan, nesting bird protection measures, herbicide use protocols, other agency approvals, construction best-management practices, a construction staging plan, as-



Courtesy of the Newport Bay Conservancy

**VOLUNTEERS**, surrounded by new plants, cheer during Phase II of the Big Canyon restoration project, which was completed in 2021.

sumption of risk and protection of archaeological and tribal cultural resources.

The restoration project is organized through the

efforts of the Newport Bay Conservancy, the city of Newport Beach and CDFW.

"On behalf of the project partners, we thank the

Coastal Commission for its ongoing support of this important project, which has already made significant progress in the first two phases," Newport

Beach spokesman John Pope said following the approval Thursday. "The Big Canyon restoration removes a major mosquito breeding area, creates an open water area for marine birds and animals, eliminates invasive plants and restores native plants. We encourage the public to view the restoration efforts and educators to lead ecological tours of the area."

Newport Bay Conservancy restoration manager Alys Arenas said the conservancy is waiting on other permits, but the delay in construction is because of the nesting and breeding seasons, which span from March to September.

"We have a short window from Sept. 15 to March 15 to get any ground-moving work, basic removal, planting, and then it'll fall into monitoring and maintenance period. The short term will be 120 days, but after that, it's three to five years of moni-

toring and maintenance before it can be called complete," Arenas said.

"It is a unique area. You can consider this area a transitional zone. It's a buffer between our wetland habitats and ... it's significantly important because of long-term sea level rise," Arenas continued. "As we get higher sea level rise, there's going to be a higher marsh for the water to recede and for the wildlife to rely on as we do expect some of our marsh to be underwater in 50 years. It's important that, as well as aside from recreational activities, we provide habitat for wildlife and educational benefits."

Phase III is projected to cost about \$6 million. The total cost for the permitting, planning, design and implementation of all three phases is estimated to be between \$10 million and \$11 million.

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forum

A WORD, PLEASE | JUNE CASAGRANDE

# Hearing out readers' pet peeves

**"F**or Joe and I," "I am well" and "so fun" are topping readers' peeve lists this month. First up, reader Louise: "My big pet peeve is those who say, 'It was a great trip for Joe and I.' ... I want to scream, 'You wouldn't say it was a great trip for I.' It's 'me!'"



**Reader Mike is peeved by the phrasing "where is it at?" "It grates like fingernails on a chalkboard," he writes. Over the years, a lot of people have told me they feel the same way.**

most grammatical choice is "It was a great trip for Joe and me."

Reader Mike is peeved by the phrasing "where is it at?" "It grates like fingernails on a chalkboard," he writes. Over the years, a lot of people have told me they feel the same way. As an editor whose job is to delete needless words, I

When we say, "so much fun," we're treating "fun" as a noun. Think of "so much money," "so much food," "so much trouble." The word "much" automatically signals that a noun will follow. And "fun" is indeed a noun. But, like so many other words in English, "fun" isn't just one part of speech. It's several, including an adjective. In "a fun day," for example, "fun" is

say, "I'm good," and grammatical to say, "I'm well." But almost everyone with an opinion on this subject misunderstands the grammar.

We're all taught that "well" is an adverb. So you would use it to modify a verb like "doing" in "How are you doing?" "I'm doing well." That's correct. But "well" is also an adjective with many definitions, including "in good health." So "I'm well" is grammatical.

As a response to "How are you doing," "I'm good" is a little fuzziest. "Good" can also mean "in good health," but that's not one of its primary definitions. So when you say, "I'm good," people could take it to mean you're saying you're well behaved or skilled at something — even though your answer was a grammatically correct way to say your health is good.

Reader Dick had a question about a sentence that appeared in this column when I said of writers: "none of them think that

two apostrophes go in 'men's clothing.'" Dick asked: "Why do you use the plural 'think' rather than the singular 'thinks?'" My answer: because I wasn't thinking. Technically, "none" can be singular or plural, depending on the writer's intent. But in a column about grammar, it's best to treat "none" as a

singular: none thinks it's OK. If I had it to do over again, I'd write "none of them thinks."

**JUNE CASAGRANDE** is the author of "The Joy of Syntax: A Simple Guide to All the Grammar You Know You Should Know." She can be reached at [JuneTCN@aol.com](mailto:JuneTCN@aol.com).

There are several standards of correctness in English. Grammar is one. Idiom, or common usage, is another. A subject pronoun like "I" in an object position is ungrammatical, but you can't say it's 100% wrong because it's idiomatic. Still, to anyone who cares about grammar, it's bad form. Plus, it's a minor tragedy because people who say "for Joe and I" usually choose "I" because they're trying to be grammatically correct — and failing. To get these right, follow Louise's model: Try the sentence without the other person: "A great trip for I" is clearly wrong, so that's how you know the

understand their reaction. The "at" at the end of "where is it" is unnecessary. But unnecessary isn't quite the same as being wrong, exactly. Consider "where is it at" to be a casualism that rubs a lot of people the wrong way.

Sherry wrote to ask about people who use "so fun" instead of "so much fun." "Isn't that grammatically incorrect to leave out the word 'much'?" she asked. Actually, it's OK.

modifying the noun "day," meaning it must be an adjective. Can you use an adjective after "so"? Definitely. She's so smart. That movie is so good. Our day was so fun.

Reader Katie doesn't like when people who've been asked "How are you?" respond with "I am well." "It's grammatically incorrect," she writes. That's a new one on me. Most people I've spoken to believe the opposite: that it's wrong to

## Daily Pilot

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MAILBAG

## Grateful for the Daily Pilot's coverage

Although I've complained about the rising price per page of my Los Angeles Times subscription, I'm glad an issue of the Daily Pilot has not gone by the wayside. The Aug. 3 front-page articles were especially interesting, even though I'm not a Huntington Beach resident.

I recently watched a program on PBS about the demise of local newspapers across the nation and the impact on communities when they disappear. I think most Times readers don't regularly attend their city council meetings, so I'm happy there are still local reporters paid to do exactly that!

**Fusako Takeda**  
Fountain Valley

### H.B. City Council negates past work

As it reads in the Huntington Beach Declaration of Policy About Human Dignity, "... everyone should be treated with courtesy and respect, regardless of their racial background, their nation of origin, the religion they practice, their sexual orientation, gender or disability status. It is the right of all citizens to pursue their daily lives with the knowledge that they will not be physically harmed or verbally abused."

The current majority of the Huntington Beach City Council has voted to take a wrecking ball to this declaration, which has served the city well since 1996. This was penned at a time when many people were afraid to venture down to the pier or downtown because it was a gathering spot for skinheads. Flash forward almost three decades to 2023 and Huntington Beach is experiencing a reported increase in hate crimes. Yet the conservative council members voted to rewrite this unifying statement that promotes human rights within our community. Some have even mentioned abolishing it. These same conservative members axed the Huntington Beach Human Relations Committee, which has a 25-year-old track record of improving the safety and well-being of our residents. No explanation was given from the members for making such draconian changes to city government. The commissions that were abolished this past week consisted of volunteer members, and the cost to operate them was minuscule. First, they restrict the

### HOW TO GET PUBLISHED

Send an email to [erik.haugli@latimes.com](mailto:erik.haugli@latimes.com) and include your full name, hometown and phone number (for verification purposes) with your submission. All letters should be kept to 350 words or less and address local issues and events. The Daily Pilot reserves the right to edit all accepted submissions for clarity, accuracy and length.

Pride flag, then they come for the public library books. Then they squelch the rights of our seniors living in mobile homes, and now they're working to dismantle everything from city clerk qualifications, local election policies and so much more. They're taking a wrecking ball to the city, and they have no interest in listening and collaborating with residents who are impacted by their decisions. As a 27-year resident of Huntington Beach, I feel uneasy and embarrassed to live here.

**Carol Daus**  
Huntington Beach

It has become abundantly clear that the conservative four spent months plotting and scheming the takeover of the H.B. City Council to spread their nefarious fascist program and undo what prior councils, even if they were also conservative, had accomplished. With the elimination of the city's long-standing declaration of policy on human dignity, first introduced in 1996, after the shooting death of a Black man in front of McDonalds on Beach Boulevard by a white supremacist, the con four are well underway toward turning the politics of the city bright red.

To forestall their plans, those who oppose what is taking place must immediately start planning to re-take control by pinpointing and spotlighting their intent and purpose so that the general H.B. population can become more involved

and active and remove Burns, Van Der Mark, Strickland and Mckeon from office. They are not open to listening to the will of the people. Their only concern is to force their agenda on the general public, no matter what their views are. It is going to be a long four years, but fascism should not be allowed to fester.

**Richard C. Armendariz**  
Huntington Beach

In my 40 years of living in Huntington Beach, I have seen several dangerous city council majorities, the present one being easily the most dangerous. Not content to simply lord it over the rest of the council in shaping policy for our local government, it is actively seeking to subvert it and crush all opposition in the community with its heavy-handed dismantling of our civic norms. This form of authoritarianism is called totalitarian democracy. In it, lawfully elected representatives rule and citizens, while granted the right to vote, have little or no participation in the decision-making process of government. I taught high school social sciences for many years and I know my history. I have studied it and I see this threat in the world today. Although presidents, most notably the previous one, have attempted to install it nationwide, it is mostly state and local governments who institute such anti-democratic control over its citizens. Totalitarian democracy has finally come to Surf City.

What can be done about it? As with lawn care, we need to keep our democracy green with a five-step program. The first step is to recognize what is going on. This is not merely a partisan takeover. It is a hard-right coup. The second is to oppose it every step of the way. We cannot allow further degradation of our liberties to occur and allow our city charter to be hijacked. The third step is to "stop the steal" and not allow the spread of this civic cancer to infect other seats on the city council. We have the next election in 2024 to worry about. The fourth is to push back in every way possible through civic and legal channels and especially through the media. What is going on must be exposed and countered. The fifth step is to "fertilize" our local democracy by strengthening civic institutions and community groups which serve the public. We must be mobilized to fight back and eventually turn out these autocrats in order to reclaim our local government.

**Tim Geddes**  
Huntington Beach

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# SCHOOL

Continued from page A1

clubs in Irvine and Newport Beach," said Santana.

The Boys & Girls Clubs of Central Orange Coast serve those five cities, totaling 9,500 youths served annually from 66 locations in the county.

At the organization's Santa Ana club, more than 250 kids participated.

"It is about making sure our kids have the supplies they need on the first day of school," said Santana. "It is also the confidence they get when they have a brand-new backpack. We can't underestimate how important it is to feel prepared for your first day of school."

Students also had the opportunity to customize their backpacks with an arts and crafts station.

"Some of these backpacks look very similar to each other, so they are going to make their own custom name badge for it," Santana said.

Wahoo's Fish Taco provided lunch through its California Love Drop program, which started during the pandemic as a way to provide meals to healthcare workers and first responders but has continued to serve meals at community events. Wing Lam, co-founder of Wahoo's and California Love Drop, cooked on-site for the event.

"It is important for us as community leaders to lead by example," said Lam. "It is easy to send somebody out when it is 100 degrees out, but it is a little bit different when you are here in front of the grill."

Through partnerships with other local businesses, like Yogurtland which provided dessert for the drive, California Love Drop has delivered more than 11,000 meals at 61 different locations. Lam said being on the ground cooking for kids and families feels like the best way to make an impact. "Being here in Santa



Photos by James Carbone

**STUDENTS ENJOY** a taco lunch with a cold drink at the Boys & Girls Clubs of Central Orange Coast back-to-school-drive.

Ana at the Boys & Girls Club, this is it. The kids need us the most," said Lam. "Why not give back where it matters the most? There will be plenty of galas you can go to and plenty of golf tournaments you can go to, but back-to-school backpacks? That is where it's at."

Boys & Girls Clubs of Central Orange Coast board member and Antis Roofing & Waterproofing founder and chief executive officer Charles Antis agrees with Lam.

"CEOs like Wing Lam and I find that when we show up here, rather than chasing sales, we end up

having a happier, healthier company," said Antis. Antis Roofing & Waterproofing's leadership team handed out fish tacos and frozen yogurt, and Antis sat at a picnic table eating lunch with students.

Antis Roofing & Waterproofing is a California Love Drop partner and was awarded the David Chow Humanitarian Award this year.

Antis donated the \$2,500 cash prize to the Boys & Girls Clubs of Central Orange Coast to sponsor the back-to-school drive.

"When we do this, we are living up to our 'why', we are keeping families



**KIDS PICK** out their new school backpacks during the Boys & Girls Clubs of Central Orange Coast Back-to-School drive in Santa Ana on Thursday.

safe and dry," Antis said, referencing his company's motto.

Santana said he was grateful to the club's corporate partners, donors

and volunteers for coming together to make the event possible.

"This is about strengthening the family unit and making sure that our

community is served," said Santana.

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CLOCKWISE LEFT TO RIGHT: H&M, Michael Kors Collection, Crewcuts by J.Crew, Crate and Kids, Maje, Gucci, Psycho Bunny, Cole Haan, JD Sports, Sandro

# BACK TO SCHOOL

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