

El Dorado Realty, SoCal

NEIGHBORHOOD VOICE

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“Celebrating over 35 years of service”

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FROM THE DESK OF

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**HAPPY
NEW
YEAR**

Looks like we are starting the new year off right, one of our neighbors, Nelson Miles, who lives up on Karen Ave, was honored by the Long Beach Junior Concert Band, with a very special Christmas present. Nelson, who suffers from cerebral palsy, but

dreamed of becoming a drummer, received a surprise visit at his home recently, from the Long Beach Junior Concert Band. The band presented Miles with his own drum and joined him in playing.

Nelson owns 100 drum sticks and plays in the air all the time, and has been a big fan of the band, since first hearing them play six years ago. He uses his right hand only about 5-percent of the time normally, but his disability disappears when he plays the drums.

“He loves the drums, and we’re glad to be able to do this for him” said Don Koegle, a band supporter.

Other news, maybe not as uplifting, but certainly good to hear that criminals are not getting away scot free, came with this police advisory I received recently. I had heard of the loss of electronic equipment from our schools, and couldn’t help thinking at the time, how disastrous, with school funding at such a low point.

Advisory: SIX ARRESTED FOR COMMERCIAL BURGLARY ON SCHOOL CAMPUSES

On Sunday, December 25, 2011, officers from the Long Beach Police Department and the Board of Education (B.O.E.) responded to two burglaries at schools that resulted in the arrests of six

individuals.

At approximately 11:15 a.m., Long Beach Police officers were called to Garfield Elementary School to assist B.O.E. officers with two male suspects that had entered the building and removed property.

Officers detained one suspect who had just exited the school with the loss on his person. Officers then set up a perimeter and spotted a second suspect exiting the building, took him into custody and located the lost articles in his backpack nearby. The loss included electronics and other items of school property.

The men were arrested for commercial burglary and have been identified as 19-year-old William Minor of Long Beach, and 18-year-old Keyray Stinson of Los Angeles. Suspect Minor was also arrested for resisting arrest and Suspect Stinson for providing a false identity to a peace officer.

Shortly after the suspects were taken into custody, L.B.P.D. officers were called out to Hughes Middle School at 1:57 p.m. to assist B.O.E. officers with another incident where suspects entered a closed school building, which resulted in four additional arrests.

Officers located the four male suspects and all were arrested for commercial burglary. The suspects have been identified as 20-year-old Christopher Rebolo of Signal Hill, 19-year-old Christian Alvarez of Long Beach, and a 16-year-old resident of Long Beach and 14-year-old resident of Signal Hill.

On Wednesday, December 28, 2011, the City Prosecutor filed a charge of commercial burglary on Suspects Minor and Stinson, with a charge of resisting arrest on Suspect Minor, and a charge of providing a false identity to a peace officer on Suspect Stinson. A charge of trespassing was filed on Suspect Rebolo and Suspect Alvarez, and the two juvenile suspects will have a separate court date in the near future where they may face charges as well.

Several schools have been burglarized in recent months and it is unknown at this time if these two incidents are related to any previous burglaries, but detectives are looking at all the cases for possible connections.

The Board of Education and the Long Beach Police Department regularly work together to provide unified enforcement of criminal activity on or near school property and to heighten the safety of school campuses whether schools are closed or in session.

Residents are also asked to also be

vigilant in reporting any suspicious people or activity on or near school property immediately by calling 911. The more eyes and ears officers have to help them respond to possible criminal activity, the safer our community will be.

Anyone with information on these incidents or any other burglaries to schools is asked to contact the Long Beach Police Department Burglary Detail at (562) 570-7351. Anonymous tips can be submitted via e-mail or text by visiting www.tipsoft.com.

The new commander of the East Division, Michael Beckman, is instituting a new Community Forum, this month. On Monday, **January 23rd** from **6:30 to 8:00 PM** the Commander will host a Community Gathering at the East Patrol Division Facility, 4800 Los Coyotes Blvd. "Engaged citizens from the entire division, including representatives from neighborhood and business associations are welcome to attend. I believe this will be an effective forum for me and my staff to convey contemporary crime and quality of life information, as well as a means for attendees to share and discuss the broad interests of our neighborhoods as a community."

Commander Michael Beckman
Long Beach Police Department

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I received a written response, from Chris Steinhauser, Superintendent of Schools, to my questions

submitted at the parents meeting about the closing of Keller School. Wouldn't you know it, somehow it got trashed over the holidays, but it didn't offer much detail in any case. I had asked what plans were being made for the future of Keller School? The answer was; none at the present time, this would be considered prior to the completion of the rebuilding of Newcomb. In any decision made, the school would continue to operate in some form of educational purpose." I also asked if Newcomb students would be bused to Keller? "There is no plan for LBUSD busing, but there is some possibility of neighborhood busing arrangements being pursued. My primary question, had the school board looked at the projected ages of children in the neighborhood over the next ten years? The response was yes and that the numbers continued to decline throughout the neighborhood. I am sorry I can't quote verbatim, but I think my recall is accurate. I would be interested in hearing if others in the neighborhood had their questions answered. I'll be glad to publish additional comments, please just send them to me, by e-mail preferably

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On the real estate front, this article, reprinted from a recent California Association of Realtors, relays an interesting scenario for 2012.

Five issues for housing in 2012

“Just as in 2011, in 2012 many will be trying to figure out where housing is headed. While the housing market didn’t worsen in 2011, it also didn’t stabilize either. This year, the story will be about local markets. While many housing markets rose and fell together, they’re recovering at difference paces so talking about housing on a national level is not beneficial.

Making sense of the story;

- Confidence and jobs: Housing is more affordable than it has been in decades, but many would-be buyers are worried about buying today if prices are going to be lower tomorrow. Still, others don’t want to buy a house until they have more evidence that they’re not going to get laid off or see their hours cut back.*
- Foreclosures: Banks and other mortgage investors own around 440,000 foreclosed properties, but there’s another 3.4 million loans in foreclosure or serious delinquency, according to estimates by Barclays Capital. Because banks are faster to cut prices to unload inventory than are traditional sellers, home values can fall further*

as the share of distressed sales rises.

- Rents: If low mortgage rates aren’t enough to give urgency to would-be buyers, rent hikes could accelerate buyers’ decisions to take the plunge.*
- Mortgage credit and rates: It’s still hard for many buyers to get approved for a mortgage because banks are demanding lots of documentation of borrowers’ incomes.*
- Regulation: Many analysts don’t expect Congress to make major changes to Fannie Mae and Freddie Mac during the election year, but several major regulatory changes could significantly reshape the future of the lending landscape in 2012.*
- Meanwhile, the regulator that oversees Fannie and Freddie is revamping the way that mortgage companies are paid for collecting loan payments. This could lead to a broader shakeup in the mortgage industry that ultimately influences how much borrowers are charged for mortgages and how banks handle loans that fall into delinquency.”*

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Ron Beeler

**El Dorado Realty So Cal
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Before I end this issue, the thought struck me that I like others might have thought twice as to where to put all the Styrofoam packaging left over from the holidays? Does it go in the regular trash, or can it be recycled? Well that was easy to answer, I just went to my trusty computer and googled “recycle, long beach” and it took me straight to the City of Long Beach Environmental Services site. Sure enough “Clean Polystyrene (Styrofoam) is to be placed in the recycle bin” it should not be dirty or soiled. Then I picked up the Press Telegram and saw an article about using recycled Styrofoam for surf boards and that surfing shops in Huntington Beach provide good drop off sites for the type Styrofoam used to pack TV’s and Appliances.

Back on Market

Carson Park, 2-Bdrm 1-Ba

3543 Lees Avenue

Great starter home, or investment property. Escrow failed as Buyers couldn't secure needed financing.

Bank approved Short Sale, at \$325,000



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