



PALM BEACH LEISUREVILLE NEWS



Palm Beach Leisureville Community Association, Boynton Beach, Florida

BOARD MEETING - AUGUST 20, 3PM, R1 & ZOOM | TOWN HALL - AUGUST 10, 1PM R3 | BOARD WORKSHOP - AUGUST 6, 3PM, R3 & ZOOM

FUN OUTSIDE LEISUREVILLE

Jo Spatafora visited her family in Homer, NY in June.



Jo with 8 great grandchildren and 3 great great grandchildren.

Julia Palmer's European vacation through Scandinavia, Iceland and N Ireland.



Bushmills Distillery

Rich Pintur & Lynn Kordower's first stop at Pinehurst on their annual road trip with Kenny & Sandi Gentile.



(more photos on page 15 & 17)

4TH OF JULY PICNIC

Sponsored by the New England Club.

(more photos on page 16)



PBLCA does not partner with, promote, or recommend any company, person, or those who advertise in our newspaper. This Publication is not endorsed by PBLCA

**NEXT NEWSPAPER DELIVERY
TUESDAY, SEPTEMBER 3, 2024**

Hello

I'M NOT JUST A REAL ESTATE AGENT...

I'M ALSO YOUR LEISUREVILLE NEIGHBOR!

Paula Curran
REALTOR®
561-545-9013
paulacurranrealtor@gmail.com

I'D BE HONORED TO SERVE YOU, WHETHER YOU'RE
LOOKING TO BUY OR SELL A HOME.

CALL, TEXT OR EMAIL ME TODAY FOR A
FREE
MARKET ANALYSIS

CENTURY 21 Tenace Realty

TAILORMAID

LEISUREVILLE HOME CLEANING SERVICES
Apartments • Homes • Offices

Services Offered

- Kitchen
- Bedrooms
- Bathrooms
- Offices
- Dusting
- Mopping
- Vacuuming

ONE TIME
WEEKLY
BI-WEEKLY

CALL NOW 561-305-6916

tailormaid.com
(check out our other services online)
SPARKLING HOMES FOR OVER 25 YEARS

Saint Joseph's Episcopal Church
3300 South Seacrest Blvd. Boynton Beach, FL 33436
561-732-3060 www.stjoesweb.org

NEW Summer Service Schedule begins June 16

SUNDAY MORNING 9:30 A.M.
Family Rite 2 Choral Service

SUNDAY MORNING 11:45 A.M.
Contemporary Service with Live Band

WEDNESDAY MORNING 10:00 A.M.
Centering Prayer
11:15 A.M. Tai Chi

TUESDAY MORNING 9:00 A.M.
Free Yoga Class

Baptist Health

BIRTHDAY & GRADUATIONS

Nancy and Barry Price celebrated their Daughter, Michelle's 50th Birthday by doing 50 different things in Florida. We did everything from Cruises, taking pictures with Spider Cherry and Rough Theory Band members, seeing ABBA perform in Mizner Park Amphitheater, Madame Tussauds Museum, Aquariums, Kennedy Space Center, Touring Flagler Museum and the Breakers, Riding the Orlando Eye, Manicures, Massages, Manicures, Pedicures, Hair Cut, Sunsets, Gumbo Limbo, Day at the Beach, Eating at Multiple Restaurants. We did it! It took 3 weeks and it all came to an end with Fireworks on the 4th.



Nancy and Barry Price are proud Grandparents and had the privilege of attending both Grandson's Graduations.



Kingston Spencer – 8th Grade

Jude Maldonado – High School

GREEN THUMB AWARDS



*Rick and Marlene DeBella
1905 SW 13th Avenue*



*Debbie McMillan
2390 SW 14th Avenue*

The LCC sponsors the Green Thumb Award each month in the newspaper and with a yard sign. To recognize residents with well-maintained yards. You can send in nominations to PBLgreenthumb@gmail.com.

THANK YOU FOR YOUR SERVICE!

By Lauren King

Just back from an American Legion convention, **Jimmy Chodan** proudly told me that our local Legion was honored as the most active in the state. And his obvious pride in his military background showed throughout this interview.

From Millerton, NY, he joined the Navy CBs (construction battalion) right out of high school and was trained as a heavy equipment operator. He enlisted because he believed it was the patriotic thing to do.

He was sent to Iceland for a year where he worked on powered aircraft. "We spent six months there, six months in Gulfport, Mississippi where we stayed stateside on the military golf course and then back to Iceland for six months. We were sent to Guam where we worked on construction with heavy equipment. Tell us what you want and we will build it." R&R was going out to an old wreck of a barge and just fish all day, he explains.

The best part of his service, he says was the comradery. "Four of us got friendly and we tore a \$5.00 bill into four pieces. We said we'd reunite after the service with the pieces. We finally did but there were only two of us left."

Sadly, he remembers an incident when he was in full uniform stateside in an airport and was spit upon because of the ill feelings toward the war in Viet Nam.

When I remarked that his love of service came through in this discussion, he smiled broadly and said, " Yes, I liked it and am thankful for the time I spent doing it."



TEASER #2

The Leisureville Variety Show is of course a tradition in our Community and as a performer I can attest that we enjoy the hard and at times tedious work that it takes to put on the finished product. When we are rehearsing it is like putting an intricate puzzle together but there never seems to be a piece missing and even when one of us falls ill, we are ready to provide an equally entertaining act to take its place.

The preparation for the 50th Anniversary Show will be our best effort yet as all our cast members have chosen individual assignments to perform in addition to our solo and group acts. I will not bore you with those details, but I can tell you firsthand that our commitment will be one you will never forget. What can you look forward to? Music, dancing, singing, comedy, and a peek into the past performances that will pay homage to all our performers, both the living and those who have passed on.

We all take a sense of pride in performing on stage for you because we feed off your enthusiasm and it is that energy you provide that energizes us to give you a show no dress rehearsal can match. Next month we will have more to share as the time draws nearer with each passing day and the chosen acts begin to take shape in our creative process.



I NEED MORE HOMES TO SELL!



My homes go under contract fast!

SOLD!

Get top dollar for your home by listing with a REALTOR® who understands the unique charm of Leisureville.

Calvin McDaniel, PA

Broker Associate | REALTOR®

954-296-8639



Charles Rutenberg Realty
Fort Lauderdale



JOIN THE FUN DELIVERING OUR NEWSPAPERS



Our Leisureville News needs volunteers to deliver our papers each month.

We have openings available in or near your neighborhood.

If you are a new homeowner, its a great way to participate in our community !

**CALL CHAIRPERSON VIVIANE DIETSCHY
561-704-3282**

HEAR YE HEAR YE

**Leisureville needs volunteers to put the flags out on the holidays
Contact Mae Lazarus 561-414-9420**

Advertising in the Leisureville News

Running an ad in our paper can be very easy. You can stop by the Leisureville office located at 1007 Ocean Drive and ask for a copy of either an **AD contract** or a **CLASSIFIED AD contract** which details information we need in order to set up your account. Also listed are the sizes and prices for ads. You may submit your ad either by computer or by taking the ad and your money to the office. An ad contract is for business ads. A classified ad is for residents who wish to sell or rent something (home, goods, services, etc.) If bringing to the office, use an envelope and write "Leisureville News" on the envelope along with your check in the correct amount and your ad or classified form, Leave it in the office or you can mail the check (the address is on top of the form). We must have your check within 5 days after you submit the ad.

Classified ad forms and business ad forms can also be downloaded from the web. Go to www.mypblca.com and click the newspaper link. Then click on e-forms and print the appropriate one,

The Palm Beach Leisureville newspaper has an electronic office. We have a telephone number that anyone who wants to run/publish an ad in our paper can call to get information. Someone will return your call in a timely manner, but you must leave a detailed message with a call back phone number, your name and some idea as to why you are calling. Depending on your needs, one of our staff will return your call. This line also addresses billing and ads so please be as specific as possible.

Leisureville News is published once a month and delivered or available during the first week of the month. The deadline for **articles, pictures, notices, club news classified ads, and other submittals** are due no later than the eighteenth of the month PRIOR to the month you want it published. These items can be emailed to editor@mypblca.com. The **business advertising** deadline is the fifteenth of the month and can be emailed to ads@mypblca.com. Extra copies of business ad forms and classified ad forms are in the office and clubhouses. Leisureville News

Block Captains

Please include your phone numbers next to your signature when picking up your papers.

Thank you. Viviane Dietschy Chairperson

**ATTENTION DOG OWNERS
PLEASE RESPECT OTHERS
PICK UP AFTER YOUR DOG**

WEEKLY BLAST CAN BE MAILED

Manager Nancy Barlow sends a weekly blast to the Leisureville community via email. Presently over 2000 email addresses receive this email. It is estimated that approximately 290 residents do not receive the blast because they do not have Internet access and/or computers. In order to address this discrepancy, Nancy has hard copies available at the office. In addition, any resident who wants the blast can call the office at 561-732-7474 and request a copy of the blast be mailed to the home.

CHECK IT OUT!!!!

- I miss my monthly Leisureville News
- I wonder what events are planned for next season
- I'd like to join one of the state clubs. Who can I call?
- What happened at the last Board meeting?
- A picture is worth a thousand words

If you have ever had any of the above thoughts, either as a snowbird or full time resident, CHECK IT OUT:

www.mypblca.com.

The official website for Palm Beach Leisureville! Easy to access. Easy to use. Just log on and you'll have all the news, pictures, events and information at your fingertips!

TRY IT - YOU'LL LOVE IT!

About Our Ads

Leisureville News accepts advertising without endorsing or evaluating in advance the advertised products or services. We have the right to refuse advertisers. Potential buyers should satisfy themselves about the quality of the products or services. The *Leisureville News* will not knowingly continue advertising for inadequate products or services. If you encounter problems with our advertisers, please contact the newspaper office at 561-200-9659. Three legitimate complaints about an advertiser will result in their ad being removed from the newspaper and withheld for the next three issues. Be aware that the City of Boynton Beach and Palm Beach County may require an occupational license. Payments are non-refundable.

LEISUREVILLE NEWS DEADLINE INFO

**NEWS, FEATURES, SPORTS, PICTURES SENT VIA
EMAIL DUE BY THE 18th OF THE MONTH**

**ARTICLES TO BE TYPED DUE BY THE 15th OF
THE MONTH**

**ADVERTISEMENTS, CLASSIFIEDS DUE BY THE
15th OF THE MONTH**

EMAIL FOR NEWSPAPER: editor@mypblca.com

EMAIL FOR WEBSITE: webmaster@mypblca.com

CARING NEIGHBORS NEEDS DRIVERS AND OFFICE STAFF

**PLEASE CALL THE CARING NEIGHBORS
OFFICE TO VOLUNTEER YOUR
SERVICES.**

561-731-3501 THANK YOU

Refuse Schedule Residents Please Read

Residents should note that recyclables and regular garbage are picked up every Tuesday. You may put out your bins and pails Monday evening. Large items (sofas, cabinets, etc.), garden clippings, and regular garbage are picked up every Friday. You may put these items on the curb on Thursday night, but not before. Do not leave large furniture items and landscaping trimmings on the curb for days before Friday pickup. It makes the neighborhood look unsightly for long periods of time.

CLUBHOUSE RESERVATIONS

To those wanting to reserve a Clubhouse. You may contact Lynn Theis at 561-777-8900 or lptheis4@gmail.com to answer any questions or concerns regarding forms for summer or fall season reservations. All reservations request must be submitted 30 days before your requested date of planned activity or party. Please note that without the forms being completed usage cannot be guaranteed due to high demand for clubhouses.

ACTIVITY CANCELLATIONS OR RESCHEDULING

Please remember to email customerservice@mypblca.com & lptheis4@gmail.com in anticipation of any cancellations or rescheduling to keep the PBL community & staff informed. Thank you!

POP (paid observation patrol) PSII – 786-858-5728
Campbell Property Emergency Number - 954-427-8770

ARCHITECTURAL CONTROL COMMITTEE

Chairperson: Mike Kervin; Vice Chairperson: Joe DiTuro, Secretary; Dave Mobus; Members: Fred Birdsall, Dan Gajeski, Carl Zapf, Willie Morri, Gloria Ortiz, James McNamara; Board Liaison: Patrick Barklow

ASSOCIATION OFFICE STAFF

Contact the office M-F 8am-4:30pm - 561-732-7474 - fax: 561-732-5878
 1007 Ocean Dr, Boynton Beach Fl, 33426
 email: CustomerService@myPBLca.com

Nancy Barlow, Property Manager; Maye Landa – Assistant Property Manager; Faith Santiago, Bookkeeper; Denise Perrault, Project Coordinator/Admin; Regina Dennington, Yann Talaia, Front Desk/Admin Admin; Dennis Patrick, Compliance Inspector; **Maintenance:** Kenny Hall, Supervisor; Gary Andrews, Maintenance; Sadat Rizvanolli, Maintenance; Wes Stephen, Maintenance; Joseph Sparacino, Maintenance; **Irrigation:** Mike Lewis, Supervisor; Louis Raymond, Irrigation; Collin Hemans, Irrigation; Mario Odenat, Irrigation; Richard St. Philippe, Irrigation; **Golf Course:** Ommy Alvarado - IGM
 Estoppel requests can be obtained by calling 561-732-7474 or emailing accounting@myplca.com

BOARD OF DIRECTORS 2023

President Jim Czizik (2026), Vice President Don Ernst (2025), Treasurer Hal Eide (2025); Secretary Bob Wilt (2025); Assistant Secretary Holly Massman (2026); Directors Cliff Cole (2026); Nancy Price (2026); Charlie Cannone (2025); Patrick Barklow (2026)

Email: secretary@myPBLCA.com

Board Members may also be reached by calling the office: 732-7474

BOCCE COMMITTEE

President: Marietta Thomas - (561) 373-7090; Vice President: Ed DeFillipis - (908) 268-7455; Secretary - Laureen King - (561) 732-9243; Treasurer - John Theis (207) 570-5755; Coordinators: Alice Torname (978) 809-2106

CARING NEIGHBORS MEDICAL EQUIPMENT

Barry Price - 609-338-7359, Webb White - 561-704-8816, Christine Dowless - 561-707-0226, Joe Shannon (Seasonal) - 501-607-1927, Al Grimshaw (Seasonal) - 774-991-2919

CITIZENS OBSERVER PATROL - COP

Office - R1 **Email: cop@myplca.com - Phone: (561) 375-9824 - Patrol Cars phone (561)-356-2545**

PBL COP STAFF

Lieutenant Sheila Pesce	Scheduling & Monthly Reports	609-618-0123
Lieutenant Duke Foell	Training & Car Maintenance	317-0814
Lieutenant Gloria Groch	Office Clerical	419-356-1904
Sergeant Peter Karalekas	Car Maintenance	737-2739
Sgt Kathleen Peterson	Office and publicity	802-238-7417

CLUBHOUSE COORDINATORS

Applications for Reservations, Parties, Club Meetings, Card groups, Activities in all clubhouses can be made by contacting Lynn Theis at 561-777-8900 or lptheis4@gmail.com
 R-1 Eleana Guidice 908-208-8201; R-2: Cindy Cirillo, 732-0273; R-3: - Larry Borkowski 860-940-1686
 Clubhouse addresses and phone numbers
 R1 - 1007 Ocean Drive, 561-732-7703 • R2 - 1800 SW Congress Avenue, 561-734-7572
 R3 -2000 SW 13th Avenue, 561-678-8569

CONDO ARCHITECTURAL AND LANDSCAPE COMMITTEE

Chairperson: Judy Brunner, Co-Secretaries: Pat McPartlin/Joy Brady; Board Liaison: Holly Massman

FINANCE

Email: finance@myPBLca.com

Chairperson: Steve Schone; Vice Chair: Tom Long; Secretary: Ken Weissman; Board Treasurer: Hal Eide; Members: Helen Sexton, Dave Mechanic, Pat Rayball, Brad Park, Cliff Cole (non-voting); CAM Manager: Nancy Barlow; Assistant Property Manager: Maye Landa; Bookkeeper: Faith Santiago; Board Liaison: Charlie Cannone

FINING APPEAL COMMITTEE (FAC)

Chairman: Mike Brunson, Vice Chair; Roslyn Schwartz, Secretary; Peter Senftleben, Member: Vivian Stripe; Board Liaison: Patrick Barklow, Jim Czizik

GOLF COMMITTEE

GOLF – Email: golf@myPBLca.com

Chairman: Ed DeFillipis; Vice Chairman: Joe DiTuro; Secretary: Sandy Gentile; Assist. Secretary: Suzanne Merrick; Treasurer: Laureen King; Assistant Treasurer Joan Schone; Ladies League: Pam Prager; Men's League: Robert Radenberg.; Day Captains - Sunday: Lynn Kordower; Monday: Rob Bonn; Tuesday: Ginette Williams; Wednesday: Joe Dituro; Thursday: Mike Rizzo; Friday: George Venezia; Saturday: Pam Cotant. Board Liaison: Nancy Price

GOLF COURSE

Golf Shop, 561-732-0593

CARPENTRY SHOP

January 1 to April 30 – Wednesday - Friday, and Saturday – 9:00 to 12:00
 May 1 to December 31 - Wednesday - 9:00 to 12:00

LADIES GOLF LEAGUE

President Pam Prager, Vice President Lynn Kordower, Treasurer Lee James, Secretary Rose Luke

LANDSCAPE COMMITTEE

Chairperson: June Silva; Co-chairperson: Fran Cannone, Secretary: Nannette Ferri; Members: Louise Farrell, Deidre Fleming, Donna Gaudet, Andy Giannettino, Liz Mercereau, Elyn Christensen, Gail Czizik and Evelyn Wright; Board Liaison: Cliff Cole; Campbell Property Mgmt.: Denise Perrault

LEISUREVILLE NEWSPAPER

Lynn Kordower, Editor editor@myplca.com 561-716-9771; Assistant Editor, Rose Luke; Editor assistants: Gail Harrigan; Photographers: Lynn Kordower, Lyn Giglio; Advertising Michelle Travis, assistants Joan Schone, Rose Anne Roche, Webb White

MEN'S GOLF LEAGUE

President: Robert Radenberg; Vice President: Robert Keating; Treasurer: Steve Schone; Secretary: Mike Rizzo; Handicap Statistician: Mike Grant; Trustees: Ed DeFillippis, Mark Billet and Richard Pintur; Starter: Lynn Kordower, Rob Sobotnik

RECREATION

Email: rec@myPBLca.com

Chairperson: JoAnn Cirillo; Vice-Chairperson: Mae Lazarus; Secretary: Sandi Gentile; Treasurer: Marylou Illsley; Gloria Groch, Assistant Treasurer; ; R-1 Coordinator: Eleana Guidice 908-208-8201; R-2 Coordinator: Cindy Cirillo, 732-0273; R-3 Coordinator: Larry Borkowski, (860) 940-1686; Fitness Coordinator: Glenn Giamatti; Flea Market Coordinator: Diane Gunther 561-752-3522; Carpentry Shop: John Theis 207-570-5755; Board Liaison: Jim Czizik

SECTION LEADERS

Viviane Dietschy, Chairperson.....561-704-3282	
Board Liaison: Holly Massman	
Sec. 1 – Arnold Brothers..... 740-4806	Sec. 2 - Pat McPartlin.....516-660-7992
Sec. 3 – Glenn Giamatti 252-4536	Sec. 4 – Louise Farrell.....843-384-2837
Sec. 4A – Ola Lee.....410-253-7183	Sec. 5 – Evelyn Browning.....459-7528
Sec. 5A – Cindy Cirillo..... 860-388-8190	Sec. 6 – Bill Patton561-818-5135
Sec. 7 – Roseann Roche..... 740-0936	Sec. 8 – Cynthia Strong.....289-9564
Sec. 9 – Mae Lazarus..... 369-1201	Sec. 9A – Richard Washburn.....561-777-3418

TECH COMMITTEE

tech@myplca.com

Chairperson: Rose Luke; Assistant Chairperson: Steve Schone; Treasurer: Michelle Travis; Treasurers Assistant: Joan Schone; Secretary: Suzanne Merrick; Members: Vin Del Prete, Laureen King, Webb White, Richard Pintur; Newspaper Editor: Lynn Kordower, Editor editor@myplca.com 561-716-9771; Assistant Editor, Rose Luke; Webmaster: Steve Schone - webmaster@myplca.com; Assistant Webmaster: Richard Pintur; Board Liaisons; Don Ernst, Bob Wilt.

SPECIAL PHONE NUMBERS

PBL Office	732-7474
Campbell Emergency Number	954-427-8770
Boynton Beach Water Dept	742-6300
Boynton Beach Water Emergencies & Utilities	742-6430
Boynton Beach City	742-6000
Emergency Police.....	911
Police Department (Non-Emergency)	732-8116
Florida Power and Light (Emergency).....	994-8227
Caring Neighbors Office	561-731-3501
Caring Neighbors Medical Equipment.....	Barry Price - 609-338-7359
COP Office	375-9824
City Hall, Main Number	742-6000
Animal Control.....	561-742-6210
Dead Animal Removal (public domain)	561-732-8116
Pro-Shop	561-732-0593
Leisureville News Office	200-9659
Sprinkler Hotline.....	561-734-3042
Weeds call office (no spraying during summer months).....	561-732-7474.
Paid Security.....	786-858-5728

PALM BEACH LEISUREVILLE OFFICIAL WEBSITE:

Palmbeachleisureville.com or myplca.com

FOR ALL COMMITTEES

COMMITTEE MEETINGS

Board Of Directors: 3rd Tuesday, 3 pm, R3

Finance Committee: 3 pm every 4th Thursday, Association Office

Architectural Committee: 1st Tuesday and 3rd Tuesday at 9 am every month at Conference Room R-1 (office).

Recreation Committee: 2nd Tuesday, 9 am, Association Office Meeting Room - R-1

Tech Committee: 1st Thursday 3:30 pm zoom or R1

Women's Golf League: 1st Monday, 9:00 am, R-3 - Patio Room

Landscape Committee: 2nd Tuesday, 11:00 am, Association Office Meeting Room - R-1

C.O.P. Staff: Meets As Needed

C.O.P. Members: Meets As Needed

Golf Committee: 1st Monday, 1 pm at the Golf Patio

Men's Golf League: 2nd Monday, 11:30 am, Golf Patio

Condo LLC & ACC: meetings as needed, Association Office - R1

CAP – Community Advisory Panel: email: CAP@myplca.com, meetings every other month starting in January

ACTIVITIES

Acoustic Jam Sessions Tuesday (Oct - April) 2-4pm R1.....Ida: 518-339-6303

Arts & Crafts Monday 9:00 - 11:00 am R2.....Fran Stamm: 561-523-9293

Book Club Every 2nd Thursday June-October 6 pm R1 Card Room.....Laura 803-517-2976

Craft Donations Monday.....Donna: 856-522-9375

Bocce (summer) Tuesday/Thursday 7-8:30 pm R2.....Marietta Thomas (561) 734-5952

Bocce (winter) Tuesday - Friday 4:30-7:30 pm R2Marietta Thomas (561) 734-5952

Cardio exercise Mon-Wed-Fri (Oct - April) 8:00 am R1Olga 410-253-7183

All Year Mon-Wed-Fri 7:45 am R3 patioPam 908-670-6561 Gail 207-460-5595

Cornhole Monday (Nov - March) 5:00 - 6:45 pm R3..Don & Mike cornholeplv@gmail.com

Drawing & Painting (Oct-April)Tuesday/Thursday 9:00 am - Noon R2Jan: 561-737-7437

Flea Market (Oct-April) Saturday 8:30 - 11:30 am R2.....Diane Gunther 860-384-4712

Hymn Sing Friday (Sept - May) 7:15 - 8:15 pm R2.....Marcene: 561-906-4689

Line Dancing Beginner class 6 - 6:45 pm (Nov-April) Wednesday R3

Intermediate class 7 - 8pm Wednesday R3.....Rose Ann: 561-740-0936

Water Aerobics Monday-Saturday (All Year) 9:00 - 10:00 am R1.....Peggy: 727-207-1350

Shuffleboard Monday (Jan - April) 6:30 - 8:00 pm R1

Walking Group Tuesday/Thursday/Saturday (Oct - April) 7:30 am R2

CARD GAME/GROUPS

Bridge Monday/Wednesday (Jan - April) 12:15 - 4:00, R2Joan: 561-735-6059

Canasta Friday, (Oct-April) 11:30 am, R1 card room.....Pat Kaufman: 561-271-0128

Euchre Sunday (All Year) 5:45 - 9:00 pm, R2.....Gloria: 419-356-1904

Hand/Knee & Foot Tuesday (All Year) 6:00 - 9:00 pm, R1Debbie L.: 561-574-2614

Left Right Center (LRC) Sundays 6-7:30 pm R3Kathy Altaro 561-602-0067

Mah Jongg: Tuesday (All Year) 1-4 PM @ R2.....Julia Palmer 561 572-5515

Wednesday (All Year) 1-4 PM @ R1.Rose Ann 561 740-0936

Pinochle Tuesday/Thursday 5:45- 10:00 pm, R2Kevin 561-573-0183

Texas Hold'em Tuesday (All Year) 6:00-10:00 pm R3 Card RoomRudy: 561-758-8654

Mexican Train Wednesday All Year 6-8 pm R1 Card RoomMadiline 561-715-1528

Scrabble Wednesday (All Year) 1-4 PM @ R2.....Diane: 973-493-7531

25 Cards Saturday (Oct- April) 7:00 - 9:30 pm R2Kathy Kelly 561-603-0009

CLUBS

Life Gets Better Together Social ClubDeidre Fleming: (917)921-5184

Every 3rd Sunday 6-9 p.m. at the Golf Patio

Long Island: 1st Friday (Oct-Mar), 9:30-11:30 a.m., R-3.....Cheryl 973-477-0045

New England: 2nd Friday (Oct-Mar), 9:30-11 a.m., R-3Evelyn 561-777-4886

New York: 2nd Wednesday (Nov-Apr), 9:30-11 a.m., R-3Donna 914-830-9580

Pennsylvania: 3rd Friday (Nov-Apr), 9:30 a.m. to 11:30 a.m., R-3.....Neena 561-336-2182

- Leisureville Office Hours -

OFFICE OPEN 8-4:30 PM

NOTES FROM THE BOARD MEETING

The PBL Board of Directors held their monthly meeting on Tuesday July 17th at 3PM in Clubhouse 3 and on zoom. All members were present except Charlie; Don and Patrick were excused and Hal (Eide) on zoom. Manager Nancy Barlow and Asst. Manager Maye Landa were also present. Jim Czizik said that the June treasurer's report is available at the office.

Nancy Barlow gave her manager report. She asked that residents who don't live here year-round give an alternate address to the office for the mailings. The August Board Meeting will take place in R1at 3PM. Unfortunately, there are still residents having work done without proper approval from the ACC or LCC. We had 14 resales and 9 rentals.

Director Bob Wilt gave Patrick's report on the ACC. The ACC met this morning. They had 48 applications for the month. Five were disapproved and one was tabled.

Director Cliff Cole gave his report of the LCC. They met a week ago. Right now, there are 11 committee members. Not everyone can make each meeting. They are still looking for more members. A recurring problem is when a house has violations, when the owner clears them and then two days later there are violations again. What can be done about this? They are meeting to find a more efficient way to speed up the paperwork.

President Jim Czizik read Charlie Cannone's motion to accept the May 2024 financial statements. The purpose of this motion is to keep the Board of Directors up to date on the associations monthly financial position. The rationale is that it's required by the associations governing documents and neither implementation, cost or responsible party is applicable to this motion. "I Charlie Cannone make a motion to approve the merging of PBL's two existing general ledger accounts, State Street Paint Reserves SFH. I Charlie Cannone make a motion to approve the Finance Committee's unanimous recommendation to combine two existing general ledger accounts related to the painting of single-family homes and transfer the balance to the New General Ledger Account. The intent is to streamline the accounting process for painting single family homes. The rationale is there are currently two single family home paint accounts on the books of the HOA, State Street Paint Reserves and single-family homes carry forward; combining these two accounts into a new account single family homes reserve will keep the funds belonging to single family homes in one place and simplify the process once transferred. The balance in the new account will be a total of \$335,473.73. The implementation will occur with Board approval and the only thing required is majority of the board on this." Motion passes.

Director Bob Wilt read Patrick Barklow's motion on ACC. "I Patrick Barklow would like to make a motion to change the wording on policy 101.21; Colors for house and trim concerning ornamental shutters and routine house and trim painting. The intent is to clarify what color code numbers from the approved color code chart and not a color swatch sample is needed concerning ornamental shutters. Routine house and trim painting shall have the following stricken from the policy: Any other trim colors must be approved by the ACC and applied by the homeowners. Also, stricken is a homeowner may choose to repaint their house themselves, which must be done during the normal paint cycle added to routine house and trim painting will be as follows: Homes with trim colors approved by the ACC prior to August 1, 2024, may keep the color of trim, but must be repainted by the homeowner. Any change in color or change in ownership will require that only the standard colors approved by the association be used. Implementation by a vote of the Board of Directors cost nothing." Director Bob Wilt states that anyone who has a color that is not in the color chart scheme right now must submit an application to the ACC to have it approved and put in their file. The motion passes.

Director Bob Wilt read Patrick Barklow's motion: "I Patrick Barklow would like to add to a paragraph D101.06 property improvement application. The intent is for applicants to choose self as a contractor to list the name and address of the property owner on this line of the application. This is to identify the person responsible for liability due to property damage or personal injury as a result of this improvement; implementation by work of the Board of Directors cost zero." There was a discussion. Motion passes.

President Jim Czizik made a motion to approve the following four properties that have a violation each assessed to them, with the intent of moving this onto the appeals committee if there are no objections. There was a discussion. Resident Laureen was asked to present this to the Board. She asked if the names and the addresses be published in the paper in order to get the owners to be more responsible. Director Hal Eide brought up the fact that the Board shouldn't do this in order not to get sued. The motion passed.

Director Holly asked for an update on the hurricane boxes. President Jim Czizik stated that there are several hundred boxes that were earmarked for delivery today. However, the truck was no longer available. Our property manager is waiting for instructions on how and when to pick them up.

Resident Jim B. was asking what the status with our lawyers with R1 and the golf course land. Director Bob Wilt is waiting for an answer from the lawyers. There was a discussion between the Board members and the direction that the lawyer was taking.

President Jim Czizik had a discussion with the lawyer regarding some of the property. Jim had given the lawyer all of the addresses of the properties and all of the land in one fell swoop. The first thing is to find out

who has the right from back then to parcel the properties to six entities to collect funds. The Board believes that once you establish who owns the land, then you can summarily say that the rec leases should never have gone out. A further discussion took place regarding Mr. Andino. We are awaiting further news from our lawyer.

President Jim Czizik mentioned that the home (2385 13th way) of a disabled veteran was condemned two years ago. The veteran is no longer living there. Boynton Beach has placed him in another residence. The property has been given a grant by The City of Boynton Beach for repair and refurbishments. The City of Boynton Beach has wrestled with permits. This property was turned over to Habitat for Humanity. They have two teams of individuals to repair and build. On Thursday the permits were released. It will take six months. They are using grant monies that have to be allocated because they are government funds. There will be a ceremony on Saturday July 27th at 9am at the house.

Resident Debbie mentioned that she was at the workshop two weeks ago. She asked the Board if they follow up with the workshop discussions. Are they not ready for discussions? Surveys? Manager Nancy Barlow met with a holiday lighting/white lights company last Friday. She's waiting for a proposal. Then she will present it to the executive committee. Also with CAP advisory panel, can anyone tell us what CAP has done in the last year? Has CAP ever done a program? Bob Wilt answered about the lights on the towers. She mentioned that she has e-mailed CAP several times with suggestions and hasn't received any responses. Resident Laureen responded to all of the e-mails that were sent to CAP.

Director Holly responds by saying that she is receiving e-mails regarding things that aren't CAP. She forwards them to the correct committee. Director Cliff says that CAP meets every other month. Gazebo is on top of the list.

A resident asked why we are raking up lawyer fees regarding R1 and the golf course? Rec leases? Bob answered this resident. Director Bob Wilt said that they want to get the land back. Meeting adjourned
Lynn Kordower

MANAGEMENT REPORT JULY 2024

A FEW FRIENDLY REMINDERS:

- Stay hydrated!!!!!!
- Alternate mailing addresses need to be registered with Management.
- Maintaining your home is 365 days a year, living here or away.
- Communication with vendors and staff should be done through Management office.
- CPM is a bulk contractor to cut grass and edge. Personalized service of bushes and tree trimming is homeowner responsibility.
- BOD creates policy. We manage Policy/Procedures and Documents. Management is here to assist the homeowners and BOD.
- August Board Meeting will be held in R1 regular time

MODIFICATIONS TO THE EXTERIOR OF YOUR HOME ~ HOA APPROVAL REQUIRED ~ ARCHITECTURAL CONTROL COMMITTEE (ACC) & LANDSCAPE CONTROL COMMITTEE (LCC)

We continue to see an increase in work being done without obtaining ACC or LCC approvals. For the month of June 2024, we have mailed out 9 unapproved modification violations to owners.

Please remember you must obtain ACC & LCC approvals for any exterior modifications made to your home according to our ACC Rules and Regulations and for any new plantings or modifications to your lawn/property according to our LCC Policy Rules & Regulations. Applications are available at the office. We will be happy to assist you on any questions you might have with the application process.

Please note, as per Florida Statutes, any work being done without the proper approvals may be subject to fines and access to the common areas and facilities could be suspended.

ARCHITECTURAL & LANDSCAPE PROPERTY IMPROVEMENT APPLICATIONS

Please note: Your Property Improvement application and/or Landscape Application may be delayed if violations exist and/or fines owned to the Association are outstanding on the property.

There should be no delay if you are applying for approval on a violation you have received.

PROPERTY INSPECTIONS - are completed throughout the year in accordance with Palm Beach Leisureville's Governing Documents. If you receive a letter, please consider it a friendly reminder to make necessary maintenance improvements. Campbell Property Management enforces the ACC, LCC and General policies and sends out notices to inform you of the maintenance repairs observed during the inspection. If everyone adheres to the guidelines, the outcome will prove to be a positive place to live for all residents. **For the month of June 2024, the inspection team inspected 369 properties which includes LCC, ACC, Coach Lights Out and Parking violations. 147 violations were mailed out and 222 non-compliance violations were closed out. Thank you to the many residents that maintain their homes and work with our inspection team meeting compliance.**

New Residents: 14 sales and 9 rentals.

WORK ORDERS - A total of **198 work orders were processed for the month of June 2024**, which includes Maintenance, Irrigation, and Landscaping.

(continued on page 8)

ADVERTISING INDEX

PLEASE SUPPORT OUR ADVERTISERS

AIR CONDITIONING	HOUSE SITTING
Cool Nick Air..... 9	Boynton Beach Home Watch 21
AC Air Solution..... 20	House Sitting by Vickie 26
Acts Air Conditioning & Heating LLC..... 27	INSURANCE
ANTIQUES	Affordable Medicare Solutions 7
Buying Antiques 26	Alan Huber Insurance..... 13
APPLIANCE REPAIR	LANDSCAPING
A-1 Appliance..... 26	Mignano Lawn Service..... 21
ASSOCIATIONS	All Day Curb Appeal..... 26
American Legion 26	McDougal Landscape 26
ATTORNEY	LOCKSMITH
Kevin LaMontagne 25	South Shore Locksmith 26
CAR SERVICE	MEDICAL
Palm Beach Leisureville Car Service 26	Nguyen Medical Group 19
CAREGIVERS	Delray Medical Center..... 14
Florida First Senior Home Care ... 31	PAINTING
Sal's Home Services 26	Florida Cabinets Painting 20
Jill Umberger, LNP 27	Interior Painting by Kenny G..... 26
CHIROPRACTOR	P.A.C. Custom Painting 26
Dr Tiah Sanborn..... 26	PEST CONTROL
CLEANING SERVICE	Revenge Pest Control Inc..... 18
Tailor Maid..... 2	Jeff's Pest Control 26
Kennedy Restoration Services..... 13	Rid A Pest..... 25
V & N Cleaning Services..... 26	PLUMBING
Morane Cleaning Services..... 26	Papa's Plumbing..... 25
Mary's Home & Office Cleaning Svc. 26	Fox Plumbing..... 21
Markada Cleaning Service..... 27	Wards Plumbing Services..... 26
COMPUTER	POWER WASHING
Computer Hospital..... 7	All Day Curb Appeal..... 26
CONSTRUCTION	REAL ESTATE
Bailey's Home Services, Inc..... 30	Remax Direct - Kathy Clarke 32
GM Construction 26	Coldwell Banker Nancy Cole..... 32
DENTAL	Century 21 Paula Curran..... 2
Dr. Sean Dental 27	Calvin McDaniel,PA..... 3
Quantum Dental 18	Hudson Realty - Desiree Cornelio 30
ELECTRIC	Rental Authority - Betty Wickersham..... 14
JW Electric 26	RealtorWes Group - Wesley Hoffman..... 18
ENTERTAINMENT	Arena & Co - Kathleen Moore 26
City of Boynton Beach..... 29	RELIGIOUS
FUNERAL	St. Joseph's Episcopal Church..... 2
A Cremation Service 32	First Presbyterian Church..... 27
Scobee Combs Brown Funeral 24	ROOFING
GARAGE DOORS	Gustafson Industries 21
Door Doctor 25	AAM Industries 25
GUTTERS	Bryan Kanonik Contractor..... 21, 29
Mr Gutter Services 26	Belman Roofing..... 15
HAIR SALONS	SKIN CARE
Richard's Barber Shop 26	Gorgeous Glow Facial Spa 18
HOME REPAIRS	SLIDERS/DOORS/WINDOWS
Bryan Kanonik Contractor 21, 29	The Door Doctor 25
C&S Expertise..... 29	WATCH REPAIR
Euro Kitchen..... 20	Les is More 25
Big Al's Handiman Services..... 25	
Carpenter James..... 27	
Holt's Handyman Service..... 26	
Rock Star Handyman 26	

Computer Hospital Inc.



We Make House Calls!
561-965-5315

What We Do

- Computer Repairs
- Virus Removal
- Home WIFI device setup
- iPhone, iPad, Tablet, printer Setup & Training
- Smart Home Setup: Alexa, Roku, Sling, Netflix, Smart TV etc.,
- New & Used Desktops and Laptops FOR SALE!!



We are waiting for your call!



Get local help with your Medicare questions.

I'm LEANNE KOPYSTYNSKY, a licensed sales agent in Leisureville (Resident of Leisureville). When it comes to Medicare, it's important to consider all of your options. What works well for your neighbor may not be the best fit for you. I know the ins and outs of Medicare, and I'm ready to answer your questions and help you find a plan that fits your needs.

It's time to take advantage.



LEANNE KOPYSTYNSKY
Licensed Sales Agent
561-806-9929, TTY 711
Lkopystynsky@gmail.com
www.MyUHCagent.com/leanne.kopystynsky

Plans are insured through UnitedHealthcare Insurance Company or one of its affiliated companies, a Medicare Advantage organization with a Medicare contract. Enrollment in the plan depends on the plan's contract renewal with Medicare. ©2021 United HealthCare Services, Inc. All rights reserved. Y0066_22SPRJ55189_C



SPRJ55189

ADVERTISE HERE

Advertising Ad Prices – 3 Month Minimum

- Business Card: 3 1/8"W x 1 7/8" H = \$22/month
- Business Card **YEARLY DISCOUNT** = **\$220/year (12 Issues)**
- 1/16 Page: 4 13/16" W x 2" H = \$44/month
- 1/8 Page: 4 13/16" W x 4" H = \$55/month (+\$17 color)
- 1/4 Page: 4 13/16" W x 8" H = \$80/month (+\$28 color)
- 1/2 Page: 10" W x 8" H = \$160/month (+\$44 color)
- Full Page: 10" W x 16" H = \$320/month (+\$88 color)
- Classified: Text Only = \$11/month

WEB SITE AD PRICES - 12 MONTH MINIMUM Effective 12/15/2023

(posted at PBL public & resident sites)

***We are not accepting any new website ads until the launch of the new website.**

Phone: 561-200-9659 Fax: 561-732-5878; Email: ads@myplca.com

To download contract go to: www.myplca.com or www.palmbeachleisureville.com

PBLCA does not partner with, promote, or recommend any company, person, or those who advertise in our newspaper.

MANAGEMENT REPORT JULY 2024

(continued from page 6)

COASTAL PAINTING 2024

VERY IMPORTANT –ALL LANDSCAPING MUST BE TRIMMED 10-12 INCHES AWAY FROM HOUSE WALLS IN ORDER FOR YOUR HOME TO BE PAINTED. IF IT IS NOT, YOUR HOME WILL BE SKIPPED, AND THERE WILL BE \$75 “GO BACK FEE” PAYABLE TO COASTAL PAINTING

- Section 7 Painting of roofs and homes are on-going. Please refer to email blast for weekly updates.
- Solar Panels - For those that have solar panels, this is a friendly reminder, upon your approval, you were informed that you will be responsible for routine maintenance of your roof (power washing and painting), as long as the solar panels are on your roof. Therefore, Coastal will not be power washing and painting your roof. Please read the following ACC Policy (101.12 Roof Mounted Apparatus) for additional information.
- Section 9 will be the next section for power washing of roofs and house rinsing. We do not have a start date at this time. Be on the lookout for additional information in our weekly email blasts.
- Please follow the pressure cleaning & painting instructions.
- Painting & Pressure Cleaning schedules are available in the office, on the website, and can be downloaded in our Friday email blasts.
- Prior to pressure cleaning, the contractor will pre-walk the roofs and detail and photograph number of cracked, loose, or missing roof tiles.
- Without inspection approval of your roof, Coastal will not be able to offer pressure cleaning and painting roof services.
- Please be aware that chlorine is used during the power washing process.
- The forms must be completed by the homeowner. Tenants, neighbors, and family members should not fill out the forms unless the office has received an email or written request from owner stating their authorization.
- If you decide to bypass the official home and roof pressure cleaning and painting that is provided by Coastal according to Palm Beach Leisureville's governing documents, please be aware that you will be responsible to maintain your home and roof with a clean appearance.
- If you have any questions or concerns, please contact the office at 561-732-7474 or email us at pressurecleaning@myplca.com or painting@myplca.com.

Board Workshop - June 4

The PBL Board of Directors met for a workshop meeting on July 2, 2024, in Clubhouse 3 and on Zoom, at 3PM. All members were present with the exception of Director Nancy Price (excused). Additionally present were Manager Nancy Barlow and Assistant Manager Maye Landa.

President Jim Czizik reiterated to those present that the plan for these Workshop meetings is to serve as an exchange of information for Board members related to issues that are up for discussion and decision by the Board. Issues from the community will be undertaken at the end of this discussion if time allows.

Manager Nancy Barlow presented the Management Report.

The Volen Center is sharing with us hurricane prep boxes of non-perishable food. Up to five boxes will be available per individual; advance sign up is required.

Lightning rod installation is complete in R1 and R3 Clubhouses. The Pro Shop Building is scheduled for completion tomorrow.

Last week a moving truck damaged an oak tree at the R1 parking lot, requiring CPM to be called for removal of a large hanging limb which created a hazard to other drivers. Our insurance company is being notified, and Nancy has tracked down the moving company and is reaching out to them in an attempt to be reimbursed for the \$1400.00 spent.

The issues with the storm drain at Summers Lake are being monitored; our irrigation team had replaced washed out sand to prevent sinking and continue to keep an eye on it.

The pool at R3 Clubhouse is open again for evening swimming. The lighting has been fixed, and we are waiting for the city to close out on our permit.

Nancy raised the issue of holiday lighting which requires a decision if we intend to hire a contractor for this, as their schedules fill up early. President Jim Czizik reminded members that a discussion and decision are needed on the matter. In the past, contractors have been hired to bring in, install, and remove holiday lights at a cost of roughly \$3500.00. It is noted that Director Holly Massman and her team worked very hard on last year's holiday lighting; it is a lot of work, particularly in ongoing maintenance. We need to decide whether we want to buy and install our own lights or buy lights and pay for installation; a decision is needed on the question of keeping lights up all year as well. Holly recommends hiring a professional company to install and maintain lighting. Treasurer Hal Eide suggested we start by asking the community where they want to see lights, determine where we have electrical access already and carve out those locations where we can handle installation and maintenance ourselves so as not to include those in a proposal to an outside company.

Ongoing tree trimming is underway, R2 was done last week and R3 is being done now. Trees at R1 don't need much work and so the trimming should be completed within the week.

Nancy reported that the Architectural Control Committee (ACC) and Landscape Committee (LCC) met in June and will meet in July in an ongoing effort to determine what issues fall under each group's authority. President Jim Czizik reported that at the June meeting both groups mutually agreed that they would work together to ensure issues are addressed and decisions are reached to the benefit of the community.

We have a number of proposals regarding upgrades to the R1 pool, but Nancy will continue to research the issue. Another pool company is

coming on Monday to review and prepare a proposal, and a site visit is planned next week to look at a pool done by another company.

Our irrigation schedule has returned to two nights/week (Thursday and Sunday) with the return of regular rainfall to the area.

The issue of midges at the golf course is still being researched. Solitude has proposed \$22,000 to aerate both lakes, which will prevent the midges from laying eggs on the water. Nancy is waiting for references from other of the company's customers. Members asked if there are any other benefits from aeration of the lake. It is noted that we have a video showing how the system operates; Nancy will post a link to that video in the Friday Blast.

President Jim Czizik addressed the topic of a fining schedule. It is recognized that we have had several situations arising that warrant us having something on our books that holds residents accountable for upholding standards. Other communities have incoming residents sign paperwork stating that they understand that fines may be imposed for certain infractions. We may choose to start small, with a few infractions and small monetary fines to get us underway. Nancy explained that the Fee Schedule would be put in place for offenses which require immediate correction. Ultimately, all Board members will have to have an active discussion and determine how to proceed, as we have existing violations that can't continue. A community survey on the issue resulted in a small response, and Town Hall and Board Meeting attendance by the community is low, even in season.

It is noted that the Board has a responsibility to protect property values and community members have a responsibility to be good neighbors.

Reporting on the R2 remodel update, Nancy stated that the permit got kicked back to Gemstone and the company is communicating with the city to correct deficiencies. Nancy is regularly informed of issues and schedules and is cc'd on all communications from Gemstone to the city, as well as being cc'd on the City's reply.

Community pool house maintenance is ongoing. The pool houses at R2 and R3 have lots of ceiling damage to concrete and rebar from chlorine fumes. Some years ago we got bids of \$25,000 and \$18,5000 from two engineers just for design drawings. Nancy was able to get design drawings for \$4000. These drawings were given to three companies and estimates received from the three varied widely. Nancy requested that some kind of air flow be incorporated that would prevent the buildup of damaging vapors. The engineers recommended a slanted roof over a flat roof. She would welcome input from anyone with a background in engineering to review the three companies' bids to evaluate why the prices quoted vary so widely.

It was brought to President Jim Czizik's attention that some residents are taking ownership of the trees in the swales in front of their houses. All are to be reminded that these trees are Association assets and are not to be trimmed or otherwise altered by individuals.

Director Charlie Cannone raised the question of where the community stands with regards to new Florida regulations regarding Homeowners Association policies and practices. Nancy Barlow reports that Campbell Management Group has stayed on top of these requirements. Items that allow exceptions "if not seen by adjacent parcels" doesn't apply to Leisureville, as lots are clearly visible by neighbors. The ACC, going forward, cannot require a company to have a business license, but can still require they be insured. Nancy has a breakdown of the requirements from three different sets of attorneys which she will share with members.

Members discussed issues raised by the Community Advisory Panel (CAP) that they wish the Board to take up, in particular that of incorporating public spaces/gazebos. There are locations within the community, such as the Bocce courts at R2, that would welcome and would benefit from outdoor covered meeting spaces. Director Cliff Cole confirmed that the Committee is definitely interested in pursuing this. Nancy Barlow reports that the office staff gets requests for coverage, such as canvas sails, over the Bocce courts to provide shade, particularly in summer. President Jim Czizik will appoint members to follow up with these issues.

Members briefly discussed the new approved color palettes. At a meeting this morning with the ACC there were several misconceptions identified, Director Patrick Barklow will communicate the discussion and concerns to members in advance of the Board Meeting.

Secretary Bob Wilt reported that the Tech Committee wants reconsideration of the use of electronic voting. Members discussed the need for a detailed presentation to the Board from all companies under consideration to provide this service; scheduling should commence at year's end.

A resident brought up the issue of the existing speed bumps. It was explained that the City of Boynton Beach owns the major thoroughways through our neighborhood. In response to resident complaints of speeding drivers, the city's Drive Safe Boynton project has implemented speed bumps which will be replaced with permanent table top speed humps to encourage safer driving practices in our community.

In response to a resident's concern about roofs becoming unsightly after pressure cleaning, Nancy reported that we are working on that issue with Coastal. We have identified sample houses, each of which will be cleaned with one of 3 or 4 different products to see which delivers the best, longest-lasting results.

A resident recommends adding signage to our vehicles and golf carts identifying them as PBL vehicles.

A question was raised as to a postal carrier who accessed a bathroom at R2 using a badge. Nancy is aware of one carrier who was authorized to use the bathroom at R1; she will look into the issue.

Gail Harrigan

BOARD MEETINGS

All Board Meetings at Clubhouse 1 and via Zoom at 3:00 PM
Next Board Meeting August 20, 2024

COP VOLUNTEERS FOR THE MONTH OF MAY 2024

BROWNING, JIM
 BRUFLADT, SUSIE
 CORRIGAN, ROBERTA
 CORVEN, CHRIS
 D'ACUNTO, SANDY
 DEVENO, LORILEE
 DOWLESS, CHRISTINE
 FAUST, DEL
 FOELL, DUKE
 FRANKLIN, BECKY
 GARRIS, BEVERLY
 GRAHAM, JACKIE
 GROCH, GLORIA
 HANES, DAVE
 HOLTZ, PAT
 KERVIN, MIKE
 MANCKE, LOIS

MANCKE, PETER
 MEDEIROS, DIANE
 MEIER, NANCY
 MILLER, KEN
 PATTEN, BILL
 PATTEN, LORRAINE
 PESCE, SHEILA
 PETERSON JIM
 PETERSON, KATHLEEN
 RAYBALL SHARON
 RAYBALL, PAT
 SHASHA, CAROL
 SMITH, LES
 SMITH, PATTY
 WAKEMAN, GEORGE
 ZAPF, CARL
 ZAPF, CAROL

PBLCA IS A SENIOR 55-YEAR-OLD AND UP H.O.A. COMMUNITY

YOU WILL BE IN VIOLATION ...

- IF YOU FAIL TO NOTIFY THE OFFICE THAT YOU PLAN TO SELL OR LEASE YOUR PROPERTY.
- IF YOU RENT YOUR PROPERTY IN LEISUREVILLE WITHOUT A PBLCA APPROVED LEASE.
- IF YOU ARE LIVING IN A RESIDENCE WITHOUT A PERSON WHO IS 55 YEARS OLD.
- IF YOU HAVE ANYONE UNDER THE AGE OF 18 YEARS OLD WITHOUT A REGISTERED HARDSHIP.
- IF YOU ARE RUNNING A BUSINESS WITHIN YOUR HOME.

Architectural Corner

We have noticed a growing trend of work being done with no application submitted or submitting an application after the work is done. Regardless of the need for a city permit we all must submit an application to the ACC. What follows are our rules and regulations. I believe the new residents do not have these rules stressed enough during their new resident interviews. It might be better for all involved that they be given written copies of the ACC and LCC rules and regulations and sign that they will follow them and that they have been received. Just a suggestion. What is required is spelled out in our newly amended regulation 101,6.

We are here to help if you have any questions please come to our open meetings the 1st and 3rd Tuesday of each month. Many new residents have been attending our regular meetings and have asked questions and have clearly benefited from the experience.

Existing Text:

101.21 COLORS FOR HOUSE AND TRIM:

Trim color shall be only one color per house. Applicable trim items include: decorative corner blocks and shutters and awning stripes. Trim color may not be used to paint light fixtures, mail boxes, house numbers, cement railing post caps, finials, urns or pots. Any change in trim color, shall require the submission of an Improvement Application, including a color swatch sample. Color samples are located at administration office. Passage doorjamb, passage door brick, door molding, garage door casings, metal awnings, gutters and down spouts are required to be painted or finished in white only. Any and all deteriorated materials needing replacement shall be corrected using new, like kind and quality of materials. The exterior color of all houses (walls and roof) shall be white. Faux stone or brick facings that are of natural color, if painted, shall be white.

GARAGE DOORS: Color shall be all white, including all panels and door casing. The horizontal row panels may incorporate translucent obscure or blacked out glass. Exterior carriage style garage door hardware shall be metal and shall be permanently affixed to the garage door. This includes Magnetic Hardware, Imitation Hardware, Plastic Hardware, Stenciled painting or Vinyl Appliques. The homeowner must maintain any and all hardware, inclusive of the door and surrounding trim, in good condition.

EXTERIOR PASSAGE DOORS: All front passage doors may be stained or painted. The front door may be painted the same as the trim or a contrasting or complimentary color. The front door must be painted a solid color with no other color as trim. Improvement Application with a color swatch attached is required to be submitted to the ACC for approval before painting/staining begins. Color samples are located at administration office. All other passage doors shall be white. Exterior Passage Door Hardware color shall include Black, Oil Rubbed Bronze, Antique Brass, Polished Brass or Stainless Steel.

ORNAMENTAL SHUTTERS: An Improvement Application shall be required for painting shutters and a color swatch sample must be attached and submitted to the ACC for approval before painting. Decorative shutters shall be painted a solid color with no appliques or different color trim. Color samples are located at administration office.

WINDOW FRAMES: Window frame extrusion shall be polished aluminum, white-coated aluminum or white vinyl. An Improvement Application is required for the replacement of windows. The application including its product approval and a product picture shall be submitted to the ACC and approved.

FRAME COLOR FOR SCREENED ENCLOSURES: Screen enclosure extrusion shall be polished aluminum or white-coated aluminum. All screens shall be solid color and remain as such. Any type or form of design applique is non-compliant and will require removal. An Improvement Application is required to be submitted to the ACC for approving and including its product approval and product picture. City of Boynton Beach permits shall be required and properly posted at the job site. The homeowner shall maintain screened enclosures in good condition.

(continued on page 11)

LEISUREVILLE SUMMER DANCE

Sponsored By The Long Island Club
 With All Proceeds Being Donated To
 Caring Neighbors

**SATURDAY AUGUST 24, 2024
 AT R-3 6:00 PM TO 9:00 PM**

MUSIC BY TOP SHELF

\$10.00 CASH DONATION

COFFEE & CAKE WILL BE SERVED

BYOB & SNACKS

CASH DRAWING & DOOR PRIZES

TICKETS ON SALE AT R-3 ON TUESDAYS 9:30 AM TO 10:30 AM
 JULY 30TH, AUGUST 6TH., 13TH, 20TH .

DURING BINGO ON MONDAYS IN AUGUST 12:45 PM TO 1:45 PM

ANY QUESTIONS CONTACT :

MAUREEN CHODAN 518-428-4128 or

MIKE RIZZO 516-902-8844

PSII SECURITY (786-858-5278)

PBL's change to the new nighttime security company has resulted in approximately \$40k annual savings for the HOA. PSII has been contracted to patrol the community as follows:

- For nighttime inspections (parking, coach light violations)
- To report about any safety issues to management
- To report suspicious activity to management
- To conduct perimeter checks around the clubhouse facilities, secure & lock up all buildings
- Limited hours between 10 p.m. – 4 a.m.

If you have an emergency, please call the police or ambulance. PSII cannot intervene with criminal and/or neighbor to neighbor disputes. They can, however, take a documented report of an incident occurring in the moment.

COOL NICK AIR CONDITIONING, Inc.

- Installation of New A/C Units
- Installation of programmable & Non-programmable Digital Thermostat
- Service Units Repair Units
- Maintenance for All Types of Units
- Install & Sale of Pleated Filters
- Duct Replacement
- UV Light Installation

It doesn't matter how hard you fall down, what matters is how strong you get back up™
 Nixon Jacquet

**Call today!
 (561) 248-8239**



Over 20 years of experience
 in the air conditioning industry
 2950 NW Commerce Park Dr. Unit 1
 Boynton Beach, FL. 33436
 info@coolnickac.com
 www.coolnickac.com

NEW ENGLAND CLUB

Hi everyone, New England Club will be having a picnic on 9/2/2024. We will have cheese burgers, hot dogs, potato salad, baked beans, condiments, potato chips, water, dessert, raffles, bingo.

Come and enjoy the picnic, it will be at R-3 doors open at 11:30am and food will be served at 12pm. Tickets will be sold on Monday's at bingo and Tuesday's 9-10 am - \$15 per person. Ticket sales start on 7/30 and ends Tuesday 8/27. We hope to see you all there.

The New England Club is going to sponsor a Le Diner En Blanc which means White Dinner.

You must wear all white to this event. It will be on Sunday 9/15/2024 at R-3 Doors will open at 2:30 pm. You will bring your own food with you, eating time will be at 3pm and at 4 pm we will have music and Ron Wolff will be our singer.

Some foods to bring, Turkey, Chicken, Potato salad, Cole Slaw, Subs, Wraps, Potato chips, cheese, fruit, etc.

We will have round tables and we will supply cloth tablecloths, plates, silverware, beverage cups, cloth napkins. We will be using 8 and 10 round tables for big groups and for smaller groups, we will use the 6 foot tables and also coffee and dessert. If you are doing big groups you can get together and plan your food and who is bringing what.

Tickets will go on sale two weeks before the event, and will be sold for \$15 pp. Dates for ticket sale - 9/3 and 9/10 at R-3 at 9 - 10 am also Monday at bingo on 8/26 and 9/9,

If you need more info call Evie Browning at 561-777-4886

Thank you, New England Club



A Message From Your CERT (Community Emergency Response Team) Palm Beach Leisureville

Many of our residents have left for the season. If you are going away for an extended amount of time please follow the directions below. This message is coming from your CERTS team. For those who do not know us, we are volunteers from your community, who have attended training through the Boynton Beach fire department. If our area has a bad storm or hurricane, we work with the city to ensure all is ready in the community before, and all residents are ok after the storm.

It is very important that before you leave you put away all flower pots, grills, furniture, recycle bins and anything else that the winds can carry and hit not only your home, but your neighbors. You may feel these items are ok, but we have seen the cement power poles knocked down during serve storms.

All of your trees should be trimmed back, as well as large bushes. The city will pick up debris on Fridays.

NO ITEMS SHOULD BE LEFT OUTSIDE WHEN YOU LEAVE.

We start checking vacant homes towards the end of May or beginning of June. If you have left anything out, you will be notified by the office.

We thank you in advance for your help and for the consideration of your property and your neighbors.

ARTS AND CRAFTS

Happy August! Clubhouse 2 is being refurbished this summer. Crafty Ladies will be meeting at Clubhouse 3 on Mondays. We will have limited supplies but definitely will still be crafting!

Our Arts & Crafts Group is on Facebook. Take a look and "like" us. In the search bar, type "Palm Beach Leisureville Craft Group".

PLEASE HOLD ALL CRAFT DONATIONS UNTIL FURTHER NOTICE, UNTIL R2 IS FINISHED BEING RENOVATED.

While you might be cleaning out some of your treasures, here are some of the donations we are always looking for:

1. Old jewelry - all types, styles and single pieces
2. Fabric
3. Quilting supplies
4. Beads - all sizes and types
5. Jute rope or macrame rope
6. Glue sticks or E6000 glue
7. Cricut machine and supplies
8. Starfish
9. Seaglass
10. Paper napkins - pretty and one of a kind
11. Driftwood
12. Ribbon - wide
13. Easels - large and small

If anyone has anything to donate to the Leisureville Crafts Group please **HOLD UNTIL SEPTEMBER.** Thank you!

VARIETY SHOW

If Clothes Make the Man, then Costumes Make the Show

What would Vegas be without feathers and sequins? Little Orphan Annie without her red dress? Elphaba, the wicked witch without her basic black? Can you even imagine "Puttin on the Ritz" without top hats and canes?

Fun and fabulous costumes are an integral part of every show: Broadway, Off-Broadway, Local Theatre, and yes: The Leisureville Variety Show.

We plan to display some of our fabulous costumes from earlier shows during our 50th anniversary celebration next year. If any residents or cast members would like to donate their costumes with a no return policy, please contact Linda Gray at 561-212-1102. Linda will be available by appointment in Clubhouse 3 from 11:00 AM-Noon on Mondays, beginning August 12th. Please call first. When meeting with Linda, please inform her of the year of the show, and the name of the song or dance number.

We are also looking for memorabilia from prior shows. There will be a drop box in Clubhouse 3, also beginning August 12th, for programs, DVDs, and pictures you would like to share for our special event.

Thanks for the memories!



GET FIT and HAVE FUN

Call Rose Ann 561 740-0936

Beginner class : Wednesdays 6 - 6:45pm R3 patio

Intermediate class: Wednesdays 7 - 8pm R3 patio

PBL Leisureville Book Club

The PBL Book Club met last month with 11 members in attendance. The group was led by Mary Murphy with a very good discussion about the book. Those in attendance received copies of next month's book The Alice Network by Kate Quinn. This book will be discussed at our next meeting on Thursday, August 8th at 6 PM in the R1 Card Room. Refreshments will not be provided, but all are free to bring their own beverage of choice. All are welcome to attend! Call Laura Elder at 803-517-2976 with questions. Happy Reading!

KNITTING & CROCHETING CLUB

Come join us every Wednesday from 9 - 11 in our temporary location at R1 west. Don't forget to bring your own supplies. Any questions call Peggy Rizzo at 516-724-1568 or email to Pegasus2726@yahoo.com

BINGO

Sponsored by the Long Island Club
Every Monday Clubhouse #3

Doors open at 1:15 - Games start at 2.

\$10 to play - All residents and their guests 18+ are welcome
ALL INCOME IS RETURNED IN PRIZES

LIFE GETS BETTER TOGETHER SOCIAL CLUB

The Life Gets Better Together Social Club meets the 3rd Sunday each month at the Golf Club 6 to 9 pm.

AEROBIC EXERCISE RETURNS TO R1

There will be NO summer aerobic exercise in R1 this year. The last date for R1 will be May 3rd. R3 is still going strong for all you full timers. Thanks to all who came out this year. See you in October.

Call Ola Lee for information: 410-253-7183

ARTS AND CRAFTS MEETINGS

Crafts will not be meeting in R2 until renovations are complete. We will not be selling any items or accepting donations. Crafts will be meeting in R3 to continue to make items if you would like to join us. Sorry for the inconvenience and hope to see you in a few months. Thank you, Donna Hanson

Shabbat Meet and Greet Dinner

Let's get together!

Meet and greet your fellow Jewish neighbors over an enjoyable Shabbat meal.

If you are interested in participating in a pot luck Shabbat dinner (non-meat)

Please contact Dan or Dani Segal 973-534-2483 or 973- 919- 8258

Dani.l.segal@gmail.com - Dannyboysegal@gmail.com

CASINO TRIP

We will continue having Casino trips the third Friday of every month through the end of the year. Our next trip will be Friday August 16th @ 8:45 a.m. leaving from the far end of the parking lot at R3. Prepaid reservations only. \$20 will hold your reservation and can be made by seeing Kathy Altaro at Bingo 1:30 p.m. on Mondays or at Left Right Center every other Sunday at 6:00 p.m. both at R3. Providing we have enough passengers we will play Bingo on the bus. Remember to bring your players card and a sweater to the casino.. Any questions please call Kathy at 561. 602. 0067. Thank you see you soon

WANTED! MOTORCYCLE OWNERS

ANY AND ALL MOTORCYCLE OWNERS IN PBL THAT WOULD LIKE TO MEET FOR AN OCCASIONAL SHORT RIDE AROUND TOWN

CONTACT DONNY: dr82858@hotmail.com



Architectural Corner

(continued from page 9)

ROUTINE HOUSE AND TRIM PAINTING: Painting of houses and trim is done on a rotating cycle by section by the community. Roofs are also painted if manufacturer approved. During each scheduled painting, home owners may have their decorative shutters and front entrance door painted at no charge if the color selected is one of the standard colors approved by the association. Color samples are located at the administration office. Any other trim color must be approved by the Architectural Control Committee and applied by the home owner. All metal clamshell awnings with strips and decorative corner blocks will be painted white along with the house. The home owner shall be responsible for repainting those stripes or blocks if desired. All hanging appliques must be removed by the home owner. Light fixtures, mailboxes and house number placards will be covered along with decorative shutters if the home owner chooses to not having them painted. Permanently affixed house numbers will be repainted black. A home owner may choose to repaint their house themselves which must be done during their normal paint cycle. Only approved white and trim colors may be used. Contact the business office for the approved house white color.

The following includes the previous text the proposed changes and the final new regulations voted unanimously by ACC and approved by the PBL Board.

ACC Policy Revision

Proposed Text (with Additions and Deletions):

101.21 COLORS FOR HOUSE AND TRIM: Trim color shall be only one color per house. Applicable trim items include: decorative corner blocks and shutters and awning stripes. Trim color may not be used to paint light fixtures, mail boxes, house numbers, cement railing post caps, finials, urns or pots. Any change in trim color, shall require the submission of an Improvement Application, including a color swatch sample: the color code# from the approved color chart. Color samples are located at administration office. Passage doorjamb, passage door brick, door molding, garage door casings, metal awnings, gutters and down spouts are required to be painted or finished in white only. Any and all deteriorated materials needing replacement shall be corrected using new, like kind and quality of materials. The exterior color of all houses (walls and roof) shall be white. Faux stone or brick facings that are of natural color, if painted, shall be white.

GARAGE DOORS: Color shall be all white, including all panels and door casing. The horizontal row panels may incorporate translucent obscure or blacked out glass. Exterior carriage style garage door hardware shall be metal and shall be permanently affixed to the garage door. This includes Magnetic Hardware, Imitation Hardware, Plastic Hardware, Stenciled painting or Vinyl Appliques. The homeowner must maintain any and all hardware, inclusive of the door and surrounding trim, in good condition.

EXTERIOR PASSAGE DOORS: All front passage doors may be stained or painted. The front door may be painted the same as the trim or a contrasting or complimentary color. The front door must be painted a solid color with no other color as trim. Improvement Application with a color swatch attached the color code# from the approved color chart is required to be submitted to the ACC for approval before painting/staining begins. Color samples are located at administration office. All other passage doors shall be white. Exterior Passage Door Hardware color shall include Black, Oil Rubbed Bronze, Antique Brass, Polished Brass or Stainless Steel.

ORNAMENTAL SHUTTERS: An Improvement Application shall be required for painting shutters and a color swatch sample the color code# from the approved color chart must be attached and submitted to the ACC for approval before painting. Decorative shutters shall be painted a solid color with no appliques or different color trim. Color samples are located at administration office.

WINDOW FRAMES: Window frame extrusion shall be polished aluminum, white-coated aluminum or white vinyl. An Improvement Application is required for the replacement of windows. The application including its product approval and a product picture shall be submitted to the ACC and approved.

FRAME COLOR FOR SCREENED ENCLOSURES: Screen enclosure extrusion shall be polished aluminum or white-coated aluminum. All screens shall be solid color and remain as such. Any type or form of design applique is non-compliant and will require removal. An Improvement Application is required to be submitted to the ACC

for approving and including its product approval and product picture. City of Boynton Beach permits shall be required and properly posted at the job site. The homeowner shall maintain screened enclosures in good condition.

ROUTINE HOUSE AND TRIM PAINTING: Painting of houses and trim is done on a rotating cycle by section by the community. Roofs are also painted if manufacturer approved. During each scheduled painting, home owners may have their decorative shutters and front entrance door painted at no charge if the color selected is one of the standard colors approved by the association. Color samples are located at the administration office. ~~Any other trim color must be approved by the Architectural Control Committee and applied by the home owner. Homes with trim colors approved by the Architectural Control Committee prior to August 1, 2024 may keep that color of trim, but must be repainted by the home owner. Any change in color or change in ownership will require that only the standard colors approved by the association be used.~~ All metal clamshell awnings with strips and decorative corner will be painted white along with the house. The home owner shall be responsible for repainting those stripes or blocks if desired. All hanging appliques must be removed by the home owner. Light fixtures, mailboxes and house number placards will be covered along with decorative shutters if the home owner chooses to not having them painted. Permanently affixed house numbers will be repainted black. ~~A home owner may choose to repaint their house themselves which must be done during their normal paint cycle.~~ Only approved white and trim colors may be used. Contact the business office for the approved house white color.

New Text:
101.21 COLORS FOR HOUSE AND TRIM: Trim color shall be only one color per house. Applicable trim items include: decorative corner blocks and shutters and awning stripes. Trim color may not be used to paint light fixtures, mail boxes, house numbers, cement railing post caps, finials, urns or pots. Any change in trim color, shall require the submission of an Improvement Application, including the color code# from the approved color chart. Color samples are located at administration office. Passage doorjamb, passage door brick, door molding, garage door casings, metal awnings, gutters and down spouts are required to be painted or finished in white only. Any and all deteriorated materials needing replacement shall be corrected using new, like kind and quality of materials. The exterior color of all houses (walls and roof) shall be white. Faux stone or brick facings that are of natural color, if painted, shall be white.

GARAGE DOORS: Color shall be all white, including all panels and door casing. The horizontal row panels may incorporate translucent obscure or blacked out glass. Exterior carriage style garage door hardware shall be metal and shall be permanently affixed to the garage door. This includes Magnetic Hardware, Imitation Hardware, Plastic Hardware, Stenciled painting or Vinyl Appliques. The homeowner must maintain any and all hardware, inclusive of the door and surrounding trim, in good condition.

EXTERIOR PASSAGE DOORS: All front passage doors may be stained or painted. The front door may be painted the same as the trim or a contrasting or complimentary color. The front door must be painted a solid color with no other color as trim. Improvement Application with the color code# from the approved color chart is required to be submitted to the ACC for approval before painting/staining begins. Color samples are located at administration office. All other passage doors shall be white. Exterior Passage Door Hardware color shall include Black, Oil Rubbed Bronze, Antique Brass, Polished Brass or Stainless Steel.

ORNAMENTAL SHUTTERS: An Improvement Application shall be required for painting shutters and the color code# from the approved color chart must be attached and submitted to the ACC for approval before painting. Decorative shutters shall be painted a solid color with no appliques

or different color trim. Color samples are located at administration office.

WINDOW FRAMES: Window frame extrusion shall be polished aluminum, white-coated aluminum or white vinyl. An Improvement Application is required for the replacement of windows. The application including its product approval and a product picture shall be submitted to the ACC and approved.

FRAME COLOR FOR SCREENED ENCLOSURES: Screen enclosure extrusion shall be polished aluminum or white-coated aluminum. All screens shall be solid color and remain as such. Any type or form of design applique is non-compliant and will require removal. An Improvement Application is required to be submitted to the ACC

for approving and including its product approval and product picture. City of Boynton Beach permits shall be required and properly posted at the job site. The homeowner shall maintain screened enclosures in good condition.

ROUTINE HOUSE AND TRIM PAINTING: Painting of houses and trim is done on a rotating cycle by section by the community. Roofs are also painted if manufacturer approved. During each scheduled painting, home owners may have their decorative shutters and front entrance door painted at no charge if the color selected is one of the standard colors approved by the association. Color samples are located at the administration office. Homes with trim colors approved by the Architectural Control Committee prior to August 1, 2024 may keep that color of trim, but must be repainted by the home owner. Any change in color or change in ownership will require that only the standard colors approved by the association be used. All metal clamshell awnings with strips and decorative corner will be painted white along with the house. The home owner shall be responsible for repainting those stripes or blocks if desired. All hanging appliques must be removed by the home owner. Light fixtures, mailboxes and house number placards will be covered along with decorative shutters if the home owner chooses to not having them painted. Permanently affixed house numbers will be repainted black. Only approved white and trim colors may be used. Contact the business office for the approved house white color.

Previous Text:

101.6 PROPERTY IMPROVEMENT APPLICATION

- To avoid any unnecessary expenses, it is mandatory that any modifications to the exterior of the building require an Improvement Application be submitted to the ACC for approval before any work commences.
- If full or partial renovation of a house is performed, the construction debris must be removed from the exterior grounds of the property on a daily basis or deposited in a construction dumpster or open box trailer placed on the site, and must not remain longer than 7 (seven) business days; before being removed from the property grounds. Pods or similar containers shall not remain on the grounds longer than 7 (seven) business days before being removed from the property grounds.
- Sprinkler line(s) requiring any type of relocation or modification shall require an Improvement Application completed showing the relocation of sprinkler lines and submitted to the Community Association Manager for review prior to presenting Improvement Application to the ACC for acceptance. Relocation to be performed by PBL irrigation personnel and the cost incurred shall be assessed to the property owner requesting relocation.

All applications must include the following:

* APPLICATION-Typed or Hand printed.

* PLOT PLAN, SURVEY or DRAWING - Showing the location of changes to be made to the existing home.

Proposed Text (with Additions and Deletions):

101.6 PROPERTY IMPROVEMENT APPLICATION

- To avoid any unnecessary expenses, it is mandatory that any modifications to the exterior of the building require an Improvement Application be submitted to the ACC for approval before any work commences.
- If full or partial renovation of a house is performed, the construction debris must be removed from the exterior grounds of the property on a daily basis or deposited in a construction dumpster or open box trailer placed on the site, and must not remain longer than 7 (seven) business days; before being removed from the property grounds. Pods or similar containers shall not remain on the grounds longer than 7 (seven) business days before being removed from the property grounds.
- Sprinkler line(s) requiring any type of relocation or modification shall require an Improvement Application completed showing the relocation of sprinkler lines and submitted to the Community Association Manager for review prior to presenting Improvement Application to the ACC for acceptance. Relocation to be performed by PBL irrigation personnel and the cost incurred shall be assessed to the property owner requesting relocation.
- Contractor/Worker Name and Address:** If the applicant chooses "Self" to be the contractor, the name and the address of the property owner must be listed on this line of the application. This is to identify the person responsible for liability due to property damage or personal injury as a result of this improvement.

All applications must include the following:

* APPLICATION-Typed or Hand printed. * PLOT PLAN, SURVEY or DRAWING - Showing the location of changes to be made to the existing home.

Accepted by the Board. **New Policy:**

101.6 PROPERTY IMPROVEMENT APPLICATION

- To avoid any unnecessary expenses, it is mandatory that any modifications to the exterior of the building require an Improvement Application be submitted to the ACC for approval before any work commences.
- If full or partial renovation of a house is performed, the construction debris must be removed from the exterior grounds of the property on a daily basis or deposited in a construction dumpster or open box trailer placed on the site, and must not remain longer than 7 (seven) business days; before being removed from the property grounds. Pods or similar containers shall not remain on the grounds longer than 7 (seven) business days before being removed from the property grounds.
- Sprinkler line(s) requiring any type of relocation or modification shall require an Improvement Application completed showing the relocation of sprinkler lines and submitted to the Community Association Manager for review prior to presenting Improvement Application to the ACC for acceptance. Relocation to be performed by PBL irrigation personnel and the cost incurred shall be assessed to the property owner requesting relocation.
- Contractor/Worker Name and Address:** If the applicant chooses "Self" to be the contractor, the name and the address of the property owner must be listed on this line of the application. This is to identify the person responsible for liability due to property damage or personal injury as a result of this improvement.

All applications must include the following:

* APPLICATION-Typed or Hand printed.

* PLOT PLAN, SURVEY or DRAWING - Showing the location of changes to be made to the existing home.

Thank You. Joseph DiTuro Vice Chairman. ACC

MYPBLCA.COM
LOG IN TODAY & SEE WHAT'S NEW
FIND OUT WHAT IS HAPPENING HERE

CARING NEIGHBORS' CORNER 2024

Mission: Caring Neighbors is an association of residents working together to encourage neighbor to neighbor caring through education and activities which promote the health, safety and well-being of the Leisureville Community.

The Caring Neighbors Office is open Monday thru Friday – 10am to Noon. However, appointments for services can be made by calling the Office - 561-731-3501 at any time.

Yoga, Senior Fitness, Tai Chi, Meditation Programs

PLEASE CHECK THE WEEKLY BLASTS UPDATES FOR OFF SEASON TIMES

Senior Fitness-Instructor-Leslie Craig-Check Weekly Blast for Class updates
After a month of hiatus - The Senior Fitness Program is back in August.
EVERY WEDNESDAY IN AUGUST ~ 9:00 A.M. – 10:00 A.M. @ R3

NEW FOR AUGUST

EVERY 2ND WEDNESDAY IN AUGUST WILL BE CHAIR YOGA ~ 9:00 A.M. – 10:00 A.M. @ R3

Tai Chi – Instructor – Joe DiTuro - Check Weekly Blast for next class

No Tai Chi Classes during the Off Season

Traditional Yoga – Instructor – Erica Jansson - Check Weekly Blast for next class

No Traditional Yoga during the Off Season

Meditation – Instructor – Joe DiTuro - Check Weekly Blast for next class

No Meditation Classes during the Off Season

CARING NEIGHBORS OUTREACH PROGRAM LIST

One of Caring Neighbors Services is to provide friendly contact through the delivery of meals, candy, cards and flowers several times during the year to the Residents of PBL who are on our Outreach List.

If you or someone you know meets the criteria stated below to be on the Outreach List, please contact the Caring Neighbors Office - 561-731-3501.

Criteria – To qualify for this program, the Resident should have limited travel and have little or no contact with family or neighbors.

CARING NEIGHBORS MEET AND GREETINGS

Caring Neighbors is currently working on bringing informative

information to the residents of Palm Beach Leisureville through their monthly Meet and Greets Meetings.

The Meet and Greets Meetings will resume in October. The following is a tentative schedule:

October 17 & November 21 - TBD; December 19, 2024 – No Meet and Greets Meeting - Caring Neighbors Volunteers Appreciation Luncheon; January, 2025 – No Meet and Greets Meeting – We will have a booth at the Health Fair Event; February 2025 – No Meet and Greets Meeting – We will have a booth at the Welcome to Leisureville Event; March 20, April 17 & May 15, 2025 – TBD

RED CROSS FREE SMOKE DETECTORS AND HOME SAFETY INSPECTION PROGRAM

Caring Neighbors is working with the Red Cross to establish a program that will include trained PBL residents assisting the Red Cross in this Program. Caring Neighbors is looking for 8 to 10 PBL Residents to be trained by the Red Cross for Fire Inspection and Smoke Detectors installation.

If you would like to be included in this Red Cross training, please contact the Caring Neighbors Office – 561-731-3501 or Barry Price – 609-338-7359.

Sponsor A Senior

Caring Neighbors accepts donations all year but mostly in the FALL, which is the beginning of "The Season of Giving".

IF YOU WOULD LIKE TO VOLUNTEER

Please contact the Caring Neighbors Office to volunteer – 561-731-3501.

Caring Neighbors Office Phone number	561-731-3501
President – Barry Price	609-338-7359
Vice President – Ed DiFillipis	908-268-7455
Secretary	561-338-7357
Office Manager	561-338-7357
Treasurer – Lynn Theis	973-216-2939
Medical Equipment – Barry Price	609-338-7359

Landscape Committee

The Landscape committee will now be performing on-going inspections of all properties. This is an on going process. All of our members wear identification badges. We thank you in advance for your cooperation and compliance.

Your HOA fees include weed spray for grass areas. Call the office for an appointment; now is the time of year to get weeds under control. Your weeds get cut and taken to the neighbor's yards by mowers & blowers. Help stop the spread; call the office 561-732-7474 to be scheduled.

The Landscape Committee is comprised of your neighbors, who volunteer to help keep our community attractive and within the guidelines shown on our website for the Landscape Committee. When a property is found to be non-compliant, there is a process that must take place and a reasonable amount of time is given to the homeowner to correct the problem.

Most owners respect the rules. These rules are given out to all homeowners at the orientations. Homeowners sign that they have read the rules and are willing to follow them. Our committee does it's best to ensure all homeowners are treated fairly.

This is the time of the year when many residents are leaving for the season. Please remove all flower pots, decorative flags, and any other items that can become dangerous should we have any storms.

The following are some important reminders that are taken from our policy. If you plan on adding plants or trees, please stop by the office and pick up a copy of our Policies and the required application.

Thank you to all homeowners who help all of us by following the rules.

- > Bushes growing over the windows.
- > Bushes above the railing at the front porch
- > Weeds overgrown in plants and flowerbeds.
- > Too many potted plants – only 10 per property, max 5 per side of house.
- > Trees - only 2 per front and back, none on sides of home unless

corner lot.

- > Plantings at lamp post must be kept 1 foot below light and no larger than 2' in diameter.
- > Patio privacy hedges are allowed in rear of home around patio area 5-6' height.
- > Fruit trees - (2) are allowed in rear of home only.
- > Norfolk Island Pine Trees (Christmas tree) CAN NOT be planted.
- > Banana Trees are not permitted. Existing bananas limited to 5 trunks.
- > Coconut Trees are not permitted. Existing trees are required to have all coconuts removed in June due to hurricane season.

Landscape Policies also follow city and state Guidelines for Landscape regulations. They change due to environmental impacts. To learn more, a good resource for South Florida plants is www.sfwmd.gov; look for TAB Waterwise. A booklet is available for review. Contact the LCC. Plants that are not native to the area are considered exotic or invasive plants. A list can be found at www.FLEPPC.org and there is a partial list in the Waterwise booklet as well. Unfortunately, some of the plants on the list are still sold in store locally. They may be on a watch list and not yet banned for local use.

Lastly, We welcome you to join the Landscape committee. We meet the 2nd Tuesday of each month in the Administration conference room at 11:00 AM. The LCC sponsors the **Green Thumb Award** to properties each month in the newspaper and with a yard sign, You can send in nominations to PBLgreenthumb@gmail.com. For questions, comments or to report a problem: e-mail LCC@myplca.com

Residents - when selling your home, please notify the office. Pre-sale inspections are a great opportunity to verify HOA compliance for landscape or architectural issues prior to your sale.

Join us on ROYAL CARIBBEAN'S **OASIS OF THE SEAS** for an 8 night cruise to **ARUBA, CURACAO and COCO CAY.**

Book before September for \$100 OBC
MARCH 22, 2025 – MARCH 30, 2025

Our group price for an Ocean View Balcony cabin is \$3038.28 for two people and includes port fees and taxes. A \$500 refundable deposit will hold your cabin until final payment. We have 14 cabins available in the group.

Tips, drinks packages and transportation to and from Port Everglades are additional.

If you would like to join us, please email Mindy with your names (as they are on your passport) and birth dates. Let her know if you are celebrating your anniversary, birthday, retirement, etc., and your phone number. If you have any questions regarding the sailing, please text me your questions and I will get back to you as soon as possible.

For info – Call Julia Palmer – 561-572-5515
To Book – Call Mindy Karr – 954-428-1700
Email - Mindykarr777@aol.com

Join us on the ROYAL CARIBBEAN OASIS OF THE SEAS
3 NIGHTS - November 7-10, 2024

Join us for a Bahamas cruise leaving from Ft. Lauderdale with stops including Nassau, Bahamas and Perfect Day at Coco Cay

Prices are per cabin for 2 people

Interior	\$764	12 cabins available
Ocean View	\$864	4 cabins available
Balcony	\$904	4 cabins available

Additional costs are gratuities \$48/person and transportation to and from Ft. Lauderdale

A \$200 REFUNDABLE deposit will reserve your cabin until final payment, which is due in August 2024

For info – Call Julia Palmer – 561-572-5515
To Book – Call Mindy Karr – 954-428-1700
Email - Mindykarr777@aol.com

Leisureville's ALAN HUBER Answers Your Medicare & Health Insurance Questions

Do you have burial insurance?

A funeral costs over \$9000.

These plans are affordable on a fixed income.

No need to take a medical exam.

Whether you're married or single, we can help with this important decision.

Call Me Today.



Leisureville Medicare Agent
Alan Huber with wife, Dr. Marcia
(Not Employed By Medicare)

855-561-0500 CALL 7/24

Never a Consultation Fee • Alan@HealthPlansMadeSimple.com

Why Choose Alan Huber as your Health & Medicare Agent?
Represents many companies • Well-known in Leisureville • Meets with you in person •
Year-round resident and full-time insurance agent • Licensed in many snow-bird
states • Answers your questions year-round in Leisureville News

Kennedy Restoration Services LLC

Professional Carpet, Upholstery
& Tile Cleaning

**Kitchen &
Bathroom
Remodeling
Specialists**

24-hour emergency
flood service

Certified Mold Remediators

Licensed & Insured



- Serving Palm Beach County For Over 35 Years
- Family Owned And Operated
- Ask About Special Promotions
- Lifelong Palm Beach County Resident
- Fully Licensed And Insured
- We Offer Excellent Work At Fair Prices

★ Leisureville Resident ★

561.955.0055

John Kennedy Szabo Quality Service FL Mold # MRSR368
Email: KennedyRestorationService@gmail.com IICRC # 171706

The Rental Authority Corp.
Betty Wickersham
 561-255-2550
 *Sales *Rentals
 *Property Management




As a Leisureville resident for 10 years & real estate agent for 20, I have sold and rented numerous properties. Call me today for all your real estate needs!



Rented! July 1st

2193 SW Congress Blvd.
 2 Bed/2 Bath/1 CG
 WHEELCHAIR ACCESSIBLE
 WALK THRU KITCHEN
 FAMILY ROOM, 2 PATIOS
Rented July 1st \$2,350 Mo.



Active

1103 SW 3rd Avenue
 "ATTACHE" MODEL
 PORCELAIN FLOORING
 UPGRADES, BONUS ROOM
REDUCED \$315,000



SOLD APRIL

"HOLIDAY" MODEL
 A BEAUTY WITH
 NUMEROUS UPGRADES
 2018 MAIN & FLAT ROOF
\$305,000



SOLD MARCH

BEAUTIFUL WATERVIEWS
 FROM FLORIDA ROOM,
 FULLY RENOVATED
 KITCHEN
\$360,000



A Vision for Precision in Spine Surgery



Jeffrey Farrelly, MD

Lloyd Zindler, MD, FAANS

Robert Fleaton, MD

Timothy Burke, MD, FAANS

Mark Estess, MD

Ronald Young II, MD, FAANS

Edward Chung, MD

When back pain persists, it may be a sign of a more severe problem. At Delray Medical Center, our dedicated team of medical specialists offers personalized treatment options that utilize minimally invasive techniques to manage and resolve acute and degenerative conditions affecting the spine.



Scan the QR code or call 855.566.8532 to speak to our Orthopedic Navigator.

- Board Certified, Fellowship Trained Spine Surgeons and dedicated rehabilitation nurses
- Advanced imaging technology
- Private rooms



DELRAY MEDICAL CENTER
 PALM BEACH HEALTH NETWORK

Stronger Together. For You.
 5352 Linton Blvd, Delray Beach

SEA TURTLE PAINTINGS



This is Pat Kaufman's watercolor painting, she is the artist who is teaching us on Thursdays, twice a month for the summer.



This is Evie's painting.



Here are some of the artists that Pat taught.





BELMAN ROOFING INC

OFFICE: 561-667-6280
 LIC: CCC1335531
 EMAIL: BELMANROOFING92@GMAIL.COM
 25+ YEARS EXPERIENCE

FUN OUTSIDE LEISUREVILLE

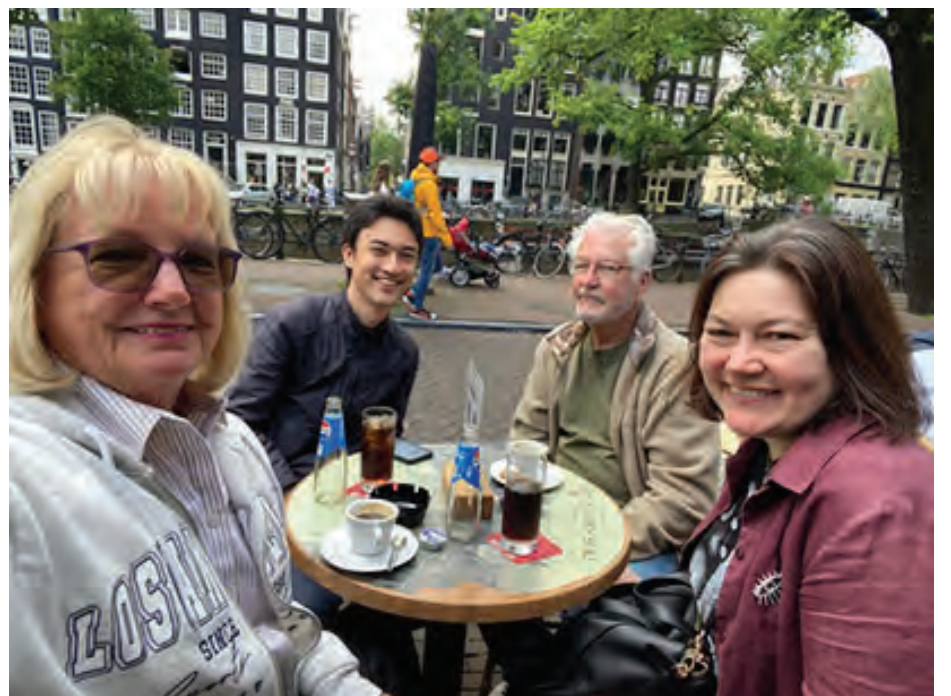
Julia Palmer's European vacation through Scandinavia, Iceland and N Ireland.



Giants Causeway Tour



Cruising the fjords



Dons daughter and grandson from France came to meet us in Amsterdam

4TH OF JULY PICNIC

Sponsored by the New England Club.



FUN OUTSIDE LEISUREVILLE

Jo Spatafora visited her family in Homer, NY in June.



5 generations of 1st born; Jo with daughter Cecelia, grandson Jason, great granddaughter Hannah, and great great grandson Rowan.



Jo with 4 of her 6 grandchildren



Rich Pintur & Lynn Kordower on their annual road trip. First stop at Pinehurst with Kenny & Sandi Gentile.



Rich visiting with his Aunts & Cousins on Great Bear Lake in Bloomingdale, Michigan.

DINING DIVAS

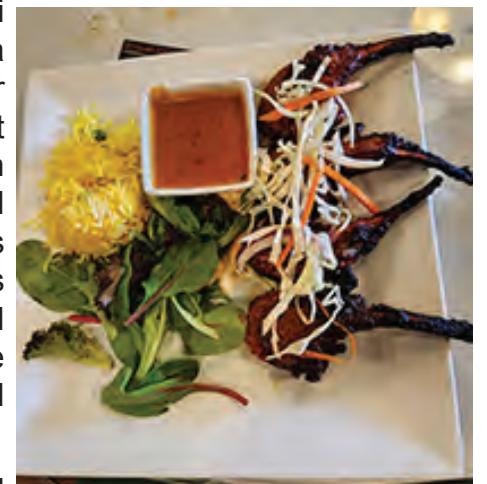
Coriander India & Euro Kitchen, 3441 W. Woolbright Rd, Boynton Beach. We walked into a spacious well-appointed dining room with white tablecloths. A charming electric fireplace adorns the back wall. There is outside seating and a full bar.



None of us are experts in ordering the various offerings so we relied upon the waiter to explain the names and ingredients. Our first choice was Garlic Cheese Naan to be shared and it's melt-in-the-mouth flavor. A Paneer Lettuce wrap followed with chopped veggies. (We learned that Paneer is a favorite mild cheese used in Indian cooking.)



Italian Diva chose Sikandari Chaapa, lamb chops braised in a butter onion sauce. Very tender and meaty. Spicy Diva went for the Old Monk Chicken with tomato bisque. The bisque had a spicy sweet flavor and was served hot. The chicken was cooked with Old Monk Rum and three cheeses over Basmati rice and mixed greens – a plentiful dish.



Tiny Diva ordered Egg Lamb Biryani - exotic rice with scrambled egg and marinated tender lamb. The fragrant spices made this dish!



Dancing Diva enjoyed the White Butter Chicken. She said it was delicious and reminded her of an ala king sauce.

Our "guest" tried the Black Diamond cocktail (triple sec, Tequila and blackberry sauce) in a black-salt rimmed glass. She followed that with the vegetarian choice: Gobi Tikka Masala, chock full of fresh spices and veggies.

We shared a dessert of Gulab Jamun – milk balls (like munchkins) swimming in a sweet syrup. (Might have been better tasting in bourbon!)

Since all the ingredients and spices dishes are made fresh to order, you might incur a little wait but it is well worth it so enjoy!





Revenge Pest Control is a local, family-owned business. Serving Palm Beach County since 1997 providing affordable

- * Interior/Exterior Pest Control
- * Lawn & Ornamental Care
- * Fumigations :
No middle Man & Price Match on written estimates

- Some Exclusion Do Apply -

ASK US HOW TO GET A 1 YEAR WARRANTY FOR FREE!

CALL TODAY

561-790-5991

Expect the Best...
That's All We Offer!

2775 Vista Parkway #G5
West Palm Beach, FL 33411

Lic. #JB6100



Klein Morgan

Wesley Hoffman, Realtor® / Lic# 3444386

Wesley Hoffman has lived in Palm Beach Leisureville for 7 years and knows the community well. Please let your neighbor help you with your real estate needs!

Ph: (561) 803-0300 / Email: Wes@RealtorWes.com

Ask for your FREE Comparative Market Analysis

ADVANCED SKIN CARE

FACIAL SPA

CALL 305.710.3155

FOR LEISUREVILLE COMMUNITY



GG
GORGEOUS GLOW
FACIAL SPA LLC

For appointments please go to
<https://heal.me/marguerez>



QUANTUM
DENTAL

Dr. Tim Deyab D.D.S.

- CROWNS & BRIDGES
- EXTRACTIONS
- DENTURES
- IMPLANTS
- ROOT CANALS
- FILLINGS
- EMERGENCY CARE

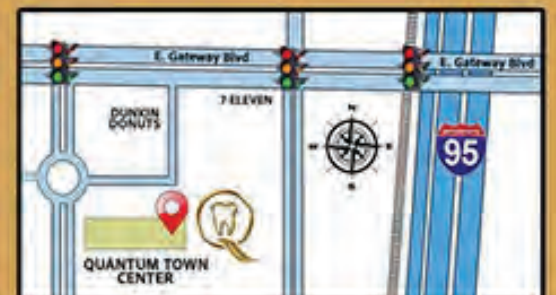
0% INTEREST & FLEXIBLE
PAYMENT OPTIONS!



\$49
NEW PATIENT SPECIAL
Complete Exam
Full Mouth Series X-Rays
\$125 Value
(ADA D150, D210)

FREE
SECOND OPINION
Complete Exam
Single X-Rays Included
Let Us Review Your Previous Dental
Estimate for **FREE!**
(ADA D0220)

COMPLIMENTARY
IMPLANT
CONSULTATION



CALL US NOW FOR YOUR NEXT APPOINTMENT

(561) 249 - 2585

1034 Gateway Blvd #101

Boynton Beach, Fl, 33426

At Quantum Town Center Behind Dunkin Donuts



Dr. Thomas Nguyen, MD

Board Certified in Internal Medicine and Nephrology. Specializes in Hypertension and Kidney problems.

Susan Nguyen-Mui, APRN

Board Certified Adult Geriatric Nurse Practitioner



We have been taking care of Boynton Beach Families for 20+ years.

Located around the corner from you!

2309 W. Woolbright Rd, Suite 1

Boynton Beach, FL 33426

561-364-7800

Call for appointment to meet our Doctor and Nurse Practitioner.

Services:

Vaccination and Shots

Skin tag removal

Laboratory Services

Holter and Pacemaker Monitoring

Telehealth

EKG's

Nebulizer Treatment

Diabetic Eye screening

Wound Care

Pulmonary Function Test

Check us out at our Webpage @ www.Nguyenmed.com

Carrier
Rheem
TRANE

24/7 EMERGENCY SERVICE
SUPERIOR SERVICE

Lic: Cac1820841

OUR SERVICES INCLUDE:

- Residential & Commercial
- Maintenance Programs
- HVAC Tune-Up & Inspections
- 24/7 Emergency Services
- Custom Home Installations
- Troubleshooting & Repair

We Service All Makes & Models

AC AIR SOLUTION
REPAIR - INSTALLATION - SALES

954-931-7790 FREE SERVICE CALL WITH REPAIR

*Let Us Design Your Dream Kitchen & Bathroom...
We Do It All Under One Roof ~ No Middle Man!*

Euro
KITCHEN, BATH & GRANITE
Showroom

Countertops • Cabinetry • LVT, Wood & Tile Floors

NEW ADDRESS
1869 Woolbright Rd.
Boynton Beach, FL 33426
561.410.5880
Lic # U-22054
www.EuroGraniteAndStone.com

Congress Ave. | Woolbright Rd. | 95
(1 block west of SW 8th St.)

\$250^{off}
Any Kitchen or Bath Remodel
Only Valid on Full Kitchen or Bathroom Remodel
Will exclude local taxes. Not valid with other offers. Expires 8/31/24.

Waypoint | Caesarstone | LG Hanjoo | POMPE QUARTZ

See Our Work for Yourself
Visit **f**@EuroKitchenBathCenter

Florida Cabinets Painting

Customize your kitchen cabinets with a fresh coat of paint!

Call Today For Your Free Estimate!

786-303-1310

<https://floridacabinetspainting.com>
Lic #: U-22477

SOCIAL EVENTS NEWS
SAVE THE DATES

Aerobics Classes

- *Mon, Wed, Fri ~ 8:00 AM @ R1
 - *Mon, Wed, Fri ~ 7:45 AM @ R3
- Ola Lee 410-253-7183

Mah Jongg

- *Tuesday ~ 1:00-4:00 PM @ R2
- *Wednesday ~ 1:00-4:00 PM @ R1
- *Wednesday ~ 1:00-4:00 PM @ R1

Pinochle

- *Tuesday ~ 5:45 PM @ R2 &
 - *Thursday ~ 5:45 PM @ R2
- New Players Welcome. \$2 To Play
Contact Kathleen at 954-644-9222

Left Right Center (LRC)

- *Sunday ~ 6:00 PM @ R3

BINGO

- *Monday ~ 1:30 PM @ R3

Walking Group

- *Tues, Thurs, Sat ~ 7:30 AM @ R2 Bocce Courts

Crafts Meeting

- *Monday ~ 9:00-11:30 AM @ R2
Items For Sale

Hand, Foot & Knee

- *Tuesday ~ 6:15 PM @ R1

Line Dancing

- (Nov-April) @ R3 Patio
- *Wed ~ Beginner class 6-6:45 PM
- *Wed ~ Intermediate class 7-8PM

Euchre

- *Sunday ~ 5:45 PM @ R2

Scrabble

- *Wednesday ~ 1:00-4:00 PM @ R2

Water Aerobics

- *Mon-Sat ~ 9:00-10:00 AM, R1 Pool

Hymn Sing

- *Friday ~ 7:15-8:15 PM R2

Canasta

- *Friday ~ 11:30 AM R1 Card Room

Sevens From Hell Card Game

- *Thursday ~ 12:45 PM @ R2

Tai Chi Corner

- *Thursday ~ 5:00-6:00 PM @ R1

Contractor Evaluation Report

Home Owner Name or Property Number: _____

Contractor Name: _____

Type of Service Rendered: _____

Date of Service: _____

Based on the following scale of 1 to 5, please rate your Contractors Performance:

- 1 – Very Poor I cannot recommend this Contractor
- 2 – Poor Contractor Did Not Meet My Expectations
- 3 – OK Contractor's Work was adequate
- 4 – Very Good Contractor's Work Exceeded My Expectations
- 5 – Excellent I would highly recommend this Contractor

Based on the work that this Contractor agreed to and performed, would give this Contractor a rating of _____

Additional comments: _____

Thank you for providing the community with this valuable feedback regarding your experience! ACC recommends, when your work is completed and signed off, that you turn in your Building Permit to be kept with your Homeowners file for any future reference. This can be especially important when selling your home

What the Painting Contractor will do:

- First, the contractor will perform a Pre-Painting Inspection.
- One week before painting commences, a Notice to Paint will be taped to your front door and garage doors informing you of the painting start date. The Notice will list the final steps you need to take to prepare your home for painting. It will also list anything you wish not to paint such as: Doors, roof, shutters, back patio, Bottom panels of screen enclosure. (Please: make sure to leave mentioned checklist on your door.)
- Prior to painting your home, the entire exterior of your home will be Pressure Cleaned and prepped for painting.
- After painting, a Final Inspection by representative from Coastal Painting and the HOA will be scheduled.
- If you are not living in your house at the time of painting because you are either out of town or renting your home to a tenant, you must provide a contact information for the person or persons you have designated to carry out the required preparations to the Leisureville office.
- Your Primary responsibility is to prepare your house for painting. To help you do this, we have provided on the following page a Checklist that summarizes your required pre-painting preparation.

PRE – PAINTING CHECKLIST

- Remove all vegetation, including vines that you have planted and that adhere to any surface of your home.
- Pull Back all vegetation that you have planted to at least 10" from any surface.
- Remove all decorative items hung on exterior wall surfaces, including nails and screws.
- Make all repairs necessary to the exterior of your home.
- When you receive your Notice to Paint from the painter, remove all window screens, close and lock all windows and doors, and place a rolled-up towel on each window sill and underneath all doors to prevent water from seeping in.
- Remove all furniture and personal items from your porch, patio and store these items inside your home or garage.
- Park all vehicles in your garage. If this is not possible, remove vehicles from your driveway or in front of your house to prevent over-spray.

ADVERTISE HERE

1/16 Page

4-13/16" W x 2" H

\$44/month



Gustafson Roofing
GUSTAFSON INDUSTRIES

"We've got you covered...since 1948!"

Giving the best value for over 60 years!

ReRoofs • Roof Repairs • Roof Maintenance •

561.732-0656

Gustafson Roofing
Groofers.com

CCC010302

MIGNANO LAWN SERVICE

LANDSCAPE DESIGN
LANDSCAPE INSTALLATION
LANDSCAPE MAINTENANCE
PRESSURE CLEANING SERVICES AVAILABLE

CHRISTIAN MIGNANO
BOYNTON BEACH, FL 33435
561-732-9515

FOX PLUMBING, INC.
Plumbing Contractor
737-6163

We are introducing "Menu Pricing" which helps you understand pricing, work to be performed and warranties available.
State Certified, Licensed, Insured
Lic. #CFC057706
24 hours 7 days a week

"Your Friendly Plumber"
David Fox
Service Manager
For Plumbing Needs Call

***10% Discount - New customers**
Not valid with any other offer expressed or implied



Boynton Beach Home Watch
Caring for properties in Palm Beach County since 2009



Sarah Kirkland
owner
Office 561-369-8726
Cell 240-818-1007
boyntonbeachhomewatch.com

BRYAN KANONIK CONTRACTOR

STATE LICENSED ROOFING:
• RE-ROOFS • ROOF REPAIRS • FLAT ROOF ALUMICOATING

STATE LICENSED BUILDING:
• ADDITIONS - REMODELING • DOOR / WINDOW REPLACEMENT
• ROTTED WOOD REPLACEMENT

"There is no substitute for quality" Call us for a free estimate 737-1419

FAMILY OWNED AND OPERATED
SERVING LEISUREVILLE SINCE 1972

STATE ROOFING LICENSE #CCC-448162
STATE BUILDING LICENSE #CBC-045554
INSURED

IN MEMORIAM

SHELDON GLAUSER PASSES



Sheldon Glauser passed away peacefully on the morning of June 26, 2024. He lived his best life in southern Florida for the past 20 years, cruising, performing, singing, playing piano, and spending time with his friends and family. He is survived by his son and daughter, Joshua and Sandi Glauser, his grandchildren Evan and Leah Glauser, and his sister, Pam Starr, and his sidekick Andrea Toutain. He rejoins his wife Marilee in death, to pick up where they left off. Funeral services will be held Monday August 5 at 11 AM at Rubin Memorial Chapel in Boynton Beach.

Fighting against muscle weakness

By Charles A. Harrington

Muscle weakness is sneaky. It often appears gradually—like having to rock back and forth to get up from a chair or tug a few times on the car door trying to open it.

More than an inconvenience, muscle weakness has a domino effect on health. It slows metabolism (how fast your body burns energy), puts more pressure on your joints, hurts your posture, throws off your balance and limits your mobility.

Sadly, the bad news gets worse. You walk slower and become more dependent on others to do things. Physical limitations lead to social limitations, and there's a downward spiral from there," said Marian Hannan, a professor of medicine at Harvard Medical School.

Why are muscles weak? We all get a little weaker as we age, it is a condition called sarcopenia. "We begin losing muscle fibers, mass, and function starting in our 30s and 40s, but we don't typically see it until our 60s and 70s," Hannan says.

Beyond aging, there are many possible causes of muscle weakness. These are some of the most common:

Inactivity. When you don't use your muscles—perhaps you are a couch potato, you have chronic pain from arthritis or an old injury, or you were hospitalized recently—the muscles waste away.

Medication side effects. Some medications are linked to muscle weakness. Corticosteroids (such as prednisone) regularly weaken muscles. Cholesterol-lowering medicines like lovastatin, simvastatin, or atorvastatin) weaken them in some people.

An underlying condition. Many disorders can cause muscle weakness, such as neuropathy (which causes numbness, tingling, or weakness in the hands or feet), carpal tunnel syndrome (compression of a nerve in the wrist), or the aftermath of a stroke.

Energy-robbing conditions. Some diseases rob otherwise healthy muscle fiber of the energy they need: certain sleep disorders; an autoimmune disease, such as thyroid disorder; chronic fatigue syndrome; depression; or even a weak heart that pumps too little oxygen-rich blood to the muscles. With these conditions, your muscles may initially feel strong with activity, but they rapidly fatigue and lose power.

What you should do. If you think your muscle weakness is due to an underlying condition, a doctor visit would be in order. An exam will include a full medical history and physical evaluation and possible blood tests or a test to measure how well your nerves send information to your muscles, according to Dr. Hannan.

With or without disease, a regular program of strengthening and stretching the muscles will make a big difference. Hannan suggested working with a physical therapist to develop a program tailored to your abilities and particular muscle weakness. "You'll improve what you have and figure out a workaround if there's something you can't do" Hannan noted.

Don't expect quick success. "You won't regain 100% of the muscle strength you had 10 years ago," she said, "but remember that you want to be functional and do what you want to do, whether that's playing tennis or going for a bike ride with your grandkids. Strengthen your muscle can help you get there. All the best.

Charles Harrington is a former Massachusetts resident and retiree of the Boston Globe.

Golf Corner

I hope your summer is going well. I know it is summer in Florida but our course is in tip top shape. I might suggest that an early morning round or a round in the late afternoon to beat the heat. The Wednesday scramble in the late afternoon is perfect in the summer followed by a leisurely beverage. Please do not hesitate to enjoy your course but please bring plenty of water to keep well hydrated. It is so easy to become dehydrated when walking our 18 hole golf course.

Our Mission on the golf committee is to develop a higher level of pride and awareness of PBL golf within the community. Create a fun atmosphere for all residents of all playing skills. The only requirements are that all golfers follow the rules. For example 180.20 from the tee boxes, all players shall place their ball on a wooden tee before hitting their tee shot. And 180.21 Handcarts are to be kept off the tee boxes and fronts of the greens. Handcarts shall not be pulled between the bunkers and the greens. During putting, all carts, hand carriers, and bags shall be placed at least four feet from the green. 180.25 There will be no practicing. (This means hitting a number of balls from the tee box.) For practice putting you must use the putting surface at the golf shop. Practicing chipping is prohibited on the course and on the putting surface at the golf shop.

These infractions of our local course rules degrade the course and are selfish acts. Please follow the rules and show respect for our PBL course and your fellow golfers. Thank you in advance for your cooperation.

On the lighter side

Reading the green: Since the greens are rarely level and their surfaces vary in smoothness or "speed" depending on how moist the grass is and how recently it was cut, golfers must examine them closely to determine which way and how far the ball will roll. Even the most "friendly" looking green will have some tricks up its sleeve, and many are downright ornery. Thus the "message" of any given green, as by the well trained eye of a seasoned player, can range from " Aim a little to the left" or "look out- anything more than a light tap will run right by the hole" to the best thing you can do with that putter is make it into a decorative lamp base" or You'll be lucky to four-putt, and by the way, those are absolutely the ugliest pants I have ever seen " .

Recovery Shot: Any shot whose primary purpose is to get the ball out of a hazard or away from an obstacle and back into a playable position on the fairway. The most important thing to remember when playing recovery shots is not to be greedy. It's far easier to forget to include in your score a single short shot that put the ball in the middle of the fairway than to try to get away without counting a half-dozen duffs, caroms or ricochets.

Thank you for supporting our Golf Course... happy summer...
Joseph Di Turo Vice Chairman Golf Committee.

Holes in One



Antonio Crocco
Hole #6 - 6/22/2024



Pat Barklow
Hole #15 - 7/6/2024



Kevin Merrell
Hole #4 - 7/6/2024



M A Parker
Hole #7 - 7/16/2024

WEDNESDAY AFTERNOON SUMMER GOLF

9 HOLE SCRAMBLE

Every Wednesday at 4:00

(please be there by 3:45)

Open to All PBL golfers

Please bring your access card

For Information Call:

Sandi Gentile: 561-402-9467

Lynn Kordower: 561-716-9771



Tai Chi Corner

My wishes and prayers for you all to have a great summer continue uninterrupted. I hope you all are playing Tai Chi during our time off if possible just go down to the beach at the shoreline and "roll back" as the water comes in and "press" forward with both hands as the water recedes. If it is not possible to go to the ocean just close your eyes and imagine you are there.

There are 12 points that you should be aware of when practicing Tai Chi Chuan.

1. We may practice Tai Chi anytime but the morning and the evening are the best times especially with the warm morning sun and fresh air. This will improve one's health.
2. One should not practice immediately after meals. It is better to wait 30 minutes.
3. One should not practice after alcohol consumption or when angry or tired.
4. One must pay attention to one's diet, being careful not to eat too much fat or deep fried food. One should eat more vegetables instead. The Taoists always say "If you want a long life, keep your stomach clean." This is extremely true.
5. If in a storm or heavy rain or if it is very hot or very cold do not practice outside. Of course do not practice in the Nude. One should find a comfortable indoor site to practice. Bad weather should not prevent you from practice..
6. After practicing Tai Chi Chuan forms or pushing hands, if one is soaked with sweat, one should immediately change the wet clothes and dry off one's wet body with a towel. Do not drink ice water or eat cold food in hopes of preventing illness.
7. Do not practice Tai Chi Chuan in a moist area where there is no access to fresh air, to prevent lung disease
8. Do not practice Tai Chi Chuan immediately after a bath to avoid catching a cold, this is especially true for the Elderly.
9. After practice do not leave the area. One should remain in the same area for one or 2 minutes. One should not sit, lie down, eat cold food or drink ice water immediately after practice. Instead one should practice slow walking, "Tai Chi Walking" exercise to aid the blood circulation gradually lower or else the blood will rise to the upper body causing dizziness and fuzzy vision.

10. Some people have said that "Tai Chi Chuan is good but too complicated and difficult to learn" There is nothing under the sky that is too difficult if the person has heart. If one wants to learn, just try hard to learn the first posture, or the first section of the form well and the rest will be easier. Some say Tai Chi Chuan is good but they have no time to practice. It does not matter how busy one is, some daily tasks such as eating, sleeping, and washing are still completed. If one can incorporate Tai Chi Chuan as part of one's daily life, one will have time. That is my advice for all Tai Chi Players.

11. When one begins Tai Chi Chuan, learning one move daily is sufficient. If one tries to learn too much, it is difficult to learn the proper movements and easy to form bad habits. If a bad habit forms it is very difficult to correct it later. One must not practice too quickly or use power. A proverb states "Too fast hurts the Chi too much power hurts the blood." If one's Chi and blood are hurt then there will be trouble. On the other hand, if one practices properly, even one posture will improve one's health. But if one practices improperly even if one practices the entire long form several times there will be no gain.

12. If one wants to learn Tai Chi Chuan, it is very important to choose the right teacher. In the beginning, one must receive information that will ensure that the person has good technique, is honest, and is willing to teach. One desires to learn from a master in hopes to do better and to improve. Otherwise, one just wastes effort, time and money. One can spend a lifetime and receive nothing. When a good teacher is found, one must be humble to learn and serve the teacher with respect. Otherwise one will not learn. After one has learned to a certain standard one must learn to cultivate Chi as well as self discipline. Because the real meaning of Tai Chi Chuan is to train the heart, to consolidate the spirit and cultivate the Chi. One must not emphasize the use of a single person's power for personal gain. One must train oneself to be disciplined and not to boast about one's knowledge, hiding it instead. Always remember there is always someone stronger.

Remember always have fun relax and breath. You are a Tai Chi Player.
Joseph DiTuro Tai Chi player

Ethics Corner

Humanity as we know it has persisted for over 5 thousand years. Within this time period, social customs and habits appear to have contained a continuum of the precepts of the Golden Rule, the differentiation between that which is morally right and wrong. Upon reading carefully the Western Bible, the works of Confucius, and the Tao Te Ching, one cannot help but to find many similarities. Humanity, inspired by its cruel history, does know the differences between right and wrong, just as between health and disease.

The ethic of reciprocity, also known as the Golden Rule, is an ethical code that states that one has the right to just treatment, and a responsibility to ensure justice for others. Reciprocity is arguably the most essential basis for the modern concept of human rights. A key element of the golden rule is that a person attempting to live by this rule treats all people with kind consideration.

The Golden Rule has its roots in a wide range of world cultures, and is a standard which different cultures use to resolve conflicts. It was present in the philosophies of ancient India, Greece, and China. Principal philosophers and religious figures have stated ten different ways, but its most common English phrasing is attributed to Jesus of Nazareth in the biblical book of Luke;

"Do unto others as you would have them do unto you"

What drew my wife and I to PBL in the first place is how nice our residents are to each other, a real sense of community. We are kind and generous to each other period. The best and most recent example is our 4th of July barbecue. The members and leadership of the Long Island Club work together as a well oiled machine to put on a great celebration. They plan, set up, cook, have bingo, and clean up done all for others, for our community. Of note is the way 150 residents converse, laugh, break bread together, and generally have good fun together. This is all done by volunteers for the community. We clap for each other when someone else wins at bingo or the raffle and share their joy at winning. I believe this is rare in today's world. It is why living here is such a blessing.

I feel I must relate what happened to my wife and I July 4th at pool 3. We had just finished a swim with friends and were watching the fireworks when we heard 3 loud noises we thought it was fire works. I went to the fence and could see a man and woman by the grills at clubhouse 3. The man was lifting and dropping the lid making the loud noise. We proceeded to leave for the parking lot and I walked up to the young man and asked him to stop. He had all the burners on and was attempting to light them. I closed the burners and the lid and asked him to stop playing with the very grill I had helped cook the burgers and dogs. The woman came over to me and said I can't tell them what to do because they live here. She was angry and aggressive. I asked them again to stop playing with the grill. They refused and we left for our car and my wife called security and made a complaint. I called the vice chairman of the board Don Ernst to let him know of the situation. He was flipping burgers earlier that day as a volunteer for the long Island club by the way. The next day my wife and I were at the pool at clubhouse 2 and there were several families in the pool. A Grandmother and several grandchildren

were in the low end swimming and having fun. There were however 4 or 5 older children at the deep end jumping into the pool and being loud and disruptive. My wife asked them to stop jumping into the deep end. They made fun of her and continued to jump in yelling no jumping as they did so. She approached the Grandmother and the children's father and asked them to tell the children to behave and no jumping is allowed. The grandmother spoke to them and the father laughed but did nothing. They continued to jump in as they screamed no jumping. We left and as we were leaving the grandparents with the well behaved children thanked my wife for saying something as they were afraid to do so.

These are small incidents but they are indicative of a new attitude that can be seen coming to PBL. The new wave are mostly renters and do not seem to follow the golden rule... to treat all people with kind consideration. I am not sure what can be done about this. I will bring this up during the next town hall meeting. Perhaps we should mention at orientation our general philosophy of treating each other with kind consideration and to volunteer for the community.

Thank You. Joe DiTuro

Herbal Corner

FRUIT SOUP

How to detox the liver so as to better handle carbs and your sugar levels in the future.

We all feel that fruit is sugar and all sugar is bad. When one has fruit for breakfast and no protein or fat the liver has fuel to do the work of detox. As soon as you add a protein or fat or a starch the liver has no choice but to work on these nutrients and abandons the detox. So no buttered toast or cream cheese and a bagel or bacon and sausage or eggs when you have the fruit for breakfast.

- 1 large crisp Apple
- 1 cup Cherries
- 2 Peaches
- 1 Pear
- 1 pint Strawberries
- 1 pint Black Berries
- 1 pint Blueberries
- 1 can Coconut milk

Preparation : use a pairing knife to cut 4 slices off the apple, pear and peaches. Cut close to the core but avoid it. Then cut each of the slices into small cubes, leave the skin on, wash the berries and remove stems from the strawberries and halve them. Place the fruit in a Tupperware or other covered bowl and add the Coconut milk and mix. No sugar or sweetener. Keep in the fridge 1 hour before serving. Coffee or Tea is OK but no sweetener or sugar in the coffee or tea ,no dairy or other creamer.

Have 2 cups for breakfast and enjoy the flavors

Two hours later have a third cup of the "soup"

Two hours after the third cup have your normal lunch.

ENJOY YOUR BREAKFAST and this is a great desert but you must wait 2 hours after dinner so as not to interfere with digestion of dinner.

Joe DiTuro



COOK'S CORNER

BLUEBERRY LEMON BUNDT CAKE

- 1 Box of lemon or yellow cake mix
- 1 Box of lemon or vanilla cook and serve pudding
- 3/4 Cup milk
- 1/2 Cup sour cream
- 3 Eggs
- 2 Tab. Canola oil
- 1 1/2 Cups blueberries
- 2 Tab. Flour
- Powdered sugar for dusting top of cake


Coat a 12 cup bundt pan with floured baking spray. Preheat oven to 350 degrees. In a large bowl, combine the cake mix, pudding, milk, sour cream and oil; beat according to package directions. In a small bowl, toss the blueberries with the flour and fold into batter. Pour batter into pan and bake for 35 to 40 minutes or until a toothpick inserted into the cake comes out clean. Let stand 30 minutes before inverting the pan to release the cake. Cool completely; dust with powdered sugar before serving.

Anyone wishing to submit a recipe should send the recipe to ksgentile@aol.com. Sandi Gentile



Pictures Wanted

Do you have a picture you'd like to share with your neighbors? The Palm Beach Leisureville website (mypblca.com) is looking for pictures of residents and scenes in and around Leisureville for our new feature "Picture of the Week" on the homepage. If you have pictures you'd like to share, please email them to webmaster@mypblca.com. Unfortunately, we are not able to accept printed pictures at this time.



TEXAS HOLD'EM

TUESDAY 6:00 PM

Call Rudy Wohlrab 561-758-8654

Stay In Tune With Leisureville

Leisureville News is a free newspaper. It is available in print, or you can access it via the phenomenon called electronic media. If you have invested hundreds or thousands of dollars in computers, notebooks, laptops, ipads or smartphones, you can access the same material online at mypblca.com. Of course, you will have invested countless hours learning how to operate the electronic gadgets over and above the hundreds or thousands of dollars spent on the gadgets. If you have done all of that, remember all the swearing you did at the gadgets for being so stupid and uncooperative. It really doesn't matter how you read this newspaper, what does matter is that you patronize the advertisers who support this publication. Without them, all the technology in the world won't bring this to you for your reading enjoyment. This newspaper is produced by volunteers for and about YOUR community and without it, you would have to rely on hearsay for information about YOUR community. Again, please patronize our advertisers, enjoy the publication by any means you wish and revel in the community we call Leisureville

SCOBEE-COMBS-BOWDEN

FUNERAL HOME & CREMATORY



"Family Owned & Operated Since 1959"

Michael W. Bowden
 Timothy W. Hensley
 John D. Tineri

MEMBER

 INDEPENDENT
 Funeral Homes
OF PALM BEACH COUNTY

Traditional Funeral Service
 Cremations With Dignity • Pre-Need Funerals
 Out Of State Transfer • Crematory On Site

Trust 100

561.732.8151

CORNER OF U.S. HWY. 1 & NE 15th AVENUE

BOYNTON BEACH MAE VOELLEN SCHEDULE

RESERVATIONS: CALL 561-395-8920, extension 5
 PICK UP AT RESIDENT'S HOME RETURN TO RESIDENT'S HOME

MONDAY & THURSDAY:	11 AM – 12 PM 1:30 PM
TUESDAY:	10 AM – 11 AM 12:30 PM

DESTINATIONS

MONDAY: MALL, TARGET, WALMART, SHOPPES OF BOYNTON
 TUESDAY: PUBLIX
 THURSDAY: WALMART
 NO PICKUP WEDNESDAY AND FRIDAY

MYPBLCA.COM

LOG IN TODAY & SEE WHAT'S NEW FIND OUT WHAT IS HAPPENING HERE

BIG AL'S HANDIMAN SERVICES
 Painting, Drywall Repair, Carpentry, Walls Built,
 Power Washing, Driveway Resealed and Painted,
 Plumbing & Electricity, Plugs, Switches, Circuit
 Breakers, Rebuilt or Replaced Water Heaters,
 Garbage Disposals, Shower Doors,
 Interior & Exterior Doors & Locks Replaced,
 Hurricane Maintenance,
 Kitchen and Bathroom Remodeling
 (Former Builder)
Can Do Anything! 
561-414-4418
alvi53751@msn.com
 Transportation to Cruise Lines & Airports
 (cheaper than Uber, Lyft & Taxis)

KEVIN M. LaMONTAGNE
 Attorney-at-Law
 1375 Gateway Boulevard
 Boynton Beach, Florida 33426
(561) 732-0100

Wills & Trusts, Durable Powers of Attorney,
 Designations of Health Care Surrogate,
 Pre-Nuptial Agreements, Real Estate, Contracts,
 Probate, Corporate, Bankruptcy, Foreclosure
 Defense, Legal Disputes, and Civil Litigation

J.D., 1982, Duke University School of Law
 Member of Florida Bar since 1982
 Local resident since 1964


THE DOOR DOCTOR of South Florida Inc.
 FREE ESTIMATES ON:
 • REPLACEMENT DOORS • RAISED PANEL STEEL DOORS
 • ELECTRIC OPERATORS • REPLACEMENT SECTIONS

WE SERVICE MOST BRANDS OF
 GARAGE DOORS & ELECTRIC OPERATORS
 SAME DAY SERVICE
 FAMILY OWNED & OPERATED SINCE 1981

5% LEISUREVILLE DISCOUNT
369-1560
 Licensed & Insured U-18307 - OICE 73448010

ROOFING
 RESIDENTIAL • COMMERCIAL • CONDO
AAM INDUSTRIES, INC.


 FAMILY OWNED &
 OPERATED SINCE 1953

ROOF SERVICES:
 • Roof inspections
 • Repairs
 • Re-roofs
 • Wood repair
 • Condo maintenance program
 • Soffit, fascia, decking


 STATE LICENSED, BONDED & INSURED
 CGC001229, CCC1326938
737-2383
 225 SE 5th Ave. • Boynton Beach
 www.aamindustries.com


 Serving Leisureville for over 30 years!

Palm Beach Leisureville
CLASSIFIEDS 

RENT OR BUY

RENT OR BUY: Would like to rent or purchase a 2bath/2 bed home. Rent Dec. to March 2024. Cash buyer. Adult couple previous owner. No animals. Call or text 561-374-0255.

FOR RENT

HOUSE FOR RENT: Available July 2024. 2 bedrooms, 1 bath. Includes garage, front porch, and back patio. 12-month lease. Contact Jorge 561-707-7164.

FOR RENT: 2 bedroom, 2 bath Challenger. Completely furnished over 55, credit check, Annual lease \$2,800 per month. Seasonal rates available with a 3 month minimum. Call Vinny 561-310-5060.

The cost for a classified ad is \$11.00 for five lines (35 characters per line maximum); each additional line is \$2.00. Payment, together with a copy of your ad, is to be paid by check or money order only. **NO CASH WILL BE ACCEPTED.** Please email us your classified ad at classified@myplbca.com or bring your completed ad, together with your check, to the Association office or the newsroom office by the 15th of the month. Ask about on-line payment options.

AN OCCUPATIONAL LICENSE is required for all classifieds advertising, rental of houses, condos, or apartments. A copy of a current city of Boynton Beach license (City of Boynton Beach ordinance no: 94-15, Appendix A, 6-21-94) must accompany your classified ad request. The licensing period is from October 1 to September 30.

Les is More **Services Include**
 Mobile Watch & Jewelry Repair Watch, clock and key fob batteries
 Les Deker Owner Jewelry cleaning and polishing
 Serving Boynton, Delray and surrounding area Minor jewelry repair
 561-704-9049 Watch band adjustments
lesdeker2@gmail.com Pick up and delivery available

SERVING OUR VALUED LEISUREVILLE CUSTOMERS FOR THE PAST 20 YEARS

• ALL RESIDENTIAL HOME REPAIRS
 • WATER HEATER SPECIALIST

Papa's PLUMBING
 Don't Worry, Papa's Will Fix it Guaranteed!
 Family Owned and Operated Since 1993


 LICENSE# 561-514-8878
 CFC1429108 561-732-0808
<http://www.papasplumbing.com> mike@papasplumbing.com


RID-A-PEST, Inc.
 Termite & Pest Control
 Locally owned & operated

Let Us Help You With
 All Your Pest Problems
(561) 498-4623

Vickie Beane Mitchell
 From a family of exterminators
 Serving Palm Beach County over 40 Years

5236 Adams Road
Delray Beach, FL 33484

Licensed Since 1997

Sal's Home Services

- Errands
- Shopping
- Doctor Visits
- Some Household Chores - etc.

Cell (561) 707-0046
salalbano561@gmail.com

Arena Company
Kathleen "Kat" Moore
Broker Associate

Palm Beach Leisureville
I live here, I work here, how may I help you?

(954) 205-9115 cell
(888) 380-5422 e-fax
REsalesKat@aol.com
KathleenMoore.ArenaandCompany.com







RICHARD'S
Formerly of NY City
Old Fashioned
BARBER SHOP

**HOT SHAVED NECK
WITH EVERY HAIRCUT!**

561.742.5800
Carlos Peña

1887 Woolbright Road
Boynton Beach, FL 33426
Leisureville Center

• Flea Spraying • Rat Control
• Lawn Control • Aftic Dusting

Jeff's PEST CONTROL

(561) 369-0186

Monthly Service
\$30 per House
and \$20 per Condo



JEFF STUBBLEFIELD
Certified Operator • Licensed • Insured

1209 N.W. 7TH COURT
Boynton Bch., FL 33426

Lock Out
SOUTH SHORE
LOCKSMITHS

Crime!

954-974-7608
561-531-2619

Serving Broward & Palm Beach Since 1975
Family Owned & Operated
Complete Locksmith Service
Residential & Commercial
High Security Primers
Lock System

southshorelocksmiths.com
southshorelocksmiths@gmail.com

Dr. Tiah Sanborn
Mobile Chiropractic

(561) 469-0080
Office Visits Available

In-Home Services
Chiropractic Adjustments
Manual, Activator, & Drop Table
E-Stim, Cupping, & Taping
Stretching & Mobility
Injury Rehabilitation
Neuroemotional Technique




@dr.tiah

HANDYMAN SERVICE



Holt's
HELPFUL HANDS

WHERE HONESTY & QUALITY ARE KEY!

(727) 922-0699

FOR ALL YOUR SMALL HOME REPAIR
AND IMPROVEMENT PROJECTS

A-1 APPLIANCE & REFRIGERATION REPAIR

A-1 Appliance & Refrigeration Repair

Same Day
Emergency
Service

ALL BRANDS
Convenient Appointments - Any Hour - Any Day

561-232-9411
www.A-1Appliancefl.com

VISA

\$20 OFF Repair With AD

ANTIQUES

Buying all types of Antiques
I come to you

Furniture - Bronze Statues - Brass -
Oriental Items - Glassware - Dishes -
Lamps - Old Tools and Swords
Anything Old!

Nick : 561.284.3242

Mr. GUTTER
SERVICES INC.

FREE ESTIMATES
LIC. & INS.

5340 Lake Osborne Drive
Lake Worth, Florida 33461
Tel. (561) 827-3159
E-mail: mrgutterinc@aol.com

Roberto Mondragon
Owner

6" & 7" Seamless Gutters
New Installation
Cleaning and Repairs

"don't worry"

HOUSE SITTING

By
Vickie Beane Mitchell
of Rid-A-Pest, Inc.

561-441-4763
Licensed & Insured

AMERICAN LEGION – Post 164
571 W Ocean Dr., Boynton Beach 33426

**WELCOME LEISUREVILLE AND GUESTS
DINNER Every Friday Night**

5 pm to 6 pm - \$12 (Dine-in or Carry Out*)
NO SMOKING / MEMBERSHIPS AVAILABLE
"Karaoke" Saturdays / "BAR BINGO" Thursdays
"Wii Bowling" Wednesdays

Free Estimates

INTERIOR PAINTING

by Kenny G.
"No Job Too Small"

Leisureville
Resident

Cell: 561-302-9360

JW ELECTRIC

OF THE PALM BEACHES, INC.
Electrician in PB County Since 1981
Add A Light/Fix A Switch/ Hang A Fan

SERVICE WORK OF ANY KIND • NO JOB TOO SMALL
I BELIEVE IN HONESTY, RELIABILITY & INTEGRITY
LICENSED • BONDED • INSURED

JOSEPH R. WESCHREK (561) 633-9472
Master Electrician
ER13014042/U-21040 10% LABOR DISCOUNT TO SENIORS

ALL DAY CURB APPEAL LLC
PRESSURE WASHING/ LANDSCAPING

PHONE: 561-377-7189

- Roof Cleaning
- Driveway Cleaning
- Exterior Cleaning/ Soft Wash
- Landscaping
- Paver Installation

Email: services@alldaycurbappeal.org

PB Leisureville Car Service
David Antos - Your Private Driver (PBL Resident)

Special Rates for PB Leisureville Residents (less than Uber/Lyft)

(765) 404-8058
daveantos@yahoo.com



Servicing Palm Beach, Broward & Miami-Dade Counties
Airport/Drive Part Transportation, Doctors, Events, Special Occasions

WARD'S
PLUMBING SERVICES SINCE 1992 561-767-7677

Marcum's Plumbing & The Integrity Plumber

10% DISCOUNT ON YOUR FIRST
SERVICE WHEN YOU MENTION THIS AD

3300 S Congress Ave
Boynton Beach, FL 33426
twinklumber@yahoo.com
www.southfloridaplumber.com
Lic. RF0056715

Water Heaters
Poly Butylm R/Pipes
Toilets, Faucets, Leaks, Residential &
HOA Plumbing Specialists

MORANE CLEANING SERVICES
Commercial & Residential

Winsome Martin
PRESIDENT

1530 W Boynton Beach Blvd #3442
Boynton Beach, FL 33436
mcsinc621@gmail.com / (561) 707-2170 or
(561) 577-0007



V & N CLEANING SERVICES

- \$10 off your 1st cleaning
- \$10 off your 2nd cleaning

Licensed, Bonded & Insured

561.860.0936
Homes, Offices, Condos & Apts.
Move-in & Move-out

IMMACULATE CLEANING FROM A COMPANY YOU CAN TRUST

P.A.C CUSTOM PAINTING I.N.C

PAINTING INTERIOR
SPECIAL FINISHES
AND TEXTURES

PETER CUSIMANO
CELL: 561-252-5847



ROCK STAR HANDYMAN SERVICES, LLC
We Repair, You Relax

561-578-9327 - BILLY
RockstarHandymanservices@gmail.com
RockStarHandyManServices.com

GM Construction
Gary Maresca
President

General Contractor CGC A43296

1375 Gateway Blvd., Boynton Beach, FL 33426
561.742.3200
GaryMaresca@gmconstruction.net

McDougal Landscape Maintenance

Lawn Maintenance • Hedges
Mulch • Rock-Bed Installation
and Much More!

CALL TODAY!
Eric Wilson (Owner/Operator) 561.350.7219




Mary's Home & Office Cleaning Services

Mary Weatherford
Can & Will Clean Anything
Servicing All Areas
561-572-1332

M@CleaningServices@gmail.com
Se Habla Español



First Presbyterian Church Boynton Beach



*All are welcome
Come as you are*

First Presbyterian Church - Boynton Beach

We gather Sundays at 10am
Bible based messages for life today

Hear fresh traditional music with talented musicians
See our video messages on Face Book or You Tube

FPCBoynton.org - 561-732-3774
235 SW 6th Ave Boynton Beach 33435
*Caring for the Community, Creating Friends,
& Strengthening Spirits*

ADVERTISE HERE

1/8th Page

Black & White

4-13/16" W x 4" H

\$55/month

Private Nurse / Housekeeper
Jill Umberger LPN



38 Years Experience
Caring and Loving
Great References
Free Consultation
(954) 825-7523

Acts Air Conditioning & Heating LLC
Acts making the difference



A/C & Heating Technician Specialist
ACTSAir05@yahoo.com
400 Miner Road
Boynton Beach, FL 33435
561-358-0327 Phone
561-766-1757 Fax
LIC # CAC 1818084 - Insured
actsaair.com

MYPBLCA.COM

**LOG IN TODAY & SEE
WHAT'S NEW**

**FIND OUT WHAT IS
HAPPENING HERE >**



Carpenter Home Improvements



35 Years Experience

Specializes in:
Water damage, painting, tiling, drywall, roofing, fascia board, large and small jobs

Free Estimates
Call James
561-374-1209

**ADVERTISE HERE
Business Card**

3- 1/8" W x 1-7/8" H

\$22/month

YEARLY DISCOUNT = \$220/year (12 Issues)

Markada-Cleaning-Service



Wandy Fernandez
General Manager
Wandpaz@hotmail.com
561-255-0798



DR. SEAN DENTAL

EXCELLENCE IN CARE WITH A PERSONALIZED TOUCH



A graduate of the prestigious University of Maryland School of Dentistry and its Advanced Education in General Dentistry Residency program, Dr. Sean Shkolnik continues to dive into the latest technology in dental care. 0% percent financing options make it easy to obtain the healthy smile you've always dreamed of. Located just off of the Woolbright Rd 1-95 exit across the street from Lowes, if you are searching for a dentist near Liesureville call Dr. Sean Dental today!

**MEDICARE ADVANTAGE
PLANS ACCEPTED!**

- ✔ Same Day Crowns
- ✔ Implant Placement
- ✔ Invisalign
- ✔ Root Canals
- ✔ Dentures
- ✔ Extractions
- ✔ Sedation
- ✔ Sleep apnea



CALL OR TEXT 24/7 TO BOOK

(561) 364-8700

✉ smile@drseandental.com

🌐 www.drseandental.com



**1501 Corporate Dr, # 140,
Boynton Beach, FL 33426**

Palm Beach County
Public Safety Department
Division of Emergency Management
www.pbcgov.com/dem



Palm Beach County
Board of County Commissioners

In accordance with the provisions of the ADA, this brochure can be made available in an alternate format. Contact Emergency Management at (561) 712-6400.

Rev. 06/14



Emergency Supply Kit Shopping List

Everyone needs to prepare for emergency situations, but shopping for supplies can be expensive and strenuous. Shopping for items a little at a time before an event, can reduce the stress of recovery by avoiding long lines and empty shelves.

Get a Head Start & Be Prepared!

Food Week 1

- 1 Gallon of water per person per day for at least 5 days, for drinking and sanitation
- Sandwich bread (freeze until needed)
- 3 Boxes of quick energy snacks (i.e. granola bars or raisins)
- 2 Cans of ready-to-eat-soup
- 1 Box of crackers
- Dry cereal
- 4 Cans of fruit
- 5 Cans of meat
- 4 Cans of vegetables
- 1 Jar of jelly or jam
- 1 Large can of juice
- Instant coffee/tea/powdered drinks

Water

Water will be needed for drinking, cooking, and bathing. Store enough bottled water for all members of your family and pets before the storm. Clean water that could be used for bathing & washing dishes is in your water heater.



Storage Week 2

- 2 Boxes of large plastic zip bags
- Plastic wrap
- 2 Rolls of aluminum foil
- Assorted plastic containers with lids
- 3 Boxes heavy-duty garbage bags
- Waterproof portable plastic container with lid

Preserving Food & Important Documents

Electrical power can be off for several days after a storm, so plan for power outages. Also, use waterproof containers to protect important papers.



TO DO LIST Before the Season Starts

- Make a family plan. Who does what and where will your family ride out the storm
- Locate your water meter and electrical shutoff
- Know the disaster plan of your child's school or daycare
- Trim trees and store loose objects
- Install/test your smoke detector
- Use a video camera to tape the contents of your home and store videotape with a friend who lives out of town
- Photocopy important papers and store safely
- Make plans to board your pet if you plan to go to a shelter
- Obtain cash or travelers checks
- Establish an out-of-state contact to call in case of emergency

Keep in a Waterproof Portable Container

- Will, insurance policies, contracts, deeds, stocks, and bonds
- Passports, social security cards, immunization records
- Bank account numbers
- Credit card account numbers and companies
- Inventory of valuable household goods, important telephone numbers
- Family records (birth, marriage, death certificates)



Health & First Aid Week 3

- 1 Bottle of shampoo
- 1 Box sanitary hand wipes/liquid
- 1 Large tube of toothpaste
- Antiseptic
- Deodorant
- Tweezers
- Adhesive bandages, assorted sizes
- Rolls of gauze or bandages
- Hydrogen peroxide
- First Aid book
- First Aid tape
- Petroleum jelly
- Rubbing alcohol

First Aid

During a storm, phone and electrical lines go down. Dangerous weather conditions prevent emergency vehicles from responding to emergency situations. Preparing yourself and your family with CPR and First Aid training can save the life of a loved one.



Cleaning & Supplies Week 4

- 2 Packages of eating utensils, paper cups, paper plates
- Facial tissues (i.e. Kleenex)
- 2 Rolls of paper towels
- 4 Rolls of toilet paper
- Liquid dish soap
- Mosquito repellent
- Matches
- 2 Pairs of latex gloves
- Broom, mop, and bucket
- Unscented liquid bleach

Use What You Have

Stock up on personal care and cleaning items. Check your supplies now to make sure you have these supplies on hand. Don't forget disposable plates, cups and utensils, paper towels, and toilet paper. Insect repellent and sunscreen should be included. If you have an adequate supply on hand, you will not need to purchase them when you go shopping.



Medications Week 5

- Extra supply prescription medication(s)
- Aspirin and/or acetaminophen
- Anti-diarrhea medicine
- Adult vitamins
- Thermometer



Special Needs Shelter

The county Special Needs Shelter only accepts residents with a physical condition requiring medical or nursing care that cannot be provided for in a general population shelter. Individuals must be able to sleep safely on a cot or mat and meet one of the following criteria:

- Need nursing assistance with medications or medical care administration
- Monitoring vital signs or medical conditions or activities of daily living but do not need hospitalization
- Need constant electrical power for medical equipment

Pre-registration is required for individuals needing to use the Special Needs Shelter. To register call: (561) 712-6400

Common Tools Week 6

- Battery operated radio
- Flashlights
- Flashlight batteries
- Assorted safety pins
- Scissors
- Screwdrivers
- Pliers
- Vise grips
- Hammer(s)
- Heavy-work gloves
- Stove fuel/charcoal, lighter fluid
- Camping or utility knife
- 1 Box disposable dust mask
- Plastic safety goggles



Tune In

Local media are your primary source of information during disaster. They work with the Emergency Operation Center to provide up-to-date information that can keep you safe. Be sure to have a battery-operated radio and stock up on plenty of batteries. Stay informed about weather conditions, hazards, closed roads, curfews, and relief center locations.

Heavy Tools Week 7

- Plywood & fasteners to cover windows
- Tarpaulin, canvas for temporary roof repair
- Handsaw and/or chain saw & fuel
- Assorted nails
- Wood screws
- Hatchet
- Crowbar



Safety

Most hurricane related injuries occur after the storm when people are cleaning up debris. Wear proper safety gear, make sure you know how to properly use power tools and machinery and never work alone. It may be best to hire skilled and insured professionals to do some work.

Special Items Week 8

- Special foods for special diets
- Extra hearing aid batteries
- Items for denture care
- Spare eyeglasses or contact lens supplies
- 1 Gallon of water per pet
- Leash or pet carrier
- Pet food
- Baby food
- Diapers
- Baby wipes



What You Need

Only you know what you need. Some families will need special items added to their disaster list. These include baby food and baby care items as well as items for your pet. Make sure you have spare batteries for your hearing aid and a spare pair of eyeglasses. Remember pets are not allowed in general shelters. If you live in an evacuation zone, pets can be pre-registered for the Pet Friendly Shelter by calling (561) 233-1266.

pbcgov.com/publicsafety/animalcare

Smart Supplies Week 9

- Batteries for camping lantern
- Battery powered camping lantern
- Portable camp stove or grill
- Video or disposable camera

Your Property

Before hurricane season, make a complete inventory of your valuables and personal property. Store important documents and valuables in a safe dry place. If you evacuate, take them with you if you can. Take a photo inventory before the storm and then take photos of any damage after the storm and then take photos of any damage after the storm for your insurance adjuster. Be sure that you are properly insured and understand all of the conditions of your policy prior to a disaster. This will save you from unfortunate surprises during recovery.



Helpful Supplies Week 10

- Games/activities for kids/family
- Extra radio batteries
- Local and state road maps
- Gas cans
- Manual can opener

Have Patience

Damage after a hurricane is unpredictable. It can take several days, and in some cases, several weeks to restore power. Crews will begin work as soon as they can to clear roads and restore services. Be patient. Plan for loss of power, phones, water, and cable television. Have activities on hand for your family. Remember that everyone in the community is experiencing the same disaster. **DO NOT HOARD FUEL.** Work together and help your neighbor.



Everyday Safety Week 11

- ABC certified fire extinguisher
- Smoke detector with battery
- Carbon monoxide detector

Everyday Supplies

Disasters can happen without warning. It is a good idea to have disaster supplies on hand year-round. Make sure you always have a working fire extinguisher, smoke detectors, and a carbon monoxide detector. These items save lives and reduce property damage. To reduce risk of fire, **DO NOT USE CANDLES.** Never use a generator or charcoal grill inside your home or inside your garage.






Palm Beach County
Public Safety Department
Division of Emergency Management

www.ReadyPBC.org

Palm Beach County
Public Affairs Department

www.pbcgov.com

City of Boynton Beach

FIRST FRIDAY @ 5

FREE MONTHLY CONCERTS

live music • food trucks
kid's activities

FIRST FRIDAYS

5 PM - 8 PM

DOWNTOWN BOYNTON

AMPHITHEATER

boynton-beach.org/concerts 

GREETINGS FROM CANADA

Canada says "Hi" to our Leisureville friends. Tom Lloyd, Sandy Harvey, Carol Dean, Helen Field, Margaret Forrest, Sue Ann and Ed Yamamoto, Barb Hansen, Sheena and Jim Ladouceur.



C & S EXPERTISE, INC.
Fully State Licensed and Insured General Contractor
Residential / Commercial



Kitchens • Baths
Marble • Granite • Quartz Tops
Tile • Vinyl • Wood Flooring
Vanities / Crown & Base Molding
Tub to Shower Conversions
Shower Enclosures
Windows & Doors
Hurricane Shutters / Garage Doors
Interior-Exterior Painting
Facia Boards / Driveway Painting

Leisureville Resident
Chuck Minervini 561 310 5190
Contractor - CGC 037240 candsexperts@gmail.com

ROOF REPAIRS

- LEAK REPAIRS (TILE, FLAT)
- FLAT ROOF COATING
- TILE REPAIRS AND SECURING
- ROTTED FACIA REPLACEMENT
- PLUMBING VENT COVERS (RATS)
- FALLING GUTTERS SECURED
- ROOF READY FOR HURRICANE SEASON? CALL FOR A FREE ROOF INSPECTION

Serving Leisureville Since 1977
Family Owned and Operated

LEAK SPECIALIST
(561) 400-2010
(561) 737-1419

"There is no substitute for quality"
Call us for a free estimate

STATE ROOFING
LICENSE #CCC-048162

BRYAN KANONIK CONTRACTOR

ADVERTISE HERE

Advertising Ad Prices – 3 Month Minimum

- Business Card: 3 1/8"W x 1 7/8" H = \$22/month
- Business Card YEARLY DISCOUNT = \$220/year (12 Issues)
- 1/16 Page: 4 13/16" W x 2" H = \$44/month
- 1/8 Page: 4 13/16" W x 4" H = \$55/month (+\$17 color)
- 1/4 Page: 4 13/16" W x 8" H = \$80/month (+\$28 color)
- 1/2 Page: 10" W x 8" H = \$160/month (+\$44 color)
- Full Page: 10" W x 16" H = \$320/month (+\$88 color)
- Classified: Text Only = \$11/month

WEB SITE AD PRICES - 12 MONTH MINIMUM
Effective 12/15/2023
(posted at PBL public & resident sites)
*We are not accepting any new website ads until the launch of the new website.

Phone: 561-200-9659 Fax: 561-732-5878; Email: ads@myplca.com
To download contract go to: www.myplca.com or www.palmbeachleisureville.com
PBLCA does not partner with, promote, or recommend any company, person, or those who advertise in our newspaper.



Scott Avery
561-738-5933
 President
 Licensed, Bonded & Insured



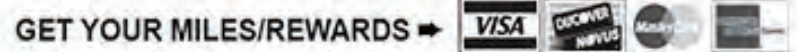
**BAILEY'S
 IS HERE FOR
 YOU**

**STAY SAFE &
 STAY COOL**



Bailey's is Proud to Announce —
Painting Spaces Renovations by Angela
 Zavala. Small or Large Interior Painting with a
 Flair!! Call 561-752-1546 for a Free Quote.

www.baileyshomeimprovements.net
ESTIMATES ARE ALWAYS FREE



Generations of my family have called Leisureville home. My dad and his three brothers built this community, and now I'm the second generation living here. Feel free to reach out if you have any questions about our wonderful neighborhood!

Desiree Cornelio

Your Leisureville Realtor
 For all your Real Estate needs call
(561)789-5041
 Excellent Service with a personalized touch
 Celebrating 25 years in business



Broker Associate
 #BK681062

www.desireecornelio.com
desireecornelio@gmail.com



New Listing Edgewood Model: This charming 2-bedroom, 2-bathroom home features a 1-car garage and boasts neutral tile flooring throughout. The updated kitchen opens to a rear patio, equipped with windows and a fan. Key updates include a stone coated steel roof installed in 2010, a new A/C unit in 2023, and accordion shutters completed in 2008. The property also offers a double driveway, a garage door updated in 2008, and the added benefit of solar panels installed in 2023.

Price \$339,900



Pending Waterfront Oasis with Breathtaking Views Nestled along the serene shores of Lake Roma, this Regis model home invites you to experience Florida living at its finest. The long lake view is nothing short of mesmerizing, creating a tranquil backdrop for your daily retreat. Step inside to discover a meticulously maintained interior. Tile flooring flows seamlessly throughout, providing both elegance and practicality. The updated kitchen is a chef's dream, featuring granite countertops, modern appliances, and ample storage space. Under contract in 11 days.

Price \$489,900

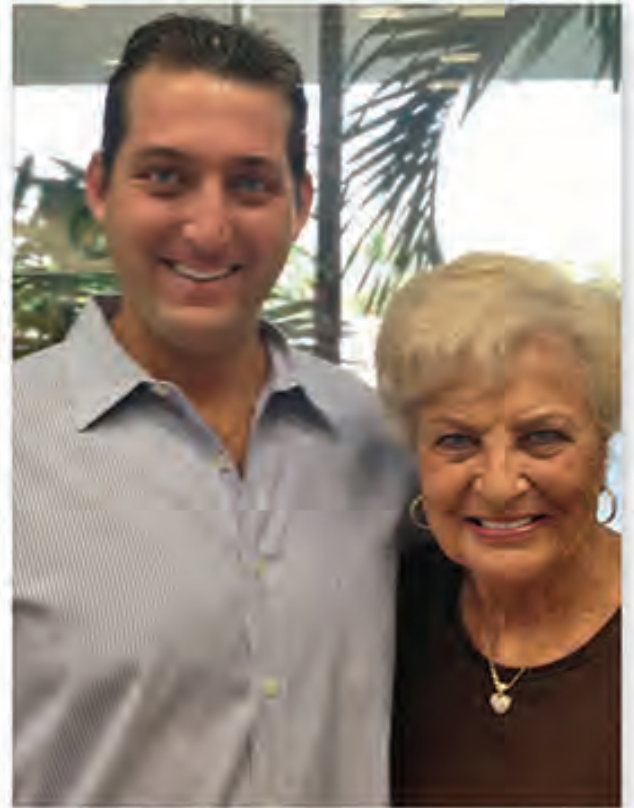


LOOKING FOR HIGH QUALITY HOME HEALTH CARE PROVIDERS

“CALL MY GRANDSON!”

at  **Florida First**
SENIOR HOME CARE

561-279-5470



Brad Jaffe — Owner of Florida First Senior Home Care

Proudly Serving Leisureville Residents

OPEN 24-HOURS PER DAY, 7-DAYS A WEEK

**#1 Caregivers
#1 Customer Service**

We Refer Independent Aides and Caregivers Who Can Provide:

- Alzheimer/Dementia Care
- Transferring/Bathing/Toileting/Cooking
- Personal Care/Housekeeping
- Errands and Transportation
- Live-In/Hourly Care
- Veteran’s Assistance/Respite
- Hospice
- Post-Rehab or Hospital Care
- Short-Term or Long-Term

And Much More!

Accepting ALL Forms of Long-Term Care Insurance & Private Pay!

 **Florida First**
SENIOR HOME CARE

561-279-5470
www.floridafirstshc.com

DISCOUNTED REFERRAL FEE
for Leisureville Residents
Mention This Ad





A CREMATION SERVICE OF THE PALM BEACHES

YOUR FIRST CHOICE WHEN SELECTING CREMATION

"South Florida's oldest family owned cremation only service"

LOW COST, DIGNIFIED CREMATION SERVICES

OUR PROFESSIONAL DIRECTORS HAVE OVER 50 YEARS COMBINED EXPERIENCE HELPING FAMILIES AT THEIR TIME OF NEED

ASSISTANCE WITH VA BURIAL OF ASHES IN ANY NATIONAL CEMETERY
ARRANGE FOR BURIAL OF ASHES IN ANY US CEMETERY
INCLUDES LOCAL TRANSPORTATION FROM THE PLACE OF DEATH
FILING FOR SOCIAL SECURITY • PROCESSING ALL PAPERWORK
ACT OF CREMATION

CALL FOR A BROCHURE
561-734-7409
 Fax 561-740-0095
 Web: acremationservice.net
 e-mail: acremation@yahoo.com
 1100 S. Federal Highway, Ste #1, Boynton Beach, FL 33435





REALTY

Nancy Cole (561)323-3567
Trish Bauer (561)570-0074

Your Leisureville Realtors!

Working Double Time For Your Success

Coming Soon

On The Canal
 Picture Perfect turnkey
 Fairmont \$349,000

SOLD!



2391 Sw Congress

Mint Mint Mint
 Edgewood
 Expanded Florida room
 \$379,000

SOLD!



119 SW 18th ST

Golf and water views
 Expanded Challenger
 \$499,000

Working double time for your success!

PalmBeachTwinTeam@gmail.com
 . Call us for a complimentary comparative analysis!

Ranked among the Nation's Top Individual Producers based on 2022 home sales in the RealTrends "America's Best"



Live where you love...Love where you live

Please Call
Kathy Clarke (561) 704-4069
 For All Your Real Estate Needs

Interest Rates are the Lowest in 30 Years and Prices are RISING...
 Looking Forward to Serving You...





Edgewood Model-379,900
 Nicely updated 2Br/2Ba home with full Florida room... Oversized front porch with insulated roof. Tile and flat roofs replaced 2016. A/C 3 ton replaced 2016. Electrical panel replaced 2015. Thousands more in upgrades... Vacant for quick close... Please call to see... You'll be glad you did



Panoramic Golf & Lake Views - \$449,000
 Unique 3Br/2Ba home with thousands in upgrades. Impact windows thru out plus accordion shutter on entrance door. Open custom kitchen with granite counter tops and backsplash. French door refrigerator with icemaker. Recessed lighting. Formal dining room plus Fla. room. Bamboo wood flooring thru out. Gas stove, gas dryer and tankless gas hot water heater. A/C replaced 2021. Roof Replaced 2006. Electric panel replaced. Oversized screened porch with jacuzzi overlooking lake and golf course. Paid up recreation lease in full. A Must see.



Expanded Waterfront Edgewood
 Ideally located on the main canal with expansive views. Exquisite 2Br/2Ba home with full Florida room plus tiled screened porch. Thousands in upgrades including custom kitchen with additional cabinetry and counter space. Both baths remodeled. A/C replaced March 2024. Master bedroom has glass doors opening on to a patio with panoramic water views. Recessed lighting plus crown molding. Roof Replaced 2006. Paid up recreation lease in full. A Must see. Please call to see, you'll be glad you did. One of Leisureville's finest homes.



Boaters Delight - \$489,900
 Ideally located on the main E-4 canal has a dock plus Davits. Exquisite Edgewood 2Br/2Ba with both front and back porches with insulated roofs. Kitchen cabinetry all replaced with updated appliances. Extra cabinetry plus Corian countertops. Both baths updated. Roof replaced 2015. A/C replaced 2015. All new electrical panel and wiring. Some hurricane windows plus plantation shutters. Home shows like a model. One of Leisureville's finest. Paid up recreation in full. Owner will consider selling furniture separately. Please call to see.



Sold \$305,000
Lovely Regis Model
 2Br/2Ba with enclosed porch. Ideally located across from R3 Clubhouse and Pool. Paid up recreation lease in full. Freshly painted. Kitchen cabinetry replaced with new appliances. Tile and Flat roof replaced 2012. Paid up recreation lease in full. Vacant for quick close. A Must see...



Sold \$339,000
Exquisite Challenger - \$339,900
 Challenger model with paid up recreation lease in full. Nicely updated with neutral 18 inch tile throughout except carpeting in master bedroom. Open kitchen with updated appliances. Roof replaced 2007, A/C 2018 and electrical panel 2018. Popcorn removed with freshly painted knockdown ceilings. Split bedroom plan plus oversized 26 x10 screen porch. A Must see...



SOLD \$299,000
Regis Model - \$309,900
 Great 2Br/2Ba home with full Florida room and front porch. Paid up recreation lease in full. Neutral tile thru out. Kitchen cabinetry has been replaced and additional cabinetry added. Located on nice quiet street close to R3 clubhouse and pool. Roof, A/C and hot water heater all replaced. Double wide driveway. Please call to see, you'll be glad you did.



SOLD \$244,900
Lovely Fairmont
 This 2Br/1Ba has hurricane impact windows and tile throughout on the diagonal. Interior of home freshly painted. Updated bath with newer vanity, commode and walk in shower. Roof replaced 2001 plus Southern Coating for great insulation. A/C replaced 2016, GE electrical panel. Double concrete drive. Enclosed aluminum porch. Paid up recreation lease. Free 18 Hole Par 3 Golf. Minutes to ocean beaches, shopping & 195. Vacant for quick close... Move in condition.



Sold \$320,000
Deluxe Regis \$341,900
 Ideally located across from the R3 Clubhouse and Pool. This home is in mint condition with thousands in upgrades. Kitchen cabinetry all replaced. Stainless steel appliances. Neutral tile throughout. Paid up recreation lease in full. Electrical panel updated 2015, A/C replaced 2019. Hurricane impact garage door. Both baths updated. Closing not before April 15, 2024. Furniture negotiable direct with owner. Please call to see. You'll be glad you did



Sold \$275,000
Walk to R3 Pool & Clubhouse
 This nicely updated Holiday Model with paid up recreation is move in ready and vacant for quick close. Freshly painted throughout with neutral tile. Open kitchen with updated appliances. Bath converted to walk in glass enclosed shower. Paid up recreation lease. Asking \$279,900. Well cared for home. A Must see.



Interested in Selling
 Please call for a Free Market Analysis
 Prices are rising and Demand is High
 I would look forward to the Opportunity to serve you...



Sold \$203,000
Panoramic Lake and Golf Course views
 Exquisite 2Br/2Ba villa with raised glassed enclosed porch. Villa is totally updated with hurricane impact front door, windows and sliding door. Kitchen cabinetry has all been replaced with updated appliances. Tiled plank flooring in kitchen with recessed lighting. Freshly painted. Popcorn removed in living areas with flat ceilings and crown molding. Electrical panel has been replaced. A/C and hot water heater replaced. Rec. Lease paid in full. Furniture negotiable. Vacant for quick close... A Gem. Asking \$209,900