



1969-2019

PALM BEACH LEISUREVILLE NEWS

Palm Beach Leisureville Community Association, Boynton Beach, Florida



DECEMBER 2024

BOARD MEETING - DECEMBER 17, 3PM, R3 & ZOOM | TOWN HALL - DECEMBER 14, 1PM R3 | BOARD WORKSHOP - DECEMBER 3, 3PM, R3 & ZOOM

MARIE BIGGIO CELEBRATES HER 104TH BIRTHDAY

Marie Biggio celebrated a birthday on October 24, 2024 - turning 104!! She is an amazing woman for any age as she continues to listen to her audio books, stays up with the news and walks the breezeway of the condo site several times daily. She has been a winter resident of Leisureville since 1979 and continues to spend her summers in New Jersey where she has a home on the shore. We in Condo B enjoy Marie's stories of growing up in New York City, living on the Shore and of past years in Condo B. Her amazing memory and good health are both a source of inspiration for all of us. Linda Skeie Condo B



3RD ANNUAL HOLIDAY TREE LIGHTING

Come one....Come all

December 5, 2024

Clubhouse 3 ~ 7-10 pm

Enjoy a Veteran lighting the tree and then join us inside for a Christmas cookie and listen to the great musical band.

See you there !!!!!



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



DECEMBER 6th - 8:30 AM to 12 PM
TOYS FOR TOTS IS ONCE AGAIN
COMING TO LEISUREVILLE!



DROP OFF YOUR GIFT AT THE CLUBHOUSE 2 ROUNDABOUT

LOOKING FORWARD TO SEEING YOU ALL AGAIN!

Sponsored by the Technology Committee, Wyn Yelin with Edward Jones and the **United States Marine Corps**

HALLOWEEN DANCE

(more photos on page 20 & 21)



Best Costume Winners

NEXT NEWSPAPER DELIVERY
FRIDAY, JANUARY 3, 2025



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GREEN THUMB AWARDS



*Home of Rena Clavette
1306 SW 18th Court*



*Home of Pat Gagliardi
2383 SW 13th 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.



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THANK YOU FOR YOUR SERVICE - VETERAN'S TRIBUTE

By Lauren King



Matt D'Agostinis Air Force



Vic Michaels Air Force



Bob Wilt Navy

It was my pleasure to interview **Robert Sauer**, one of the few remaining servicemen to serve in WWII. Bob enlisted in the Navy in December 1942 at the age of 17 and was sent to Great Lakes for four months boot camp training.



Because of his high IQ, he was then enrolled in Ford Engineering School in Detroit where he studied engineering for 28 months. "Discipline was the main course there," he smiles.

Then, off to San Diego to a destroyer for a year as Second-Class Machinist Mate. "We were sent to Hawaii and I thought that would be great. But we never got off the ship! A submarine chased us and we had to change course every 15 minutes so instead of a 12-day tour, it took us 42 days!"



On a landing craft in Espirito Santos island he was charged with making compression rings. There were no instructions so Bob had to 'figure it out'.

After two years, he was sent back but he was only 20 years old – four months short of discharge. So, off he went to Norfolk, VA. where he set up a machine shop as First-Class Machinist Mate.

Finally, Bob was sent on a shakedown cruise back to the Great Lakes and worked in the mail room for the last four months before being discharged. "I liked the dances they held – the ladies just signed my card!", he jokes. What a guy!



Robert Sauer - Navy



Dennis Rodriguez Army



Ben Capuzelo Army



Richard Smith Army



Leo Borkowski Navy



Jim Chodan Navy



Howard Anderson Navy



Mike Tichenor Army

RIDE THE HARD ROCK EXPRESS

ROUND TRIP TRAVEL TO SEMINOLE HARD ROCK CASINO



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9AM BOYNTON BEACH

COMMONS PLAZA BARNES AND NOBLES / PETSMART PARKING LOT

9:30AM DELRAY EAST

DELRAY MARKETPLACE / MCDONALDS AND TRUE TREASURES

10AM DELRAY WEST

ORIOLE PLAZA / IN FRONT OF MOVIE THEATER

DEPARTS CASINO AT 3:30 PM



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about.

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Contact

Elizabeth A. Ramirez
Phone: 1(954)412-0863
Email: 1ramibau@gmail.com

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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, Book-keeper; Denise Perrault, Project Manager/Admin; Regina Dennington, Front Desk/Admin Admin; Anna Jerome, Admin staff; 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@mytblca.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 - Lauren King - (561) 732-9243; Treasurer - John Theis (207) 570-5755; Coordinators: Alice Torname (978) 809-2106

CARING NEIGHBORS MEDICAL EQUIPMENT

Joe Shannon - 501-607-1927, Jennifer Moore - 561-531-1145, Cheryl Scofield - text only - 727-744-7069, Al Grimshaw - 774-991-2919, Webb White - 561-704-8816, Barry Price - 609-338-7359

CITIZENS OBSERVER PATROL - COP

Office - R1 Email: cop@mytblca.com - Phone: (561) 375-9824 - Patrol Cars phone (561)-356-2545
PBL COP STAFF

Table with 3 columns: Name, Position, Phone Number. Includes Lieutenant Sheila Pesce, Lieutenant Duke Foell, Lieutenant Gloria Groch, Sergeant Peter Karalekas, Sgt Kathleen Peterson.

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: Lauren 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: Carlos Garcia; 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@mytblca.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

Table with 2 columns: Name/Position, Phone Number. Includes Viviane Dietschy, Board Liaison: Holly Massman, Sec. 1 - Arnold Brothers, Sec. 2 - Pat McPartlin, Sec. 3 - Glenn Giamatti, Sec. 4 - Louise Farrell, Sec. 4A - Ola Lee, Sec. 5 - Evelyn Browning, Sec. 5A - Cindy Cirillo, Sec. 6 - Bill Patton, Sec. 7 - Roseann Roche, Sec. 8 - Cynthia Strong, Sec. 9 - Mae Lazarus, Sec. 9A - Richard Washburn.

TECH COMMITTEE

tech@mytblca.com

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

SPECIAL PHONE NUMBERS

Table listing various services and their 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: Webb White (561)-704-8816, Cheryl Schofield (727)-744-7069 Text only, Barry Price (609)-338-7359, Christine Dowless (561)-707-0226, Joe Shannon (501)-607-1927 - Seasonal, Al Grimshaw (774)-991-2919 - Seasonal, 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 mytblca.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@mytblca.com, meetings every other month starting in January

ACTIVITIES

Acoustic Jam Sessions Tuesday (Dec - 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 R2 Marietta Thomas (561) 734-5952
Cardio exercise Mon-Wed-Fri (Oct - April) 8:00 am R1 Olga 410-253-7183
All Year Mon-Wed-Fri 7:45 am R3 patio Pam 908-670-6561 Gail 207-460-5595
Cornhole Monday (Nov - March) 5:00 - 6:45 pm R3 Terri and Lyn... Terri1191lt@comcast.net
Drawing & Painting (Oct-April) Thursday 10-12 at R3 Jeanne 516-982-9184
Flea Market (Oct-April) Saturday 8:30 - 11:30 am R2 Diane Gunther 860-384-4712
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
Yoga Class Tues and Thursday 10-11AM R1-E Erica: 508-815-9129

CARD GAME/GROUPS

Bridge Monday/Wednesday (Jan - April) 12:15 - 4:00, R2 Joan: 561-735-6059
Canasta Friday, (All Year) 12:30 - 3:30 pm, R1 West Rose Ann Roche: 561 740-0936
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, R1 Debbie L.: 561-574-2614
Left Right Center (LRC) Sundays 6-7:30 pm R3 Kathy Altaro 561-602-0067
Mah Jongg: Tuesday (All Year) 1-4 PM @ R2 Julia Palmer 561 572-5515
Wednesday (All Year) 12:30-4 PM @ R1. Viviane Dietschy: 561 704-3282
Pinochle Tuesday/Thursday 5:45- 10:00 pm, R2 Kevin 561-573-0183
Texas Hold'em Tuesday (All Year) 6:00-10:00 pm R3 Card Room Rudy: 561-758-8654
Mexican Train Wednesday All Year 6-8 pm R1 Card Room Madiline 561-715-1528
7s From Hell Thursday 12:45 - 3:30 R2 (temporarily at R1) (all year) ... Trish: 561-287-0841
Tripoli Mondays 12-2PM R1W Viviane: 561-704-32821
Scrabble Wednesday (All Year) 1-4 PM @ R2 Diane: 973-493-7531
25 Cards Saturday (Oct- April) 7:00 - 9:30 pm R2 Kathy Kelly 561-603-0009

CLUBS

Life Gets Better Together Social Club Deidre 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-3 Evelyn 561-777-4886
New York: 2nd Wednesday (Nov-Apr), 9:30-11 a.m., R-3 Donna 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

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**

To our Section Leaders,Block Captains and Substitutes: Welcome home to those who have returned. We wish you a very Happy and Healthy holiday season.

During this year we had owners that couldn't deliver papers, some moved, some passed, and some who couldn't take the HEAT anymore. By virtue of this we have some addresses that don't receive our papers anymore.

So, if anyone is interested (no more than 1/2 hour) monthly, here are some street numbers:

Ocean Court, Ocean Drive, SW 8th Place, SW 18th Street, SW 18 Court, SW 16 Street, SW 12th Avenue, (just a few houses,not the neighborhood)

Again many thanks to all.Come join our happy delivery walkers.

Block Captains: When picking up your papers,please include your Section number as well as your phone number. If you don't remember what section you are in, please call your Section Leaders. Thank you.

Viviane Dietschy Chairperson - Patti Barbaro Co Chairperson.

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

**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.

Please contact Maye Landa to put out an eblast to Leisureville residents at MLanda@campbellproperty.com.

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

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.

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!

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Computer Hospital Inc.



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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.

NOTES FROM THE BOARD MEETING

The PBL Board of Directors held their monthly meeting on Tuesday November 19th in Clubhouse 3 and on zoom.

Secretary Bob Wilt ran the meeting. All members were present except Jim Czizik and Don Ernst. Manager Nancy Barlow and Asst. Manager Maye Landa were also present. Director Wilt said that they were picking for the nominating committee. He asked that anyone who wanted to be on the committee fill out a slip. The treasurer's report is available at the Leisureville office.

Nancy Barlow gave her manages report. The R2 clubhouse renovation is completed. The new website will be up and running soon. We have 9 new homeowners and 13 new rentals.

Director Cliff Cole reported that the Cap Advisory Panel met last Wednesday. They did a review of the gazebo proposal. They had also reviewed the idea for covers for the Bocce Ball Courts. Commercial umbrellas were brought up. It would have cost \$50,000 for commercial umbrellas. Is there a need for a new gazebo? They are talking about maybe expanding the gazebo or just adding seating.

Treasurer Hal Eide reported on COPS. They have put in 252 hours of time this month. He gave a big shout out to the volunteers.

Director Holly Massman reported on the Coalition 22 meeting. Pat Rayball talked about her going to the executive meeting. Regina Reedy spoke about the CAP committee. Barbara handed out the new Florida State statues for condos.

Director Charlie Cannone said that the Financial Committee had its regular monthly meeting on Thursday October 24th. The September 2024 financial statements were reviewed and unanimously approved. The adverse possession legal costs were discussed which led to the committee recommending that it would be in the best interest of PBL to terminate the agreement with the current legal representative. A special board meeting was held on October 29th, at which time a motion to terminate the agreement was presented. Steven Jurist and his team, who has managed PBL's reserve account for a number of years, have moved from UBS Financial Services to Wells Fargo Securities. After some discussion, the committee recommended that PBL's reserve account also be transferred and continue to be managed by the Jurist Private Wealth Team. A motion to approve the transfer was also presented at the October 29th Special Board Meeting.

Director Nancy Price gave her report on the golf committee. The golf committee will have a table at the Welcome to Leisureville. They also discussed the drainage on the eighth hole. There is a box for the food bank at the golf shop.

Director Patrick Barklow reported on the ACC committee. At the November 5th meeting there were 39 applications submitted and 36 were approved. At the November 19th meeting there were 22 applications submitted and 19 approved.

Director Cliff Cole reported on the LCC committee. They are working on a new draft for the policies of the LCC committee. Inspections are ongoing all year long.

Secretary Bob Wilt reported on the tech committee. The new website is up and running.

Secretary Bob Wilt made a motion to approve the Special Meeting on October 29. Motion approved.

Director Charlie Cannone made a motion to approve the September 2024 financial statements. Motion approved.

Director Charlie Cannone made a motion to approve the finance committee's unanimous recommendation to accept the golf course maintenance proposal submitted by International Golf Management Inc. Motion approved.

Director Patrick Barklow made a motion to add wording to ACC policy 101.10 - patios front and rear paragraphs. Patios shall be maintained in good condition with no unsightly mold, mildew stains or other flaws. The intent is to make clear that patios are kept clear of unsightly appearances. Motion approved.

Director Patrick Barklow made a motion regarding ACC policy 101.24 to make an addition to walkways. Walkways, along with side and rear door pads, should have no unsightly mold or other flaws. Motion approved.

Resident Steve Schone brought up the new requirement, that ACC meetings need to be properly noticed with the same stringency as the Board of Directors Meetings. He asked if this meeting was properly noticed with these amendments passed? Nancy Barlow said that all the information is in the blast. Maye Landa brought up the fact that the ACC meetings are posted on the bulletins. They should have an agenda as well.

Director Patrick Barklow made a motion to appoint Greg Eller to the appeals committee. Motion approved.

Director Cliff Cole made a motion to approve Lauren King as a new member of the landscape committee. Motion approved.

Secretary Bob Wilt (Jim Czizik's motion) reported on the recreation committee. Bob made a motion to allow the rec committee to exceed their \$2500 expense cap for the purchase of pool umbrellas. The approved amount request is for \$5125. There was a discussion. Motion approved.

Secretary Bob Wilt (Jim Czizik's motion) made a motion to allow the rec committee to exceed their \$2500 expense cap for securing a caterer for the fashion show Tea party March 12, 2025. The approved amount request is for \$4000. There was discussion. Motion approved.

Director Nancy Price made a motion for the Board to agree that for the 2025 election, the number of open board seats will be five with each position to serve two years. Motion approved.

Secretary Bob Wilt announced that they are still working on the motorcycle policy.

A resident Iso brought up the fact that he received a picture of his motorcycle. He also received an e-mail that he was storing his motorcycle. He said that he would like to offer his input.

Resident Jim B brought up the website regarding the policy 101.24 which doesn't have an explanation. He would like the board to post the motion on the website.

Director Bob Wilt brought up the nominating committee. They had to

pick five names. Nancy Barlow pulled the five slips and one alternate. The committee members are Sandra Salt, Michelle Travis, Judy Jetore, Calvin McDaniel, and Roseanne Roche. The alternate is Barbara Amazka).

Resident Roseann asked a question. What is the status of the house on 13th way? Nancy Barlow is waiting for word from the city. There was a long discussion.

Resident Kathy was on zoom. She brought up the fact that at the board workshop she brought up vinyl wraps for the electric boxes. Nancy Barlow told Kathy that board meetings are for voting. Nancy also told her that she will discuss this at the next board workshop.

Director Nancy Price encouraged the community to find people that care about the community and not have an agenda to go out for the board of directors. Meeting Adjourned.

Lynn Kordower

MANAGEMENT REPORT NOVEMBER 2024

R2 COMPLETION: Happy to report project was completed exactly on budget from Gemstone. Gemstone completed in the prescribed time of 5 weeks. The only hiccup was a delay of start due to City of Boynton Beach permitting process. There are a few upgrades the Rec. committee team are currently working on which will delay opening, but it will be worth the wait.

Coming Soon! Technology Committee Announces Our Exciting New Website Keep a look out in your emails for more information on how to access the new website, complete with your own personal login instructions.

The new site will be mobile friendly that it works across all your devices from phones to tablets to desktops.

You will be receiving emails soon to help you navigate and enjoy your new website experience with Palm Beach Leisureville and Enumerate Engage!

A FEW REMINDERS:

- If you have an orange Comcast Cable that is not buried on your property, please report to office. Comcast is actively on property handling these burials.
- Dogs must be leashed.
 - o Must be kept off neighbors' yards
 - o Waste must be disposed of at an outside garbage containers.
- Holiday plantings are coming soon.
- Power Washing of Clubhouse roofs currently taking place
- We have an uptick in reports of unauthorized tenants. Anyone living in PBL for more than 30 days is considered a resident. Our governing documents support enforcement of this policy, and we will be forced to process enforcement through violations.
- Most importantly, wishing all a safe Happy Thanksgiving! Our admin offices will be closed in observance of the Holiday on Thursday and Friday.

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 October 2024, the inspection team inspected 295 properties which includes LCC, ACC, Coach Lights Out and Parking violations. 135 violations were mailed out and 152 non-compliance violations were closed out. Thank you to the many residents that maintain their homes and work with our inspection team meeting compliance.

ACC Applications: 60 applications processed.

WORK ORDERS - A total of 153 work orders were processed for the month of October 2024, which includes Maintenance, Irrigation, and Landscaping.

New Neighbors: Rentals: 13; Buyers: 9

RESIDENT & EMERGENCY CONTACT INFORMATION

IMPORTANT FINANCIAL DOCUMENTS & PBLCA ELECTION

PREPARATION NOTICES WILL BE SENT OUT SOON.

To keep all members of the community informed, please notify the office of any changes to your account, including your secondary address, phone numbers, email address, and most importantly, emergency contact information. For your convenience, you can update your information on the Resident Information Form available at the office. Thank you for helping us keep you informed.

LANDSCAPE CONTROL COMMITTEE

The (LCC) Landscape Control Committee will now be inspecting homes all year round. This is a friendly reminder to make sure your bushes and trees are maintained all year. Thank you for your cooperation!

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 October 2024, we have mailed out 7 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 owed 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.

ATTN PBL LANDLORDS ~ VERY IMPORTANT

PBL Owners: If you plan on leasing your property, the city of BB requires you to obtain an occupational license for rentals (Article 1, Section 6514, City of Boynton Beach). You will find further information on the top (third bullet point) of our rental application. If you are renting to a new tenant, we require a new application be completed along with a \$100 application

fee. Please contact the office to obtain a rental application and we'll be happy to assist you in the process or visit the PBL website for a digital copy. All rentals must be approved by the Association for any person residing more than 30 days. If your current renter's lease is soon to expire, the office must have an updated lease on file every year as per PBL's governing documents. Non-compliance could result in a violation of an Unauthorized Tenant living in your home, and you could potentially incur fines. Access cards to the facilities will be deactivated on the date your renter's lease ends. A new photo with the new lease expiration date on the existing access card is required with lease renewals. If you are no longer renting out your home, please notify the office. If you have any questions, please call the office at 561-732-7474 or email leasing@myplca.com.

PRESSURE CLEANING ~ SECTION 9W (HOMES WEST OF SW18TH ST.)
PLEASE NOTE: VERY IMPORTANT: The power washing for Section 9W will be moved to the 2025 schedule.

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 the 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.
- Please follow the painting instructions.
- Painting 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 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 - November 12

The PBL Board of Directors met for a workshop meeting on November 12, 2024, in Clubhouse 3 and on Zoom, at 3 PM. Present were President Jim Czizik, Secretary Bob Wilt, Treasurer Hal Eide, Assistant Secretary Holly Massman, and Directors Nancy Price, Charlie Cannone, Cliff Cole, and Patrick Barklow. Vice President Don Ernst was excused. Additionally present were Property Manager Nancy Barlow and Assistant Property Manager Maye Landa.

President Jim Czizik reminded those present that the purpose of these Workshop meetings is to allow the Board members to share and discuss issues that are currently germane to the community. If time allows at the conclusion of the meeting, issues from others present will be taken up.

The first issue under discussion was that of the Nominating Committee. There are currently six names up for consideration; we are able to accept as many as are received, so everyone is encouraged to submit names for inclusion. Next week, at the board meeting, if no more names are submitted, the secretary will draw five names for the committee; the seated committee will be five with one alternate.

President Jim Czizik informed those present that a meeting was held today with the Regional Vice President of Florida Comcast. The company is looking to present a proposal to provide internet and/or television service to the community at a very favorable rate. The Board is still negotiating terms, then plan to arrange a Town Hall to present the proposal to residents. The company is currently asking for a five-year commitment from those who sign up, which presents some problems such as how to handle the contract if a home is sold during the five-year time frame. Treasurer Hal Eide reports that, according to Comcast, 71% of the community utilizes the internet. The level of memory (300 MB) provided through the program should be sufficient to meet most users' needs at a proposed rate of \$29; the proposed rate for the TV package is \$38 for 125 stations, which should represent a substantial savings for many people. Individuals can choose to increase their options for \$10 more per month.

Jim reported that the last Town Hall was not well received/attended by residents. Campbell Property Management came to the meeting to address resident concerns and complaints. It was felt that their representatives were very forthright and provided good information to those who were in attendance.

Treasurer Hal Eide reported that we are in need of another pickup truck for our HOA fleet. One was found that would meet our needs; it is a 2023 F150 with a cap with only about 20,000 miles offered for under \$20,000. At issue is the fact that it has a rebuilt title which would affect its resale value, but members agreed that we would likely use the truck to end of life, so we wouldn't be concerned with resale. Hal said that the vehicle did have a fire in the driver's side door which resulted in the rebuilt title. The door was replaced, there was no other damage, and we are having the vehicle inspected by a mechanic to make sure there are no issues which would affect our use.

Next up for discussion was the issue of midges at the golf course. Manager Nancy Barlow reported that a technician from Solitude (a company we were considering to provide aeration for the lakes to control

the problem) examined the property and proposed waiting to see if our new seawalls diminish the pest problem. Those present reported that the issue still exists at this time but has improved since it was first reported.

Nancy Barlow then reported on the situation at the R2 Clubhouse. Everything needed for the work required has been finalized by Gemstone and came in right at budget. However, when Nancy did a walk through of the building, she found that one of the three air handlers was missing. She called our past Maintenance Supervisor who told her he removed the unit after being instructed to do so. There are also visible mold issues in the ductwork. Options of a new replacement unit (\$5600 plus \$4000 for vent work) or a split unit (\$6600 plus electrical work) are under consideration; benefits and downsides of both options were discussed.

Members reviewed the status of litigation on the table with regards to a pet incident. Nancy Barlow reminded those present that a real estate agent was showing a home and walking the property when an unleashed dog from another home rushed and bit her resulting in a lawsuit. As the incident occurred on private property within uncertainty regarding the exact location of the incident, we are hoping for a motion to dismiss. This will still impact our rates when we update our insurance, but the insurance company did not settle the claim without any input from us as occurred in a previous case. Treasurer Hal Eide reminded everyone that it is imperative that when such instances are witnessed, they are reported to the office. This was reportedly the third incident that occurred and the suit states that we were aware of previous events at the same location involving the same animals and did nothing in response; however, the prior incidents were not on file with our office.

Our attorney was approached by another attorney stating that there is possible pending litigation regarding our election process. Director Nancy Price reported on issues surrounding two cases of board members vacating their positions and replacements being appointed. Of particular concern is the issue of a member who resigns in the first year of a two-year term being replaced for the remainder of the term. After much discussion it was decided that we need to closely review what determinations were made for 2024 and what votes were taken by the board that need to be taken up again with our attorney for a definitive recommendation, as everyone agreed we want to get this right.

Nancy Barlow gave an update on work being done on the R3 pool. Lights were installed as required, but the support pole was found to be rusted below the level of the pavers so that pole has been replaced and everything should be ready this Friday to resume evening swimming.

Hal Eide informed those present of an offer of free replacement hearing aids available from a local office through a grant secured by Volen. It was agreed to put the details on Chanel 63 starting tomorrow to make potential recipients aware. Hal also addressed the issue of mold on our roof tiles. We have spoken to multiple roof painting and cleaning services to see if there is any way to address the mold that occurs on the roof tiles within a short time after pressure cleaning. He reported that even upscale communities such as Aberdeen with more resources than we have encounter this same problem. For that reason, he suggested that we consider allowing asphalt shingle roofs which are sturdy, low cost, and low upkeep. President Jim Czizik expressed concerns that white roofs are required by our documents and that companies do not make white asphalt shingles. More discussion ensued and the matter will be further investigated. Hal then raised the matter of rising HOA fees in order to meet or exceed our expenses. He again recommended consideration of implementing a capital contribution ('buy-in') program for new home purchases. Many communities in our area already have such a program in place, some as high as \$85,000. He believes that a modest fee of something like \$2500 for new home buyers could result in an increase of capital for the HOA of up to \$500,000 annually.

Nancy Barlow gave members a heads up regarding a warranty deed scam she uncovered within our community in which an individual, knocking on doors and stating that he was an attorney, convinced a resident to sign over her house to him for ten dollars. Nancy reported the issue to the Boynton Beach Police and it now involves the FBI and the Florida Bar; the scammer served a prior prison sentence for the same crime in the past under the same name. Residents must be very wary before signing any document. It was suggested that we put that warning on Chanel 63 and perhaps include it in a special email blast.

Assistant Secretary Holly Massman reminded members that this year's Variety Show will celebrate fifty years of the show in Leisureville. Additionally, a special event is scheduled for January 30, 2025 from 6:30-9:00PM in the R3 Clubhouse, open free of charge to the public; mark your calendars.

Jim Czizik reported that websites have been created that criticize Leisureville and its handling of the house on 13th Way that was being re-built by Habitat for Humanity. The contractor on the job didn't share the plans for the design with the HOA. The team built a truss system of their own, measurement errors occurred, and a decision was made to build a freestanding roof due to the owner's previous actions of removing load bearing walls in the house to make the rooms larger. These and other factors combined with the end result a roof that rises well above the other houses in the neighborhood. Work was stopped as soon as the problem was realized. Permits are in to fix the problem, and work to correct things will be underway as soon as possible. Jim explained that everyone involved was trying to do the best thing for the homeowner and will continue to do so.

A PBL resident present on Zoom thanked members for providing golf carts on election day and asked if in the future polling places can be combined into the R3 Clubhouse as the R1 location was found to be too small. The polling locations are chosen the Board of Elections and are not a decision on the part of the HOA. An additional topic raised was consideration of vinyl wrapping for the FPL boxes located throughout the property. It was recommended that the resident send pertinent information to Nancy Barlow to share with the members.

Gail Harrigan

BOARD MEETINGS

All Board Meetings at Clubhouse 3 and via Zoom at 3:00 PM
Next Board Meeting December 17, 2024

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
Senior Fitness – Instructor – Leslie Craig -
EVERY WEDNESDAY - EXCEPT THE 2ND WEDNESDAY ~ 9:00 A.M. – 10:00 A.M. @ R3 CLUBHOUSE

Tai Chi – Instructor – Joe DiTuro -
Classes will resume on Thursdays, starting January 9, 2025 – 4 to 5pm, R1 East Building

Traditional Yoga – Instructor – Erica Jansson –
Classes will resume every Tuesday and Thursday starting December 3, 2024 - 10 to 11am, R1 East Building

Meditation – Instructor – Joe DiTuro –
Classes will resume on Thursdays, starting January 9, 2025 – 5 to 6pm, R1 East Building

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 Program List.

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

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

THE OUTREACH PROGRAM FOR THE DELIVERY OF MEALS FOR THIS YEAR'S THANKSGIVING, NOVEMBER 28 WAS DELIVERED BY THE CARING NEIGHBORS AMASSADORS TO 29 RECIPIENTS. THE DELICIOUS MEALS WERE MADE BY CRACKER BARREL!

Sponsor A Senior

Caring Neighbors accepts donations all year but mostly in the FALL, which is the beginning of 'The Season of Giving'. The suggested donation is \$75 for the entire year. Because of your donations, the Seniors on our list during the coming year will receive three holiday meals, three barbecue meals, cards, flowers and candy.

BLOOD DRIVE

Thank you to everyone that took the time and donated blood on November 11, 2024!

Twenty-four donated that helped 72 patients in need.

NEXT BLOOD DRIVE IS JANUARY 20, 2025 – R3 PARKING LOT 8AM TO 2PM
Please call Barry Price to sign up or for more information – 609-338-7359

CARING NEIGHBORS WOULD LIKE TO ACKNOWLEDGE THE PASSING OF GORDON ALTHOFF WHO WAS A VOLUNTEER AND BLOOD DONOR FOR CARING NEIGHBORS. HE WILL BE MISSED BY ALL WHO KNEW HIM.

CARING NEIGHBORS MEET AND GREETINGS

Caring Neighbors is always working on bringing informative information to the residents of Palm Beach Leisureville through their monthly Meet and Greet Meetings.

The Meet and Greet Informative Meeting on November 21, 2024 was given by Matthew Keller on the Pros and Cons of Medical Marijuana.

The next Meet and Greet Information Meeting will be March 20, 2025.

The following is the tentative schedule:

December 19, 2024 – No Meet and Greet Meeting - Volunteers Appreciation Luncheon

January, 2025 – No Meet and Greet Meeting – We will have a booth at the Health Fair Event

February 2025 – No Meet and Greet Meeting – We will have a booth at the Welcome to Leisureville Event

March 20, 2025 – TBD; April 17, 2025 – TBD; May 15, 2025 – TBD

RED CROSS FREE SMOKE DETECTORS AND HOME SAFETY INSPECTION PROGRAM

THE SMOKE DETECTORS INSTALLATION PROGRAM IS ON DECEMBER 7, 2024. THERE ARE 78 RESIDENTS LISTED TO HAVE A FIRE SAFETY INSPECTION AND A SMOKE DETECTOR REPLACEMENT.

YOU CAN STILL BE INCLUDED TO HAVE A SAFETY INSPECTION AND A SMOKE DETECTOR INSTALLED IN THE FUTURE. YOU CAN SIGN UP BY CALLING CARING NEIGHBORS – 561-731-3501 AND GIVE THEM YOUR NAME AND ADDRESS.

IF YOU WOULD LIKE TO VOLUNTEER

Please contact the Caring Neighbors Office to volunteer – 561-731-3501. Positions available are Drivers, Office Staff, Medical Equipment and Board Members

Caring Neighbors Office Phone number	561-731-3501
President – Barry Price	609-338-7359
Vice President – Ed DiFillipis	908-268-7455
Secretary – Jacqueling Hodges	619-882-0889
Office Manager - Kathy Sims	203-379-7214
Treasurer – Lynn Theis	973-216-2939
Medical Equipment:	
Joe Shannon	501-607-1927
Jennifer Moore	561-531-1145
Cheryl Schofield	727-744-7069 – Text Only
Al Grimshaw	774-991-2919 – Seasonal
Webb White	561-704-8816
Barry Price	609-338-7359



FLEA MARKET 2024



PBLCA's weekly flea market is in full holiday swing! Come browse our Christmas tree ornaments, seasonal decor and lots of gift ideas at prices you can't beat!!



Here are Diane and Ginny working at Incoming, separating donations for the different departments. Stop by on Saturdays from 8:30 to 11:00am.

Medicare Open Enrollment Ends Dec. 7th Under Age 65.. You May Qualify For a Subsidy

PBL residents trust ALAN HUBER to help with Medicare decisions
Alan helps Snow-Birds.....Licensed throughout USA



ALAN HUBER Answers Leisureville's Medicare and Insurance Questions



Leisureville Medicare Agents
Alan Huber & wife, Dr. Marcia Cid Brito

DEAR ALAN What are all these great benefits I hear on TV?

DEAR TV Most of the benefits are for people on Medicaid, the government program for the poor. It is very simply, "Bait and Switch." We just tell you the truth.

DEAR ALAN What happens if I miss open enrollment?

DEAR MISS You will be unable to change your plan for something much better. We may be able to protect your rights if you miss the deadline. Please call us.

DEAR ALAN Can you help someone under 65?

DEAR UNDER There are private plans with great premiums, and there are subsidized plans which means you don't have to pay very much money. Call and see which one suits you.

Not Employed By Medicare

855-561-0500 CALL 7/24

Never a Consultation Fee • Alan@HealthPlansMadesimple.com

Why ALAN HUBER should be your Medicare Agent?

Well-known in Leisureville
Does not rush you to decide
Happy to meet with you in person
Year-round resident and full-time insurance agent
Makes the confusing world of Medicare easy to understand

"We do not offer every plan available in your area. Any information we provide is limited to those plans we do offer in your area which are 84 plans offered by 10 MA organizations. Please contact Medicare.gov, 1-800-MEDICARE, or your local State Health Insurance Program to get information on all of your options."

NEW ENGLAND CLUB

At our November 8 meeting, we learned about the vast scope of services offered by the Caridad Center, located in West Boynton Beach. Brenda Lopez spoke of the following services: Dental Care, Primary Care, Social, Behavioral, Health, and more. They assist thousands of low-income clients and walk-ins, from babies through seniors, in Palm Beach County. Brenda is passionate about Caridad and was pleased to leave with 20 pairs of PJs from our PJ Drive, which ends in mid-December.



Don't forget our Holiday Event on Tuesday, December 10, which will include a sub, potato salad, chips, homemade cookies, and water. There will be free gift wrapping, a picture with Santa, candy cane races, music by Andrea Toutain, and more! Doors open at 11:30; festivities begin at noon. Tickets are \$15 and will be on sale each Tuesday in R3 from 9 – 10 am, beginning on November 12. Join us for some fun, food, and holiday socializing.

Thanks to: Louise – membership, Cheryl – raffles, Hal – refreshments, and all who chip in and support our club. Hope to see you at our Dec. 13th meeting. We'll have door prizes, raffles, coffee/tea, muffins, and musical entertainment by Ron Wolff.

Have an enjoyable Thanksgiving!
Ida Sands, Secretary

Strength Training For Seniors

This is so important as we age to protect our bones and muscles, prevent falls and generally maintain good health. An easy strength training video with light weights - standing or chair. Join us on Tuesday and Thursday, 8 to 8:45 am in R1. Call Ola Lee for more info at 410-253-7183. Thank you, Ola

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

EXERCISE IS BACK IN R1

Beginning Wednesday, October 2nd we will again have exercise class in R1. Tapes with Leslie Sansone. Monday, Wednesday and Friday from 8-9 am.
Call Ola for additional information. 410-253-7183"

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

Our next casino trip is Friday December 13th 8:30-45 at R3. Please note the change for this month only we are going on the SECOND Friday of the month, due to the close proximity of the holidays. As usual, going to the Big Easy casino in Hallandale Beach and returning approximately 4:00 p.m. Cost is \$20 per person, with a return of \$30 in free play from the casino after you've earned 10 points. Reservations can be made by contacting Kathy Altaro at 561. 602. 0067 or at R3 Bingo Mondays between 1:30 and 3:30 p.m.

Please park at the far end of the parking lot for the trip and remember to bring a sweater and \$2 if you want to play bingo.

Please note that beginning JANUARY 2025 our casino trips will be on the 3rd THURSDAY of each month and in addition to the regular \$30 free play, each player will receive a FREE hot dog and soft drink for lunch! Hope to see you all there!

Kathy Altaro - 561.602.0067

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

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



LONG ISLAND CLUB

Is it December already? Up go the decorations, but, happily, we don't have to pull out the snow shovels.



On **Friday, November 1st**, we welcomed Ben Whitte from the Delray Playhouse. He provided brochures for upcoming shows in the playhouse, which has been renovated to include new comfortable seating, both in the main theatre and the cabaret area. He discussed the classes the Playhouse provides for children and adults. He also reminded us that the Playhouse provides group discounts for shows. Two of our members were lucky enough to win tickets for upcoming shows, which Ben provided as door prizes. Your Long Island club recently made a donation to the Playhouse for the children's theater.

Our **CHRISTMAS/HOLIDAY BREAKFAST** on December 6th has now been sold out, so hopefully everyone who wanted to attend was able to procure tickets.

Saturday, January 11th is our "**NIGHT AT THE RACES**". Tickets will be sold on Tuesdays – December 10th, 17th, and 24th at Clubhouse 3 from 8:30 to 10AM. Price is \$20.00 and includes ownership of a horse as well as a 1/2 sub sandwich (turkey, or Italian). Please make checks payable to the Long Island Club with sandwich preference and a clearly written list of all attendees **along with their lunch choices**. There will be prizes for the prettiest and most creative hat/fascinators, so keep that in mind!!!

Don't forget **BINGO** on Monday afternoons, (doors open at 1:30PM) and **Chair YOGA** on Thursday afternoons at 2:30PM (for those who have signed up for this session).

Stay tuned for other upcoming events!

Remember – You don't have to come from Long Island to join our club!! All Leisureville residents are welcomed and appreciated! Meetings are always fun and include door prizes!

Patty Merrell - Club Secretary

ARTS AND CRAFTS

Happy December!

The Arts and Crafts Group wants to thank everyone who participated, assisted, carried, baked and bought at our **Leisureville Winter Craft Show and Bake Sale**. Our Sale was a huge success thanks to everyone!!

Clubhouse 2 is almost ready for us! But for now, Crafty Ladies will be meeting at Clubhouse 3 on Mondays. We have limited supplies but definitely will still be crafting!

Calling all new Leisureville residents. We are always looking for some new talent and new ideas. Please come over to Clubhouse 3 on Mondays and meet us and share your talent and ideas. All are welcome!

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 LARGE CRAFT DONATIONS UNDER FURTHER NOTICE UNTIL R2 IS READY TO ACCEPT DONATIONS.

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
14. Glue gun
15. Weaving Looms and supplies

If anyone has anything to donate to the Leisureville Crafts Group please contact Lyn Giglio at 518-789-6558. She can pick up at your house or you can bring to her house. She is able to store some small donations in her garage. Please do not bring any donations to any of the clubhouses until Clubhouse 2 is fully up and running. Thank you!

YOGA CLASSES

10-11am Tuesday and Thursday in R1 until May 2025. Please bring a yoga mat and wear comfortable clothing. Participants should be able to get down to the floor and back up easily. Free, with donations gladly accepted. Questions? Call Erica 508-815-9129.

GET FIT AND HAVE FUN

Line dancing resumes Wednesday, November 6th, 2024 at R3 Patio
Beginner class Wednesdays 6 - 6:45 pm R3 patio
Intermediate class: Wednesdays 7 - 8 pm R3 patio
Any questions: call Rose Ann 561 740-0936

NEW YORK CLUB

The first meeting of the season was opened by tenor Phil Mason with his rendition of God Bless America followed for a moment of silence for those members lost in the last year.

This was our Games are Fun meeting and it was certainly enjoyed by all who participated. Prizes were awarded to each table's winners.

Debbie Rodrigues gave a preview of our 2025 meetings:

Jan 8th : Vanessa Rodman will speak on Alzheimer's awareness and dementia.

Jan 25th : "Hoedown" Get ready for Scotty to lead us in our dosey-does and allemande left and right. Tickets will be \$15 and go on sale in January.

Feb. 5th: King's Academy Jazz band and vocalists

March 5th: Dr. Nimet Adam, audiologist, will speak on hearing problems and the humanitarian group that brings the gift of hearing to under privileged children worldwide.

April 9th: prospective docent led tour at the Norton Museum of paintings by the Spanish artist Sorollo.

The NY Club wishes all a joyful, happy, healthy holiday season.



PENNSYLVANIA CLUB

At our November meeting Elissa Erman of Universal Coaching Services led us in a Patriotic Trivia game. Sponsors for our entertainment and refreshments were Leonel Galvez of New York Life, Marisol Rivera of ABI Insurance and Ventura Health and Rehabilitation Center. Donations were collected for Forgotten Soldiers. \$100 will be sent to help with postage for their Christmas gift boxes. Thank you very much to all that donated. Friday, December 20, will be our Christmas Party in Clubhouse 3. Come at 9 AM, and enjoy coffee and pastries. Bring a new \$5 wrapped gift and receive one in exchange. We will also sing some Christmas songs with Ida Sands followed by door prizes and a money raffle. Everyone welcome to join in the fun.

"A Walk Down Memory Lane"

50 years of the Leisureville Variety Show 1975-2025

Open House - FREE event to PBL

January 30, 2025 R3 clubhouse 6:30 - 9:00 pm

Entertainment - Delray Big Band Orchestra

Assorted desserts and refreshments

50 years of Memorabilia

Celebrate with performers past and present

VARIETY SHOW dates for 2025 -Feb. 28, March 1 and March 2

MENORAH LIGHTING VOLUNTEERS NEEDED!

The PBL Recreation Committee is happy to announce that, the Menorah will be placed outside Clubhouse 3, near the recently planted Holiday Tree on 13th Avenue. We would like to ask that our Jewish friends enjoy the honor of illuminating each night's candle during this year's Hanukkah celebration, starting December 25th. Lynn Kordower has graciously agreed to organize the volunteers, so we have someone for each night, so please text Lynn at 561-716-9771 to have your name added to the list. Thank you

PBL LEISUREVILLE BOOK CLUB

The PBL Book Club met on November 14th, with 12 members in attendance. The group discussed the book Hello Beautiful by Ann Napolitano. This book follows four sisters from an Italian Catholic family in Chicago and the impact of tragedy on their lives. The book was well-received and was rated a 4 out of 5 possible stars by the group.

The book for December is *Horse* by Geraldine Brooks. This selection is a historical fiction novel about a racehorse named Lexington and the people and events that shaped his life and legacy. We distributed all 11 copies of the book for loan at the meeting.

We hope you will join us at our next meeting on Thursday, December 12th at 6 PM in the R1 Card Room. All are welcome to attend! Call or text Laura Elder at 803-517-2976 with questions. Happy Reading!

FLEA MARKET OPEN AND OPERATING

Donations accepted Monday & Wednesday 9:00-11:00am

Clean and operational items only please no furniture pickup until

January 954-541-4763

Every Saturday morning 8:30-11:30

Weather permitting



Acoustic Jam Sessions



- Leisureville's Acoustic Jam Sessions will begin on Tuesday, December 3 at 2 pm in the R1 card room (new location).
- We meet every 1st and 3rd Tuesday of the month from 2 to 4 pm.
- All music lovers are welcome with any acoustic instrument, or just to listen and enjoy!
- Call 518-339-6303 for further information.

DRAWING AND PAINTING CLUB

Due to the unavailability of R-3 we had to make some changes to the location of our meeting.

We will meet at R-1 west on the 7th and 21st of November.

Times are still the same: 10:00am – 12 Noon.

We will not be meeting on Thursday November 28th

Happy Thanksgiving!

Any questions call or text Jeanne - 516-982-9184 - 090951jb@gmail.com

Recreation Committee

The Recreation Committee held their monthly meeting on November 12, 2024. Ron Wolfe from the variety show presented an update of their plans for the celebration of the 50th anniversary of the variety show. These plans include a free event in clubhouse 3 on January 25, which includes a band, vendors, refreshments, etc. The renovation of clubhouse two is still incomplete. The flea market is still looking for a secondhand truck. New pool umbrellas will be ordered for clubhouse 1 and 3. The annual tree lighting event scheduled for December 5, was discussed; it will be called: "the annual tree lighting and concert" cookies and water will be served. The rec committee will be donating \$300 worth of toys to "toys for tots" . The annual fashion show is scheduled for march 12; a caterer has been hired. A Mardi Gras dance is scheduled for February 22, 2025; entertainment will be provided by Roy Michaels who does the Halloween dance.

Hamburger /Hot Dog Cookout & Cheesecake Raffle

The Recreation committee will be holding our cookout /cheesecake raffle on Saturday, February 8, 2025 at 1:00 P.M. at Clubhouse 3. We will be selling cheesecake raffle tickets and food tickets beginning January 7, 14, 21 and 28th from 9 AM-10 AM at R3.

- ½ lb. Hamburger, bag of chips and a drink \$10.00
- Jumbo Hot dog, bag of chips and a drink \$8.00
- Ice cream Sundaes \$ 3.00

Cheesecake raffle tickets will be \$1 each or 6 for \$5.00. We expect to have at least 20 (or more) cheesecakes to raffle off in time for your Super Bowl celebrations!! These cheesecakes will be made by our own neighbors! NO store bought please. You need NOT be present to win cheesecake. If you would like to make a cheesecake and donate it, please call Mona Rowley (740)-632-2535. If you have any other questions please feel free to call Janet Brandt (516)-695-6130.

Happy holidays from the BBQ/cheesecake team!!

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.

KNITTING & CROCHETING CLUB

Come join us to socialize while we knit or crochet. We meet every Wednesday from 9 to 11 am in R1 west. Any questions contact Peggy Rizzo at (516)724-1568 or pegasus2726@yahoo.com

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Raymond Tresca

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Boynton Beach FL 33436

Phone: 917-716-7852
starlaserjewelers@hotmail.com

COP VOLUNTEERS FOR THE MONTH OF OCTOBER 2024

ALLEN, LINDA
ALTARO, KATHY
BROWNING, JIM
BRUFLADT, SUSIE
CHODAN, MAUREEN
CIRILLO, CYNDI
CORVEN, CHRIS
D'ACUNTO, SANDY
DEVENO, LORILEE
DICUFFA, DELIO
DICUFFA, TERESA
EIDE, DONNA
EIDE, HAL
FARRELL, LOUISE
FOELL, DUKE
GARRIS, BEVERLY
GARLENS, JEFF
GARLENS, TIL
GRAHAM, HUGH
GRAHAM, JACKIE
GROCH, GLORIA
HANES, DAVE
HOLTZ, PAT

JOHNSON, SANDY
KERVIN, MIKE
LEE, CHRIS
LEE, OLA
MANCKE, LOIS
MANCKE, PETER
MEDEIROS, DIANE
MILLER, KEN
PATTEN, BILL
PATTEN, LORRAINE
PETERSON JIM
PETERSON, KATHLEEN
PISCIOTTA, GINA
RAYBALL, JANICE
RAYBALL, MIKE
SHASHA, CAROL
SMITH, LES
SMITH, PATTY
SMITH, SANDI
WAKEMAN, GEORGE
ZAPF, CARL
ZAPF, CAROL

LEISUREVILLE CRUISERS

Hello Cruisers! Fun times were had by everyone who came on our weekend cruise to the Bahamas and Coco Cay on Royal Caribbean Oasis of the Seas. We had 4 "first timers" on that cruise and they will all be cruising again! There are a few pics in this paper. The Oasis Class ships have great shows in the showroom, Aqua Theater and Ice Rink!

Nov. 17th, we took off on Celebrity Ascent for a 7 night to Grand Cayman, Turks & Caicos and Bimini. There were 53 of us on board, enjoying all that beautiful ship has to offer. Pics will be in the next paper! We are boarding tomorrow, as I write this before we leave.

We have a group on Celebrity Silhouette, for a four night to Key West and Bimini, 2/17/25. If you are interested, give me a call and I'll check if there are any cabins left.

Still have available cabins on the March 22, 2025 Oasis of the Seas, 8nt. So. Caribbean, Celebrity Ascent November 13, 2025 8 night. Aruba, Curaçao & Cayman

Royal Caribbean Anthem of the Seas, 17 night. Transpacific, 10/13/25-10/31/25

Details for all are in R3. 3-4 day cruises are available all the time. Let me know, where and when and which cruise line and I will plan it.

Happy, Healthy Holidays to all !!!

Julia Palmer - Juliap1222@icloud.com 561-572-5515

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 ROYAL CARIBBEAN ANTHEM of the Seas for a 17 night **TRANSPACIFIC CRUISE**
10/13/2025 – 10/31/2025

Starting in Honolulu, Hawaii with stops in Papeete-Tahiti, Raiatea-French Polynesia and Moorea-French Polynesia, passing thru the International Dateline before stopping in Tauranga-New Zealand and ending in Sydney, Australia.

Ocean View Balcony Cabin - \$ 5,021 - 7 available

Virtual View Inside Cabin - \$ 3,077 - 2 available

A \$1,000 per cabin refundable deposit (prior to final payment) will hold your booking. Final payment June 1, 2025

Flights/hotels can be purchased on your own or with our group. We are planning to fly to Hawaii on 10/10/25

Questions – Please email or text Julia Palmer

LEISUREVILLECRUISERS@GMAIL.COM – 728-201-2182

Condo-22 COALITION

November 2024

Legislation was passed by the Florida Legislature amending FI Statute 718 that caused some major changes on how condo associations must conduct their business. These changes went into effect on July 1, 2024. Listed below are the major results of these changes. This is just a summary. Please go to the Florida government website and learn more. **HOUSE BILL 1029** - My safe Florida Condominium Pilot Program. Create this program within the department of Financial Services (DFS) to provide Hurricane inspections and Hurricane mitigation grants to eligible Condominium Associations. *Located within 15 miles of the coast. See further information under this bill. Grants are available for storm mitigations.

House Bill 1021- Community Associations [Covering a large scope of subjects] The following

seem to be most pertinent to us here in Palm Beach Leisureville.

1. Condominium board meetings with more than 10+ units **must hold a board meeting each quarter of the year : Jan-Mar. Apr-June. July- Sept. Oct-Dec.** Meetings must include opportunity for members to ask questions. Contracts under consideration must provide copies to owners for examination, by sharing directly or examination on a website. Florida Statute 718.112

2. Board members must complete a **4 hour course within 90 days of election and take 1 hour course of continuing education annually. Existing officers must be in compliance by July 2025.** Proof must be provided by certificate and retained in the records. There are many more details under this topic. Florida Statute 718.112

3. For condominiums, Hurricane Shutters are replaced by "Hurricane Protection". This includes impact glass doors and windows and anything else that meets code and provides Hurricane protection. Associations may vote to require certain protections for all units. Florida Statute 718.113

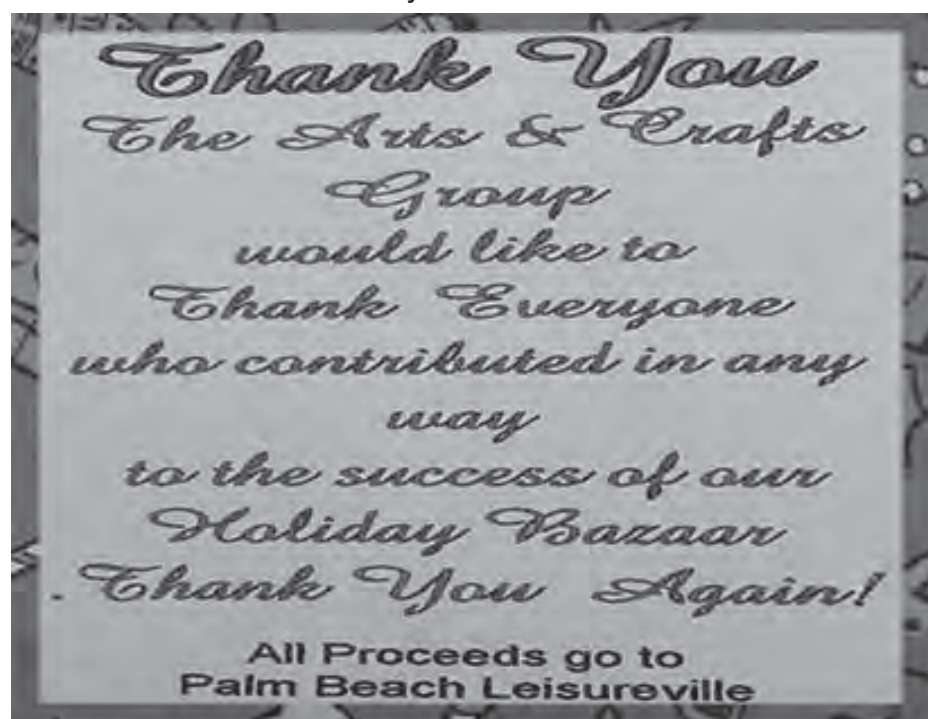
4. Electronic voting can be used as an option by unit owners. The association must honor this request and use this method with email or on-line voting, except for election of officers. Florida Statute 718.128

5. Mandatory STRUCTURAL INSPECTIONS FOR CONDOMINIUMS (aka MILESTONE INSPECTIONS) still apply only to buildings with 3 stories or higher. Should also apply to buildings more than 30 years old. These reports must be provided for every owner. These inspections are performed by licensed architects/engineers and are costly. See Boynton Beach for more information on their latest structural review and recertification program.

6. Official Records of the Condominium Association must be kept safe and available for inspection by all owners. Severe criminal penalties can be assessed for mishandling condo records. * see Chapter 718

7. Reserves- are mandatory funds for preservation of structural integrity and maintenance of buildings that include any project that would cost more than \$10,000. ie Electrical panel replacement, major plumbing issues, balconies and stairways. Realistic costs must be determined and Reserves set up to meet the obligation. Necessary Reserves must be 100% funded and should constitute at least 10% of the yearly operating budget.

8. There are other parts to House Bill 1021 that cover Director. malfeasance, Pre-sale Disclosures and Requirements. These should also be researched by BOD members.



Condo-22 COALITION

The first meeting of the 2024-2025 season was held Monday, November 11, 2024 in the East Room of R-1 at 1 PM. There were 11 condominium associations represented at the meeting. Barbara Kaczmarczyk began the meeting with some review of available resources as well as listing the upcoming meetings planned.

The first speaker was Regina Ready of U-3. She represents us at the CAP (Citizen Advisory Panel) that meets bi-monthly to review, and discuss ideas for improvement of our community as a whole. We join 8 other representatives from the community of volunteers that govern PBL. We have made some worthwhile suggestions and she has spoken up to comment on ideas put forth. She will continue to represent us and are grateful.

The next speaker was Pat Rayball of LLCircle. She represents us at the weekly PBL Board of Directors executive meetings. We are grateful that Jim Czizik, President has invited us to be present for these important meetings. Pat represents our condo interests when pertinent discussions take place. Some examples of recent matters are: (1)The community pet policy that has been widely published. These guidelines carry penalties for violators and protect the community from being sued after a negative encounter with a stray or unleashed pet. *She suggests that all condo associations that permit pets develop and publish their **own** policy. It could protect them from being sued after a negative encounter also. (2) Painting contract for PBL will be negotiated in 2025. Pat strongly urged that painting condos be included in the discussion with contractors. The hope is that negotiations could lead to reasonable prices being offered to us when they are in our areas working. (3) 2025 will see the expiration of the current deal with Comcast/Xfinity for Internet and TV use. We are very interested in these negotiations. More facts on this issue will be forthcoming. (4) Campbell Management recently proposed to help our condo associations by offering a Bookkeeping Management program. We were grateful for this opportunity to get help with managing our associations. Some of us did take advantage of the program. Pat will continue to attend these meetings and keep us all informed of issues that impact our condo business. We are grateful for her commitment. Barbara then began her remarks about important changes in the Florida Statutes that took effect on July 1, 2024. She reviewed and elaborated upon a handout that she had prepared. *Look for a copy of that document in this issue of the newspaper. All the changes are motivated by a desire to improve safety, and financial stability of condominium associations in Florida. They also help to ensure long term maintenance of these residential buildings. Some important changes only apply to buildings that are 50 ft or 3 stories and higher. So WE escape some issues i.e. Structural Integrity Studies and Milestone Inspections. However, we are more than 30 years old and even the city of Boynton Beach has a program developing to examine condominiums in town and require re-certification for safe occupancy of residential buildings. It is recommended that you look to your Reserves, and prepare for a future when you may be mandated to make major improvements to your buildings.

Barbara continued with the topic of **Reserves**, under the new Laws. Reserves must be used exclusively for repairs and maintenance of the building. I.e. Roofing, structural integrity, electrical systems, Hurricane protection and any other items that costs more than \$10,000. Reserves must be kept separate from the Operational funds, preferably in an interest bearing savings account. All reserve money can be "pooled". The law recommends that saving for reserves should be 10% of the fiscal budget for every association. Realistic values for these maintenance issues should be determined an Fully Funded. Please use three(3) bids and make them at least appropriate in today's marketplace.

The next meeting will have two speakers: Nancy Barlow, PBLCA MANAGER will address the subject of Scams and how to protect each other from these attempts to defraud our condo citizens. The other speaker will be a representative from Caring Neighbors. This person will speak about recognizing when our neighbors are troubled and some ways we can help them. Meeting adjourned at 2:30.

Respectfully, Barbara Kaczmarczyk

PBL GOLF COMMITTEE FOOD DRIVE
Supporting
Palm Beach County Food Bank
Collection Box located in golf shop & will be active until December 12th
 Most Needed Items
PLEASE NO GLASS CONTAINERS
 Canned Tuna, Chicken, or Beef, Beans (dried or canned)
 Peanut Butter, Canned Fruits, Canned Vegetables,
 Canned Meals (Chili, Stew), Canned or Dry Soup, Oatmeal,
 Cereal and protein bars, Rice, Pasta, Shelf-Stable Milk

RECREATION COMMITTEE PRESENTS
PBL HOLIDAY DANCE
SATURDAY DECEMBER 7, 2024
CLUBHOUSE III 7:00 – 10:00 PM
DOORS OPEN @ 6:15 PM
MUSIC TO "CRUZIN"
TUESDAY TICKET SALES @ R3
9 – 10 AM
DECEMBER 3
\$20.00 PP
BYOB - BYO SNACKS
 COFFEE/DESSERT WILL BE SERVED 9PM
 NO DINNER WILL BE SERVED

Leisureville Exercise Classes

Want to stay in shape over the holidays and beyond? Leisureville has exercise classes to keep you fit and strong. Two different programs are available to you. Aerobic exercise classes are held each Mon-Wed-Fri starting at 7:45AM, at the R3 Clubhouse Patio. These sessions utilize DVDs starring Leslie Sansone, who developed the Walk at Home program for low impact indoor walk fitness. The program, which makes use of simple steps, is easy to follow at whatever pace meets your needs. For more information on this program, email Pam at pambville@aol.com or Gail at gharrigan5@gmail.com.

Additionally, a new and different class is held at the R1 Clubhouse every Tuesday and Thursday starting at 8:00AM. Sessions utilize the HASfit (Heart and Soul Fitness) program and are designed to reduce body fat, chronic pain, and stress while enhancing balance, stability and flexibility. For more information about this program, contact Ola Lee at 410-253-7183. Hope to see you in any or all of these classes!



The number is 72

Thank you to all that came out to support the Blood Drive. You have helped at least 72 people with your donation.



The following people participated in the Blood Drive in PBL Monday, November 11, 2024

BLOOD DONOR HONOR ROLL "WHOLE BLOOD"

- | | |
|---------------------|---------------------|
| Anna Raime | Cynthia Smith |
| Eleanor Kuyvenhoven | Elizabeth Mercereau |
| Howard Hoffman | James Kuyvenhoven |
| James Ziese | Jeanette Norris |
| Joseph Nezgoda | Kyle Brown |
| Mary Murphy | Maryann Schuhlein |
| Michael Kervin | Patricia Lovallo |
| Patrick Murphy | Paula Barclay |
| Robert Haigh | Ronald Curlino |
| Ronald Lind | Sharon Dimeo |
| Shauna Horn | Taylor Wayne |
| Thomas Fricker | William Garrett |

Remember Blood cannot be manufactured, only donated. Thank you.

See you at the next Blood Drive on Monday, January 20, 2025 R3 Parking Lot from 8am to 2pm.

FUN OUTSIDE LEISUREVILLE



Birthday lunch at Dominic's for Midge's birthday



The Leisureville Girls night out at the Delray Playhouse! Comedian Joe Devito was hysterical! Maureen, Jeannie, Peggy, Linda, Gloria, Lyn, and Lisa



A NEW BEGINNING--Rachael Jean Page married Noah Smialek recently in Groveland, Ma. Rachael is the granddaughter of Charles Harrington and Ann Harrington-Photiou. The couple will live in their newly-purchased home in New Hampshire.

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- A Sample of Lecture Ideas include:**
- Alzheimer's/ Dementia
 - Ankle Pain/ Replacement
 - Anti Aging/Nutrition
 - Arthritis
 - Asthma
 - Atrial Fibrillation
 - Back Pain
 - Breast Health
 - Cholesterol
 - Chronic Wounds
 - Colon Health
 - Constipation
 - Cruise Medicine
 - Dental Care
 - Depression
 - Diabetes
 - Dystonia
 - Emergencies from A to Z
 - Erectile Dysfunction
 - Eye Care
 - Fall Prevention
 - Foot Care
 - GERD
 - Heart Failure
 - Heart Health
 - High Blood Pressure
 - Hip Replacement
 - Incontinence
 - Joint Replacement
 - Knee Replacement
 - Medication Safety
 - Menopause
 - Men's Health
 - Minimally Invasive Surgery
 - Nutrition
 - Oncology/Cancer
 - Osteoporosis
 - Parkinson's Disease
 - Plastic Surgery
 - Prostate Health
 - Skin Care
 - Sleep Disorders/ Sleep Apnea
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DINING DIVAS

The divas did a little something different this month. Meet “Frank the Cheese Guy”, proprietor of The Cheese Shoppe on Ocean Avenue in Lantana. He is very friendly and certainly knows his cheese!



We were treated to tasting of different cheeses from goat, water buffalo and cow. The Mozzarita cheese from a company in Pompano delighted our taste buds with Quadrello and its sweet & nutty flavor. Next was Casatica di bufalo which was softer and milder in flavor.



Frank’s store has over 30 goat cheeses: A few that we tried are: Garroxta -very mild and sweet; Leonora is described as “goat forward” meaning pungent and salty; Monte Enebro – aged in a wet block of mold (yes! See the picture).



Next came out the Rogue Creamy Blue cheese – soaked in a wine wrap so if you like blue cheese, this is it!

Some of Frank’s favs are Pont L’aveque , Galet de la Loire and Delica de Bourgogne - all delicious French cheeses.

When we asked what wine, he would recommend with some of these selections, he replied, “What wine wouldn’t go with these cheeses! Just remember: Big Cheese, Big Wine.” He says cheese should never be stored in a closed container. It needs to breathe. He uses cheese paper.

The store is quaint and packed with a good wine selection. He also offers lots of goodies like meat products, artesian crackers and fruit. There is a delightful shaded outdoor patio in the rear where one can sit and enjoy his wares. Happy Hour is Thursday from 5pm-7pm where he does a hellava charcutier!

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Frank is a character and LOVES his work . Check it out on: The-cheese-shoppe.com.



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WANTED

Bakers who are willing to make and donate a yummy cheesecake!

Asking for donations of cheesecakes to be raffled off at the annual Hamburger/Hotdog Cookout scheduled for Saturday, February 8, 2025 at 1pm. If you are able to donate a cheesecake, please call Mona Rowley (740) 632-2535

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DOORS OPEN 5:00 PM
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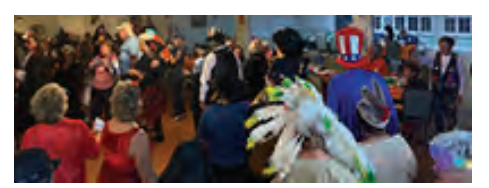
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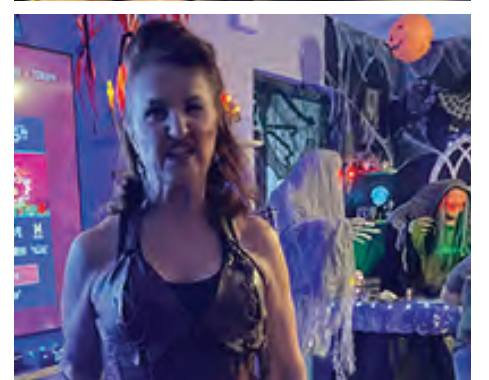
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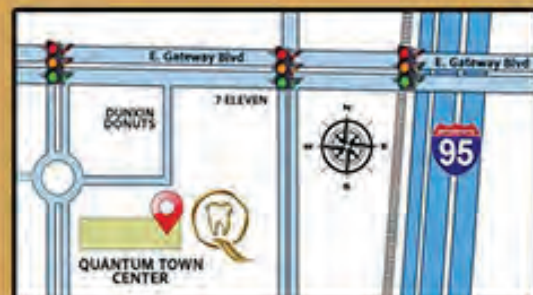
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LEISUREVILLE VETERANS PARTICIPATE IN HONOR FLIGHT

Two of our veterans, Phil Martin and Frank Mugrace participated in the Honor Flight to Washington DC on November 2, 2024. The Honor Flight is an organization that flies local WWII, Korean & Vietnam War veterans to Washington, DC to visit the memorials built to honor their service and sacrifices.



Both Phil and Frank are Vietnam veterans who served overseas; Phil in the Army 1st Cavalry division (1969 -70) and Frank (1965-67) in the Seabees.

Navy Seabees provide a wide range of construction in support of operating forces, including roads, bridges, bunkers, airfields and logistics bases. In that capacity Frank participated in the construction of the first military airstrip in Vietnam as well as numerous other projects.

The 1st Cavalry Division ("First Team") is a combined arms division and is one of the most decorated combat divisions of the United States Army. They served on the front lines. Phil was in the jungle fighting the enemy until he was selected to be a company clerk, still stationed in the thick of things in Vietnam.

Both Phil and Frank found the Honor Flight experience very moving. As some of you remember when our troops came back from Vietnam they were not always welcomed. It was a tough time. Through this program they were welcomed, honored and thanked for their service. There were several hundred people to greet all the veterans when they arrived in both DC and Palm Beach airports. It was much appreciated. Phil stated he must have shaken at least two hundred hands! Sometimes we forget that these brave men and women put their lives in real danger so that the rest of us can enjoy the freedom we have today.

Captain Pardee Remembered

April 1, 1966, my last service day aboard USS Hornet CVS 12.

Hornet was moored at Pier Echo in Long Beach, having returned from our deployment to Viet Nam. My sea bag was packed. My parents had traveled to California from Pennsylvania to see me finish my service and visit family. It was a special day aboard Hornet. I escorted Mom & Dad to the flight deck where a change of command ceremony took place. Our Captain, Will Pardee was departing. After the ceremony there was a reception in Hanger Bay #1 for officers and guests. It was very well attended. Hanger Bay #2 was designated for enlisted personnel & guests. It was not well attended, just Mom, Dad & I. Capt. Pardee came and greeted us and thanked us for attending. I told the Capt. that we had something in common, that this was the last day aboard Hornet for both of us, that my military service was complete. He looked at my left sleeve, I was a TM2 with one hash, turned to my parents and said, " Mr. & Mrs. Lewis, this ship will miss your son more than it will miss me." It still amazes me how a few words can have such a great effect on people. My mother & father told that story for the rest of their lives. They were very proud of my Navy service.

September 18-19-20, 2013, Hornet reunion in San Francisco.

Shipmates Ted Kolda & fiancée Anna, Ed & Cheri Kruger, Pat & Sharon Maritato and my wife Lin & I had just been seated in the dining room of the Marriott that served as headquarters of the Hornet reunion when I walked Capt. Pardee with his daughter Cathy & husband Bob Kennedy. Forty seven years later there was no mistaking the Captain. His posture was perfect & I am sure he could have still fit in his uniform. Upon returning to a trip to the head I was invited to sit with him. The looks on the faces of my shipmates said, "How did he manage to get an audience with our Captain?" I asked Capt. Pardee if he remembered where he was on April 1, 1966. Not really a fair question considering all the years that had passed. I retold the story of our last day aboard Hornet and how it had impacted my mother & father. When I left his table he came with me and shook hands with all his crew members and welcomed them. It was a special time for all of us and really made our reunion memorable.

The following day aboard Hornet we had an opportunity to talk to him and take photos before he addressed all attendees from the podium. He was then whisked off for a tour of the ship. While on the wing of the bridge, where he spent countless hours on watch, he explained his order to install his chin-up bar and, the day before his 93rd birthday, did 1 more chin- up.

Our Captain passed away, Sunday, March 13, 2016.

Capt. Pardee told me we covered approximately 67,000 nautical miles on our last deployment. Thanks for the ride and bringing me home safely, Captain Pardee.

Doug Lewis, TM2 USN 1961-66

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New England Club's October Meeting



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.

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Palm Beach Leisureville: A Call for New Leaders to Join the Board of Directors

Have you ever considered how the Palm Beach Leisureville community is managed and the impact you could make by stepping into a leadership role? Now is the perfect opportunity to get involved and help shape the future of our vibrant community by running for a position on the Board of Directors.

The **Palm Beach Leisureville Board of Directors (BOD)** plays a critical role in maintaining the community's charm, efficiency, and unity. From fiscal management and office oversight to enhancing recreational facilities and ensuring architectural harmony, the BOD oversees all aspects of community living.

Why Serve on the Board?

Being part of the Board of Directors is more than just attending meetings; it's about driving change, fostering harmony, and ensuring the sustainability of our community. Each member contributes to key areas such as:

- Architectural and Landscaping oversight
- Recreational and golf amenities
- Technology and security enhancements
- Fiscal management and budget planning

Serving on the board is a chance to align community goals with actionable results, ensuring Palm Beach Leisureville remains a thriving, welcoming place for all residents.

Responsibilities of Board Members

New board members receive comprehensive support to succeed, including:

1. Training and Resources:

- o A Policy and Procedure book
- o Guidance on the community's governing documents, including bylaws, rules, and Florida Statutes
- o Certification within 90 days of joining

2. Leadership and Decision-Making:

- o Electing officers (President, Vice President, Secretary, and Treasurer)
- o Participating in monthly workshops and voting meetings
- o Collaborating with committees and volunteers to enhance the community

3. Teamwork and Vision:

- o Setting goals and timelines
- o Promoting harmony and collaboration across all initiatives

Committees and Volunteerism

The Board works closely with volunteer-led committees specializing in architecture, recreation, finance, and more. Committees allow residents to contribute their expertise and ensure diverse voices shape our community's future.

Make a Difference

By joining the board, you'll influence decisions that directly impact the quality of life in Palm Beach Leisureville.

If you're passionate about making a difference and have ideas to enrich our community, consider running for the Board of Directors. Your leadership and vision could help guide Palm Beach Leisureville into a brighter future.

For more details about the election process or to learn more about board responsibilities, contact the community office or visit the association's website.

Elections are held each February, provided PBL reaches quorum (30% of membership participation). The standard term for each elected position is two years (roll overs are a one-year term).

Any interested resident that would like to be considered as a candidate for the 2025 Board of Directors, can stop by the office to pick up the candidate profile application or email customerservice@myplbca.com.

Together, let's keep Palm Beach Leisureville a place we're all proud to call home.

NOMINATING COMMITTEE

Residents have the opportunity to volunteer for the Nominating Committee that can help **bring out the Best of the Best for the 2025 PBL Board of Director's Election**. For those interested in volunteering for this very important duty, please complete the Nominating Committee form & drop it off at the administrative office. Copies of the form will also be available at the office. Committee members will be randomly selected at the November Board Meeting.

THE FORM IS BELOW.

PALM BEACH LEISUREVILLE – VOLUNTEERS NEEDED FOR THE NOMINATING COMMITTEE

Residents have the opportunity to volunteer for the Nominating Committee that can help bring out the best of the best for the 2025 PBL Board of Director's Election.

For those interested in volunteering for this very important duty, please complete this form and drop it off at the Administrative Office.

Committee Members will be randomly selected at the November Board Meeting.

Date: _____ Member _____ (Check One) Alternate _____

Homeowner's Name: _____ Homeowner's Signature: _____
(Print Name) (Sign Name)

PBL Address: _____

Telephone Number: _____ Email Address: _____

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- Dec 8th - The Mary and Elizabeth Visit (cookie exchange*)*
- Dec 15th - Joseph Faces His Challenges*
- Dec 22nd - The Innkeeper and the Shepherds*

*Dec 24th at 5:00 Christmas Eve Candlelight Service
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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.

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.
- > 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.

Golf Corner

The first order of business at the November 7th meeting was a finance report from our diligent Treasurer Laureen King and we thanked her for purchasing the twenty Christmas gift cards for the maintenance and office staff of Campbell. They will be given out the day of our Christmas party. The Coffee Clutch Club has volunteered to take all the bottles, cans and garbage from the canals on the course as well as removing the bird droppings from the benches and filling the sand boxes. Ed filled us in on the status of the new fans on the patio and Shepard electric who installed them will be giving us a quote in 3-4 weeks. Nancy Price gave a report on the status of the new pump and additional Fountain/Aerator for the canals. She also filled us in on the progress with the midge problem and we may not need further Bat houses because as they repair the Sea Wall they are destroying the midge nests. This has decreased the midge population dramatically. It has also been very hard to get any bats to live in the houses we have placed so far. The Seawall repair is going well, and a good deal has been replaced so far, it looks great and should last a long time. Mignano has planted the seasonal flowers in the beds surrounding the entrance to the Golf Shop and around the patio. We voted unanimously to donate a gift card for the Tree Lighting and Hanukkah ceremonies. New Glass was placed on the desk at the golf shop. We are proud to announce

that Carlos Garcia is a new member of the Golf Committee. He will be the new Day Captain for Wednesday. I must say he has always volunteered to be an attendant at the golf shop and has great integrity always keeping his word. He can be seen around the campus participating in many of our activities. He is welcomed to the committee with open arms. If you wish to volunteer please call Lynn or George or any member of the committee. Please come out and enjoy our course see you soon.

On The Lighter side

Whiff: A stroke that completely missed the ball. The more prevalent term for this type of shot is " warm up swing ".

Wrist: In golfers, the swollen joint that connects a sore hand to an aching elbow and a painful shoulder.

Top: To hit a ball well above its centerline, causing it to hop or trickle a few feet forward. Topping the ball is a problem that usually afflicts only beginning golfers, and is quickly left behind once a player has learned to master the hook, the slice, the shank and the airball.

Thank you for your support of our golf course.

Joe DiTuro - Vice Chairman Golf Committee.

SOCIAL EVENTS NEWS

SAVE THE DATES

1st & 3rd Tuesday ~ 2:00 - 4:00 PM

BINGO

*Monday ~ 1:30 PM @ R3

Line Dancing

(Nov-April) @ R3 Patio

*Wed ~ Beginner class 6-6:45 PM

*Wed ~ Intermediate class 7-8PM

Left Right Center (LRC)

*Sunday ~ 6:00 PM @ R3

Crafts Meeting

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

Items For Sale

Hand, Foot & Knee

*Tuesday ~ 6:00 PM @ R1

Euchre

*Sunday ~ 5:45 PM @ R2

Yoga Classes

*Tuesday & Thursday ~ 10 AM @ R1

Scrabble

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

Water Aerobics

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

Canasta

*Friday ~ 12:30 PM R1 West

Sevens From Hell Card Game

*Thursday ~ 12:45 PM @ R1

Tai Chi Corner

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

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 ~ 12:30-4:00 PM @ R1

Pinochle

*Tuesday ~ 5:45 PM @ R2 &

*Thursday ~ 5:45 PM @ R2

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Contact Kathleen at 954-644-9222

Acoustic Jam Sessions

*Dec - April) @ R1 Card Room

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KAT MOORE

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NINE HOLE PLAYERS

**FLIGHT 1
1ST PLACE**



LOUISE FARRELL

**FLIGHT 2
1ST PLACE**



DIANE MEDEIROS

**FLIGHT 2
2ND PLACE**



PAM COTANT

Leisure Leaguers Bowling - October

The start of another season has begun. All of our snowbirds have returned, and we welcome all our bowlers for the 2024 - 2025 season. As of now, we have a full league, so let us enjoy our bowling and have fun as we go along. So far we have had a great start and some really great scores. The following scores are for the month of October.

Female Hi Games:; Pat Stewart - 160, 171; Lorilee Deveno - 161; Trish Maier - 169, 161; Denise Picard - 182, 188, 176; Mary Wogisch - 177, 176; Carolyn Sanislo - 169, 163; Carol Clark - 163;

Female Hi Series:; Mary Wogisch - 450, 457; Pat Stewart - 481, 450; Denise Picard - 528, 456;

Male Hi Games:; Wayne Taylor - 212, 203, 217; Mike Kervin - 202; Henry Yurkovic - 207; Rich Nichols - 208, 213; Dave Hanes - 204, 216; Craig Tippins - 214; Duke Foell - 204;

Male Hi Series:; Wayne Taylor - 559, 574; Mike Kervin - 547, 545; Dave Hanes - 506, 574; Vinny Giglio - 509; Henry Yurkovic - 541; Rich Nichols - 554- 541; Glenn Giamatti - 529, 541; Craig Tippins - 549; Duke Foell - 529;

Anyone interested in bowling please contact Ann Brouwer at 561-742-8181.

LADIES GOLF DECEMBER 2024

The Ladies Golf season is underway after a busy October start!

The Coffee & Dessert meeting on November 7 was well-attended and we accomplished a great deal (pictures below).

The nominating committee announced the new officers elected for 2025: President, Lynn Kordower; Vice President, Kathleen (Kat) Moore; Secretary, Rose Luke, and Treasurer, Ida Sands. We wish them all the very best of luck!

Two new members of the ladies league were introduced: Peggy Rizzo playing with the 18-hole group, and Linda Moreno playing with the 9-hole group. Welcome!

The holiday luncheon was announced and will be held on December 5 at the Delray Country Club from 12 to 3 pm. The cost will be \$25.00 and checks should be addressed to PBL Ladies Golf League. No golf will be played on that morning.

The T&S tournament was held on October 31 and all pictures of the winners are shown at left. Congratulations to all winners!

Eleana Guidice, Photos & Publicity



HOLE IN ONE
Jean Foucher
Hole #15 - 11/16/2024



WINTER CORNHOLE SIGN-UPS

It's that time again for winter cornhole sign ups. We can only take 48 teams of three members to a team. Last day to sign up is December 15th unless all teams filled before that date. Please SIGN UP VIA EMAIL ONLY so we can start making the teams. Email Terri Thompson at terri119lt@comcast.net. We will be taking a list for those willing to be subs.

Games start Monday January 13th until March 24th.

Playoff games will be on Monday March 31st.

We know everyone has other things they might want to do along with cornhole but if you think you really won't be able to play the majority of the games please bow out. There are no substitutes allowed unless you are not on a team. Team members cannot play on other teams as substitutes. Cost to play is \$20 per person which will include a pizza party at the end. All players need to be there at least 15-20 minutes early. Closed toe shoes or sneakers are mandatory. You will not be able to play with sandals.



COOK'S CORNER

RED VELVET CHEESECAKE BROWNIES

For The Cheese Layer

- Cooking Spray
- 12 Ounces Cream Cheese, Softened
- 1/3 Cup Sugar
- 1 Large Egg
- 1/2 Teaspoon Unsweetened Dutch Process Cocoa Powder
- 1/4 Teaspoon Red Gel Food Coloring
- 1 Tablespoon Buttermilk

For The Brownie Layer

- 2 Sticks Unsalted Butter
- 1 3/4 Cups Sugar
- 3 Large Eggs
- 1 Teaspoon Vanilla Extract
- 1 Cup All Purpose Flour
- 3/4 Cup Unsweetened Dutch Process Cocoa Powder
- 3/4 Teaspoon Salt
- 1.2 Teaspoons baking powder

Make the cheesecake layer. Preheat oven to 350 degrees. Line a 9 by 13" baking pan with foil; leaving a 2" overhang on the two short sides; coat with cooking spray. Beat the cream cheese, sugar and egg in a medium bowl with a mixer on medium speed until smooth and fluffy, 2 to 3 minutes. Transfer 1/3 cup of the batter in a small bowl and stir in the cocoa powder and red food coloring until smooth, stir in the buttermilk. Set aside the two batters.


Make the brownie layer. Melt the butter in a medium sauce pan over medium heat remove from heat and let cool slightly. Stir in the sugar, eggs and vanilla until well combined. Stir in the flour, cocoa powder, salt and baking powder until smooth. Spread the brownie batter in the prepared pan. Top with small spoonful of the plain cheesecake batter so most of the brownie batter is covered; spoon the red cheese batter all over and gently swirl the cheesecake batters together with a skewer. Bake until a toothpick inserted into the center of the brownies comes out clean, 35 to 40 minutes. Let cool completely in the pan. Lift out of the pan using the foil handles; cut into pieces.

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) and newspaper are looking for pictures of residents and scenes in and around Leisureville for our new feature "Picture of the Week" on the homepage of the website and Fun Outside of Leisureville in the newspaper. If you have pictures you'd like to share, please email them to webmaster@mypblca.com and editor@mypblca.com. Unfortunately, we are not able to accept printed pictures at this time.



TEXAS HOLD'EM

TUESDAY 6:00 PM

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Architectural Corner

I hope the ACC corner finds you well and in good spirits. I wish to share a situation that was brought up at our first meeting in November. It will sound simple as this request from a resident on their application falls in a gray area. The request was to paint their letters pink. The vast majority of our houses have black numbers on the white background of our houses. We thought that the numbers must be black to stand out better against the white houses. We then reviewed our rules and regs and found this not to be the case. The appropriate rules that apply are a section of 101.21 and 101.39 They are as follows:

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, front door molding, and awning stripes. Any change in trim color, shall require the submission of an improvement Application, including a color swatch sample. Routine House and Trim Painting, Permanently affixed house numbers will be Repainted Black

101.39: HOUSE NUMBERS: City of Boynton Beach Part II Code of Ordinances, Chapter 9, Article11, Fire codes and fees.

Sec.9-30. Emergency response identification and site plan mapping. The owners of all properties having a building thereon shall install and maintain in a conspicuous place a correct street number of sufficient seize (minimum of 4 inch for residential) shape, and character as to be visible and readable by emergency personnel approaching the home.

So we defer to the city of Boynton Beach with respect to the HOUSE NUMBERS.

We do not specifically prohibit other colors besides black in our rules and regs. However for emergency personnel approaching the home they must be large enough and have enough contrast to be easily seen. I favor black lettering and the ACC recommends black lettering. We are considering revising the current rule. What do you think? Please let us know.

THANK YOU - Joe Di Turo Vice Chairman of the ACC

Meditation Corner

I am pleased to announce that Meditation will start Thursday 1/2/25. Immediately following Tai Chi class from 5 to 6. Thank you Barry Price and Caring Neighbors for allowing this to go forward. I will share 2 items this Meditation corner.

1. To fall asleep lie flat on your back and breath in to a count of 12 hold your breath for a count of 12 then exhale to a count of 12. Breathe through only the nose. Repeat this 12 times then assume your normal sleep position and enjoy deep rest full sleep.

2. Quiet sitting has a goal of stopping talking to yourself. This is easy we just sit in a quiet undisturbed place. Sit up straight and rest your hands on your knees or lap palms up and close your eyes. Do not talk and observe your thoughts as they move through your mind. Do not take them personally and they will become less and less. It is best to keep your teeth together and your tongue on the roof of your mouth. This may take a few days in a row then you will eventually stop thinking when you close your eyes. This is the best preparation if you have never meditated. See You Thursdays 5-6 at clubhouse 1.

LOVE and LIGHT Joe DiTuro

City of Boynton Beach - PBL Resident appointees to City Advisory Boards (2024-2025)

Thank you to all our Palm Beach Leisureville owner / residents who have been appointed by the City of Boynton Beach Commission to serve on one of the City's Advisory Boards. As you can see, there are several positions still open if you have an interest in volunteering. Below is an application should you wish to submit an online application for consideration.

SENIOR ADVISORY BOARD



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Dr. Phyllis Pacilli

ARTS ADVISORY

Sam Velazquez

Palm Beach Leisureville Health Fair 2025

We hope you can join us for our upcoming HEALTH FAIR, so that we can provide health information to maintain a strong healthy lifestyle to our community. The health fair will be held on Friday, January 24th, 2025 from 9:30 a.m. until 12:30 p.m. at Palm Beach Leisureville Clubhouse 3 at 2000 SW 13th Ave, Boynton Beach, FL 33426. Everyone should set up by 9:00 am and we ask that you do not break down your exhibit before 12:30pm. We normally have over 300 people attend, so please bring enough educational and promotional material. There will be FREE COFFEE and breakfast goodies in the morning.

Each exhibitor will have a 6' table and 2 chairs. Please bring your own tablecloth for your table. Also, let us know on the registration form if you have any special needs or requirements that we should be aware of prior to setup, such as electricity or location. We will do our best to accommodate you. If you are providing a complimentary screening, please note it on the form. Exhibitors, if you bring raffle prizes, please have the raffle drawing at your own table. We will have a photographer available to take photographs of all raffle winners that will be published in our newspaper.

An additional requirement for vendors is to show insurance coverage by sending a copy of insurance certification with your application. Certifications must include Palm Beach Leisureville Community Association in the section listing 'Named Insureds'.

The registration fee for an exhibit is \$100 for 6' table.

Please complete the attached registration form **with check payable to PBL Recreation Committee** ---- by December 20, 2024

Mail to: PBL Recreation Committee

C/O Eleana Guidice

122 Ocean Court, Boynton Beach, FL 33426

Please contact us if you have any questions

Eleana Guidice (908) 208-8201 or meguidice@icloud.com

Palm Beach Leisureville Health Fair 2025: Vendor Application

Company/Organization Name: _____

Address: _____

City, State, Zip: _____

Contact Name: _____

Phone Number: _____ Fax Number: _____

E-Mail Address: _____

Service Exhibiting: _____

Screening if Offered: _____

Raffle Prize: _____

6ft Table (\$100): _____

Electricity ___ No ___ Yes (Please bring extension cords if you require electricity.)

Special Setup Requests/Requirements: _____

Please make the check payable to PBL Recreation Committee and mail with completed form & insurance certification (with Palm Beach Leisureville listed in the 'Named Insured' section) no later than December 20th, 2024 to:

PBL Recreation Committee

C/O Eleana Guidice

122 Ocean Court

Boynton Beach, FL 33426

Signature: _____ Date: _____

TAI CHI Corner

I am pleased to announce that Caring Neighbors is hosting Tai Chi class again and we will start classes Thursday January second 2025 and every Thursday at Clubhouse One at 4 PM. We welcome those who have never tried Tai Chi as well as advanced Tai Chi players. Come and enjoy a relaxing, strengthening, and balancing hour with your neighbors and friends.

Proverb: 1. The taller the Bamboo grows the lower it bows.

2. The truly humble always know others, and do not care if other people know them.

Externally, we should train the first postures, Internally, we should cultivate and regulate the Chi to nourish Life. When Chi is circulated smoothly, then the muscles/tendons (the Physical body) will be comfortable and the blood circulation can be free. Naturally, hundreds of sicknesses will not occur. We do not think (talk to ourselves) when playing Tai Chi. It is meditation in motion. Please come join us Thursday afternoons. You owe it to yourselves to give it a try.

LOVE and LIGHT Joe Di Turo T'ai Chi Player



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Sundays: 9:30 am Family Choral Eucharist & 11:45 am Contemporary Service w/Band

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Tuesday, December 24—Christmas Eve

4:00pm Family Eucharist with Spontaneous Children's Pageant & Candlelight Silent Night *(bring your Baby Jesus from your nativity to be blessed)*

6:30pm Contemporary Eucharist with St. Joe's House Band Musicians

9:30pm Carol Concert by Choir

10:00pm Candlelight "Midnight" Mass

Wednesday, December 25—Christmas Day

Eucharist with Congregational Carol Singing

Saturday, December 28

Healing Eucharist— Christmas 2

Sunday, December 29

Rite 2 Choral Eucharist— Christmas 2

Wednesday, January 1—New Years Day

Service for Feast of the Holy Name of Jesus
Blessing of Clocks and Calendars

CHRISTMAS EVE IN BOYNTON BEACH, FLORIDA



“Twas the night before Christmas and all through our town;
No noses were frozen, no snow fluttered down.
No children in flannels were tucked into bed;
They all wore their shorty pajamas instead.
To find wreaths of holly was not very hard;
For holly trees sprouted right in the backyard

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In front of the houses were Daddys and Moms;
Admiring the bushes and coconut palms.
The slumbering kiddies were dreaming of glee;
And hoped they'd find water skis under the tree.
They knew that Santa was well on his way;
In a Mercedes-Benz instead of a sleigh.

PATIO ENCLOSURES, ROOM ADDITIONS

And soon he arrived and started to work;
He hadn't a second to linger or shirk.
He whizzed over the highways and zoomed up the roads; In
a shiny new sports car delivering his loads.
The tropical moon gave the city a glow;
And lighted the way for Santa below.

KITCHEN AND BATH REMODELS

As he jumped from the auto, he gave a wee chuckle
He was dressed in Bermudas with an Ivy League buckle.
There weren't any chimneys but this caused no gloom; For
Santa came in through the Florida room.
He stopped at each house and stayed only a minute; And
emptied his sack of the stuff that was in it.
Before he departed he treated himself;
To a glass of papaya juice left on the shelf.

HURRICANE SHUTTERS AND WINDOWS

Then he turned with a jerk and bounced back to the car;
Remembering he still had to go very far.
He stepped on the gas and put it in gear;
And drove through our streets singing with cheer.
And I heard him exclaim as he went on his way;
MERRY CHRISTMAS, Boynton Beach, I wish I could stay.”



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Edgewood Model: The Edgewood Model is a delightful 2-bedroom, 2-bathroom residence that envelops you in warmth from the moment you step inside. Neutral tile flooring stretches throughout, creating an inviting ambiance that complements any decor. But what truly sets this home apart are the thoughtful updates: In 2023, solar panels were installed, harnessing the Florida sunshine to provide eco-friendly energy. With an impressive 8.51KW capacity, these panels not only lower your electricity bills but also contribute to a greener planet. Imagine those sunny days powering your home sustainably! And speaking of comfort, the new A/C unit (also added in 2023) ensures that your indoor climate remains pleasant year-round, regardless of the steamy Florida summers. The stone-coated steel roof, installed in 2010, not only serves its functional purpose but also adds a touch of style. It protects your investment while enhancing the property's curb appeal. For peace of mind during storm seasons, the accordion shutters (added in 2008) are a practical addition. No need to worry when the winds pick up: your home is well-prepared. **Price \$314,900**



Pending Challenger Model: Discover this delightful Challenger model home in the serene community of Leisureville. This cozy residence features 2 spacious bedrooms and 2 modern bathrooms, perfect for comfortable living. The bright and airy living area is ideal for relaxation and entertaining, while the well-appointed kitchen offers modern appliances. The master bedroom provides a peaceful retreat with an en-suite bathroom, and the second bedroom is perfect for guests or a home office. Enjoy your morning coffee on the screened porch, overlooking the beautifully landscaped backyard, ideal for gardening or barbecues. This home also includes a 1-car garage for convenience and extra storage. Notable updates include accordion shutters installed in 2021 and a roof installed in 2012, ensuring peace of mind and added value. Located in Leisureville, you'll have access to a range of amenities, including recreational facilities, shopping, and dining options. Don't miss the opportunity to make this charming Challenger model your new home. Contact Desiree Cornelio with Hudson Realty today to schedule a private showing. **Price: \$329,900**





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Corner Challenger
Elegant corner challenger with thousands in updates. Hurricane impact windows throughout. Kitchen and baths totally remodeled. Neutral tile throughout and Pergo flooring in bedrooms. Plantation shutters and verticals. Split bedroom plan plus family room and enclosed porch. Nice quiet street yet walking distance to both R2 and R3 Clubhouses and pools. FREE 18 HOLE GOLF COURSE. Paid up recreation lease. A must see...Priced at \$364,900



Corner Edgewood
Beautiful corner Edgewood 2Br/2Ba with full Florida room plus additional den area. Lovely oversized front porch faces east for those gulf stream breezes. Kitchen cabinetry all wood plus extra cabinets. Corian counter tops. Appliances all updated plus French door refrigerator with ice maker. Both bathrooms have been totally updated plus glass enclosures. Roof replaced 2010. Windows replaced. Double concrete drive. Paid up recreation lease in full. Shows like a model. Furniture negotiable. Asking \$369,900.



SOLD \$369,900

Edgewood Model-369,900
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. Hurricane impact windows thru out. Electrical panel replaced 2015. Thousands more in upgrades. Vacant for quick close. Please call to see... You'll be glad you did.



Edgewood Model - \$342,900
Beautiful 2Br/2Ba with full Florida room. Oversized front porch with insulated roof and fan. Kitchen remodeled with extra cabinetry and granite counter tops. Roof installed 2024. Electrical panel, A/C, hot water heater and garage door all replaced. Both baths nicely updated. Paid up recreation lease in full. Vacant for a quick close. Move in condition...A Must see.



Sold \$229,900

Golf Course Villa - \$229,900
Location, Location, Location... Bought after corner 2Br/2Ba with fabulous golf and lake views from every window. All windows and doors hurricane impact. Kitchen cabinetry replaced with updated appliances. Electric panel replaced. Tile thru out including plank in both bedrooms. Both baths updated. Patio faces south for those gulf stream breezes. Paid up recreation lease in full. Minutes to ocean beaches and major shopping. FREE 18 hole Golf...A must see...



Winter Hideaway
Perfect winter Hideaway with paid up recreation lease. Sea-Aire Model with both enclosed porch plus screened porch. Nice quiet street. Double concrete drive. Bathroom updated. Kitchen cabinetry replaced with updated appliances. Windows replaced some hurricane impact rated. Tile and Flat roof replaced 2011. Priced to sell at \$269,900. Vacant for quick close. Unfurnished but furniture is negotiable. Free 18 Hole Par 3 Golf plus 3 community heated pools and 3 active clubhouses.



Spacious Backviews
This lovely 2Br/2Ba Regis Model with both Florida room and screened porch. Roof replaced 2016 and A/C replaced 2021. Kitchen cabinetry all replaced plus updated appliances including French door refrigerator, Granite countertops. Recessed lighting. Neutral tile throughout on a diagonal. Both baths updated. This model has the most closet space. Paid up recreation lease in full. Minutes to Ocean beaches, shopping and restaurants. Available for quick close and Priced for quick sale! \$299,900. A gem.



Sold \$340,000

Waterfront Delight - \$350,000
Just listed this nicely updated Fairmont model with Florida room plus back porch with insulated roof. Great boating to Delray or up to West Palm Beach on the fresh water canal. Tile thru out. Kitchen all updated with newer appliances and cabinetry. Large pantry. Bath all remodeled. This home shows like a model and in turnkey condition. Paid up recreation lease in full. Great Location. Great Price... A Must see.



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.



Beautiful 2Br/2Ba Corner Condo
Fabulous water views from this beautiful 2Br/2Ba condo. HURRICANE IMPACT WINDOWS. Kitchen cabinetry all replaced with updated appliances. Neutral tile thru out. Both baths remodeled. Electric panel replaced. This condo is better than new. Bright and Airy. Vacant for quick close...Owner will consider selling furniture separate. If interested. Paid up recreation lease in full. Walk to shopping, restaurants and banks. Minutes to Ocean beaches. Active community with FREE 18 HOLE PAR 3 golf course. MINT...MINT...Asking \$179,900



Interested in Selling
Please call for a Free Market Analysis
Prices are rising and Demand is High
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Panoramic Lake and Golf Course views
Great location walking distance to FREE 18 hole Par 3 golf course, shopping, banks and restaurants. Minutes to Ocean Beaches and I-95. Neutral tile plus laminate in bedrooms. Brand new roof 2023. A/C replaced. Updated bath has tiled shower. Vacant for quick close. Paid up recreation lease in full. Asking \$119,900... A MUST SEE