

Scammers Target Village Condo

Text and Photo by CVE REPORTER STAFF

Owners of a condominium in Century Village East came close to finding an uninvited and unwelcome resident living in their unit, and it was all the result of an elaborate scam.

Detectives from the Broward County Sheriff's Office are currently investigating how a CVE unit that was listed for sale suddenly became the subject of an illegal rental rip-off.

According to those familiar with the case, it started when the owners of a unit in Westbury listed their condo for sale. The *CVE Reporter* is not printing the specific unit,

See SCAMMER, pg 7



New and Improved Newspaper Website

Text and Photo by CVE REPORTER STAFF

The CVE Reporter is pleased to announce the launch of a new and improved website to better serve residents of the Village. The new site, at

CVEReporter.com, now lists more of the Village news, newly divided into categories. For example, all club news can now be found together under the club news section. Readers can click on the "All news" section at the top of the home page to be taken to the new and improved news section. The new site also has a robust search function. Type in any word in the search bar and any story containing the word will be instantly listed. The updated site also

C. Search.

makes it easier to submit your stories for publication. Simply click on "Send your story" on the top of the page and you can either upload your story or type it right into the webpage. You can include pictures to run with your news.

Advertisers also have an updated section in which all ads can be ordered, submitted and paid for online.

Readers are invited to visit, explore, and enjoy the new and improved site.

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PROPERTIES IN CONTRACT

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Ellesmere A	2/1.5 Highrise	\$179,900
Oakridge P	a construction of the second se	
Oakridge A	2/1.5 Highrise	\$174,900
Newport S		\$154,000
Newport U	2/1.5 Highrise	\$149,900
Markham O	2/1.5 Garden	\$146,000
Markham O	2/1.5 Highrise	\$136,900
	1/1.5 Garden	
RECENTLY CI	OSED SALES	

THE CHITTET C	LOOLD ONLED	
Keswick C	2/2 Highrise	\$175,000
Tilford F	2/1.5 Garden	\$197,000
Markham M	2/1.5 Garden	\$173,000
Oakridge A	2/1.5 Highrise	\$170,000
Prescott H	1/1.5 Garden	\$140,000
Lyndhurst M	1/1.5 Garden	\$109,900
Harwood F	1/1.5 Highrise	\$105,000
	1/1 Highrise	

lew Listings

Oakridge A2/1.5 2nd FL/Highrise Beautiful Waterview w/Fountain. 1/2 Bath Converted to Full\$165,000 Bath w/Tiled Walk-in Shower. Fully Furnished. Markham C2/1.5 2nd FL/Garden Waterview. Ceramic Tile Floors. Shower Stall in		Corner. Ceramic Tile Floors. Enclosed Patio w/A/C Furnished. New Elevator in Bldg. Non Rental.	\$175,000
Primary Bath. Enclosed Patio. Bldg. has Lift. Furnished. Tilford S. 2/1.5 1st FL/Garden Open Kitchen w/Granite Countertops. New Electrical Panel \$140,000 Enclosed Patio. Furnished. Walk to Pool & Tennis. Cambridge F .1/1.5 4th FL/Highrise Water View. Fully Remodeled w/Lots of Storage Built-ins \$229,000 Open Kitchen. Furnished. Markham K 1/1.5 1st FL/Garden Bright & Spacious Corner. Open Kitchen/SS Appliances \$165,000 Granite Counters. Ceramic Floors. Freshly Painted. Furnished. Updated Open Kitchen w/Black Granite Counters. Ceramic \$134,900 Tile & Laminate Floors. Enclosed Patio. Parking right in front. Updated Open Kitchen & Bathrooms. Tile & Laminate \$119,900 Flooring. 2 New Window A/Clis. Unfurnished. Rentable. State Open Kitchen & Rentable. \$119,900	-		\$165,000
Enclosed Patio. Furnished. Walk to Pool & Tennis. Cambridge F .1/1.5 4th FL/Highrise			\$159,900
Open Kitchen. Furnished. Markham K 1/1.5 1st FL/Garden Bright & Spacious Corner. Open Kitchen/SS Appliances			\$140,000
Granite Counters. Ceramic Floors. Freshly Painted. Furnished. Farnham D 1/1.5 1st FL/Garden Updated Open Kitchen w/Black Granite Counters. Ceramic\$134,900 Tile & Laminate Floors. Enclosed Patio. Parking right in front. Newport P 1/1.5 1st FL/Garden Updated Open Kitchen & Bathrooms. Tile & Laminate\$119,900 Flooring. 2 New Window A/Cls. Unfurnished. Rentable.			\$229,000
Tile & Laminate Floors. Enclosed Patio. Parking right in front. Newport P 1/1.5 1st FL/Garden Updated Open Kitchen & Bathrooms. Tile & Laminate			\$165,000
Flooring. 2 New Window A/Clis. Unfurnished. Rentable.			\$134,900
Durham A 1/1 2nd FL/Highrise Gorgeous Water View. Open Kitchen w/SS Appliances			\$119,900
Tile Flooring. Enclosed Patio. Furnished. Rentable after 1 Yr.			\$129,500

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Information to contributors. The *Reporter* reserves the right to edit, accept and refuse articles in the interest of

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brevity, clarity and the appropriateness of subject matter.

Residents are advised to check that the company or person they are hiring is licensed and insured.

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Mission statement. As the only monthly newspaper for the owners and residents of Century Village East, the mission of the *CVE Reporter* is to chronicle the events that make Century Village East a great place to call home. From news, events and opinion on a community-wide level, the Reporter is committed to being the source for essential information and entertainment for all owners and residents of Century Village East.

As We Celebrate And Give Thanks To The Bountiful Harvest That Is Thanksgiving, Let The Miqueiro Team Bring Abundance to YOU by Listing With US!

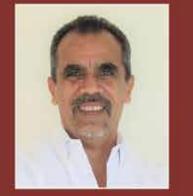
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2023 Election

Text by SHEILA PASCAR, Election Committee Chair, Resident Contributor

The following is resident contributed content. We welcome resident contributions, however, please note The *CVE Reporter* is not responsible for its content or accuracy.

Voting format for 2023 COOCVE directors: All COOCVE directors appointed or voted in by January of 2022 will be voting in person this year.

WE WILL NOT BE VOT-ING THROUGH BECKER BALLOT.

Please check with your building President and find out if you are a COOCVE director or alternate director for your building. Alternate directors only vote if your director is not there to vote in person.

In person voting will take place on January 17, 2023 in the party room at the clubhouse.

Start to gather your thoughts for questions you would like to ask the candidates. Watch for the insider, message boards and the December issue of the reporter for who your candidates will be.

All questions to the candidates must be received by December 13, 2022 in a sealed envelope. Hand deliver or mail

questions to Master Management, 3501 West Drive, (next to Le Club). Thank you,

Sheila Pascar Election Committee Chair

Protect Yourself from Imposter **Phone Scams**

Text by CVE REPORTER STAFF

Scammers are notorious for pretending to be someone you would normally trust, and who better for scammers to pretend to be than your local law enforcement.

Consumers should be aware of phone scams in which the scammers spoof the main line number of the local police or sheriff 's office to contact their victims and falsely advise that they are part of an ongoing investigation and need to cooperate in order to avoid criminal charges. The victim is then instructed to purchase Visa gift cards that will later be collected by an "officer" via phone, text, or email.

This is a common phishing scam operating from outside the United States. All the scammers need are the gift card numbers to access the victim's money through the gift card issuer's website. Once they have the money, it is nearly impossible for a victim to recover. Gift cards are for gifts not for paying bills, fees, or fines. Additionally, local police and sheriff 's offices will not ask for your financial information or sensitive data over the phone, and they will not try to persuade you to purchase anything on behalf of law enforcement.

If you receive calls like this, hang up and call local law enforcement to report it.

From SCAMMER, pg 1

nor the names of the owners to preserve their privacy. Like all real estate sales, the publicly available sales listing included the address, details of the unit, and sale price. \$1,200 security deposit and the \$1,000 monthly rent in advance using an online Zelle money transfer account.

The scam was uncovered when the would-be tenant contacted officials in Century Village East for information on what was required to obtain a Village ID, and various other necessary items. It was only then that all the pieces fell into place, and the owners were notified that someone had listed their condo for rent. or other contact information, and placing the modified ad on another site," according to the FTC. "Other rip-off artists make up listings for places that aren't for rent or don't exist and try to lure you in with the promise of low rent,

Celebrate our War Heroes

Text by CVE REPORTER STAFF

The City of Deerfield Beach will host a Veterans Day Ceremony on Friday, November 11, 2022, from 9:00 am – 10:00 am at Branhilda Richardson-Knowles Memorial Park, 411 SE 2nd St, Deerfield Beach. The ceremony "Honoring All Who Have Served" is free, open to the public and will include guest speakers and light refreshments.

BEDROOM RENTAL WANTED

Senior looking to rent a bedroom in Century Village, Deerfield Beach from December to the end of March. 514-486-8139 renee8102a@gmail.com

Handy Man

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- Screen Repair
- Repair wheels on sliding door
- Repair windows
- Painting
- Plumbing
- Electrical
- Dish washer repair
- Light Fixtures
- General repair

That was all the information needed for the scammers to launch their scheme.

While the real owners ran their listing to sell the unit, someone else took the same information and created a phony listing to rent the unit. The fake rental listing was posted online with the headline: "Move-in ready condo for rent!!!!"

An unsuspecting tenant answered the rental ad listing, and thought she was going to be renting the Century Village East condo. The scammers prepared a forged "Certificate of Ownership" complete with the sale price listed by the owners, and sent the would-be tenant a fake lease with the condo address requiring her to pay the "I thought it was horrible," the owner told the *CVE Reporter*. "I never thought this could happen. It is good for anyone to know about this so there are no other victims in the Village."

According to the Federal Trade Commission, scammers often advertise rentals that don't exist or aren't available to trick people into sending money before they find out the truth.

"Some scammers hijack a real rental or real estate listing by changing the email address or great amenities. Their goal is to get your money before you find out."

Experts warn the signs of a scam may include requiring funds be wire transferred. Wiring money is the same as sending cash — once you send it, you have no way to get it back. Another sign is if they want a security deposit or first month's rent before you've met or signed a lease.

Fortunately for the condo owners, the scam was uncovered before the surprise tenant arrived at the front door, and they were not financially impacted. But experts warn if you are listing your condo for sale, you should routinely search your address online to ensure it is not being used elsewhere in a phony listing.

Gil Aharon 561-809-9319

BROWARD SHERIFF Non-Emergency 954-764-HELP (4357)

DEERFIELD FIRE RESCUE Non-Emergency 954-480-4340

All Emergencies ⇒ 911



Come and See What's Happening in Your Century Village East Clubhouse Library

Text by CLUBHOUSE LIBRARY STAFF, Resident Contributors

The following is resident contributed content. We welcome resident contributions, however, please note The CVE Reporter is not responsible for its content or accuracy.

Books for Sale Do you want a book to take on a trip, without having to return it? Come to the Clubhouse Library and browse our sale shelves. You'll find hardcover and softcover novels, pocket paperbacks, and non-fiction covering finance and history to hobbies and health.

Have books to donate? Please, only donate books published within the past 10 years, unless they are nonfiction.

Yes, the Clubhouse has a library, across the hall from the billiard room. Originally a small closet, moving into a new location, we now have more than 5,700 books in our collection. New books, in regular and large print, are ordered every month to add to our Reserved shelves. Here are some of the books that have recently been added.

Regular Print

• Distant Thunder, Stuart Woods

Blackbriar Genesis
(Robert Ludlum's),
Simon Gervais

21st Birthday,

James Patterson

22 Seconds,

James Patterson

Demon Copperhead,

Barbara Kingsolver

The Twelve Long, Hard

Topsy-Turby

• Very Messy Days of Christmas, James Patterson

• Our Missing Hearts, Celeste Ng

• The Christmas Spirit, Debbie Macomber

• The High Notes,

Danielle Steel

Holiday in Virgin River,

Robyn Carr

Large Print

 The Ringmaster's Daughter, Carly Schabowski The Marvelous Monroe Girls, Shirley Jump Debonair in Death (Murder She Wrote), Terrie Farley Moran Shadow in the Glass, M. E. Hillard • The Big Dark Sky, Dean Koontz Dog Friendly, Victoria Shade • The Bourne Sacrifice (Robert Ludlum's), **Brian Freeman** • Hero Wanted, Bertina Krahn The House Across the'

Lake, Riley Sager

Black Dog, Stuart Woods

Cold Cold Bones,

Kathy Reichs

Friends of the Library and the Reserved Circulation When new books arrive in the library they are first shelved in the Reserve section, for Friends of the Library. Friends have first availability of these books, and may reserve a book, if the book has been checked out. A \$3.00 annual donation to the Library is all that's required to become a Friend of the Library Become a Friend and be one of the first to read best sellers and other new books, and select a free book from those on sale.

We Are More Than Just Books The library has a boutique. All boutique items are donated, and the proceeds go to buy more books for the library. Come see all the items for sale. The Library offers a unique array of items for sale in our Boutique. There is a wide variety of jewelry, handbags, housewares, artistic treasures, puzzles, knickknacks, crystal glassware, baskets and collectibles. Don't miss the bargains on the dollar cart, along with greeting cards, CDs, and DVDs, calendars and baskets.

Need something new to hang on your walls at home? The Library has art in most sizes, styles and media. Currently, most of the art work has been marked down 50% off the original price. Now is the time to redecorate!

Now that you know the Clubhouse has a library, come and visit! We are open Monday through Thursday, 10 a.m. to 2 p.m. Upcoming holiday closures are: November 11 for Veterans Day, November 24 for Thanksgiving.





can be found on our website:

CVEreporter.com

You can read top stories or view the entire paper.





Jewish High Holidays at Temple B'Nai Shalon

Text and Photo by PAUL SCHEINER, Resident Contributor

The following is resident contributed content. We welcome resident contributions, however, please note The CVE Reporter is not responsible for its content or accuracy.

The recent Jewish High Holy Days were recently celebrated at the Village's Temple B'nai Shalom. Temple B'nai Shalom is a non-denominational, egalitarian, Jewish congregation dedicated to preserving Jewish traditions and providing led by Cantor Gary Sherman, as well as a variety of holiday celebrations and social & amp; educational events.

Our services and events are open to all at CVE as well as the surrounding community. Services can be enjoyed in person at the Activities Center We recently started "munch and learn" sessions presented by Cantor Gary Sherman. Bagels, cream cheese, coffee, tea, and pastries are served. These classes are free, but donations are always welcome. If you enjoy theater shows, we have recently attended the Broadand "family feud" (temple tumult) games have been a lot of fun.

In addition, we will be going on a Caribbean cruise in March; over thirty cabins have been secured so far on the NCL Joy. Come join us and participate in our fun, congregation and participate in its offerings. Both full time Floridians and snowbirds are welcome. If you are interested in becoming a member or finding out about upcoming events, please contact either Sheila Sims (954-421-7445) or Paul Scheiner (630-452-1131).

a welcoming socialenvironment. Congregants participate in our Friday night services or via zoom and we welcome family and friends to celebrate with us. way musical "Rent" at FAU and "Young Frankenstein" at the Willow Theater. Our trivia

social and spiritual activities. Membership is open to all who wish to support the

Gratitude





Young Israel Welcomes You

Text by Michael Tannenbaum, Resident Contributor

The following is resident contributed content. We welcome resident contributions, however, please note The CVE Reporter is not responsible for its content or accuracy.

There is a treasure at Century Village which many people have enjoyed in the past and continue to frequent regularly. Whether they visit on a daily, weekly or occasional basis, people have found the Young Israel of Deerfield Beach (YIDB).

Just outside the Century Village gate, the Young Israel is housed in a beautiful building, conducts religious services, offers classes, lectures, films, social events, and many other gatherings appealing to a variety of interests.

If you have not yet had the opportunity to participate in Jewish religious and/ or communal activities, or you are reluctant to come to services, don't be. If you need assistance with the prayers, help will be provided. If you seek assistance with reading Hebrew, we will assist! Stop by the office and ask for Michael Tannenbaum, Membership Chairman, or Steven Schoenfeld, President.



Lexophilia

Text by SID BIRNS, Resident Contributor

The following is resident contributed content. We welcome resident contributions, however, please note The *CVE Reporter* is not responsible for its content or accuracy.

A lthough not in the dictionary, it is reported that "Lexophile" describes a person who loves sentences such as, "You can tune a piano, but you can't tuna fish," and "To write with a broken pencil is pointless."

An annual competition is

held by the 'New York Times' to see who can create the best original lexophile.

This year's submissions: • I changed my iPod's name

to Titanic. It's syncing now. • England has no kidney bank, but it does have a Liverpool. • Haunted French pancakes give me the crepes.

• This girl today said she recognized me from the Vegetarians Club, but I'd swear I've never met herbivore.

• I know a guy who's addicted to drinking brake fluid, but he says he can stop any time.

A thief who stole a calendar got twelve months.
When the smog lifts in

Los Angeles, U.C.L.A.

I got some batteries that were given out free of charge.
A dentist and a

manicurist married. They

fought tooth and nail. • A will is a dead

• With her marriage, she

got a new name and a dress.

• Police were summoned to a daycare center where a three-year-old was resisting a rest.

• A bicycle can't stand alone; it's just two tired.

• The guy who fell onto an upholstery machine last week is now fully recovered.

• He had a photographic memory but it was never fully developed.

• When she saw her first strands of gray hair she

thought she'd dye.

• Acupuncture is a jab well done. That's the point of it.

• I didn't like my beard at first. Then it grew on me.

• Did you hear about the crossed-eyed teacher who lost her job because she couldn't control her pupils?

• When you get a bladder infection, urine trouble.

• When chemists die, they barium.

• I stayed up all night to see where the sun went, and then it dawned on me.

• I'm reading a book about anti-gravity. I just can't put it down.



Don't Forget! You Can Make a Difference!

Text by SHEILA PASCAR, Election Committee Chair, Resident Contributor

The following is resident contributed content. We welcome resident contributions, however, please note The *CVE Reporter* is not responsible for its content or accuracy.

CANDIDATES ARE NEEDED FOR OUR UPCOMING ELECTIONS FOR:

CENCLUB AND MASTER MANAGEMENT BOARDS

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Call Bryan 954-330-7768 CENCLUB BOARD HAS THREE (3) OPEN POSITIONS, EACH FOR A THREE-YEAR TERM.

MASTER MANAGEMENT BOARD HAS FOUR (4) OPEN POSITIONS. THE THREE CANDIDATES WITH THE HIGHEST VOTES WILL EACH SERVE A THREE-YEAR TERM AND THE FOURTH CANDIDATE WILL SERVE A ONE-YEAR TERM.

CANDIDATES MAY APPLY FOR ONE POSITION ONLY: CENCLUB OR MASTER MANAGEMENT

Deadline for submittal of the application form and bios is Wednesday, November 9th at 3:00 p.m. All applications may be by mail or hand delivered to the Master Management office, 3501 West Drive (next to Le Club). Please submit all forms in a sealed envelope with your name on the front.

Thank you,

Sheila Pascar Election Committee Chair

THE MAYOR'S MESSAGE

By BILL GANZ, Mayor/City of Deerfield Beach

Happy November, Century Village friends, and neighbors,

I hope you are all looking forward to the holidays and cooler weather. As we approach the season's festivities, I think about the thousands of our fellow Floridians on the west coast who have lost so much after Hurricane Ian barreled through their area. This is why I remind you to please never ignore hurricane warnings. Watch for the advisories from the local government. If you are not signed up for our crisis communication alerts, AlertDFB, do it today. Just visit www.dfb.city/AlertDFB, click *Sign Me Up*, and follow the prompts. When you sign up, you will receive phone calls and text alerts letting you know when it's time to pack up and go. Friends, we live in south Florida and must do our part to ensure we are connected to city resources and information.



Additionally, the State of Florida has implemented the Florida Disaster Fund. It is a private fund to assist Florida's

communities in recovering from an emergency or disaster. This money goes directly to disaster victims and funds recovery and response activities. I hope you will consider donating to this worthy cause. If you give for the Hurricane Ian event, all administrative and credit card fees have been waived, so 100 percent of donations go directly to Floridians.

To give, go to https://www. volunteerflorida.org/ and click *Donate*. If you prefer to give by check, make your check out to "Volunteer Florida Foundation" and include "Florida Disaster Fund" in the memo line.

Mail your checks to: Volunteer Florida Foundation

Attn: Florida Disaster Fund 1545 Raymond Diehl Road Suite 250

Tallahassee, FL 32308 Friends, keep our west coast family in your thoughts and prayers. Have a safe and

blessed Thanksgiving. Bill Ganz Mayor

From the Commissioner

By BERNIE PARNESS, District 3 Commissioner

Hello neighbors, Many of you have already participated in early voting. If you have not and plan to vote on November 8 with the rest of America, we have you covered. You can place your votes for the midterm elections at Le Club here in the village.

The issues, in my view, are pretty simple. One party wants to cut Social Security, and the other loudly refuses to do that. One party wants to dictate to women what they can do with their bodies by outright banning abortion everywhere – to the extent of making no exceptions in cases of rape or incest. The other party believes a woman should make that decision privately with her doctor.

Inflation is a global problem facing the world and not the fault of any president. A legitimate economist will explain that the pandemic and the war in Ukraine are contributing factors. Please do not think in red or blue, right or left, liberal or conservative. Instead, think about what



makes common sense. We have severe problems in our country, and instead of addressing those, we are wasting our time and energy on cultural wars. Let's be better than that!

Finally, on the ballot will be an amendment to our city charter, allowing our elected officials (mayor and commissioners) to serve a third term. Hear me clearly; this is not a power grab by politicians, as some have loudly assumed. Instead, this opportunity will allow voters who believe their city commissioner deserves a third term to run one last time. It also helps to keep some continuity on the dais. Remember, as a voter, you still have the power to deny any politician a third term. I say vote "yes."

I am always available to help by calling me at 954 870 0214 or 954 415 5658 anytime. You can find me on the second floor of the clubhouse for consultation on the first and third Mondays of the month, 9:30 AM – 12:00 PM.

Have a great Thanksgiving! Bernie Parness Commissioner

A Message from Marty Kiar, Your Property Appraiser

By MARTY KIAR, Broward County Property Appraiser

inherited their exemptions on reg

regarding your Homestead

Quarterly Installment

▲ Office does not set your tax rates, collect property taxes, or determine how the tax revenue is allocated by local government. Florida law requires our office to assess all property based on the market data on January 1 of each year. We are also able to grant taxsaving exemptions to qualified applicants. The property tax bills are mailed by the Broward County's Records, Taxes & Treasury Division. If you have questions regarding the payment of your tax bill, please contact their office at 954.831.4000 or visit their website at https://www. broward.org/

Records Taxes Treasury Where Is My 2023 Homestead Exemption?

The tax bill you received



this November from the Broward County Tax Collector is for the 2022 tax year. If you purchased your home in 2022 and the previous owners of your new home were entitled to and received Homestead Exemption or any other exemption on January 1, 2022, you may have

your 2022 property tax bill. Florida Statutes require these 2022 exemptions be removed for 2023 and the property be reassessed at the 2023 Just/ Market Value. This will often result in an increase in your 2023 property taxes so it is important you apply for 2023 Homestead Exemption and any other exemptions for which you may qualify. Your new 2023 Homestead Exemption will be reflected next year on all 2023 property records, notices, and tax bills. Any exemptions applied to the tax bill are totaled and shown in the third column "Exemptions" on the individual tax bill. Any new 2023 Homestead Exemptions will show online in late-December. If you have any questions

Exemption or other tax-saving exemptions, please contact our Customer Service Department at 954.357.6830.

Escrow Adjustments for 2022 Tax Bills

The Property Appraiser's Office does not handle anything related to the financing of property. If you make monthly escrow payments for your property taxes, your mortgage or escrow company typically does an escrow analysis after paying your annual tax bill. After this analysis, your mortgage company will contact you directly if there is any change to your monthly payment. Should you have any questions about this, you should contact your mortgage company for assistance.

Payments

If you pay your property taxes through Broward County's quarterly installment plan, any newly approved 2022 exemptions will be applied to the 3rd and 4th installment payment amounts. Any adjustments for 2022 are made on the final two quarterly 2022 installment tax bills.

If my office can ever be of assistance to you, please do not hesitate to contact me directly at martykiar@bcpa.net. Take care, Marty Kiar

You're My Best Friend



2022 - COOCVE EXECUTIVE BOARD

President	Carol Freedman
1st Vice President	Macky Bachelor
2nd Vice President	Richard Rosenzwe
Treasurer	Rich Wiener
Controller	Howard Silverston
Sergeant-at-Arms	Joe Cummings
Secretary	Kathleen O'Reilly

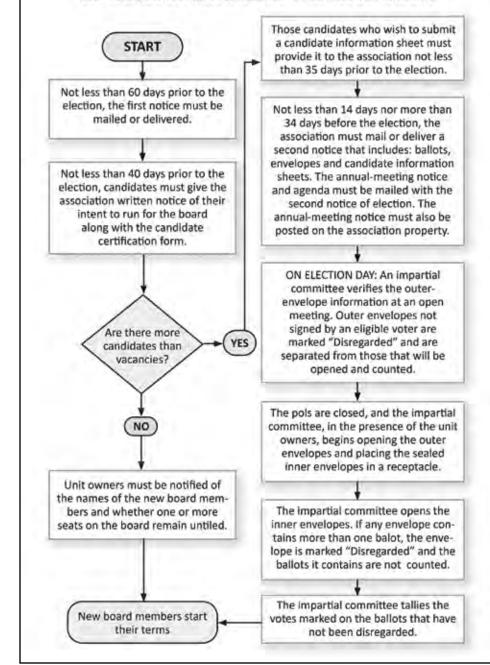
WEBSITE: SPOTLIGHT OF THE MONTH

Check out this flowchart for all the election decisions and timing for your Association Board Elections: <u>https://coocve.com/election-information</u>

ig

ELECTION FLOW CHART

NOTE: This chart summarizes the election procedures prescribed by the Condominium Act and the Cooperative Act. If your association has 10 or fewer units and has properly adopted alternate election procedures, this flow chart may not apply. For more information, see "alternate Election Procedures" in the Election Brochure.



COOCVE'S ROLE IN THE COMMUNITY

COOCVE's primary role is to educate, communicate and empower the Building Associations and their condo owners. Century Village is unique in that it has 253 separate Building Associations, a Condominium Owners Association (COOCVE) plus two additional management entities - Master Management and CenClub, each with different responsibilities. COOCVE helps Owners and Association Board Members communicate with each other and with the two management entities.

We support Owners and Board Members by providing seminars, classes, articles, shared documents, and a website (COOCVE.com) full of resources to help them understand what rights and responsibilities they have regarding Florida Condominium Law.

DID YOU KNOW?

Your President or Board must enforce rules consistently for all unit holders (no 'selective enforcement). This applies to all bylaws and rules including parking space allocation, use of common space, noise and other nuisances, etc.

Deliveries into the village must be completed between the hours of 8:00 am and out of the Village by 5:00 pm Monday - Saturday. **No exceptions.**



COOCVE is receiving increasing reports about realtors attempting to purchase condos with the intent to use them as rentals for underage occupants (in some

cases, college students). The buyers may actually represent investment groups (which they may not be

disclosing or which may be prohibited by your building docs). Be aware that Boards have the right to decline purchases for misrepresentation of information, as well as any violation of your bylaws or rules. Once these buyers are allowed to install underage renters, it can be very difficult (and expensive) to remove them.



Presidents! Please stop by, say "Hi" and pick up your Welcome Guide! We'd love to see you and sure you get your very own copy,

chock full of info for your new owners and renters.

DO YOU KNOW WHO YOUR COOCVE DIRECTORS ARE?

And no, they probably *aren't* your Building Board Directors (*although they could be*).

Each building has at least one COOCVE Director (and could have as many as 5, depending on your size - 16-24 units = 1 Director, 56-64 units = 3 Directors, 72-80 units = 4 Directors, 96 units = 5 Directors). You elect them as your COOCVE building representatives to represent your building to COOCVE and pick them at the same time at your regular Annual Board election meeting. They take office Feb 1 and stay till Jan 31.

They are your 'go-betweens' with COOCVE, reporting news back to your building from the COOCVE Board of Directors monthly meeting. They also vote on key COOCVE and CVE issues. This year they will approve some COOCVE expenditures, elect the boards for Master Management and Cenclub and approve any COOCVE Bylaw changes. NOTE: If you are missing your full complement of Directors, your board can appoint them now to fill out the 2022 term so they can vote in the upcoming elections of CVE Directors.

Board of Directors Meetings are usually the 3rd Tuesday of the month. There are reports from Master Mgt., CenClub, the City Commissioner, Sheriff's Dept., Management Companies and other relevant committees. Directors may ask questions, share information and bring up topics for discussion and investigation. This is one important way for individual buildings to have a voice in what is happening in CVE. Directors should take relevant information back to their Condo Board and to their Residents.

OWNERS: MAKE SURE YOU HAVE A LEGAL BOARD ... OR LOSE IT!

- You may not realize that your Board must have

 at least 3 members in order to legally function.
 There must be a President, Secretary and Treasurer. Your Bylaws either state the number of

 Board members or how the number will be
 set by the members of the Association. If the
 number is not established, then the Board shall
 consist of five (5) members. 718.112(2)(a) F.S.
- If you do not have the required number or those 3 officers, the State can place your Board into Receivership and appoint a Receiver to continue the management of the affairs of the Association. That could be very expensive for Owners. The expenses of the receivership, including the receiver's salary, court costs, and attorney's fees become common expenses of the Association and will be shared by all the owners. 718.1124(5) F.S. That expense could be
- When an Association fails to fill vacancies in sufficient numbers to constitute a quorum as required by the bylaws (and state law), the management and operation of the Association would normally just cease. To Board shutdown, the Condominium Act makes special provision for operating the Association. Any unit owner may apply to the Circuit Court for appointment of a receiver to continue the management of the affairs of the Association. 718.1124 F.S.
- An Owner seeking appointment of a receiver must use a <u>special form</u> and <u>give thirty (30)</u> <u>days' notice</u> to all other owners by certified mail or personal delivery prior to filing suit by mailing notice and posting a copy in the community. 718.112 (1) and (2)
- If the remaining owners do not take the thirtyday opportunity to fill the vacancies, the

as high as \$1,200 per month!

Here's the fine print...

court may appoint the receiver to run the affairs of the condominium.

CALENDAR

Nov. 16 - Area Chairs Meeting9:30 amZOOMNov. 22 - COOCVE BOD Meeting9:30 amZOOMNO NOVEMBER PRESIDENTS FORUMDec. 14 - Area Chairs Meeting9:30 amZOOMDec. 20 - COOCVE BOD Meeting9:30 amZOOMNO DECEMBER PRESIDENTS FORUM

COOCVE CONTACT INFORMATION

Office Hours: Open 9:30 - 12:00 Monday, Tuesday & Wednesday Email: COOCVE@COOCVE.com

3500 West Drive Deerfield Beach, Florida, 33442 954-596-0775 www.coocve.com



INSDE CUE

COOCVE President's Report

By CAROL FREEDMAN, President/COOCVE

Tell, although we managed to make it thru Ian relatively unscathed, it provided us a 'dry run' for our responsiveness. Master Management did an outstanding job of keeping the Village informed via timely Insider reports and were quickly out with cleanup efforts, along with our property management companies. Unfortunately, our neighbor Kings Pointe did not fare as well ... and provided us with a dramatic demonstration of the power of tag-on tornados. We're not used to dealing with tornados and may want to heed those pesky tv alert warnings more carefully. At the very least,



stay away from windows and go to the center of your place,

ideally the bathroom.

Our buildings are beginning their painful budgeting planning and many will be having budget approval meetings this month and next. Buildings are trying hard to (re)build their reserves and prepare indeterminate insurance increases, while doing their best to minimize coupon increases and special assessments. It's a challenging process since many of the costs are still not certain. What is clear is that they will be going up, although we wait for the State Legislature to release clarifying legislation for SB4D and the impact on the insurance

agency after the hurricane season ends.

Our COOCVE Buying Group is busily researching group deals and discounted packages for the range of things that Presidents and owners have requested. Perfect time for a special deal for high impact windows and door packages as well replacement hot water heaters. Stay tuned for updates on items, prices and processes.

Webpage redesign has begun and we hope to have a new look by December. In addition, we're hiring an office assistant to help our volunteer staff catch up and get ahead on some of upcoming project implementation. We hope to have everything running smoothly by December.

Finally, we know owners are anxious to be returning to live COOCVE meetings and we are planning to do that by January, if not before. We are still working out logistics for handling the potential size of our gatherings (60-200 attendees, depending on the meeting), managing check-ins where needed, and protecting against any remaining, stubborn covid remnants. We will continue zoom coverage for all those who prefer to participate from the comfort and safety of their homes.

I.D.'s and GUEST PASSES

Bay Management

All Owners / Renters MUST have an ID to enter the Clubhouse. All guests MUST have personal ID on their person at all times. Admittance to the Clubhouse will be denied if the appropriate ID is not available and presented to Security for review.

Guests

Guest must always be accompanied by CVE resident to the I.D. Office or a letter from the home owner (when not in residence) giving permission to occupy the condo is required, along with the building president's signature and the building seal. Approval form is available at the I.D. and Staff Offices.

2-14 Day Passes \$10

A pass for more than fourteen (14) days is at the discretion of the Board of Directors of your building, no exceptions. Approval form must have the signature of the building president and the building seal.

Additional consecutive weeks \$25

These additional weeks would be considered weeks three (3) and/or four (4) of the same 29 day period. After 29 days, a guest is considered an occupant and, in terms of the Clubhouse use, a background check must be done.

*14 day passes cannot be purchased consecutively. There must be 14 days between your last date on the previous pass and the date in which you are purchasing a new 14 day pass. If purchasing a pass inside the 14 day period you must purchase an additional week at \$25.

Occupant

Any individual residing in an unit more than 29

Guest Privileges

A guest pass entitles the holder to the use of all facilities, with some limitations.

Fitness Center

November 1 through March 31, guests can only access Fitness Center after 1 p.m.; April 1 through October 31, guests may use Fitness Center the centers regular hours.

Show Tickets

If space is available, guests exhibiting a guest pass will be able to purchase show tickets; without a guest pass, guests must be accompanied by a resident or tenant. Guest tickets may have a surcharge added to purchase price.

Classes

Guest cannot participate in any classes offered by Recreation, including tennis, swimming or aerobics.

Gate Pass

Relatives who are frequent visitors of a CVE resident must show a valid Florida Driver's License or proof of residency within a 50 mile radius, a Gate Pass form signed by the CVE resident and the Building President and affixed with the Building Seal. Gate Passes are renewed on a yearly basis at the managements' discretion. Cost is \$25 per year. Guest Pass

Companion Form signed by the president. The companion form must also have the building president's seal. First tome Companion Pass requires a picture I.D. This pass can be renewed every 30 days for a \$5 fee by presenting the completed form, including the president's seal. The Companion pass only allows entrance to the village; it does not provide any recreational privileges.

Car Sticker Regulations

BAR CODE: When you change cars, you must return your bar code (decal) even if in pieces. Remove your bar code and return to the I.D. office in order to be issued a new bar code.

Renter Pass Requirements

- 1. Signed lease: must not be for less than three (3) months.
- Certificate of Approval with Building Seal.
- 3. Owners I.D. turned into the I.D. Office.
- 4. Cost is \$50 per person per year, which
- includes a bar code.
 - 5. Background check is required.
 - 6. All tenants must register their vehicle with the I.D. Office.

When selling your unit all I.D.s, passes and bar codes must be turned into the I.D. Office

consecutive days is considered an Occupant. A background check is required for recreational facility use.

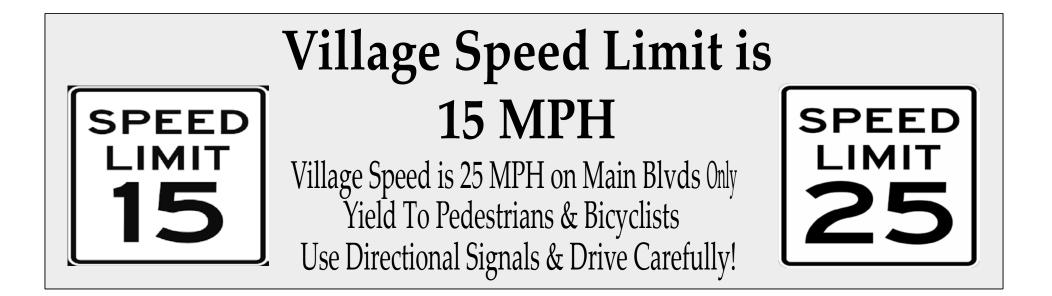
form is available at the I.D. Office.

Companion/Nurse/Aide Pass

The Companion Pass requires a 30 day

incur a \$100 fee payable at closing.

There will be no fee exceptions once a unit has closed – i.e. if an item is found and turned in AFTER the closing there will be no refunds.





Are You Ready for Your Close-Up?

Text by NAN WEINER, Resident Contributor

The following is resident contributed content. We welcome resident contributions, however, please note The CVE Reporter is not responsible for its content or accuracy.

The CVE Photography Club expects to be meeting in-person beginning Tuesday November 15th from 10:00am to 12:00pm in GP-F. The Club has members at all levels. Some who only shoot with their phones while others use advanced DSLRs. At the meetings, we show our photos and provide members with constructive feedback. We often have speakers on topics of interest to the club.

Periodically, members go out "shooting" together which provides a learning experience and an opportunity to try new places to photograph. If you are interested in joining the Club and have a place in CVE, come to a meeting or email CVEPhotoClub@ gmail.com.

A \$5.00 membership fee will be charged this season. If you want more information about the Club, just email us with your phone number and a member will give you a call. If we can have in-person meetings they will occur every week.

Computer Club Update

Text by BARRY COWEN, Deerfield Beach Computer Club (DBCC) President, Resident Contributor

The following is resident contributed content. We welcome resident contributions, however, please note The CVE Reporter is not responsible for its content or accuracy.

Greetings Everyone: As President of the DBCC since 2005, I welcome you to join our growing family. We meet two Fridays per month via Zoom at 10:00am. We offer free membership, so there's no excuse not to join us anywhere on any Internet capable device. We offer many services and experiences that seniors



Text by LARRY COHEN, Resident Contributor

The following is resident contributed content. We welcome resident contributions, however, please note The *CVE Reporter* is not responsible for its content or accuracy.

If you enjoy a relaxing game of bridge, join us Wednesday and Friday from 12:30pm to 3:00pm in card room A in the Clubhouse. All players must be familiar with the most common conventions. If interested, call Larry for more information at 508-259-5381. need to make their personal and technological lives easier. Since October was Cyber Security Awareness Month, we held a special class on Cyber Safety, discussed the October 11 and 12 Amazon Prime Days results, Pumpkin Day, and much more.

Our objective is to "edutain" everyone by making learn-

ing meaningful and fun in a respectful non-threatening family-style environment.

To learn more about us, visit our club site at https://www. db-cc.net where you will find a gold mine of free member resources like useful links, printable handouts, member news, and much more. All participants receive an invitation to each Friday meeting on the Monday before that meeting and a reminder email in the morning of that meeting.

For more information, contact our Membership Director and CVE resident, Pete Zambito, at 954-941-4870 or call or text Club President Barry Cowen at 954-649-0445.

Rock n Roll Club

Text by DEBBIE JUNIPER, Resident Contributor

The following is resident contributed content. We welcome resident contributions, however, please note The *CVE Reporter* is not responsible for its content or accuracy.

H i rock and rollers yep it's that time of year again and we're going to start our season on November 17th with our annual sock hop Here is your invitation. It is at Le Club from 7:00pm to 9:00pm. Admission is free and snacks are allowed. Prizes will be given for the dance contest and costume contest so come in your poodle skirt if you have one. Flyers are available in the staff office. Music is by "The Jems."

STOP! Don't be a

CENTURY VILLAGE RESIDENTS * Come Celebrate Our 25th Year Anniversary *



<u>CLUB MENS</u>

Help Fill the Village with Music

Text by FAIGY GRZEDA, Co-President of the Choraleers, Resident Contributor

The following is resident contributed content. We welcome resident contributions, however, please note The CVE Reporter is not responsible for its content or accuracy.

re you that person Awho simply must sing along when you listen to music? Then maybe it's time to join the Choraleers!

We are your friends and neighbors who love to sing! The Choraleers rehearse every the choir as well as soloists

Wednesday from 10:00 a.m. until noon in the GPA room starting on December 7, 2022. Our annual show will be held on Thursday, March 9, 2020. We are planning a "potpourri" of musical offerings from

and small ensembles. Come to sing, have fun, and meet new friends. For more information, from November to April, please call Judy at 954-354-7054 or send us an email anytime at: cvechoraleers@ gmail.com



PULIA (E. PRIKS

Thanksgiving Day

Thanksgiving Day is a holiday that we celebrate each year, We join with friends and relatives that we hold so dear.

The turkey cooks, the kitchen smells so good, We gather together and give thanks as we should.

The cooking is done and after we have all eaten enough, Of all the traditional Thanksgiving stuff.

Let's all remember the sick, the poor and the frail, And give to others the food of friendship and aid And that is my Thanksgiving tale.

-SANDI LEHMAN

Are you over the age of 60 and live alone?

In case of an emergency, do you have the help you need?

If your answer is no, contact the

Senior Touchline.

2-1-1

Services:

Wellness checks

Daily reassurance calls

Social Contact

Emotional Support

Assistance during hurricanes.

To register call 954-640-5800



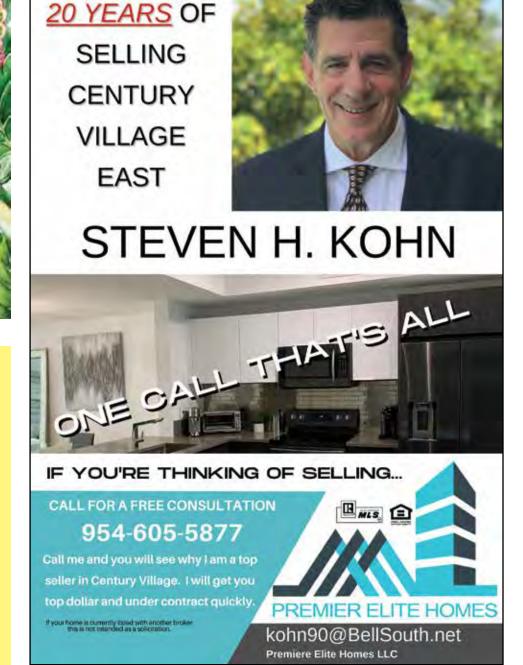
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Iwona Lewandowska

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ELECTRIC BIKES Do you have yours yet? Deal as much or as little as you want; throttle anytime. Fun, Affordable Electric Vehicles! Up To 28 mph Up To 28 mph S00 and 750W Motors



UniMed Health Care CVE LECTURE SERIES

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LEARN HOW TO GET A CAPTEL PHONE AT NO COST





UniMed Health Care

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UniMed IS THE ONLY CLINIC LOCATED IN THE VILLAGE.

Take CVE bus to the Tilford Tennis Courts

WEDNESDAY, NOVEMBER 9 10:00 AM OLD FLORIDA CAFE CVE CLUBHOUSE

LIMITED SEATING

TRUSTED BY CVE FOR 30 YEARS

FREE BAGELS & COFFEERAFFLE PRIZES



Marcel Rasa

Marcel Rasa began in music at an early age, 7, playing piano and violin which, he continues to play. Yet he found his voice much later singing complimentary bedside serenades at local hospitals and nursing homes. He has performed in stage productions at the Broward Center for the Performing Arts, the Crest Theater in Delray Beach, and various other venues. His fans deem him, "The most loving man to cross the stage!"

WITH SPECIAL GUEST

Marcela Rasa

Marcel's beautiful sister, Marcela Rasa, started performing at the age of five within the Romanian community throughout the Midwest. With her love of music and singing, she has delighted audiences with top Broadway hits, operatic arias, and songs from the 50s, 60s, and the 70s in numerous shows.





Featuring the Music of The Temptations & The Four Tops!

THE MOTOWNERS take you on a show band style musical journey through the history of Motown Music. It's the look, the moves, the vocal harmonies and the performers & the music of: The Temptations, The Four Tops, Smokey Robinson, Marvin Gaye, Wilson Pickett, Stevie Wonder and many more. Hear songs like: My Girl, Ain't too Proud to Beg. Get Ready, Beauty is Only Skin Deep, The Way You Do the Things You Do, The Girl is Alright With Me, Baby I Need Your Loving, Reach Out I'll Be There, I Can't Heip Myself, Standin' In The Shadows of Love and more classic Motown hits. The Motowners Ti-piece collaboration includes five vocalists along with a great rhythm and horn section of 6-musicians representing an authentic replica of a true Temptations and Four Tops concert.

SUNDAY

Ν

OV 27







Barely Manilow is the Ultimate Barry Manilow Tribute show! The amazing Jonathan Elgart will blow you away as he takes you back with hisincredible portrayal of Barry Manilow. You will be stunned how much he sounds like Barry!

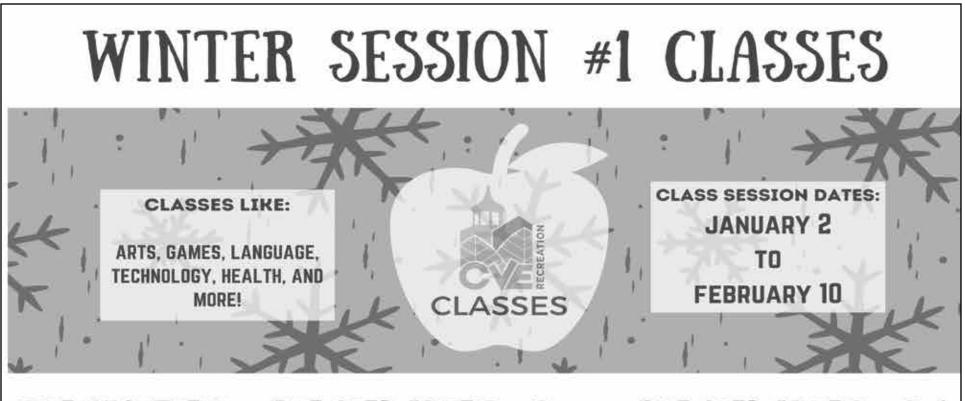


The Broward Pops Orchestra under the direction of Peter Fuchs and Richard Yaklich, will present a wonderful evening of music at CVE. On December 11th, the Broward Pops Orchestra will offer an evening of Holiday favorites that will bring holiday cheer to brighten up the festive season. Come join the Broward Pops Orchestra and celebrate the holidays in musical style.



SUNDAY DEC 11 AT 8PM

	Monday	Tuesday	Wednesday	400 Passcode CV	Friday	Saturday
8:00AM- 8:55AM	Low Impact Aerobics (Shon)	Low Impact Aerobics (Debbie)	Power Hour (Sharon)	Low Impact Aeróbics (Shon)	Low Impact Aerobics (Cleide)	Low Impact Aerobics (Cleide)
9:05AM- 10:00AM	Body Toning & Weights (Shon)	Body Toning & Weights (Debbie)	Core Yoga (Noncy)	Cardio Core (Shon)	Body Toning & Weights (Cleide)	Body Toning & Weights (Cleide)
10:10AM- 11:05AM	Low Impact Aerobics	Easy Stretch (Peggy)	Low Impact Aerobics	Low Impact Aerobics	Low Impact Aerobics	Pilotes (Cleide)
11:15AM- 11:45AM	(Shon) 30 min Easy Stretch (Shon)	30 min Perfect Posture & Balance (Debble)	(Debbie) 30 min Sit & Fit (Debbie)	(Shon) 30 min Easy Stretch (Shon)	(Cleide) 30 min Better Balance (Kim)	1 hour Yoga Stretch (Dashi)
11:55AM- 12:50PM	Line Dance (Mitzi)	Zumba (Samira)	Zumba (Samira)	Line Donce (Mitzi)	Zumba (Veronica)	
1:00PM- 1:55PM	Senior Fitness & Weights (Debble)	Senior Balance & Flexibility (Cleide)	Senior Fitness & Weights (Debble)	Senior Balance & Flexibility (Cleide)	& Weights (Debbie)	
2:05PM- 3:05PM	Pilates (Peggy)	Back In Action (Cleide)	Awareness Through Movements (Iris)	Back In Action (Cleide)	Awareness Through Movements (Iris)	
3:15PM- 4:15PM	Chair Yoga (Kim)	Restorative Yaga (Dashi)	Chair Yoga (Kim)	Restorative Yoga (Dashi)	Fab Abs & Core (Debbie)	
4:30PM- 5:30PM	Yoga Slow Flow (Kim)	(Halina)	Tai Chi (Dashi)			
6:30PM- 7:30PM	Belly Doncing (Joanne)					
Sec. 1	Monday	<u>Tuesday</u>	Party Room (a Wednesday	Thursday	Friday	Şabarday
8:00AM- 8:55AM	Power Hour (Guillermo)	Low Impact Aerobics (Shon)	Strength Training (Guillermo)	Pilates (Cleide)	Power Hour (Guillermo)	
9:05AM- 10:00AM	Strength Training (Guillermo)	Power Hour (Cloudia)	Power Hour (Sharon)	Body Pump (Cleide)	Chinese Therapeutic Exercise (Doshi)	·
10:15AM- 10:45AM	10:50-11:45 AM Intro to Pilates (Lindo)	10:10-10:40 AM 30 min Cardio Blast (Christine)	30 min Core & Glutes (Shoron)	30 min Core & Glutes (Sharon)	30 min Cardio Blast (Claudia)	
11:15AM- 12:10PM		Yoga Slow Flow (Kim)	Boot Comp (Albert)	Talji Qigang (Dashi)	Easy Stretch (Cleide)	
	Monday	Tuesday	Outdoor P Wednesday	Thursday	Fridag	Saturday
9:00AM- 9:55AM	1.15.11		9:35-10:05 AM Intra to Pilotes (Linda)		Abs & Core (Cloudio)	116
10:45AM- 11:45AM	Stretch (Guillermo)	Senior Strength (Christine)	10:10-11:05 AM Power Circuit (Albert)	Senior Strengt (Christine)	Ь	
12:00PM- 1:00PM	12:20-1:20 PM Abs & Core (Claudia)	Easy Stretch (Christine)		Easy Stretch (Christine)	Chair Yoga (Kim)	
1:15PM- 2:15PM					Balance & Fall Prevention (Kim)	
-	10000	Transfer	Outdoor F		Testan I	Commenter .
8:15AM-	Aquocise	Aquacise	Aquocise	Aquacise	Aquocise	Aquacise
9:15AM 9:30AM-	(Linda) Aquacise	(Cleide) Aquocise	(Cleide)	(Blanca) Aquacise	(Linda) Aquacise	(Claudia)
10:30AM	(Linda) Aquacise	(Lindo) Aquacise	(Blanca) Aquacise	(Lindo) Aquacise	(Linda) Aquacise	(Cloudia) Aquacise
11:45AM 12:00PM- 1:00PM	(Cleide) AquaFit (Guillermo)	(Linda) AquaFit (Susan)	(Claudia) AquaFit (Guillermo)	(Linda) AquaFit (Guillermo)	(Linda) AquaFit (Guillermo)	(Blanca)
10 15 1 A 40 PAP			Indoor Pe	ool	Fri. and 11PM-12PM	on Wed.
i iii	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
10:45AM- 11:45AM	-		dvanced Swim Lessons (Linda) Goggles required*			
12:00PM- 1:00PM	Arthritic Aquacise (Linda)	Beginner Swim Lessons (Linda) "Goggles required"	Arthritic Aquacise (Linda)	Beginner Swim Lessons (Lindo) "Goggles required"	Advanced Swim Lessons (Linda) "Goggles required"	
	Monday	Tuesday	Richmond F	2001 Thursday	Friday	Saturday
8:15AM-	Aquocise	Aquacise	Aquocise	Aquacise	Aquocíse	
9:15AM	(Susan)	(Claudia)	(Linda) Spin Rooi	(Claudia)	(Claudia)	-
	Monday	Tuesday	Wednesday	Thursday	Eniday Indees Oveline	Saturday
8:00AM- 8:55AM	Indoor Cycling (Cloudia)	(Peggy)	Indoor Cycling (Cloudia)	Indoor Cycling (Sharon)	(Peggy)	Indoor Cycling (Sharon)
9:05AM- 10:00AM	(Peggy)	(Peggy)	Indoor Cycling (Guillermo)	Indoor Cycling (Shoron)	Indoor Cycling (Peggy)	
10:10AM- 11:05AM	Indoor Cycling (Claudia)	Indoor Cycling (Claudia)	Indoor Cycling (Guillermo)	Indoor Cycling (Claudia)		
11:15AM- 12:10PM	(Claudia)			Indoor Cycling (Claudia)	Power Spin 11:15am-11:45am	



REGISTER: DECEMBER 2 - DECEMBER 26



Jazz Survivors



Jazz Survivors are an instrumental group that has been playing in South Florida for 25 years. They have performed at our Show At The Gazebo in February of this year and in 2021. Among their other venues, they have performed two dozen times at the City of Fort Lauderdale Sunday Jazz Brunch, other local festivals, and countless private parties. Their song list springs from the Standards of the American songbook. They love the greats of the genre, from Big Band to Swing, Bossa Nova, BeBop and Latin Jazz. As in February, the band is joined by singer supreme Debbie Orta, a bright light of Jazz vocals in South Florida for years. She can sing any style, with passion and respect. She will be backed by the trio of pianist Manuel Gamez, drummer Eloy Oliveros and bassist Bob LaMendola.



from 4:00pm - 5:00pm

Dinner On The Town Is васкі ——

> This Month we will be going to... Sawgrass Mills

Tickets are \$15.00 for the Bus Trip

Tickets can be purchased at the Box Office Monday - Friday 9:00am-4:30pm or at cenclub.com

Restaurants Include:

Ann Taylor, Armani, Banana Republic, Barney's New York, Bath & Body Works, Bloomingdale's, Burberry, Burlington, Calvin Klein, Coach, DKNY, Dolce & Gabbana, Express, Footlocker, Gap, Greg Norman, Gucci, Jimmy Choo, H&M, Kate Spade New York, Michael Kors, Marc Jacobs, Marshall's, Prada, Steve Madden, T J Maxx, and many other retail stores.

Shopping Includes:

California Pizza Kitchen Johnny Rockets The Cheesecake Factory P.F. Chang's Grand Lux Café Rainforest Café Seasons 52 Yard House Texas de Brazil Shake Shack

Wednesday, November 16, 2022

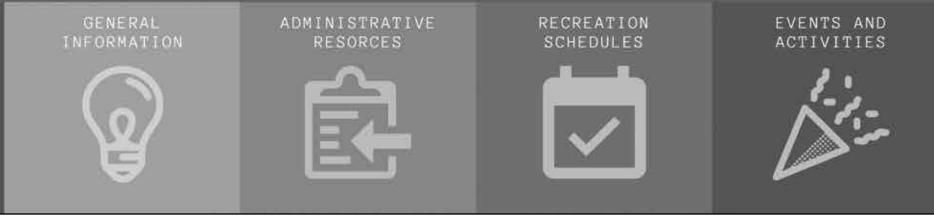
Check-in for the Bus is at 3:00pm at the Bus Depot Parking Lot Bus will leave PROMPTLY at 3:15pm. Bus will leave the Sawgrass Mills PROMPTLY at 7:00pm to return to the Clubhouse by approximately 7:45pm.

at the Clubhouse Gazebo (Outdoors)

FREE EVENT You Must Bring Your Own Chairs

We are closed on **Thanksgiving** November 24th





NOVEMBER MOVIES



THE LOST CITY

CC

A reclusive romance novelist on a book tour with her cover model gets swept up in a kidnapping attempt that lands them both in a cutthroat jungle adventure. Directed by Aaron Nee & Adam Nee.

Sandra Bullock, Channing Tatum, Daniel Radcliffe PG-13 112 Min

11/2	Wed	2:00PM
11/2	Wed	7:30PM
11/3	Thu	7:30PM
11/4	Fri	7:30PN



BULLET TRAIN

Five assassins aboard a swiftly-moving bullet train to find out that their missions have something in common. Directed by David Leitch.

Brad Pitt, Joey King, Aaron Taylor-Johnson R 127 Min

11/16

Wed	7:30PM
Thu	7:30PM
Fri	7:30PM
Sat	7:30PM
	Thu Fri

2:00PM

Wed



SENIOR ENTOURAGE

Senior Entourage is a wild, wacky "Mockumentary" comedy featuring a zany, multi-racial cast ranging in age from 9 to 90. It's "Seinfeld for seniors" starring Ed Asner, Helen Reddy, Charlle Robinson, Marion Ross, and Mark Rydell. Directed by Brian Connors.

Edward Asner, Mark Rydell, Helen Reddy NA 85 Min

11/5	Sat	7:30PM
11/6	Sun	7:30PM
11/7	Mon	2:00PM
11/7	Mon	7:30PM
11/9	Wed	2:00PM



INFINITE STORM

CC

When a climber gets caught in a blizzard, she encounters a stranded stranger and must get them both down the mountain before nightfall. Directed by Malgorzata Szumowska and Michal Englert.

Naomi Watts, Billy Howle, Denis O'Hare R 97 Min

	11/21	Mon	2:00PM
	11/21	Mon	7:30PM
	11/23	Wed	2:00PM
CC	11/23	Wed	7:30PM
	11/25	Fri	7:30PM



MACK & RITA

CC

A 30-year-old writer (Elizabeth Lail) spends a wild weekend in Palm Springs and wakes up to find she has magically transformed into her 70-year-old self (Diane Keaton). Directed by Katle Aselton.

Wed

Thu

Fri

Sat

Sun

Mon

Diane Keaton, Elizabeth Lail, Taylour Paige PG-13 94 Min

11/9 11/10 11/11 11/12 11/13 11/14



TOP GUN MAVERICK

CC

After thirty years, Maverick is still pushing the envelope as a top naval aviator, but must confront ghosts of his past when he leads TOP GUN's elite graduates on a mission that demands the ultimate sacrifice from those chosen to fly it. Directed by Joseph Kosinski.

Tom Cruise, Jennifer Connelly, Miles Teller PG-13 130 Min

11/26	Sat	7:30PM
11/28	Mon	2:00PM
11/30	Wed	2:00PM
11/30	Wed	7:30PM
12/01	Thu	7:30PM
12/01	Thu	7.500



MOVIE POLICIES

REFRAIN FROM USING CELLULAR DEVICES.
 FOOD AND DRINK IS NOT PERMITTED.
 BOTTLED WATER IS ALLOWED.

Closed Captioning will be shown at ALL matinees and the FIRST evening show, when available.







BRIAN'S SONG

CC

Based on the real-life relationship between teammates Brian Piccolo and Gale Sayers and the bond established when Piccolo discovers that he is dying. Directed by Buzz Kulik.

James Caan, Billy Dee Williams, Jack Warden NA 73 Min 11/14 Mon 7:30PM



TOP GUN

As students at the United States Navy's eite fighter weapons school compete to be beat in the class, one daring young pilot learns a few things from a civilian instructor that are not taught in the classroom. Directed by Tony Scott.

Tom Cruise, Tim Robbins, Kelly McGillis PG 110 Min

11/28 Mon 7:30PM



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🗆 Meat	Coffee & tea					
Seafood	D PLUS MORE!					

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Office: 954.428.8040

Email: natferrero@aol.com

Eileen Bauer Cell: 954.254.3204 Office: 954.428.8040 Email: ecbauer954@yahoo.com

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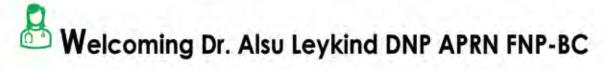
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Coral Springs

8130 Royal Palm Blvd. #200 Coral Springs, FL 33065 Tel: (954)346-5044

Hollywood/ Ft. Lauderdale 3109 Stirling Rd. #106

Ft. Lauderdale, FL 33312 Tel: (954)963-4112

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What's Happening?

Make sure your club news is in the CVE Reporter so everyone knows what you're up to!

With so many people returning to the Village, and life as we knew it starting to return to normal, make sure you send the CVE Reporter the latest news from your clubs and activities.

Email your updates before the 15th of the month to:

newsroom@cvereporter.com



CenClub/COOCVE/CVEMM – Meetings July – Dec 2022

Day of Month (Unless Otherwise Noted)	2nd Tuesday	2nd Wednesday	3rd Tuesday	3rd Thursday			
	CENCLUB BOARD OF DIRECTORS	COOCVE EXEC. COMM. & COUNCIL of AREA CHAIRS	COOCVE BOARD OF DIRECTORS	CVE MASTER MANAGEMENT BOARD OF DIRECTORS			
	*************	* UNLESS OTHERWISE NOTED - /	ALL MEETINGS BEGIN AT 9:30AM	**********			
Meeting Rooms	CLUBHOUSE Live GPA Room & via Zoom	via Zoom	via Zoom	via Zoom			
JULY	NO MEETING (or CYEMM BOD (n July	07-13-22	NO MEETING for CVEMM BOD in July	NO MEETING for CVEMM BOD in July			
AUGUST	NO MEETING for CVEMM BOD in August	08-10-22	NO MEETING for CVEMM BOD in August	NO MEETING for CVEMM BOD in August			
SEPTEMBER	09-13-22	09-14-22	NO MEETING for CVEMM BOD in September	09-15-22			
OCTOBER	10-11-22	10-12-22	10-18-22	10-20-22			
NOVEMBER	11-08-22	11-08-22 11-09-22 11-15-22		11-17-22			
DECEMBER	12-13-22	12-14-22	12-20-22	12-15-22			

Board of Directors

COOCVE Officers

President – Carol Freedman 1st Vice President – Macky Bachelor 2nd Vice President – Richard Rosenzweig Treasurer – Rich Wiener Controller – Howard Silverstone Sargent-at-Arms – Joe Cummings Secretary – Kathleen O'Reilly

Master Management Board of Directors President – Eli Okun 1st Vice-President – Barry Warhoftig 2nd Vice-President – Michael Routburg Secretary – Patricia Bidol-Pavda Treasurer – Joe Maney Director – Gene Goldman Director – Les Gerson Director – Joe Roboz Director – Donna Capobianco

CenClub Board of Directors President – Rita Pickar Vice President – Phil Raymond Secretary – Michael Rackman Treasurer – Jay Baimel Director – Susan Dove Director – Phyllis Meiner Director – Stanley Spitzer CVE Reporter, Inc. Board of Directors President – Jay Baimel Treasurer – Harriet Drandoff Board Member – Pat Bidol-Padva Board Member – Barbara Gerson Board Member – Judith Stagliano Board Member – Esther Kulik Board Member – Elliot Cohen

2022 Area Chairs and Vice Chairs

Chair of Area Chairs	Harriet Drandoff	917-514-7400		
Vice Chair	Kathaleen Wells	562-833-1388		
AREA	AREA CHAIR	PHONE	AREA VICE CHAIR	PHONE
Ashby	Kathleen Wells	562-833-1388	Kathleen Wells	562-833-1388
Berkshire	Terri Press	843-597-4605	Naomi Redisch	954-725-9175
Cambridge	llene Bauer	954-254-3204		
Durham	Josephine Cricchio	631-678-6194	Jim Negele	954-381-0406
Ellesmere	Sheila Pascar	754-264-4404	Angele Lachance	954-482-0666
Farnham	Nancy Mallette	917-747-3511		
Grantham	Eugene Goldman	908-619-6083	Dorene Shane	954-481-9891
Harwood	Bernie Parness	954-870-0214	Pierre Graveline	450-305-1248
Islewood	Herb Charnitsky	954-427-6941		
Keswick	Irving Kulik	954-420-9587	Judith Stagliano	561-302-3301
Lyndhurst	Jeff Kohn	416-417-4751	Clifford Prupas	647-409-1893
Markham	Michael Hague	908-337-3700	Cecelia Mendez	561-703-0950
Newport	Amy Conner	561-613-1309	Denize Fernandes	718-507-6096
Oakridge	Rita Pickar	414-573-5522	Melvin Nass	954-684-6881
Prescott	Joel Greenbaum	718-530-3509		
Richmond	Stanley Spitzer	845-701-3040	David Feldman	347-395-7096
Swansea	Peter Zambito	954-941-4870		
Tilford	Sylvia Smaldone	954-531-6040	Dalida Tayler	561-222-5617
Upminster	Harriet Drandoff	917-514-7400	Michael Routburg	860-997-7762
Ventnor	Marilyn Goldman	954-326-0266	Marian Mitchell	216-258-8904
Westbury				



Broward Sheriff Emergency 911 Broward Sheriff Non-Emergency 954-764-HELP (4357)

Deerfield Fire Rescue Emergency 911 Deerfield Fire Rescue Non-Emergency 954-480-4340

American Medical Response (non-emergency) 954-776-3300 Animal Control 954-524-4302 Broward County Courthouse (Deerfield) 954-831-1400 Broward County Property Appraiser 954-357-6830 Broward County Sanitation (Deerfield) 954-480-4382 Bulk Pick – Up (Trash) 954-480-4379 Century Plaza Library 954-357-7740 CVE Master Management 954-421-5566 www.cvedb.com CVE *Reporter* 954-708-2816 www.cvereporter.com newsroom@cvereporter.com facebook.com/centuryvillagedeerfieldbeach COOCVE 954-596-0775 FL. Fish & Wildlife 561-357-4200 International Library 954-429-3608 Medical Center – UniMed 954-426-1000

City of Deerfield Beach:

Bernie Parness – City Commissioner 954-870-0214 City of Deerfield Beach 954-480-4200 Code Enforcement 954-480-4241

Utilities:

Florida Power & Light 954-797-5000 Comcast Bulk Service 1-866-405-9365 Department of Motor Vehicles 954-497-1570

Elderly Services:

Aging & Disability Resource Center (Broward) 954-745-9779 Elder Abuse 1-800-962-2873 Meals on Wheels 954-731-8770 NE Focal Point Senior Citizen Center 954-480-4449 Senior Touchline 211 Veteran Services 954-357-6622

Local Places of Worship:

Chabad of Deerfield Beach 954-422-1735 Our Lady of Mercy Catholic Church 954-421-3246 St. Ambrose Church 954-427-2225 Temple Beth Israel 954-421-7060 Temple B'Nai Shalom 954-428-8231 Young Israel 954-571-3904

Federal Agencies:

FEMA Registration 800-621-FEMA (3362) TTY for hearing/speech impaired 800-462-7585 FEMA Fraud Detection 866-720-5721 National Flood Insurance Referral Center 888-275-6347 US Small Business Administration 800-659-2955 Social Security Administration 800-772-1213 Internal Revenue Service 800-829-1040 TTY for hearing/speech impaired 800-829-4059

TTY for hearing/speech impaired 800-829-4059 Dept. of US Housing and Urban Development 800-669-9777 Dept. of US Department of Veterans Affairs 800-827-1000 Post Office 1-800-275-8777 Social Security Office 1-800-772-1213 Voters Registration 954-357-7050

Security:

Gate House Machine 954-421-2556 24 Hour Emergency Person 954-421-3552 Office (Mon-Fri 9 a.m.-4 p.m.) 954-421-5566 ext: 161

Recreation Offices:

CenClub Admin Office 954-428-6892 ext: 1 Fax 954-429-3613 Staff Office (8 am-11 pm Daily) 954-428-6892 ext: 2 ID Office (9am-4:30pm M-F/ Wed. 9am-7pm) 954-428-6892 ext: 3 Fax 954-428-6764 Events and Classes (9 am-5 pm/ Mon-Fri) 954-428-6892 ext: 4 Old Florida Café 954-708-2423 Ticket Office (9 am-4:30 pm/ Mon-Fri) 954-428-6892 ext: 5 www.cenclub.com Athletic Office (7 am-5 pm/ Mon-Fri) 954-428-6892 ext: 6 Entertainment Information 954-428-6892 ext 7 Show Information ext 1 Movie Information ext 2 CVE Clubhouse Library 954-428-6892 ext: 9

Service Contract Providers:

East Coast Maintenance & Management 954-428-7015 Fax 954-596-4883 ECM Service 954-772-0972 Pride Air Conditioning 954-977-7433 Seacrest Service 888-928-6465 Fax 954-960-8408 Total Appliance 954-454-6801

Transportation:

Airport Shuttle 800-244-8252 Broward Transportation 954-357-8400 First Transit (CVE Mini Bus) 954-421-5566 ext: 954201 TOPS (Paratransit Service) 954-357-6794 Yellow Cab (Taxi) 954-565-5400

Other Important Numbers

Voluntary Agencies:

American Red Cross 800-HELP-NOW (435-7669) Salvation Army 800-SAL-ARMY (725-2769)

Volunteer Florida – Volunteer/Donation:

Information 800-FL-HELP1 (354-3571) Feeding America 800-771-2303

County Emergency Management Offices:

For immediate disaster needs, residents can call their county emergency management office. For information about services in the area, call 211, if available in the county.

State Agencies:

Florida Dept. of Economic Opportunity 800-204-2418 Arbitration 850-414-6867 Attorney General's Office & Fraud Hotline 866-966-7226 Condominium Ombudsman 954-202-3234 Bilingual Line 954-202-3235 Contractors (Dept Bus Prof Registration) 850-487-1395 Department of Agriculture Consumer Service 800-435-7352 Department of Business and Professional Regulation (DBPR) 850-488-1122 Department of Elder Affairs 800-963-5337 Department of Financial Services 800-342-2762 Anti-Fraud Hotline 800-378-0445 Hurricane Help Line 800-22-STORM (8676) Children & Families Access Line 866-762-2237 Florida Commission on Human Relations 850-488-7082 ext. 6802

4075 Esplanade Way, Room 110, Tallahassee, FL 32399 Road Information – State Highway Department 888-638-0250 Veterans Affairs 727-319-7400 Brevard/Community service 211 321-637-6670 Broward/Community service 211 954-831-3900 Collier 239-252-3600 Glades 863-946-6020 Hendry 863-612-4700 Indian River/Sheriff's Office 772-569-6700 Lee/Community service 211 239-477-3600 Martin/Community service 211 772-288-5694 Miami-Dade/Community service 311 305-468-5900 Monroe 305-289-6065 Key West 305-809-1058 Okeechobee 863-763-3212 Palm Beach/Community service 211 561-712-6400 St. Lucie/Community service 211 772-462-8100

Important Websites:

Condominium Ombudsman www.myflorida.com/condos Dept. of Bus & Prof. Regulation www.myflorida.com.dbpr Dept. of Financial Services www.myfloridacfo.com Federal Fair Housing www.hud.gov/offices/fheo FL Commission on Human Relations http://fchr.state.fl.us/ Florida Statutes www.leg.state.fl.us/Welcome/index.cfm



Name that Landmark Contest

Here's how it works: each month, the *CVE Reporter* will publish a photo of a landmark located somewhere in the world. It could be a building, statue, mountain, or other notable structure...either man-made or natural. If you recognize the landmark, send to the *CVE Reporter*, its name and location via email to newsroom@cvereporter.com before the third Wednesday of the month. Winners names will be published in each subsequent edition.

GOOD LUCK!

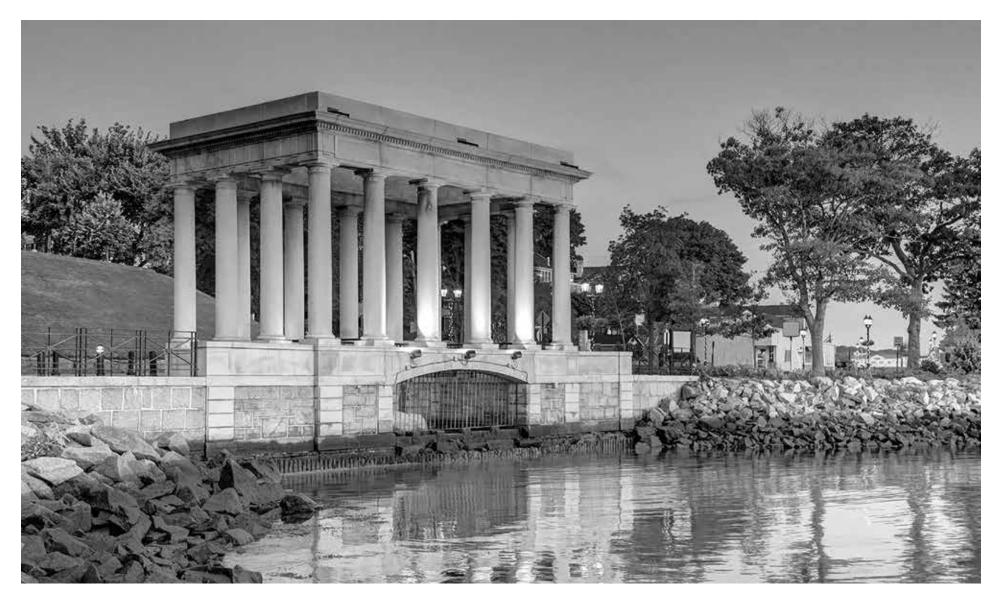
Last Month's Landmark Answer:

Tower of London London, United Kingdom

Last Month's Landmark Winners:

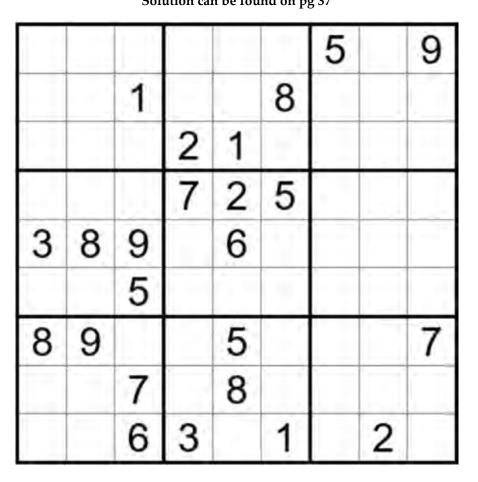
Bruce Barker – Oakridge A Charles Brown – Keswick C Carol Davis – Grantham C Moussa Menasha – Keswick C Patrick Montague – Prescott M Dennis Peterson – Cambridge D Gayle Solomon – Richmond E Theo Vaughan – Newport G Pete Zambito – Swansea B

Do you know this famous site below? Enter to win!



Song Search





The CVE Reporter is printing the titles of four famous hit songs of the past and/or present. The song titles will be located randomly in the paper.

The object of the contest is as follows:

The four song titles must be located, named and submitted by email by the third Wednesday of the month to newsroom@ cvereporter.com Attn: Song Search Contest.

The group or artist who made each song a hit must also be submitted with each title. Good Luck! Winners will be announced in the next month's issue.

Last Month's Winner(s) Nan Millet – Farnham O

READ YOUR REPORTER ONLINE AT

cvereporter.com

63. Great report card

64. Committee type

66. Extends across

67. Immigrant's son

68. As clear ____

69. Angers

72. Use up

79. Blemish

71. Recipient

74. Emanations

81. Gets hold of

86. Grape: Lat.

91. Yakety-yak

92. U.S. citizen

95. Actor Farr

96. Injection

97. Shirt type

98. Borrower

101. Related

102. Fix

106. Age

26

30

57

99. Eur. nation

100. Sandwiches

103. FDR or GWB

105. Lengths: abbr.

108. Mr. Parseghian

109. Afternoon hour

16

41

47

42

17

18

43

107. Companion

15

22

51

93. Attach

83. 5th-cent. pope

84. Airline seat class

85. Cardinal, for one

94. Olympian's goal

75. Beast of burden

76. Time with the Dr.

Tree Cheers

ACROSS

- 1. Riyadh resident
- 5. UCLA School __; college for a future attorney
- 10. Leaves the bed
- 15. Word of disgust
- 19. Little Mexican
- 20. With 23 Across, tree's violation
- of agreement? 21. French school
- 22. Resound
- 23. See 20 Across 25. Illogical, in the
- tree world?
- 27. Originally named
- 28. Thine and mine
- 29. Hurl stones at
- 30. Martha & others
- 31. Uncomplicated
- 32. ___ Reasoner
- 34. Smack
- 36. Dress
- 39. __ Semple McPherson
- 40. Fraternity letters
- 41. Dosage amt.
- 44. Not at all flabby
- 45. Middle school, in the tree world?
- 47. Paddle's cousin
- 48. Singer Paul
- 49. Singer Wynonna
- 50. Architect Saarinen
- 51. Drop unawares
- 52. ____ of; free from
- 53. Shakespearean play, in the tree world?
- 57. Thomas and MacFarlane
- 58. 90° from NNW 59. <u>day now;</u>
- pretty soon 60. NY's __ Island
- 61. Luau greeting
- 62. Metal fastener
- 64. Has __; is ahead
- 65. With 41 Down, finicky inspector's device, in the

87. Word of agreement

- 88. Gentleman
- 89. Tailless amphibian
- 90. Catlike animal
- 91. Poked sharply
- 93. Heights: abbr.
- 94. Parable's lesson
- 95. Difficult situations
- 96. Fine porcelain
- 99. Transmit
- 100. Ruth, for one
- 101. Elec. unit
- 104. Phrase for folks just
- meeting, in the tree world? 107. Tree world moneylender?
- 110. Bread spread
- 111. Fantasy
- 112. Mr. Shaw
- 113. Four and five
- 114. Having mixed feelings
- 115. Unfortunately
- 116. Modern surgical beam
- 117. Loaf parts

DOWN

1

19

23

27

36

44

48

52

58

37

38

2

- 1. Soon, to a poet
- 2. Plentiful
- 3. Suffix for avoid or clear
- 4. 10/31 word
- 5. Thickheaded
- 6. Channel crosser
- 7. Meadowlands
- 8. IRA or Keogh
- 9. Taft's monogram

3

10. Striped-shirt wearer

4

31

5

20

24

28

53

59

6

7

39

45

49

8

32

by Calvin R. & Jackie Mathews

- 11. In an unfriendly manner
- 12. Variety
- 13. Little fellow
- 14. View
- 15. Summarize
- 16. Sore
- 17. You, once
- 18. Lays lawn
- 24. Early boatbuilder
- 26. Unwanted stuff
- 29. Part of speech: abbr.
- 31. Lava producer
- 32. Gandhi, for one
- 33. "____ my brother's keeper?"
- 34. Bake an egg
- 35. Company symbol
- 36. St. ___ of Assisi
- 37. Revolution leader
- 38. Fire warning device, in the tree world?
- 39. Foreign auto

43. Squeeze

49. Worthless

- 40. "Cheers" actress & others
- 41. See 65 Across

45. Part of summer

51. Uris or Spinks

54. ___, Alabama

55. Spotless

9

33

54

60

55

42. Daughter of Barack

46. Changed the decor

53. London and others

56. Spiral-horned animal

10

21

25

56

11

12

40

46

50

13

34

14

35

61

57. Like a snail's path

61. Take __; undo

29

- tree world? 66. Underhanded 68. Press agent 69. Meaning of the word "Yahweh" 70. Letters for a
- driller and filler 73. Type sizes
- 74. Tree world payment method?
- 77. Arrester
- 78. Early TV dog
- 79. Wrestling form
- 80. In __; miffed
- 81. Zip
- 82. Modern: pref.
- 83. Signs of chill, in the tree world?

114					115						116						117			
110					111						112						113			
104					105	106					107	108					109			
96	97	98					99						100					101	102	103
			93					94						95						
88				89					90						91	92				
82				83					84	85	86						87			
78					79							80					81			
73						74						75	76					77		
66	67						68							69				70	71	72
		62	63					64							65					

See Solution on pg 37

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Joint COOCVE Executive Committee and Council of Area Chairs – 9/14/22 – Via Zoom

All minutes are printed as submitted by the organization.

1st Vice-President, Macky Bachelor called the meeting to order at 9:30 a.m. and led the meeting with the Pledge of Allegiance and a moment of silence.

President's Report – Carol Freedman, COOCVE President

The budget shortfalls recordings are on the COOCVE website under *Meetings and Seminars*, and there are notes under *Meeting Minutes Archives*. There are three sample budget letters from three different buildings under *Notices* and under *Forms* > *Association Sample Forms*. Under *Notices*, there is useful information about concrete renovations and potential concrete failures.

Carol reminded everyone that the COOCVE directors are the voting members for their buildings, and to get prepared for the upcoming elections. COOCVE has appointed the Election Committee and Sheila Pascar is the Chair. More information will be in the October issue of the *Reporter*, including deadlines and forms.

If any presidents would like to have a topic discussed at the upcoming Presidents Meeting, please send an email to

to us at coocve.com. Upcoming meetings: Master Management meeting is Thursday, September 15, at 9:30 a.m.; President's Forum meeting is Tuesday, September 20, at 1 p.m.; Area Chair open, the 2022 paving project is completed, including a new walkway at Lyndhurst, concluding a seven-year paving project. Master Management is aware of several coyotes in the Village and has hired an animal control firm to trap and relocate them. Do not feed the coyotes, they are wild animals. BSO has been monitoring traffic and has issued eight tickets and has given 15 warnings for various minor infractions, such as running stop signs. Unfortunately, we have had a fatal accident on West Drive when a driver was blinded by the sun and hit a pedestrian, the driver remained on the scene and no foul play is suspected. The next Master Management meeting is tomorrow at 9:30 a.m. and will be the first meeting open to the public since the pandemic began, and is also available on Zoom.

CenClub – Mike Burdman, Executive Director

Mike thanked everyone who attended the September 13 CenClub Board of Directors public meeting. The meeting can be viewed on Channel 98 and the CenClub website, under the meetings section. The next CenClub meeting will be October 11 at 9:30 a.m. in the GPA room and on Zoom.

2022-2023 Operating

Budget: The CenClub Board of Directors unanimously approved the 2022-2023 operating budget at the September 13 meeting. A pie chart is available to see how the fees are distributed throughout the operations of CenClub. You can get a copy at the Staff Office or online at cenclub. com, under the documents section. 2022-2023 Show Booklet: The show booklet has been released and the launch date for tickets is October 27. Cen-Club will be sending more information via email, so please make sure you are signed up for their email list at cenclub. com. Show booklets are available at the Ticket Office and Staff Office. Residents who purchased envelopes from the Staff Office should have, or will shortly, receive them in the mail. Please note,

pants are required for ticketed shows.

Putting Course: CenClub hosted a grand opening September 1 joined by 150 residents. We have received awesome feedback about the putting course and it is a beautiful addition to the sports complex behind the Clubhouse.

Off-season Show Tickets: Tickets are still available for off-season shows. Shows are held in the Party Room every other Sunday. Tickets are \$6 and you can see what shows are still available by picking up a copy of *The Happenings*, stopping by the Box Office, or on the CenClub website at cenclub.com. You may bring guests and your own food and beverages. Please note, pants are required for ticketed shows.

Building Preservation Project: Hartsel Painting and Construction has finished resurfacing and painting the entire Clubhouse. The project was finished ahead of schedule and the crew did a great job.

Dances: Dances are ongoing in the Party Room on Saturday evenings at 7:30 p.m. Please note, pants are required for the dances.

Theater Renovation: CenClub is waiting for a roof permit to replace the roof. Inside painting, repairing walls and other preventative maintenance is underway to prepare for a very full season of exciting shows. Pickle Ball Court: Cen-Club is still working on the permits for the pickle ball court. As soon as the permits are received, CenClub will break ground. ing these concerns in their budgets. Seacrest is sending out letters to some associations who are unwilling to adjust their budgets, and Seacrest does not agree with a lack of proper insurance and/or not properly funding reserves, and Jacqueline will not sign her name or provide her license on a budget that is improperly funded, and those associations will be responsible for sending out their own budget. Most of the associations are experiencing a \$35 to \$150 a month increase, depending on whether or not they had been properly funding their projects and reserves. Board members have a fiduciary duty and are bound by state law and unit owners can go after the association, if they do not properly fund.

Insurance Rates: We are anticipating insurance rates to increase between 25% and 35%. Right now they are at 26%, and hopefully this remains so over the coming months while associations are renewing. **Annual Meetings**: Annual

meetings must be booked through CenClub. We are trying to get First Notices out, and we want to ensure everybody has an opportunity to run for the board, if they choose. If your association has an updated email list, Seacrest can send a PDF of intent to run for a board position to send to your residents. They may post mail their intent, take a photo and text it to us, or fax it. **Special Assessments**: Seacrest has been working with associations and has done about 20 special assessments over the past two months covering items such as roofs, underfunded reserve projects, insurance premiums, etc. Board Letters: An official letter from Seacrest will go out with the Budget Meeting Notice explaining the increases to the association fees by postal mail, and any associations that authorized electronic communication will receive them electronically. In addition, some boards have proactively put together their own detailed letters and

are informing their building residents. Carol Freedman reminded everyone that there are copies of a few letters on the COOCVE website, both under *Notices* and under *Forms > Association Sample Forms*, that board members may download, modify appropriately, and use.

East Coast Property Management – Kyle Quintano

Contact Details: If you would like to receive items by email, please be sure to provide your email to the office. Also, be sure to check your spam folder, as our emails may go there. If you would like to receive items by postal mail, please be sure we have your correct address, alternate addresses and phone numbers.

Tri-County Property Management –_{Not Present}

Area Chair Reports – Harriet Drandoff, Chair of the Council of Area Chairs

Harriet announced the next area chair meeting is October 12, and that area chairs should have a meeting late October, or November, after many residents have returned to get the season started off right reminding people that there is an Area Chair, and there are periodic meetings where information and ideas are shared among our residents.

Carol Freedman stated as people speak from the area chairs, they may discuss topics, such as things you are doing with your budget, communications, emergencies, successes, etc. If you are here and not an area chair, but would like to contribute, please do.

Ashby: Kathleen Wells said everyone is looking forward to all the snowbirds coming down, and nothing else to report

else to report. Berkshire: Terri Press stated she will contact the building presidents after the Jewish Holidays and does not have much to report. Terri stated that her personal building has budget issues, has started a 50-year inspection with a structural engineer and some water infiltration issues, etc. They are getting everything together so they may prioritize over the next two years on the projects necessary, and to do it at a slower pace to lighten the burden on the residents. Berkshire C has a beautiful new patio, and she hopes to talk her building into one. Ellesmere: Sheila Pascar stated she has a small area and the majority of residents are Canadian. She has used several methods to try and reach out, but it has been difficult to communicate. She expects to have a meeting in the next few months.

meeting is October 12, at 9:30 a.m. via zoom.

Treasurer's Report – Richard Wiener, COOCVE Treasurer

The opening balance for August 2022 was \$93,920. Expenses for August were \$1,087; The balance as of September 1 was \$92,833; YTD expenses are \$29,853; YTD deposits are \$35,000 and the Emergency Reserve CD is \$53,191.

Master Management – Eli Okun

Eli announced Master Management has a new website, with lots of additional information, and more information regarding the website is in the *Insider* newsletter. As far as capital improvements, the Tilford pool is finished and **Saunas**: The CenClub Board has not made a decision on the saunas yet.

CenClub Coupons: The CenClub coupons will remain the same and will not rise this upcoming fiscal year.

Seacrest – Jacqueline Pugh, Property Manager

Budget Workshops: There are considerable cost increases that are happening and most board members are attending COOCVE meetings and educational seminars and are appropriately address-

See COOCVE, pg 35

VILLAGE GOVERNMENT

From COOCVE, pg 34

Carol Freedman made a note that COOCVE is brainstorming ways to increase participation and give area chairs more impact. She mentioned possibly increasing the number of area chairs, to divide the responsibility, or possibly teaming up with directors. They are in the early stages of exploring.

Farnham: Meryl Kafka stated they lost three Christmas Palms to Lethal Bronzing disease, and wanted to know if Master Management could do any preventative maintenance. Eli Oken replied that those trees are on private property, and Master Management is responsible for the trees around Century Boulevard, which are treated appropriately. Residents may contact Robert at the office if they would like the contact information of the vendor Master Management uses to help treat the palms.

A resident mentioned that there were video and audio issues with some videos. Macky Bachelor clarified the issues. Carol addressed the question regarding the vendor for treating the Lethal Bronzing, and suggested to email COOCVE

and they will pass it along to Alan Schlar, who is chairing the Buying Group, to see if that is something that could be group-contracted.

Grantham: Gene Goldman shared that two of their five high-rises are having their roofs replaced and he complimented the president of Grantham C for doing a tremendous job of re-budgeting with a special assessment and an increase.

A resident asked Gene to clarify regarding additional permits and discrepancies between projects, which Gene referred them to the president of Grantham C to get more information.

Harwood: Bernie Parness announced a Harwood meeting scheduled October 24, at great, to remember that our property values have risen and we have some of the best facilities around comparatively, and he encouraged other presidents to emphasize the positives in their own letters.

Markham: A president from Markham stated he sent budget letters to his residents to prepare them for increases, but only received one response. He asked Terri Press about the 50-year inspection structural engineer. Terri informed that the engineers are very busy and the inspection, in regards to the City of Deerfield Beach, requires certain safety issues to be repaired, and other things the building will need to take care of that the City does not consider safety issue. They are using Bunker Engineering.

Carol addressed the issue that everyone is still waiting for the *Glitch Bill* to pass in legislature to clean up many ambiguities, which is causing confusion among associations. Carol directed a Buying Group question regarding engineers to Alan Schlar.

Alan Schlar stated that they have had one meeting and have decided not to cover insurance. They will focus on SB 4-D, the Broward County recent changes. They have identified some good prospects; will identify worrisome issues, as well as, pursuing non-traditional approaches. In regards to the engineers, they expect to come up with about three firms that will be willing to work on volume breaks.

Macky Bachelor shared that her building, Oakridge F, contacted their engineer, James Handcraft, who advised them to wait and see what the legislature does, and it is too early to tell.

Newport: Amy Conner mentioned that she has received complaints about a trailer with jet skis at Newport P, and Security and Master Management stated it is a gray area and asked for clarification from COOCVE. stated that Oakridge is doing well and her building has been working diligently on the budget. Rita shared at the CenClub meeting that there were questions that were more suited for COOCVE and requested COOCVE to consider sending a representative to be available at future CenClub meetings to answer inquiries pertaining to COOCVE. Rita had referred those residents to COOCVE to get answered. COOCVE thanked Rita for the suggestion and will work on that request, as well as, confirmed that the residents did contact them with questions, and were assisted with their issues.

Durham: Josephine Cricchio went over her budget process, indicating she sent a very detailed letter to all her residents, well in advance, explaining the insurance increases and new reserve rules. She believes it helped everyone to be forewarned. She stated her building had some shortfalls from too frugal past budgets, and there will be modest increase in the fees.

Richmond: Stanley Spitzer shared he sent letters to all Richmond presidents and he received very positive comments. In his building, they are struggling as well, with the budget and are working with Emerson Poort on it. Stanley thanked Mike Burdman and Rita for their help getting the Richmond pool permits. The pool will be closed as soon as the permits are issued; however, it is unknown when the permits will come.

Tilford: Pat Bovay, president, Tilford Q, sent out budget letters and only received one response. Pat stated her building is working on the budget currently. Their building also got three quotes for new roofs ranging from \$65,000 to \$86,000. She requested info for painting a 24-unit building, in which a referral for Hertsal Painting, the same company that painted the Clubhouse, was provided, and Jacqueline Pugh from Seacrest shared a quote of \$16,000 and \$17,000 for two recently painted 24-unit buildings. Pat shared her building recently got three quotes to redo their catwalk, and the highest was Corrigan Brothers Painting and Waterproofing at \$20,000 for a 24-unit building, and she encouraged boards to shop around.

they did a moister survey coming in under five percent. Their roof advisor suggested a restoration of the roof, which may be an option; it is still to be determined. They are budgeting for a complete tear off and replace, but plan to do a restoration, if possible, avoiding removing 25,000 square feet of hazardous material. Howard has been in regular contact with the residents, keeping them informed, and the budget should be released soon.

Recia Gordon raised concerns about insurance deductibles in case of hurricanes, and asked if other boards are budgeting for that large of an amount, and has considered establishing a line of credit for costly emergencies.

Terri Press responded that homeowners should check their individual policies for what is called Loss Assessment, usually up to \$2000, that the insurance companies pay a portion due to a loss, for something like a hurricane. She clarified that if a building does an assessment for a loss, the individual insurances will provide an amount toward that assessment; however, not everybody has private insurance.

Jacqueline Pugh, Seacrest Property Manager, shared an association attorney's response to adding a reserve for the insurance deductible, An association cannot reserve for an insurance deductible. It's not *a physical piece of property or* equipment that has a useful life. However, once you get to a point of having a decent amount of funds in your reserve accounts, this should not be an issue, because if you have a hurricane *loss, then those funds earmark* for things like structural items, would most likely be usable towards the deductible costs.

In the meantime, you can always have a line of credit open and available for this purpose. Otherwise it would have to be a special assessment paid relatively quickly to fund such a deductible

Risk of Burns from Eruptions of Hot Water Overheated in Microwave Ovens

The FDA has received reports of serious skin burns or scalding injuries around people's hands and faces as a result of hot water erupting out of a cup after it had been over-heated in a microwave oven. Overheating of water in a cup can result in superheated water (past its boiling temperature) without appearing to boil.

This type of phenomena occurs if water is heated in a clean cup. If foreign materials such as instant coffee or sugar are added before heating, the risk is greatly reduced. If superheating has occurred, a slight disturbance or movement such as picking up the cup, or pouring in a spoonfull of instant coffee, may result in a violent eruption with the boiling water exploding out of the cup.

What Can Consumers Do to Avoid Super-Heated Water?

 Follow the precautions and recommendations found in the microwave oven instruction manu-

1 p.m., at the Activity Center, Room B and C, inviting all presidents, board members, etc. An informational presentation on how to save money on insurance premiums will be held at the meeting. Bernie will notify COOCVE and Master Management if the event will be hosted on Zoom.

Keswick: Judith Stagliano, standing in for Irving last minute, announced her building was being painted.

Lyndhurst: Jeff Kohn thanked Eli Okun and Master Management for how phenomenal the completed paving projects looks, especially the walkway through Lyndhurst. Jeff also mentioned he has sent a budget letter to his residents explaining that although things don't look The board has previously sent a notice, due to the complaints, to remove the trailer and the resident refused.

The Newport Area meeting has been scheduled for October 13, from 10 a.m. to 12 p.m., at Le Club. All residents are welcome to attend, there is room for 100.

Amy shared how the budgeting process has been going with her building with modest increases and being prepared. She is working on a letter with her president to send to residents explaining the budget increases and will share that letter with COOCVE. Her building is redoing the catwalk with Corgan Brothers, who did a gorgeous job at Newport N. **Oakridge**: Rita Pickar

Upminster: Harriet Drandoff stated there is nothing to report.

Ventnor: Howard Robins explained how they have been researching roofs and got in touch with Danny Stokes with Roof Advisors, Inc., and how their building has a cold-tar pitch roof, and

Wright Property Management –

Bonita Vandall came to the meeting late and introduced herself and encouraged residents to reach out to her and to get to know the company.

The next Joint COOCVE Executive Committee and Council of Area Chairs meeting will be held on **October 12 at 9:30 a.m.** via zoom. **Old Business**: none **New Business**: none A motion was made and seconded to adjourn at 11:20 a.m. Respectfully Submitted, Carol Freedman, COOCVE President



als, specifically the heating time. • Do not use excessive amounts of time when heating water or liquids in the microwave oven. Determine the best time setting to heat the water just to the desired temperature and use that time setting regularly. Source: www.fda.gov Home > Radiation-Emitting Products > Radiation-Emitting Products and Procedures > Home, Business, and Entertainment Products





What a Racket!

Text by MEL WEINZIMER, Resident Contributor; Photo by CVE REPORTER STAFF

The following is resident contributed content. We welcome resident contributions, however, please note The CVE Reporter is not responsible for its content or accuracy.

October 31, 2022, marks the beginning of a new season for the CVE Tennis Club, which involves over 500 members here at Century Village.

"This season promises to be particularly exciting and fun-filled for our new and returning members," said Club President, Didi Lacroix. Besides their scheduled times with teammates, members will indeed be able to take part in themed social games a Tennis-Pro Exhibition, a Health-Talk on tennis and golfer's elbow, an End-of-Season party, many prizes and raffles, and much more (Check out "Events" in our menu at www.cvetennis. com).

Since its Annual Meeting in March, the club's leadership team includes President Didi Lacroix and board members Mel Weinzimer, Alan Schwartz, Francois Laliberte and Ralph Viapiano. There ing the leadership team are encouraged to contact the club's president or any board member.

In preparation of our season launch on October 31, court assignments have been posted online for all 24 teams, and a complete schedule will soon be posted at the entrances of all 6 tennis court venues that contain our 16 tennis courts. In addition, CenClub has confirmed that we'll finally be getting new digital clocks, which should allow for smoother transitions between morning teams. For those interested, CenClub's Tennis Pro, Ron Perry, will also continue to hold morning clinics on weekdays at the Clubhouse courts, which are geared to all levels of play. For information on clinics or to request private lessons with the Pro, visit the club's website or pick up a tennis clinic schedule at the Clubhouse Staff Office.

To all CVE residents interested in playing tennis, CVE Tennis Club helps orient new members of all levels and abilities, from total beginners to competitive levels, including women's teams, men's teams, and mixed teams. We offer plenty of opportunities to socialize, make friends, and have fun. To become a member or request more information, contact Didi Lacroix at didifit@gmail. com or simply fill out our online Membership Forms at www.cvetennis.com.

Remember, tennis is a "LOVE" game!

through monthly jamborees as well as a Barbecue, are two board vacancies and members interested in join-

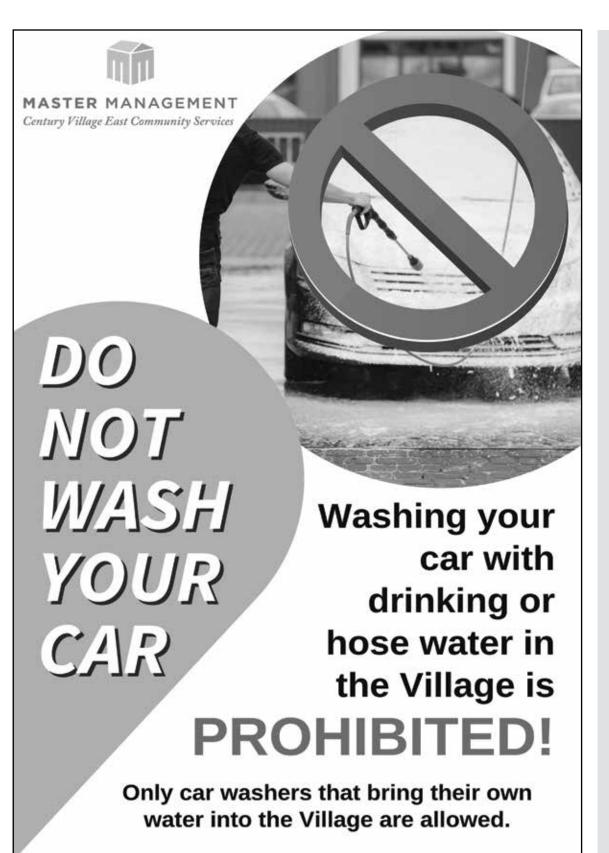
Get "Good" at "Bad....minton!"

Text by LARRY COHEN, Resident Contributor

The following is resident contributed content. We welcome resident contributions, however, please note The *CVE Reporter* is not responsible for its content or accuracy.

Here at Century Village we are very fortunate to have a great Badminton court. Badminton is a game for two or four players. The court is located behind the Clubhouse Pickleball courts. If you need racquets and shuttlecocks, you can get them at the staff office. So get there and enjoy the game of badminton with your friends.





Special Needs Residents Visiting the Clubhouse

We have many residents with special needs (handicapped, mobility challenged, etc.) who are not able to access the Clubhouse without assistance. Fortunately for some residents, they are able to enjoy the Clubhouse amenities through the assistance of an aide, family member or friend. Whoever accompanies a special needs individual should never leave that person unaccompanied.

Crossword Solution: Sudoku Solution:

								Tr	ee	Ch	ee	rs								
Α	R	Α	В		0	F	L	Α	W		R	Ι	S	Ε	S		R	Α	Τ	S
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Α	Ν	Κ	Α		J	U	D	D				Ε	Ε	R	0		L	0	S	Ε
R	I	D		J	U	L	I	U	S	С	Ε	D	Α	R		S	Ε	Т	Η	S
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		Т	Α	С	Κ			Α	L	E	Α	D			Ρ	I	Ν	Ε		
S	Ν	Ε	Α	K	Υ		Α	D	Μ	Α	Ν				Α	Μ		D	D	S
Ρ	I	С	Α	S		Α	S	Η	Α	Ν	D	С	Α	R	R	Υ		С	0	Ρ
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			Α	L	Т	S		Μ	0	R	Α	L		J	Α	Μ	S			
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Η	0	W	D	0	Υ	Ε	W	D	0		Ρ	Α	L	Μ	В	R	0	Κ	Ε	R
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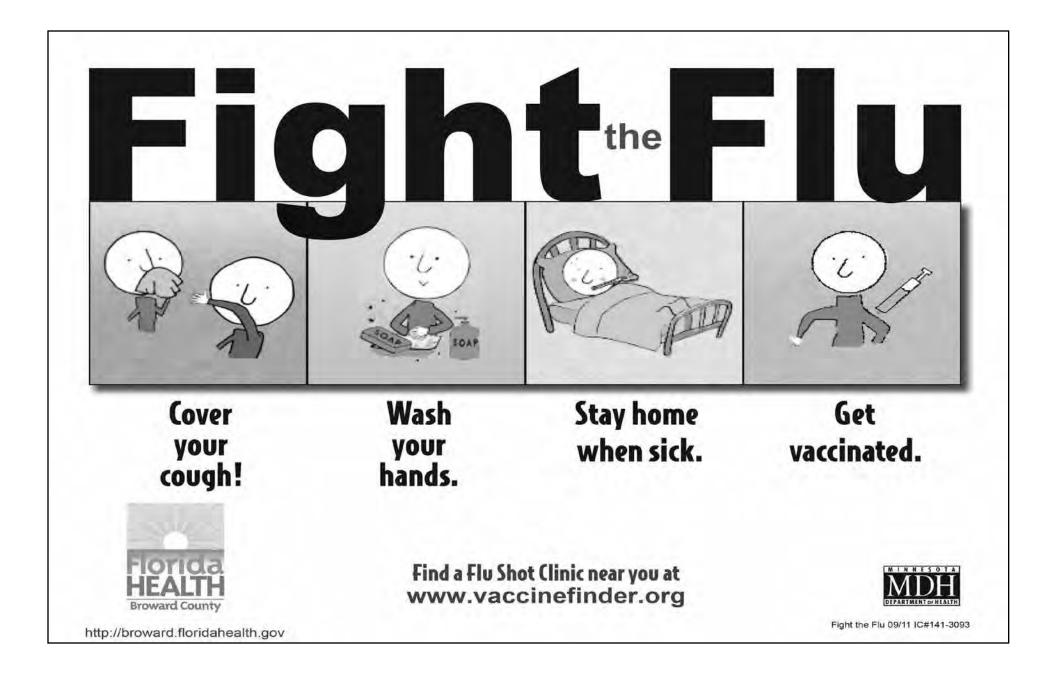


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Photo by Susan Giordano. Halloween costume contest at Tuesday night bingo. 1st place were the Minions, 2nd place was the devil and 3rd place was Cleopatra.





TWO NAMES: All you need to remember for title insurance in the village.



Lorna ltritt@knightbarry.com



Stephanie stephanies@knightbarry.com

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When you sign up to Alert DFB you can enter up to five addresses within the City boundaries that you would like to receive emergency alerts about. You can enter your home, work, relative, school or any other address that's important to you. Should an alert be issued for that location, you would receive a notification.

You can sign up with your cell phone to receive calls and/or text messages, your email address(es), home phone, business phone and hearing impaired device. Deerfield Beach encourages you to also download the Everbridge Public Safety app (free in the iOS; Android and Windows app stores), this app will allow you to see all public notifications issued across the City, County, State and Country by other Everbridge users.

DFB.CITY/ALERTDFB Sign up at our at dfb.city/alertdfb

Text AlertDFB to 888777 Opt into text messaging only by texting AlertDFB at 888777



ALERT ((V)) DFB

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GUESS WHY THEY CALL US A COMMUNITY BANK?









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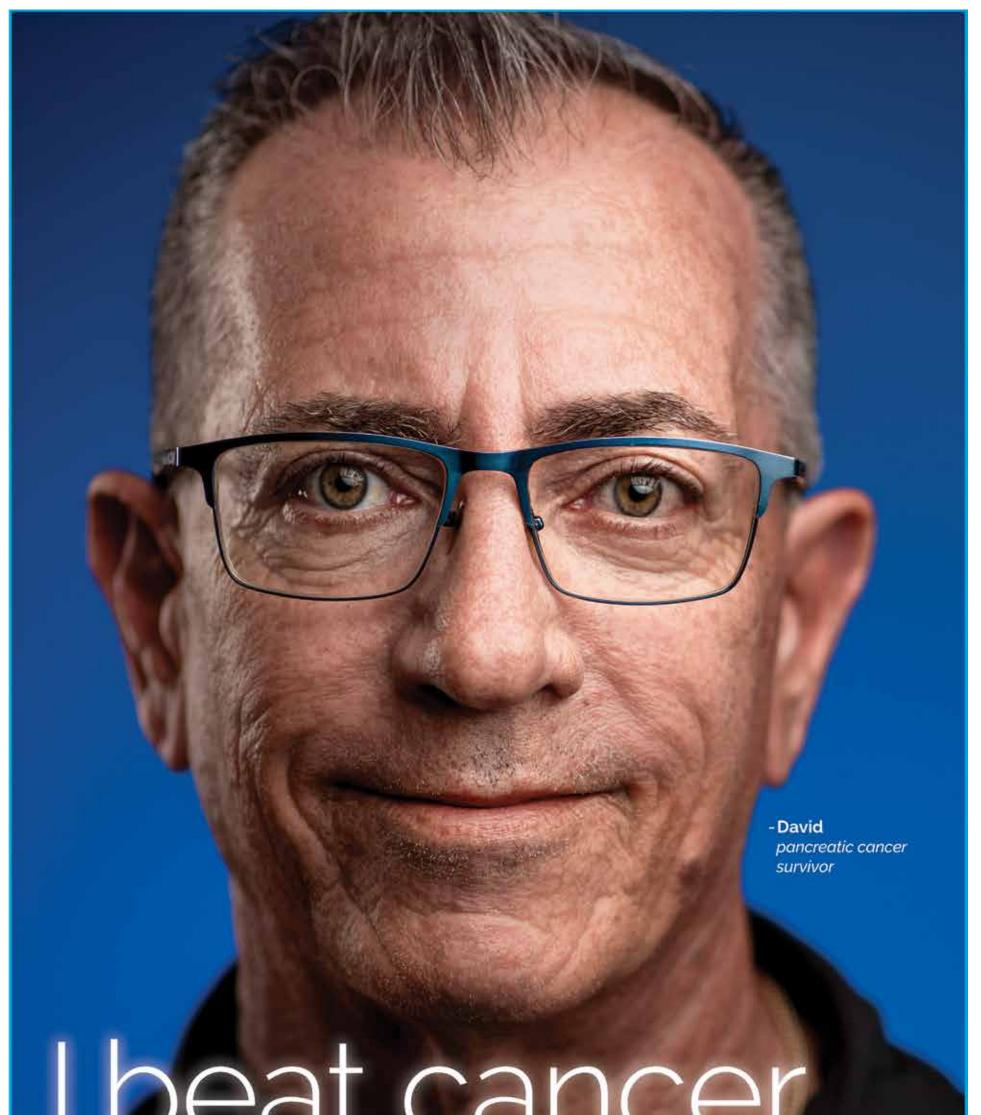
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\$50 monthly allowance for groceries

The Healthy Foods Card provides money to purchase approved food at participating stores



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- Each month, the Healthy Foods Card is automatically loaded with \$50; unspent dollars don't roll over to the next month.
- Shop at participating stores, including Walgreens, Walmart and others, for approved foods and drinks.
- Scan the barcode on the back of the Healthy Foods Card at the checkout to pay for purchases.



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HUMANA BROWARD MARKETPOINT OFFICE 954-267-0000 (TTY: 711) Monday – Friday, 8 a.m. – 5 p.m. En español? Llame al 954-267-0000 (TTY: 711)

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Humana is a Coordinated Care plan with a Medicare contract and a contract with the Medicaid program. Enrollment in this Humana plan depends on contract renewal. Sponsored by Humana Medical Plan, Inc. and the State of Florida, Agency for Health Care Administration. Applicable to Humana Gold Plus SNP-DE H1036-103A (HMO D-SNP). **At Humana, it is important you are treated fairly.** Humana Inc. and its subsidiaries comply with applicable Federal civil rights laws and do not discriminate on the basis of race, color, national origin, age, disability, sex, sexual orientation, gender identity, or religion. English: ATTENTION: If you do not speak English, language assistance services, free of charge, are available to you. Call **1-877-320-1235** (TTY: 711). **Español (Spanish):** ATENCIÓN: Si habla español, tiene a su disposición servicios gratuitos de asistencia lingüística. Llame al **1-877-320-1235** (TTY: 711). **繁體中文 (Chinese):** 注意:如果您使用繁體中文 ,您可以免費獲得語言援助 服務 。請致電 **1-877-320-1235** (TTY :711).

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AGENT SPOTLIGHT



Toni Zaks



Barbara Gillis

Teams were rare 10 years ago when Barbara Gillis and Toni Zaks launched their working relationship at Signature International Real Estate, Inc. They met at Signature's distinct real estate class in 2012 and something clicked. The school provided a launching pad for this dynamic duo whose focus now is providing premier customer service to their customers. They built a solid team with a culture of respect and unity and developed into star real estate performers at the company and in Century Village.

During the pandemic in 2021, Barbara and Toni closed over 60 transactions bringing them to a top producer status of 4th place in a company boasting nearly 1,400 agents. Barbara and Toni have a strong knowledge of the South Florida and Century Village real estate markets and are technologically equipped to handle oversight and management from contract to close. They enthusiastically share this knowledge with their customers to ensure they make informed decisions about purchasing or renting their future homes. Barbara and Toni are committed to excellence and diligently work to meet the needs of their customers

ACTIVE

LYNDHURST N	2 BR / 2 BAPainted and renovated	\$289,000
NEWPORT N	2 BR / 1.5 BAWaterview	\$190,000
VENTNOR O	2 BR / 2 BANear elevator	\$185,000
TILFORD K	1 BR / 1.5 BA.Waterview	\$173,000

UNDER CONTRACT

HARWOOD C	1 BR / 1.5 BAWrap around water vie	ws\$149,900
VENTNOR G	2 BR / 2 BA2 BEDRMS, 2 BATHRMS	\$250,000
OAKRIDGE F	2 BR / 2 BAPenthouse condo	\$185,000
	SOLD	

NEWPORT U2 BR / 1.5 BA Water view	\$162,900
HARWOOD J2 BR / 1.5 BASecond floor	\$154,900
NEWPORT U2 BR / 1.5 BAWater view	\$149,900
DURHAM T1 BR / 1 BAFirst floor, upgraded	\$145,000
TILFORD A2 BR / 1.5 BA Water view	\$139,900
RICHMOND B1 BR / 1.5 BASecond floor	\$129,900
NEWPORT F2 BR / 1.5 BASecond floor	\$129,000
TILFORD N1 BR / 1.5 BARentable	\$125,000
TILFORD L1 BR / 1 BASecond floor	\$109,900

HARWOOD D 2 BR / 2 BA.....Penthouse with water view....\$293,000



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*LISTINGS AVAILABLE AT TIME OF PUBLICATION

Ben G. Schachter, Licensed Real Estate Broker Century Village Real Estate, Inc. is a division of The Signature Real Estate Companies Subdivision Building

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Sold Price

\$205,000

\$130,000

\$112,000

\$155,000

\$130,000

\$170,000

\$175,000

\$ 67,750

\$185,000

\$125,000

\$ 78,000

\$146,500

\$ 89,900

\$168,500

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\$130,000

\$118,000

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Sold Date

10/12/2022

10/3/2022

9/13/2022

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Sold Price

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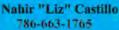
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2/1.1 - 3065 NEWPORT	Q	WHAT A BEAUTY OPEN KITCHEN NEW COUNTERTOPS	\$ 160,000		
1/1.1 - 3069 NEWPORT	Q	UNIQUE OPPORTUNITY EVERYTHINGBRAND NEW OPEN KITCHEN	\$ 159,000	PENDING	
1/1.1-176 WESTBURY	J	CORNER UNIT, 2ND FLOOR, UNFURNISHED, READY TO DECORATE	\$ 125,000		
2/1.1 - 361 TILFORD	Q	CORNER, CHARMING, UPDATED FURNITURE, PORCH ENCLOSED	\$ 159,000		
2/1.5- 143 UPMINSTER	F	GARDEN UNIT 2ND FLOOR, BUILDING HAS A LIFT	\$ 130,000		
2/1.1 - 365 OAKRIDGE	Т	GREAT CORNER UNIT, NEW FLOORING, ARTFULLY DECORATED	\$ 179,000	PENDING	
1/1-331 NEWPORT	V	2ND FLOOR FULLY FURNISHED, WITH A WATER VIEW. RENTABLE BLDG	\$ 93,500	PENDING	
2/1.1 - 28 TILFORD	В	1ST FLOOR CORENR UNIT WITH WATER VIEW. TILE AND CARPET	\$ 140,000	PENDING	
1/1.1-101 UPMINSTER	E	CORNER UNIT, FIRST FLOOR, NICELY FURNISHED LIGHT & BRIGHT	\$ 132,500	PENDING	
1-1.1- 4090 WESTBURY	н	FULLY FURNISHED, PATIO ENCLOSURE, NEWER A/C, HOT WATER	\$ 138,500		
2/1.1-2099 WESTBURY	н	RARELY AVAILABLE, PARTIALLY FURNISHED TILE AND CARPET FLOORING	\$ 190,000		
1/1- 17 WESTBURY	Α	1/1 PARTIALLY FURNISHED , TILE FLOORING NEWER A/C	\$ 94,400		

HIGH RISE UNITS

2/1.1- 2005 NEWPORT	G	UNIT LOCATED IN DESIREABLE NEWPORT	\$ 145,000	
2/1.1 - 2079 CAMBRIDGE	D	COMPLETELY REMODELED GRANITE COUNTERTOPS NEWER A/C	\$ 249,000	PENDING
2/2 - 121 RICHMOND	C	1ST FLOOR KITCHEN REMODELED, GRANITE COUNTER TOPS	\$ 225,000	
2/1.5- 2099 WESTBURY	н	2BEDS 1 AND 1/2 BATH CONDO LOCATED IN WESTBURY	\$ 190,000	PENDING
1/1.1- 3093 NEWPORT	5	WATERVIEW, TILE THRU OUT , FULLY FURNISHED	\$ 88,000	PENDING
1/1.1-216 WESTBURY	L	LOCATION, LOCATION, LOCATION FIRST FLOOR PARTIALLY FURNISHED	\$ 125,000	
1/1.1- 3009 WESTBURY	F	WATER VIEW PARTIALLY FURNISHED , NEW VANITIES, TILE AND CARPET FLOORING	\$ 140,000	PENDING

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