

CVE REPORTER

Official Monthly Newspaper of Century Village East, Deerfield Beach, Florida

newsroom@cve reporter.com • CVReporter.com

Village Grapples with Rising Insurance

Text and Photo by
CVE REPORTER STAFF

A perfect storm of economic pressures is sending Century Village East buildings scrambling to deal with rising insurance costs. The circumstances are forcing some buildings to hit assessments with thousands in assessments, while others are entertaining the idea of dropping out of the insurance market all together.

The dramatic spike in the cost of building insurance (the policies paid by associations to cover damage to the overall buildings) is due to multiple factors all hitting at the same time.

According to a recent Reuters news report, over the past year “costs have risen the most on multifamily properties such as apartments and condos, according to industry executives and data from credit ratings agency Moody’s.”

“Florida multifamily property owners are bearing the greatest insurance cost increases of all states and asset classes in the U.S., according to Martha Bane, managing di-

rector of the property practice at Gallagher, a major insurance and reinsurance broker,” Reuters reports.

In Century Village East, building associations are facing their largest insurance rate hikes in years, with many looking at a 50% increase over last year. This would be the largest increase in almost 20 years.

What is driving the sudden and drastic increases?

The Surfside building collapse along with Hurricane Ian were a one-two wake-up call for insurers. Both incidents are forcing carriers to take a closer look at policies. Surfside prompted companies to be much more demanding concerning building conditions and has made them less willing to overlook what previously might have been considered acceptable building wear and tear.

One of the most common and expensive examples of this lower tolerance level involves building roofs. This is also where many Century Village East buildings are being hit the hardest.

Following damage caused by Hurricane Wilma in 2005, many CVE associa-

tions replaced their roof, and while 18 years may not seem like a long time to have a roof, increasingly risk-averse insurance companies are now seeing it differently.

Mark Friedlander, director of corporate communications with the Insurance Information Institute told an Orlando television station owners of structures with shingle roofs “should be prepared to replace them around the 10-year mark in order to keep their insurance.”

While many experts agree a 10-year-old roof has more years left in it, insurance companies are less willing to give building owners the benefit of any doubt.

This is hitting some low-rise garden buildings inside Century Village East the hardest, as insurance carriers demand a roof replacement to continue coverage. With fewer units upon which to spread the cost, some low-rise associations are assessing units thousands of dollars to cover both rising premiums as well as the roof replacement.

Another factor pushing up insurance costs is linked to the estimated price to replace a building should it be dam-



aged beyond repair.

Replacement cost is an important element of any insurance policy. The carrier needs to know how much they would pay to rebuild a building. For just about every building in the Village, that price tag is going up.

Replacement costs are influenced by two factors: labor and materials. Linger-

ing COVID-related labor and material shortages continue to push the price of both higher. The increase is so dramatic that at least one building in the village is seeing its replacement cost jump from \$7 million dollars to \$11 million dollars. That is an increase of over 50 percent.

See VILLAGE, pg 7

Parness Announces Run for COOCVE President

Text and Photo by CVE REPORTER STAFF

City of Deerfield Beach Commissioner and village resident Bernie Parness has announced his intention to run for president of COOCVE in January.

Due to term limitations, Parness is unable to run for a third term on the City Commission. He has represented the Village on the City Commission for the past seven years.

Parness has been a vocal critic of current COOCVE President Carol Freedman, saying what he character-

izes as her divisive, heavy-handed reign as COOCVE president has not only hurt her own organization but has also eroded the relationships between COOCVE and both CVE Master Management and CenClub.

“We need leadership at COOCVE, not dictatorial nonsense,” Parness said. “I have therefore thrown my hat in the ring and will run for COOCVE president in January.”

At a recent public meeting, Parness, referring to a letter sent last Spring to COOCVE

by both CVE Master Management and CenClub expressing concerns about the organization’s leadership, said he believes COOCVE doesn’t try to get along with other organizations.

“I don’t think [COOCVE] knows what it is supposed to be doing,” said Parness. “I think we need a change at COOCVE who is willing to cooperate with Master Management and CenClub.”

The election for COOCVE president will be held in January.



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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.

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WHAT YOU NEED TO KNOW



Deerfield Beach Annual Fall Festival Returns

Text and Photo by *CVE REPORTER STAFF*

The Deerfield Beach Parks and Recreation Department is hosting the 9th Annual Fall Festival on Saturday, October 14th, at Pioneer Park, 501 NE Eller St., from

4:00 PM – 8:00 PM.

Time to get into the FALL SPIRIT and celebrate a fun day with family and friends! Jam out to live country music, take photos in our

famous pumpkin patch, visit the new Biergarten, and enjoy food trucks, arts & crafts, a local artisan market, autumn goodies, archery, hayrides, and more!

Shuttle Service will be available, running from the field across the street from the Center of Active Aging (227 NE Eller St.) to and from Pioneer Park from 3:45 PM to 8:30 PM.

For more information, visit www.dfb.city/fallfestival or call the Community Events and Outreach Division at 954-480-4429.

From *VILLAGE*, pg 1

The more it costs to replace a building, the higher the premium demanded by the insurance company will be.

But the current sticker shock hitting buildings across the Village is not only due to economic conditions out of their control. It is also fueled by factors very much in their control. The very nature of how associations function has contributed to their financial struggles.

Homeowner associations, and the resident filled boards that run them are often reluctant to make tough financial decisions that make weathering rising costs more bearable. During good economic times when costs are either stable or dropping, boards are more likely to lower fees than to maintain current levels or even institute a modest increase to build up reserves.

Peer pressures, the desire to curry favor with fellow residents, and the fear of social retribution sparked by unpopular decisions often serve as obstacles to

casting fiscally responsible, long-term looking votes. It is much easier for a board member to live with praise that comes with lowering fees than it is to explain to their friends why raising them is the right thing to do.

The result is buildings with little to no reserves to offset this year's insurance rate hikes or to pay for major repairs.

Emerson Poort is an insurance agent who has serviced buildings in Century Village East for 17 years. He says there was a stretch of approximately eight years from 2012 to 2020 when insurance rates remained relatively stable in the Village.

"People are reacting to an insurance market they haven't seen," says Poort. He says it's possible the market is simply catching up to the fact that there have been no significant increases in recent years. "If interest rates stay the same, we may be looking at a new norm. But if rates drop, and the market corrects, costs will also drop, and insurance rates will go down."

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WHAT YOU NEED TO KNOW



Residents Explore Unorthodox Insurance Solution

Text and Photo by CVE REPORTER STAFF

Several hundred Century Village East residents recently attended a meeting seeking information on an alternative to paying the rising costs of building insurance.

The meeting was organized by City of Deerfield Beach Commissioner and village resident Bernie Parness and featured a presentation from a man pitching the idea of village buildings starting their own insurance company to insure their buildings.

Self-insurance is when a group decides to create their

own pool of money to cover losses. The idea would be to create a company that covers all the buildings in the Village. Each building would pay into the pool instead of paying insurance premiums to an outside company. The pool would then cover any claims from the buildings.

While supporters didn't cite any example of the idea currently covering residential condominiums in Florida, they say the model is based on cooperative insurance pools used in the

agricultural industry to cover farmers.

Materials distributed to residents said, "Century Village has the size to aggregate its premiums and form their own property insurance operation to stabilize and potentially reduce property premiums."

According to numbers provided at the meeting, a \$600 per unit payment into the pool would create a \$5 million dollar fund to start the effort. This would replace the cost of paying a third-party insur-

ance company.

Some at the meeting expressed skepticism about the idea. An insurance company only works if it can spread risk among a large pool of insured. For example, while a large company may collect premiums from clients across the entire state of Florida, it counts on the fact that only a small percentage of its clients might get hit with a major hurricane.

However, if a company only covers the Village, then the chances of every client be-

ing hit by a storm at the same time is very likely. Some ask if the pool of money would be large enough to cover every building at the same time.

Others wondered how any system that relies on 254 independent associations all working together and agreeing to drop their current insurance could possibly succeed.

Commissioner Parness said he organized the meeting because, given the rising costs to residents, it's worth exploring any idea that could help. He was critical of COOCVE, and specifically COOCVE President Carol Freedman for what he said was a refusal to meet to learn more about the idea.

"Pay or move," Parness told residents during the meeting. "That is what COOCVE doesn't want you to know about the current state of insurance."

COOCVE said "self-insurance is unlikely to provide a viable solution."

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WHAT YOU NEED TO KNOW

City Seeks to Improve Fishing Pier

Text and Photo by *CVE REPORTER STAFF*

The City of Deerfield Beach wants to know how it should improve the city's fishing pier. It recently asked residents to fill out a short, four question survey about how the pier is used.

The questions sought answers to what your primary

purpose is for visiting the pier, how often do you visit the pier, and what improvements would you like to see.

The survey closed at the end of September. The city is expected to incorporate the answers into its future pier improvement plans.



THE SPORTING LIFE

Summer Sports

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.

The Summer league tennis team played at the Richmond Tennis Courts 7 days a week, and except for a few rainouts we played every day. The season ends on October 30, when the regular CVE Tennis League starts.

Some of the players who played in this league were Morty, Allan, Bobby, Surrie, Marian, Maria, Mike C, Mike R. Mike, Tony, Marek, Adam, Leon, Larry, Fred, Martha, Linda, Arline, Marcus, Lucio, Anita, Didi, Cathy, Josef, Paula, and many others. It was a great summer season.

CVE Volleyball continued to play every Monday, Wednesday and Friday dur-

ing the hot summer days We played for an hour and had great games. Summer league volleyball players were Larry, Joe, Victor, Kevin, Valentina, Issac, Paul, Stingray, Leon, Pinatola, Mike, Louie, and many walk on visitors.

Rose Marie our cheerleader showed up for most of the games and made the team delicious brownies once in a while. Volleyball season is played 12 months a year on Monday, Wednesday and Friday from 9:00am to 11:00am.

CVE Putt-Putt Golf Club played every Tuesday night during the summer months. The turnout was great and most days we had 28 play-

ers. We play 18 holes and cash prizes were awarded to the teams that came in first, second and third.

Once the snowbirds come back we anticipate about 50 players playing on our team every Tuesday night. Shelia and Larry thank all the players for their support and everyone had a great time. Some of the players who played this summer were Mona, Julie, Allan, Perry, Henry, Rita, Brian, Starr, Josefina, Jose, Elizabeth, Pauline, Gabe, Bill, Carolyn, Rachel, Grace, Al, Jeanie, Charlie, Mel, Nick, Bob, Roseann, Hunter, Rick, Debbie, Clarisse, Susan, Josephine, Emily, Tim, Ann

Marie, Starr and many others. We laughed, we played and just had a great golf night.

Stickball this summer was played every Thursday and Saturday during the hot steamy summer mornings. Games started at 9:00am and we played seven or nine innings depending on the temperature. The turnout was good, and the hitting and fielding was great. Stickball is played 12 months a year. Players included Shelia, Surrie, Allan, Victor, Larry, Jay, Jose, Ed, Tom, Joel, Dan, Bill, Leon, Issac, Johnny, Artie, Al, Joel, Perry, Phil, Ralph, Louie, Leon, Issac, Abbas, Gene, Brian and others.

Pickleball this summer

was played at the clubhouse courts in the early morning and in the evening and was also played on the Swansea Courts. A good turnout of players played.

Corn Hole and Horseshoe teams played most of the summer, and look forward to a great fall season. The corn hole and horseshoe teams meet every Sunday morning at 9:00am and new members are always welcome.

Outdoor sports go on at Century Village twelve months a year and during the steamy, hot days of summer. A big thank you goes out to all the players who continued to play this summer.

Grand Opening of Deerfield Beach Aquatics Center

Text by *CVE REPORTER STAFF*

The City of Deerfield Beach announced the grand opening of the Deerfield Beach Aquatics Center.

The operating hours are Monday-Friday, 8:00 AM to 7:30 PM, and Saturday and Sunday, 9:00 AM to 4:00 PM. Contact the Aquatics Center at 954-420-2262 with any questions.

CVE IN ITS OWN WORDS



Choraleers are Back for Our 49th Year!

Text and Photo by FAIGY GRZEDA, Co-President of the Choraleers as of February 2019, 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 Choraleers are gearing up for another season!! This club has been in existence since 1974! We welcome any resident who enjoys singing. Experienced singers are always appreciated but

anyone who can stay on key is welcome. We share recordings of our rehearsal which will help you to learn your music by ear. You don't have to know how to read music. We had such fun last

season and hope that this year will be even better! Each year we have wonderful new members join on in addition to our steadfast regulars and last year we devoted ourselves to creating one of

our most successful shows ever. For our show, we learn a number of songs with the full choir, and we also invite individuals to form smaller ensembles or to perform solos accompanied by an instrument. This model offers an eclectic mix of music to delight the audience and feature some of our individual voices.

The potluck party at the close of the season is becoming an annual tradition where we eat, sing and raise a glass to celebrate another season of community where the music we create is greater than the sum of the parts.

Studies have shown that singing in a choir can decrease anxiety, stress, and depression and generally improve your mood. How great is that?

If you think you might be interested in joining the

Choraleers, don't be shy. We invite you to sit in on one or two rehearsals before deciding to join. We meet every Wednesday morning (9:30-12:00) in our new rehearsal space, the GPF room on the second floor of the Clubhouse. Rehearsals begin on Wednesday, December 6, 2023. Membership fee for the full season is \$40 (subsidized membership fees available).

The Choraleers annual concert will be held in the GPA room on Thursday, March 7, 2024 at 7p.m. This year's theme will be "Oldies, Goodies & More". So if you are a singer and would like check out our fun and talented group, drop in to one of our rehearsals or contact Judy Hill (Nov-April) at 954-354-7054 or send us an email at: cvechoraleers@gmail.com

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Remember – food IN equals something unpleasant OUT!

CVE IN ITS OWN WORDS

Temple B’Nai Shalom Continues Moving Forward



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.

Temple B’nai Shalom has completed a year of growth in which we continue to provide a stimulating Jewish presence here in Century Village East. During the summer months we held weekly Friday Night Shabbat Services, attended Broadway style shows and had monthly

Lunch and Learn sessions with Cantor Sherman.

Our High Holidays were held jointly with Temple Beth Israel at the Activity Center. The holiday leadership was shared by Rabbi Ezring from Beth Israel and Cantor Sherman from B’nai Shalom. The Services which were spiritual-

ly uplifting and introspective were very well received,

B’nai Shalom’s September Munch and Learn focused on the High Holidays with Cantor Sherman leading us in a discussion of “things we didn’t know” as well as “ask the cantor”. The bagel, cream cheese, and donut munch was enjoyed by all.

Also, this past month, members of Temple B’nai Shalom attended the show “Grease” at the Delray Playhouse. Dinner in Delray Beach followed. The 22 people who attended had a great time enjoying a day of fun, food, and good company. Plans are in the works to attend the show

“9 to 5” at FAU in November.

Please check out our new website at templebnaishalom.org for additional information on upcoming events. Also, you can contact Paul Scheiner at 630-452-1131 with any questions about the Temple and for additional information.

Help Lower Condo Insurance Costs

Text by DONNA CAPOBIANCO, 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.

Insurance is all about RISK. If an insurance company feels there is too much risk of costly damages, it will either raise fees or stop selling in the high-risk area. Florida is seeing both happen.

Part of the reason this is happening in our area is many condo owners are not willing or able to invest in keeping their property

protected. Some of the biggest damage risks are water, wind and fire. Old windows and doors often will not withstand high level hurricanes. Hot water heaters over 15 years old and poor plumbing often leak or rupture. Unsafe electrical panels often cause fires. All these contributors often cause severe damage to floors, walls, cabinetry, appli-

ances, electrical systems not in just the owner’s unit, but in contiguous units.

Insurers willing to provide policies in our area, including Florida’s own Citizens, are telling us what risk reduction items are required to buy and/or reduce policy cost. Owners just need to ask what those items are and what would the policy cost difference be.

Example for helping decide to meet requirements or not (individual examples will vary):

How long will I likely own my unit: 15 years.

Insurance quote based on my unit’s current condition: \$2,700 (example meets all requirements except windows & doors.)

Insurance quote if all insur-

ance risk requirements met: \$1,700

15 yrs X \$2,700 (not counting annual increases) = \$40,500

15 yrs X \$1,700 (not counting annual increases) = \$25,500

Potential savings over time (\$40,500 - \$25,500) = \$15,000

Windows and doors quote to meet requirements today: \$11,000

Will property value increase once windows & doors replaced? Yes.

Property owners certainly do not have all the control over risk. However, we can explore our options to do what we can to minimize it. We can likely save in the long-term while keeping our property safe and its value up now.

Things to Make You Say: Hmmm

Text by Michael Routburg, 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.

My cousin Ed is a bit older, maybe wiser, and a much funnier than I am. Here are some of his thoughts to make you smile.

Technically Moses was the

first man to download files from the cloud using a tablet!

I was just thinking, at any time during the ride through the desert, he could have given the horse a name!

Today’s 3-year-old can switch on a laptop and open their favorite app. Me? when I was 3, I ate mud!

I am neither for nor against apathy!

Why is lemon juice made with artificial flavors and washing liquid made with real lemons?

This is Halloween

CVE IN ITS OWN WORDS

Seeking Candidates for CVE Leadership Positions

Text by LINDA DIETCH, COOCVE 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.

Century Village East (CVE) needs elected leaders who prioritize civil engagement and make informed, sustainable, and cost-effective decisions; leaders who embrace the rich diversity of our residents and have the ability to unite our community. This presents a fantastic opportunity for condo owners to step forward with fresh ideas and suggestions aimed at improving the quality and efficiency of our community operations. You have the power to make an impact and play a role in ensuring CVE remains a vibrant 55+ community renowned for its outstanding entertainment, recreational offerings, community services, and more. Join us in shaping the future of CVE!

The COOCVE Election Committee is gearing up for the 2024 elections that will be held January 9-12, 2024. The results of the elections will be announced at the January 16, 2024 monthly COOCVE

meeting. The CenClub, COOCVE, and Master Management Boards are chosen by COOCVE Directors. These Directors are distinct from Association Board Members and were elected by residents or appointed by building Presidents in 2023. Altogether, across the three governing bodies in CVE there are twelve (12) positions up for election for 2024.

In each building, the number of potential COOCVE Directors varies from 1-5 based on building size: 1 for 16, 20, and 24 units; 3 for 56 and 64 units; 4 for 72 and 80 units; and 5 for 96 units. This results in a total of 414 potential voting COOCVE Directors.

Building Presidents seeking to modify or add a voting COOCVE Director should submit names to [Cocove@cocove.com](mailto:cocove@cocove.com) or the COOCVE Office by Wednesday, November 29, 2023.

Candidate guidelines and Application Forms will be

available for pickup at the Master Management Office, COOCVE office, and the Clubhouse Staff Office starting October 12th. Forms can also be accessed on the COOCVE.com website.

The 2024 elections will offer both electronic and in-person voting options. Stay tuned for details on the voting process, a candidate forum, and other important information, which will be forthcoming.

Now, all we require are Candidates! Consider what you can personally bring to enhance the quality of CVE.

The following positions will be voted on in 2024:

- CenClub Board has two (2) available positions, each with a three-year term.
 - Master Management Board has three (3) available positions, each with a three-year term.
 - COOCVE elects all seven (7) Officers this year; each will serve a two-year term.
- The CenClub Board over-

sees the professional staff responsible for managing CVE's recreation facilities, the Clubhouse with its shows, classes, studios, and meeting rooms, as well as the ID Office. Board Members must be Owners of residential units in CVE, have no felony convictions, maintain current payments to CVE CenClub, and not be engaged in litigation with CVE CenClub.

The Master Management Board oversees the professional staff responsible for Security and Community Services, functioning akin to a Public Works Department. This encompasses tasks like landscaping, streetlights, lakes, irrigation, sanitation, security, and bulk cable. Board Members must be Owners of residential units in CVE, have no felony convictions, maintain current payments to CVE MM, and not be engaged in litigation with CVE MM.

The COOCVE Officers Board focuses on issues re-

lated to the 253 Associations. COOCVE provides community leadership dealing with city or county matters as well as administers educational seminars. It strives to resolve problems or supply information to both Association Boards and their residents. Officers must be Owners of residential units in CVE, and further specific position requirements are described in the Candidate Application form.

Candidates are allowed to apply for a single Board position. The deadline for submitting your Candidate Application Form and a brief 100-word bio/resume is 3pm Thursday, November 9th.

The completed Candidate Application form and bio may be submitted at the Master Management Office, or via email cveelections2024@gmail.com.

For inquiries, please address them to the COOCVE Election Committee via email at cveelections2024@gmail.com.

2024 CVE ELECTIONS (Managed by COOCVE Election Committee)

CANDIDATE APPLICATION FORM

Candidates for CENCLUB Board of Directors, MASTER MANAGEMENT Board of Directors, and COOCVE Corporate Officers Board. Election/voting held January 9-12, 2024.

NAME: _____

ADDRESS: _____

TEL#: _____ CELL#: _____

EMAIL: _____

POSITION YOU ARE APPLYING FOR (CHOOSE ONE)

____ CENCLUB Board of Directors. Two (2) open positions for a three-year term.

____ MASTER MANAGEMENT Board of Directors. Three (3) open positions for a three-year term.

COOCVE Corporate Officers Board. Seven (7) open positions for a two-year term.

____ PRESIDENT

____ FIRST VICE PRESIDENT

____ SECOND VICE PRESIDENT

____ CONTROLLER

____ TREASURER

____ SECRETARY

____ SERGEANT-at-ARMS

HOW TO SUBMIT APPLICATION

Submit completed form and candidate bio by email to cveelections2024@gmail.com, or mail or hand-deliver it in a sealed envelope with your name on the outside to the Master Management Office at 3501 West Dr., Deerfield Beach, FL 33442 (next to Le Club).

Your candidate bio must be typewritten, concise, **under 100 words**, and cover your education, positions or activities within and beyond Century Village, your work or business experience, length of residency in CVE, any relevant qualifications for election, and your goals for the desired position.

The deadline for receiving applications is 3 pm on Thursday, November 9, 2023.

CVE IN ITS OWN WORDS

2024 CVE ELECTIONS (Managed by COOCVE Election Committee)

CANDIDATE APPLICATION FORM

CANDIDATE QUALIFICATIONS

Qualifications for Master Management Board: Must be an Owner of a residential unit in CVE, cannot be a convicted felon whose civil rights have not been restored or a person convicted of dishonesty or moral turpitude, must be current in payments to CVE MM, cannot be currently involved in litigation with CVE MM.

Qualifications for CenClub Board: Must be an Owner of a residential unit in CVE, cannot be a convicted felon whose civil rights have not been restored or a person convicted of dishonesty or moral turpitude, must be current in payments to CVE CenClub, cannot be currently involved in litigation with CVE CenClub.

Qualifications for COOCVE Corporate Officers Board: Must be an Owner of a residential unit in CVE. Applicants applying for the positions of President, First Vice President, or Second Vice President must have prior experience as Directors or elected Corporate Officers of COOCVE, with at least one full term of service. Applicants for all other Corporate Offices need not be Directors and these positions are open to any qualified candidates

By submitting my application, I affirm that I meet all the qualifications for the position I am seeking within the organization.

Signature: _____ Date: _____

2024 CVE ELECTIONS (Managed by COOCVE Election Committee)

CANDIDATE APPLICATION FORM

COOCVE CORPORATE OFFICERS

President: The President serves as the Corporation’s Chief Executive Officer and chairs the Executive Committee and all COOCVE meetings, including the Area Chair Meeting and the COOCVE Board of Director Meetings. They appoint committee members and chairpersons and provide an annual activity report to the Executive Committee and the Board of Directors. The President also facilitates information exchange with the presidents of CenClub and Master Management and oversees COOCVE Office operations.

Vice Presidents (First and Second): The First and Second Vice Presidents assist the President as directed and assume the President’s duties in their absence, in order of their positions and availability. They also maintain the master spreadsheet of Building Association Board Members and Officers.

Controller: The Controller supervises the Corporation’s financial affairs, overseeing fiscal matters handled by the Treasurer, external accountants, and auditors. They advise, direct, and participate in financial and budget policies and work with the President and Treasurer to construct an annual budget.

Treasurer: The Treasurer manages the Corporation’s assets, including funds, securities, and property. They handle bill payments, maintain proper accounting records, and provide monthly and year-end comprehensive reports to the Executive Committee and the Board. The Treasurer, along with the President and Controller, assists in constructing an annual budget.

Secretary: The Secretary records minutes of Board and Area Chairs meetings, manages correspondence, maintains a mailing list, and sends out meeting notices, newsletters, and email communications.

Sergeant-at-Arms: The Sergeant-at-Arms maintains order at meetings, arranges meeting logistics, and performs duties as required by the presiding officer.

INSIDE POLITICS

A Message from Marty Kiar, Your Property Appraiser

By MARTY KIAR, Broward County Property Appraiser

2024 Homestead Exemptions

If you applied and were approved for Homestead Exemption for the 2024 tax year, this exemption will be posted to your property record online in December. Once approved, Homestead Exemption automatically renews each year provided there is no change in the ownership or use of the property. You do not need to reapply for Homestead Exemption annually once you have been approved.



Did You Acquire or Take Ownership of Your Property in 2023?

If you acquired your home in 2023 and there were exemptions showing on your 2023 TRIM (proposed tax) Notice, these exemptions reflect the previous owner's exemption status and will be removed at the end of this year. If you believe you qualify for Homestead Exemption or any other tax-saving exemptions at this property, you must complete an application in your name. Homestead

Exemption does not automatically transfer from one property to another. You can easily apply for all exemptions online at <https://web.bcpa.net/bcpaclient/#/Homestead>. The timely deadline to apply for all 2024 exemptions is March 1, 2024. For additional information on Homestead and other exemption filing, please call 954.357.6830.

Owner Alert Text Notifications

Property owners who have registered for Owner Alert

can now subscribe for text message notifications. Subscribers will receive a text message if a change of ownership has been processed by our office along with a link to the recorded document changing the ownership. To register for Owner Alert or subscribe for text messaging, please visit <https://web.bcpa.net/owneralert>.

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

IN LOVING MEMORY

Mario Vito LaManna

Text and Photo by DIANE LAMANNA, Daughter

Lyndhurst B resident, Mario Vito LaManna, 87, formerly of Riverdale, New York, died peacefully in his home on Thursday, July 6, 2023.

Born on 185th Street in the Bronx on May 24, 1936, he was the son of Annatonia and Francesco LaManna. After serving in the army, he worked for nearly 40 years at Sears and Roebuck on Fordham Road selling Kenmore washers and dryers or as he would say, "big ticket items." Mario will be remembered as a very encouraging person and good listener by family and friends, always assuring them that he could be called on 24/7 if they needed to talk. His life-long mantra being there are no problems in life, only challenges. He was passionate about holistic alternatives to medicine and enjoyed sharing his knowledge with others. Mario loved spending time with family, reading, meditating, history, walk-

ing outdoors, and especially dancing the night away with his friends every Saturday. He was a wonderful father and grandfather, who cherished time playing chess with his grandchildren, Brandon, Damian, Vada and Skylar.

Mario really made a home of his Century Village community, often calling it a paradise. He was very proud of the clubhouse and all its many classes and activities. He was a regular at Feldenkrais class, took dance classes such as Argentinian Tango, and even tried stickball for a short time. He really enjoyed going to the pool to meet up with friends, either to swim or join in at Sunday Karaoke. Fast walking around the grounds was part of his daily routine, enjoying the company of people he got acquainted with along the way. His greatest passion, however, was going to the Saturday dances. He often bragged of

his wonderful dance partners and all the fun he had there with friends. He went dancing three weeks before his passing because it was something that brought him tremendous joy!

Mario would have wanted to be remembered by the way he lived, as he truly knew how to live life to the fullest. Throughout his lifetime he let us know that he did not want tears when he passed, rather a party with laughter and dancing. He even chose to pass away as his daughters, Diane and Doreen, were laughing near him. Although we will miss his own infectious laugh and warm smile, we have gained a special angel to watch over us, forever dancing in our hearts!

Mario's daughters want to extend their sincere gratitude to his Century Village Family, who made their Dad's life these past 14 years a blissful one!



ATTENTION

IF YOUR BUILDING HAS NOT RECEIVED DELIVERY OF *THE REPORTER*, PLEASE LET US KNOW AT 954-708-2816.

INSIDE CVE

COOCVE President's Report

By CAROL FREEDMAN, President/COOCVE

Did you hear that woosh as the door blew open on a new CVE season? Wow, where did that summer go??

It's been unexpectedly busy and we're still rushing to get ready for the new cycle to start again... our monthly meetings, Reporter pages, (new) COOCVE Connections newsletter, materials for Associations beginning the amending of their Association documents, and exploring insurance options and strategies.

Our COOCVE Connections newsletter has been a big hit, with lots of appreciative emails from readers. We've



now had nearly 100 requests to be added to our mailing list for it.

We're watching unit sales

continue to rise as owners take advantage of their property appreciation. Also rising are sales by snowbirds (especially Canadians) who are reconsidering the combined cost of their health insurance for Florida, rising property taxes and the concern over increasing coupons and assessments. The continuing sales are resulting in many more calls to our office from realtors who do not know the basics for selling in the village and are not getting the needed information and materials from the sellers. We have printed information about the things to know in both our Connections and on

our Reporter Pages. Once again, we request that sellers prepare their realtors and minimize their calling the building Presidents for information and approval status.

In closing, we want to reassure CVE owners and boards that we are hard at work exploring options for addressing the rising insurance calamity. As we have said in our Connections and our various Area Chair and Presidents meetings, no rate reduction is expected in the short run since the FL Legislature does not re-convene until January. Nevertheless, we are beginning now to build political pressure with

other senior condo communities along with increasingly aggressive letter writing, meetings with legislators, etc. We hope that loud, angry televised protests will begin to pressure DeSantis and others to take the few actions that could make a difference (like increasing the CAT fund). Stay tuned. We are hoping to begin starting rallies and informational sessions in the next month or so. In the meantime, we will continue to explore options and share ideas and actions at our Presidents' Forums and other gatherings, as well as updates on our website, COOCVE.COM

Working to Save Your Money

By ELI OKUN, President, CVE Master Management Board of Directors

As you probably know, CVE Master Management pays for a lot of services you receive. From transportation to security, the money we receive from your coupon covers many amenities.

As the President of the CVE Board of Directors, I take my responsibility to keep your fees as low as possible very seriously. Some of those expenses are beyond our control. For example, we pay for all the drinking water in the Village, and we are at the mercy of whatever the city charges for that water.

But other services we do have some control over charges. When we have the opportunity, we do everything we can to negotiate the lowest costs for you, our residents. This summer, cable television was one such service.

This year, a 10-year contract with Comcast/Xfinity



expired. As part of our plan to explore all options, CVE Master Management solicited proposals from several cable television providers.

At the conclusion of the process, and after receiving several concessions from Xfinity, we chose to sign a new contract with Xfinity. The new agreement includes several

benefits for our residents.

First, the new deal does not require you to pay for WiFi services. After surveying residents, it was clear that not all residents wanted to pay for year-round WiFi. This was due to either temporary seasonal occupancy, the use of cell service for WiFi, or a lack of need for the service. As a result, we made sure the new contract does not include mandated charges for WiFi service.

Second, we negotiated a shorter contract length. In the past, Comcast required the Village to commit to a 10-year agreement. This is common for agreements between communities and cable providers. Being locked into a 10-year contract prevented the Village from seeking alternative services for a decade. The Village was prevented from taking advantage of new tech-

nologies, new competitors, or less expensive alternatives for 10 years. The new contract is only 5 years in length. This will allow the Village to seek the best new services and competitive prices in half the time.

Third, we negotiated unprecedented customer service for you. The new agreement includes free customer service for Village residents. CVE Master Management required Xfinity to have a repair technician stationed here, in the Village, every Tuesday. The technician will be at the Clubhouse to assist with service questions and information. During 'season,' Xfinity will provide two and possibly three technicians on the property to help residents. If you require a home service call, the new agreement eliminates the usual service call fees (as long as you schedule your ap-

pointment with the representative on the property). This saves residents \$100 per service call.

The new agreement also requires same-day service, and any technician that comes to your home is required to provide all needed equipment on the spot. You will not be required to travel to an Xfinity office to get equipment, nor will you have to wait for it to arrive in the mail.

Finally, the new deal requires Xfinity to supply every unit with upgraded X1 cable boxes as well as state-of-the-art voice activated remotes.

The new cable deal is just one example how much effort is devoted to fulfilling the responsibility to safeguard your coupon dollars. We can't control all costs, but when we can, we will stop at nothing to get the greatest value for your coupon dollar.

Village Speed Limit is 15 MPH



Village Speed is 25 MPH on Main Blvds Only
Yield To Pedestrians & Bicyclists
Use Directional Signals & Drive Carefully!



CLUB NEWS

Italian American Club Expands Membership

Text by LORI BENOIT, 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 Italian American Club Membership is now open to all Village Residents. SPREAD THE WORD! The General Meetings will remain on the second Monday of each month,

October through March, in the Clubhouse GP-A Room at 10:30 a.m. There will be Dunkin Donuts and Coffee on a first come and a FREE Mystery Door Prize at every meeting. The NEW Board

of Directors is working very hard to present a different and fun Schedule of Activities for the 2024 Season so come meet them, have a cup of coffee, make new friends, and see what will be going

on in the 2024 Season. The first meeting is on Monday, October 9, 2023.

The November meeting is on Monday, November 13, 2023. For further information, contact Lori Benoit at

954-304-6124 or by email at ragdol66@comcast.net NOTE: The Schedule of Activities will be available at the October meeting. Event tickets will be sold starting at the November meeting.

We Make Tech Work For You At The Deerfield Beach Computer Club

Text by BARRY COWAN, Deerfield Beach Computer Club 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.

As ongoing challenges threaten the health of our seniors, our Zoom members continue to feel uncomfortable returning to a LIVE classroom. Therefore, we will continue to schedule FREE Zoom meetings on one or possibly two Fridays per month from 10:00 to 11:30 am.

You can join our meetings anywhere, anyplace, anytime on any internet capable device. We offer what seniors need to make their technology

easier to use and manage. We try to make learning meaningful and fun for everyone. Our Zoom classes give everyone the chance to connect, share, chat, and interact with current and new participants.

There is no need to get up early and rush to travel to a classroom and possibly experience a wide variety of delays getting there due to inclement weather, traffic jams, accidents, road work, and many other unforeseen events.

To learn more about us, please visit our secure, highly informative and entertaining Club site at <https://www.db-cc.net>. Our meetings feature a variety of trending computer and technology topics presented by high quality member-instructors as well as nationally known guest speakers.

We provide many opportunities for participants to interact and chat with each other, ask questions, and

share their knowledge and experience. Don't believe me? The next paragraph will cure your skepticism.

We teach you how to use devices and technologies from Apple, Android, Windows, and Chromebooks. We cover a wide array of topics such as: Safe and Secure In Store and Online Shopping, Artificial Intelligence (AI) Models such as ChatGPT and Bard, Robotics, Space Travel, Assistive Technology, Home and Car

Automation, Social Media, Streaming, Computer and Mobile Device Security, Using Browsers, and much more.

For more information, contact our Membership Director and CVE resident, Pete Zambito, at 954-941-4870 or call/text Club President Barry Cowen at 954-649-0445. Pick up a copy of our new printed flyer in the CVE Staff Office- or better yet, print your own copies of it from the PDF on our Handouts Page.

Building Bridges

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 like to play the Icard game of bridge, and do not like to play duplicate, then this weekly game of bridge is for you.

We will play every Tuesday and Friday from 12:30pm to 3:00pm in Card Room A beginning Tues-

day, October 24th. We play every Tuesday and Friday until the end of March. All intermediate players are invited, and you must have bridge experience and know the basic conventions. Any questions, call Larry 508-259-5381.

Do You Love to Sing? Join the Choraleers!

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.

Choraleers CVE – Are you that person who 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 Wednesday

from 9:30 a.m. until noon in the GPA room starting on December 6, 2023. Our annual show will be held on Thursday, March 7, 2024. Our theme this season is "Oldies, Goodies & More". We are planning a "potpourri" of musical offerings from

the choir as well as soloists 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




2023 - COOCVE EXECUTIVE BOARD

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

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.

IS YOUR BUILDING PREPARING TO AMEND YOUR DOCUMENTS?

COOCVE and Eisinger Law lawyer Alessandra Stivelman have prepared a template to make important updates to the original Katzman Chandler template. If you missed the August 22nd webinar on Amending Your Docs, given by Alessandra, the video is available on the COOCVE website at <https://coocve.com/amending-your-docs>

NEW BOARD MEMBERS CAN STILL GET THEIR MANDATORY BOARD CERTIFICATION TRAINING

Check <https://coocve.com/webinars-%26-certifications> for upcoming courses or call us for unscheduled, take anytime courses (both live and on-line).

SPOTLIGHT ON COOCVE WEBSITE

Check out the new links on our Home Page. They make it even EASIER to get to the things you want in one click.

Resources

COOCVE – Our [Board Manual](#), [Presidents Handbook](#) and helpful info.

[COOCVE Connections Newsletter](#)

[Government](#) – Federal and state regulations, budget handbooks, [Unit Owners Rights](#), state bills, local police and [mental health resources](#).

[DBPR](#) – What the agency does, how to reach them, how to file complaints, courses they offer.

[Useful Links](#) - CVE links to [Master Management](#), [Cenclub](#), [Reporter](#), etc.

[Insider Newsletter](#) [Condo Permit Regulations](#) [Code Enforcement](#)



Volume 1, Issue 2 September 2023

From the President

Welcome to our second issue. We're delighted with the congrats and positive feedback we got on the first edition. And love all the requests to subscribe. If you'd like to subscribe too, click [here](#).

This issue is once again a mix of happenings in our Building Areas, updates on key issues (like insurance), resources, suggested webinars and articles.

Use the link below to sign up for our various great mailing lists. Sign up-form: <https://coocve.com/signup-for-email-notice>

Check out our recent webinars and documents to help you in working on your Association documents:



Webinar Video - Amending Your Docs
August 22, 2023

- Webinar PowerPoint - Amending Your Docs, Aug 22, 2023 (pdf) [Download](#)
- Alessandra Stivelman/Eisinger letter with 4-C Template Updates (pdf) [Download](#)
- Katzman Chandler form template (docs) [Download](#)

DID YOU KNOW?

Insurance agents are advising their Boards to expect a 50% or more increase in the cost of building insurance for 2024. See the COOCVE website for letters from both insurance agency agents outlining possible insurance options and other ways of lowering budget costs. Now's the time to be exploring discretionary budget cuts. Can you wait to resurface catwalks, do additional landscaping, or put in a common patio? Can you set up payment plans with contractors or arrange loans with a community bank? Can you reduce or eliminate 'awards' to boards? We'll be discussing options at our Presidents Forum on Oct 24th.

YOUR JOB AS SELLER?

Reprinted from COOCVE Connections, Issue 1

If you are selling your unit, you can be a big help to your realtor in creating the listing and qualifying your buyers, and providing the info they need during the process. Please do the following:

- Give your realtor your Unit Documents that you received when you bought. It's your responsibility to provide them, but if you can't they can be bought from the Title Company or found online at <https://officialrecords.broward.org/AcclaimWeb/search/Disclaimer?st=/AcclaimWeb/search/SearchTypeName>
- Have your realtor (or the buyer's agent) get the FULL set of current application materials from your Property Management Company. The realtor should then instruct the prospective buyer to fill them out completely, since any missing information will halt the process.
- Have the realtor inform all parties that the Building Association has 30 days from the receipt of a COMPLETED application for a purchase, occupant, or renter. Make sure that they know NOT to set an earlier closing day, since it will NOT drive the timeline...and will likely result in a delayed or rescheduled closing.
- Tell your realtors all the particulars of your unit and building:
 - Kind of water heater and restrictions
 - No occupants under 55 years old, except under very special circumstances

- If the building allows rentals, and under what specific circumstances
- Any Bylaw restrictions re mortgages
- Minimum credit scores
- Specific building rules (e.g., parking, common areas, quiet hours, guests, etc.)
- Direct questions to your realtor and Property Managers whenever possible.

WHO APPROVES BUYERS, OCCUPANTS & RENTERS?

Reprinted from the COOCVE Connections, Issue 2

Your building association's Board has the final authority to approve almost everything for your building. That means they approve who gets to live there (buyers, occupants and renters) as well as their service and emotional comfort animals. Each association board approves the applications supplied by their management company to potential buyers. The board has the authority to approve new owners, occupants and renters based on the conditions outlined in their documents. If approved, new residents are given an official sealed/stamped copy of the Certificate of Approval (COA) to submit to the CenClub ID office for their approval to issue an official CVE ID.

ELECTIONS

Don't miss the article by the Election Committee with all the info on how to run for a CVE board (Master Management, COOCVE and CenClub). Each Board is very different, but each provides a great opportunity to get involved with the community and contribute to the positive changes you'd like to see.

Here are the COOCVE open positions:

- President
- 1st Vice President
- 2nd Vice President
- Treasurer
- Controller
- Secretary
- Sergeant-at-arms

Position descriptions and applications can be found on COOCVE.COM.

CALENDAR

Oct. 11	Area Chairs Meeting	9:30 am	ZOOM
Oct. 17	COOCVE BOD Meeting	9:30 am	ZOOM
Oct. 24	Presidents' Forum	1:00 pm	ZOOM
Oct. 13	Applications Available for CVE Elections		
Nov. 10	Deadline to turn in applications		

COOCVE CONTACT INFORMATION

Office Hours: Open 9:30am - 2:00pm Monday, Tuesday & Wednesday
 Email: COOCVE@COOCVE.com

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

CenClub/COOCVE/CVEMM – Meetings Jan – June 2023

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	Activity Center Rooms Noted Below by Date & via Zoom	Party Room & via Zoom	Activity Center Rooms A & B & via Zoom
JANUARY	01-10-23	01-11-23 Activity Ctr. Room B Only (Subject to Change)	01-17-23	01-19-23
FEBRUARY	02-14-23	02-08-23 Activity Ctr. Room B Only (Subject to Change)	02-21-23	02-16-23
MARCH	03-14-23	03-08-23 Activity Center Rooms A & B & via Zoom	03-21-23	03-16-23
APRIL	04-11-23	04-12-23 Activity Center Rooms A & B & via Zoom	04-18-23	04-20-23
MAY	05-09-23	05-10-23 Activity Center Rooms A & B & via Zoom	NO MEETING (05-23-23)	05-18-23
JUNE	06-13-23	06-14-23 Activity Center Rooms A & B & via Zoom	NO MEETING (06-20-23)	06-15-23

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

Eli Okun, President, Term expires 2024
Michael Routburg, 1st Vice President, Term expires 2025
Lester Gerson, 2nd Vice President, Term expires 2026
Gene Goldman, Secretary, Term expires 2026
Barry Warhoftig, Treasurer, Term expires 2026
Joe Roboz, Director, Term expires 2025
Donna Capobianco, Director, Term expires 2025
Paul Bourque, Director, Term expires 2024

CenClub Board of Directors


President – Rita Pickar
Vice President – Stanley Spitzer
Corporate Secretary – Michael Rackman
Treasurer – Jay Baimel
Director – Susan Dove
Director – Arnold Klein
Director – Phyllis Meiner

CVE Reporter, Inc. Board of Directors

President – Jay Baimel
Treasurer – Harriet Drandoff
Board Member – Barbara Gerson
Board Member – Jeff Kohn
Board Member – Victor Razze
Board Member – Judith Stagliano
Board Member – Joyce Wirch

2023 Area Chairs and Vice Chairs

Chair of Area Chairs	Amy Conner	561-613-1309	amesconner@aol.com			
Vice Chair	Terri Press	843-597-4605	berkshirecommunity@hotmail.com			
AREA	AREA CHAIR	PHONE	EMAIL ADDRESS	AREA VICE CHAIR	PHONE	EMAIL ADDRESS
Ashby	Kathleen Wells	562-833-1388	ashbycondo@gmail.com			
Berkshire	Terri Press	843-597-4605	berkshirecommunity@hotmail.com	Naomi Redisch	954-725-9175	66bubbyfl@gmail.com
Cambridge	Bill Montgomery	732-991-4089	bill.mont@comcast.net	Starr Hedrick	336-671-9082	starrhedrick1234@aol.com
Durham	Josephine Cricchio	631-678-6194	jo.cricchio@icloud.com	Jim Negele	954-381-0406	jsub20@hotmail.com
Ellesmere	Sheila Pascar	754-264-4404	prspah55@gmail.com	Angele Lachance	954-482-0666	angelalachance@hotmail.com
Farnham	Nancy Mallette	917-747-3511	oceanbunny90210@gmail.com			
Grantham	Eugene Goldman	908-619-6083	genegoldman353@gmail.com	Dorene Shane	954-481-9891	doeshane@comcast.net
Harwood	Bernie Parness	954-870-0214	bparness2@aol.com	Pierre Graveline	450-305-1248	pierre@xtable.com
Islewood	Herb Charnitsky	954-427-6941	hcharnitsky@gmail.com			
Keswick	Ben Mirman	240-421-9896	benmirman@aol.com	Judith Stagliano	561-302-3301	judith.stagliano@gmail.com
Lyndhurst	Jeff Kohn	416-417-4751	keff@rogers.com			
Markham	Michael Hague	958-337-3700	dadmch@aol.com	Don Paustian	561-859-2209	dgp060@gmail.com
Newport	Amy Conner	561-613-1309	amesconner@aol.com	Angelice Fuentes	754-367-0706	mynewport20@gmail.com
Oakridge F	Rita Pickar	414-573-5522	skita6@aol.com	Melvin Nass	954-684-6881	
Prescott	Doris Falls	954-592-7636	dorisfalls@live.com	Joel Greenbaum	718-530-3509	devilweed6960@gmail.com
Richmond	Stanley Spitzer	845-701-3040	stanley.spitzer1@gmail.com	David Feldman	347-395-7096	davidfeldman059@gmail.com
Swansea	Peter Zambito	954-941-4870	petezambito@bellsouth.net			
Tilford						
Upminster	Harriet Drandoff	917-514-7400	drandoff4@msn.com	Steven Littwin	646-242-4497	alittwin@aol.com
Ventnor				Marian Mitchell	216-253-8904	marian43mitchell@yahoo.com
Westbury						



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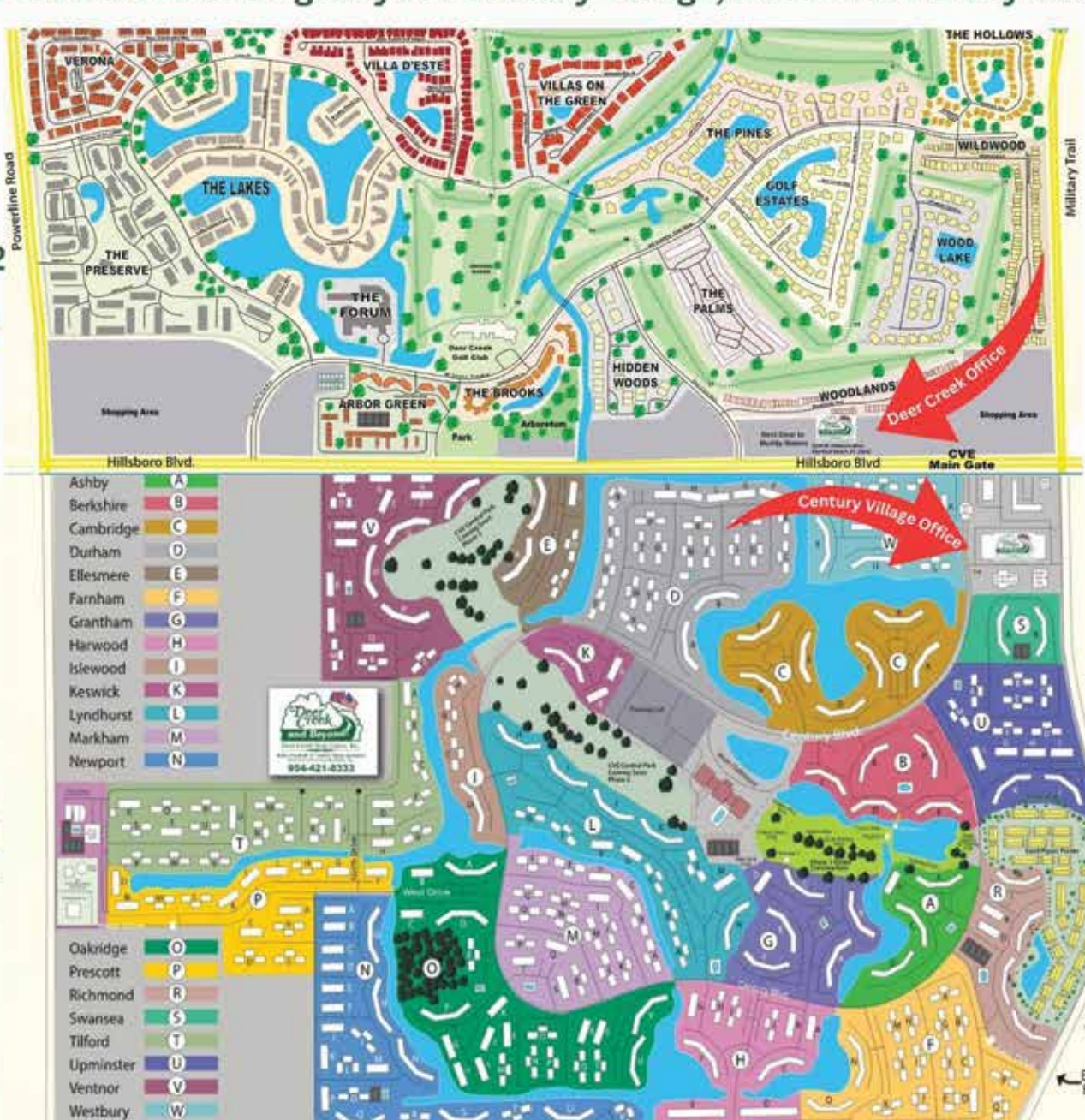
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Sally Roper
Real Estate Agent




Elisabeth Cline
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Real Estate Agent



Karen Jones
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Steve Alperis
Real Estate Agent



Art Stonelake
Real Estate Agent

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Proudly serving Century Village Resident's Since 2009

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- Over **50+** Remodels Completed
- Over **300+** Water Heater Installation's
- Permits Provided for Everything
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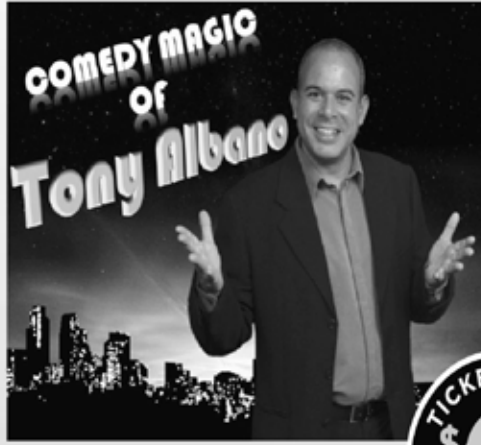
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The *CenClub Section*



TONY ALBANO

Tony Albano is a comedy magician who will transform the stage into a whirlwind of fun and mystery. This high energy act has all the mystique of a magic show mixed with an air of enticing humor, which is absolutely entertaining. "Tony is known as both a comedian doing magic and a magician doing comedy!"



Wes Anthony

Wes is a multi-talented entertainer. As a Saxophonist & Flutist, he excels as a skilled professional and unique entertainer. As an entertainer, Wes has perfected his craft on stages throughout North America and on cruise ships from the Caribbean to the Mexican Riviera.

He has performed and toured the world with various Jazz, Reggae, World Beat and Top 40 bands from California that has given him a wealth of experience in performing for a wide range of audiences.



JOEY & THE PARADONS



Let us bring you back to the beginning of real "street corner" harmony. Enjoy the music and sounds from Brooklyn and The Bronx, all the way back to where Doo-Wop had its start. Joey and The Paradons have been entertaining people up and down the east coast, performing since 1959. Their unique sound will take you back to the street corners where you first heard your favorite groups sing. Bringing you hits from the 50's and 60's, Joey and The Paradons will take you on a trip down memory lane, to a time when everything was simple, life was easy and all you needed for entertainment was to gather on your favorite corner to listen to all the groups sing.

SUNDAY

OCTOBER 8

AT 8PM

SUNDAY

OCTOBER 22

AT 8PM

HAUNTED CIRCUS

HALLOWEEN DANCE
IN THE PARTY ROOM

OCT 28 | **ENTRY 7\$** | **7:30 PM**

COSTUME CONTEST
PARTAKE IN OUR ANNUAL COSTUME CONTEST! SIGN UP IN THE STAFF OFFICE BY OCTOBER 20TH. CONTESTANTS WILL BE CALLED TO THE CENTER RING DURING THE SHOW! CONTESTANTS MUST PURCHASE TICKETS TO PARTICIPATE. **STEP RIGHT UP!**

DEATH-DEFYING ACTS

CARNIVAL TREATS PRIZES

FITNESS SCHEDULE

Multipurpose Room

Join MPR classes on zoom.us- Meeting ID 321-321-2400 Passcode CVE

	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
8:00AM-8:55AM	Low Impact Aerobics (Madison)	Low Impact Aerobics (Debbie)	Power Hour (Sharon)	Low Impact Aerobics (Claudia)	Low Impact Aerobics (Madison)	Low Impact Aerobics (Laura)
9:05AM-10:00AM	Body Toning & Weights (Madison)	Body Toning & Weights (Debbie)	Core Yoga (Nancy)	Power Hour (Sharon)	Body Toning & Weights (Madison)	Body Toning & Weights (Laura)
10:10AM-11:05AM	Low Impact Aerobics (Madison)	Easy Stretch (Peggy)	Low Impact Aerobics (Debbie)	Body Toning & Weights (Laura)	Low Impact Aerobics (Madison)	Pilates (Laura)
11:15AM-11:45AM	30 min Easy Stretch (Madison)	30 min Perfect Posture (Debbie)	30 min Sit & Fit (Debbie)	30 min Easy Stretch (Laura)	30 min Better Balance (Madison)	
11:55AM-12:50PM	Line Dance (Mitzi)	Zumba (Samira)	Zumba (Samira)	Line Dance (Mitzi)	Zumba (Veronica)	
1:00PM-1:55PM	Senior Fitness & Weights (Debbie)	Senior Balance & Flexibility (Teana)	Senior Fitness & Weights (Debbie)	Senior Balance & Flexibility (Teana)	Senior Fitness & Weights (Debbie)	
2:05PM-3:05PM	Pilates (Peggy)	Back In Action (Teana)	Awareness Through Movements (Iris)	Back In Action (Teana)	Awareness Through Movements (Iris)	
3:15PM-4:15PM	Chair Yoga (Liz)		Chair Yoga (Nancy)	Vinyasa Yoga (Liz)	Fab Abs & Core (Debbie)	
4:30PM-5:30PM		Qigong (Halina)				

Outdoor Pool

	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
8:15AM-9:15AM	Aquacise (Linda)	Aquacise (Claudia)	Aquacise (Martin)	Aquacise (Blanca)	Aquacise (Claudia)	Aquacise (Claudia)
9:30AM-10:30AM	Aquacise (Linda)	Aquacise (Linda)	Aquacise (Blanca)	Aquacise (Claudia)	Aquacise (Linda)	Aquacise (Claudia)
10:45AM-11:45AM	Aquacise (Martin)	Aquacise (Linda)	Aquacise (Claudia)	Aquacise (Linda)	Aquacise (Martin)	Aquacise (Blanca)

Spin Room

	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
8:00AM-8:55AM	Indoor Spin (Claudia)	Indoor Spin (Peggy)	Indoor Spin (Claudia)	Indoor Spin (Sharon)	Indoor Spin (Peggy)	
9:05AM-10:00AM	Indoor Spin (Peggy)	Indoor Spin (Peggy)		Indoor Spin (Peggy)	Indoor Spin (Peggy)	

Indoor Pool

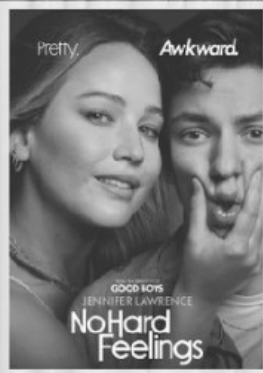
	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
12:00M-1:00PM	Arthritic Aqua (Linda)			Arthritic Aqua (Linda)	Swim Lessons (Linda)	

Party Room

	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
10:45AM-11:45AM		Restorative Yoga (Dashi)			Intro to Pilates (Linda)	

Fitness Center Hours: 7AM-10PM Daily
 Indoor Pool Hours: 7AM-9:45PM Daily
 Phone Number: 954.428.6892 ext 6
 ~Resident ID required~ Closed toe rubber soled shoes must be worn~
 Guests are not permitted to attend fitness classes

OCTOBER MOVIES



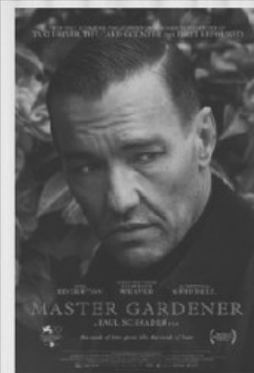
NO HARD FEELINGS

On the brink of losing her home, Maddie finds an intriguing job listing: helicopter parents looking for someone to bring their introverted 19-year-old son out of his shell before college. She has one summer to make him a man or die trying. Directed by Gene Stupnitsky.

Jennifer Lawrence, Andrew Barth Feldman, Laura Benanti
R 103 Min



10/1	Sun	7:30PM
10/2	Mon	2:00PM
10/2	Mon	7:30PM
10/4	Wed	2:00PM
10/4	Wed	7:30PM



MASTER GARDENER

A meticulous horticulturist who is devoted to tending the grounds of a beautiful estate and pandering to his employer, the wealthy dowager. Directed by Paul Schrader.

Joel Edgerton, Sigourney Weaver, Quintessa Swindell
R 111 Min



10/16	Mon	7:30PM
10/18	Wed	2:00PM
10/18	Wed	7:30PM
10/19	Thu	7:30PM
10/20	Fri	7:30PM



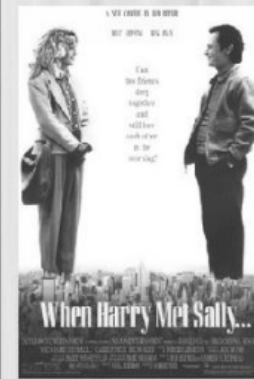
THE LITTLE MERMAID

A young mermaid makes a deal with a sea witch to trade her beautiful voice for human legs so she can discover the world above water and impress a prince. Directed by Rob Marshall.

Halle Bailey, Jonah Hauer-King, Melissa McCarthy
PG 135 Min



10/5	Thu	7:30PM
10/6	Fri	7:30PM
10/7	Sat	7:30PM
10/9	Mon	2:00PM
10/11	Wed	2:00PM



WHEN HARRY MET SALLY...

Harry and Sally have known each other for years, and are very good friends, but they fear sex would ruin the friendship. Directed by Rob Reiner.

Billy Crystal, Meg Ryan, Carrie Fisher
R 95 Min



10/21	Sat	7:30PM
10/23	Mon	2:00PM
10/25	Wed	2:00PM
10/25	Wed	7:30PM
10/26	Thu	7:30PM



YOU HURT MY FEELINGS

A novelist's longstanding marriage is suddenly upended when she overhears her husband giving his honest reaction to her latest book. Directed by Nicole Holofcener.

Julia Louis-Dreyfus, Tobias Menzies, Michaela Watkins
R 93 Min



10/11	Wed	7:30PM
10/12	Thu	7:30PM
10/13	Fri	7:30PM
10/14	Sat	7:30PM
10/15	Sun	7:30PM
10/16	Mon	2:00PM



AIR

Follows the history of sports marketing executive Sonny Vaccaro, and how he led Nike in its pursuit of the greatest athlete in the history of basketball, Michael Jordan. Directed by Ben Affleck.

Matt Damon, Jason Bateman, Ben Affleck
R 111 Min



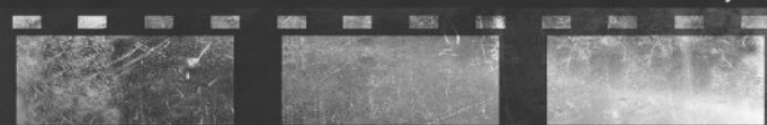
10/27	Fri	7:30PM
10/28	Sat	7:30PM
10/29	Sun	7:30PM
10/30	Mon	2:00PM
10/30	Mon	7:30PM

MOVIE POLICIES

- REFRAIN FROM USING CELLULAR DEVICES.
- FOOD AND DRINK IS NOT PERMITTED. BOTTLED WATER IS ALLOWED.
- FRAGRANCE FREE ZONE DURING MOVIES. PLEASE NO PERFUME OR COLOGNE.



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



Golden Cinema Classics



THE LONG, LONG TRAILER

Nicky and Tacy are going to be married. Nicky wants to save up money for a house, but Tacy dreams of starting off with their own home on wheels—a trailer. Directed by Vincente Minnelli.

Lucille Ball, Desi Arnaz, Marjorie Main
G 96 Min

10/9 Mon 7:30PM



SISTER ACT

When a nightclub singer is forced to take refuge from the mob in a convent, she ends up turning the convent choir into a soulful chorus complete with a Motown repertoire, until the sudden celebrity of the choir jeopardizes her identity. Directed by Emile Ardolino.

Whoopi Goldberg, Maggie Smith, Harvey Keitel
PG 100 Min

10/23 Mon 7:30PM



Resident Appreciation Party & Expo

3501 West Dr, Deerfield Beach, FL 33442
Location: (Le Club - Building Party Room)



On Thursday October 19th, 2023 (Time:10:00am - 12:00pm).

We Will Celebrate The Residents Appriciation Day (Inside The Le Club), Century Village Deerfield. We will be offering Free Firehouse Boxed Lunch for the first 200 Residents Free healthy activities, health screenings, Q/A Free Raffle Prize Giveaways (\$ 1,000 in Prizes – Including a Flat Screen TV, Gift Cards, DJ & Entertainment and much more. PLEASE RSVP (561) 702-4820 FOR RESIDENTS PARTY.

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32nd Annual

Adolph & Rose Levis Jewish Community Center
Phyllis & Harvey Sandler Center

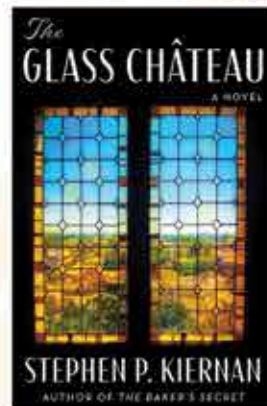
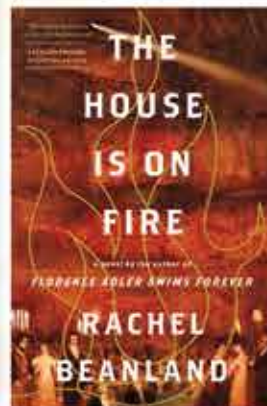


Alicia & Jeff Spero Book & Author Luncheon

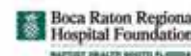
Presenting four best-selling authors

Tuesday, November 7
9:00 am

Boca West Country Club



561-961-3030 • levisjcc.org/bookandauthor



Adolph & Rose Levis Jewish Community Center • Phyllis & Harvey Sandler Center • Toby & Leon Cooperman Campus
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*Must have Medicare and Medicaid to enroll. ⁵\$275 per month. ⁶One root canal and 2 crowns per year. One set of complete or partial dentures every 5 years. Unlimited extractions for dentures.

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HEALTH PLANS

[CarePlusHealthPlans.com](https://www.CarePlusHealthPlans.com)

Broward County. CarePlus is an HMO SNP plan with a Medicare contract and a contract with the Florida Medicaid Program. Enrollment in CarePlus depends on contract renewal. This plan is available to anyone receiving both Medicare and Medicaid: Qualified Medicare Beneficiaries (QMB/QMB+), Specified Low-Income Medicare Beneficiaries (SLMB/SLMB+), Qualifying Individuals (QI), Qualified Disabled and Working Individuals (QDWI) and other Full Benefit Dual Eligibles (FBDE). CareNeeds PLUS (HMO D-SNP) is sponsored by CarePlus Health Plans, Inc. and the State of Florida, Agency for Health Care Administration. Your premium depends on the amount of "Extra Help" you get. You must continue to pay your Medicare Part B premium. The Part B premium may be covered through the Florida Medicaid Program. No amounts on the CareEssentials Card can be used to purchase Medicare-covered prescriptions or services, nor can it be converted to cash. Important: At CarePlus, it is important you are treated fairly. CarePlus Health Plans, Inc. complies with applicable Federal civil rights laws and does not discriminate on the basis of race, color, national origin, ancestry, ethnicity, sex, sexual orientation, gender, gender identity, disability, age, marital status, religion, or language in their programs and activities, including in admission or access to, or treatment or employment in, their programs and activities. The following department has been designated to handle inquiries regarding CarePlus' non-discrimination policies: Member Services, PO Box 277810, Miramar, FL 33027, 1-800-794-5907 (TTY: 711). Auxiliary aids and services, free of charge, are available to you. 1-800-794-5907 (TTY: 711). CarePlus provides free auxiliary aids and services, such as qualified sign language interpreters, video remote interpretation, and written information in other formats to people with disabilities when such auxiliary aids and services are necessary to ensure an equal opportunity to participate. This information is available for free in other languages. Please call our Member Services number at 1-800-794-5907. Hours of operation: October 1 - March 31, 7 days a week, 8 a.m. to 8 p.m. April 1 - September 30, Monday - Friday, 8 a.m. to 8 p.m. You may leave a voicemail after hours, Saturdays, Sundays, and holidays and we will return your call within one business day. Español (Spanish): Esta información está disponible de forma gratuita en otros idiomas. Favor de llamar a Servicios para Afiliados al número que aparece anteriormente. Kreyòl Ayisyen (French Creole): Enfòmasyon sa a disponib gratis nan lòt lang. Tanpri rele nimewo Sèvis pou Manm nou yo ki nan lis anwo an. H1019_MKBNDFNPRbobbbrpb2023_M

ARTS & ENTERTAINMENT



Library News

Text by CVE 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.

Welcome back to the CVE Library. The CVE Library (Library) is open 10 am to 2 pm Monday through Thursday. The Library is **CLOSED**: Monday, October 9th – Columbus Day.

We have Regular Print and Large Print books available to borrow. New books are in the Reserved circulation area and may be borrowed for 14 or 28 days. Regular circulation books may be borrowed for 28 days. Newspapers, including the New York Times and Wall Street Journal, are also available to read IN the Library.

BOUTIQUE: Various items are available, for a donation. These donated funds are used to purchase new books for the Library, which are placed in Reserved circulation. The Boutique has an ever-changing plethora of items including, but not limited to: Jewelry, cards, puzzles, calendars, household items, cards, some of which have been hand painted by a local CVE artist. There is \$1 area and 50% off area in the Boutique area.

ART SALE: The Library is once again having a 50% off Art Sale. All artwork will receive a 50% reduction at the desk.

BOOK/DVD/CD SALE: Sale items are in aisles One, Two and TEN (the aisle immediately to your right on entry to the

Library) have items for sale. Books and CDs are in Aisle One. DVDs are at the aisle endcaps and in Aisle Ten.

FRIEND: For a yearly contribution of \$3 you may become a Friend of the CVE Library. A friend may borrow our newest holdings located in the Reserved Bood Area.

VOLUNTEER: We are pleased to welcome our new volunteers to our Library Squad. Won't you come and join them? We are always in need of assistance. The Library will train and support you. You will always be working a 2 hour shift with at least one other volunteer. Shifts are 10 am to 12 pm OR 12 pm to 2 pm. Kindly leave your name and contact information and the CVE Library and President, Ruth Schroeder will contact you.

The Library gratefully accepts donations of: Artwork, in any media; Fiction books published within the last 10 years; Non-fiction books in good shape are all gladly accepted. You may use the book drop box to leave books, when the Library is closed.

NEW BOOKS Regular Print

• **James Patterson:** 23rd Midnight, Lion & Lamb, Obsessed, James Patterson

• **Danielle Steel:** Worthy Opponents, Happiness,
• **Susan Mallery:** The Happiness Plan (& Lg. Print), The Sister Effect
• Adelaide, Genevieve Wheeler
• After That Night, Karin Slaughter
• At the Coffee Shop of Curiosities, Heather Webber
• Bad Influence (Robert B. Parker), Alison Gaylin
• Burner, Mark Greaney
• Collateral Damage, J.A. Jance
• Community Board, Tara Conklin
• Crook Manifesto, Colson Whitehead
• Dark Angel, John Sandford
• Dead Fall, Brad Thor
• Dead Mountain, Douglas Preston
• Hello Beautiful, Ann Napolitano
• Hello Stranger, Katherine Center
• Hestia Strikes a Match, Christine Grillo
• Hiss & Tell, Rita Mae Brown
• Homecoming, Kate Morton
• Hotel Laguna, Nicola Harrison
• I Will Find You, Harlan Coben
• If We're Being Honest, Cat Shook
• Indigo Isle, T. I. Lowe
• Just a Regular Boy, Catherine Ryan Hyde

• Lady Tan's Circle of Women, Lisa See
• Loyalty, Lisa Scottoline (& Lg. Print),
• Master Slave Husband Wife, Ilyon Woo
• Moorewood Family Rules, HelenKay Dimon
• Must Love Flowers, Debbie Macomber (& Lg. Print)
• My Heart Will Find You, Jude Deveraux (& Lg. Print)
• Only the Beautiful, Susan Meissner
• Out of Nowhere, Sandra Brown
• Pink Lemonade Cake Murder, Joanne Fluke
• Robert Ludlum's Treadstone Rendition, Joshua Hood
• Rock Bottom, Fern Michaels
• Saturday Night at the Lakeside Supper Club, J. Ryan Stradel
• Shadow of Death, Heather Graham
• Silver Alert, Lee Smith
• Simply Lies, David Baldacci
• Storm Watch, C.J. Box
• The Bourne Defiance, Brian Freeman
• The Breakaway, Jennifer Weiner
• The Collector, Daniel Silva
• The First Ladies, Marie Benedict
• The Five-Star Weekend, Elin Hilderbrand (& Lg. Print)
• The Fourth Enemy, Anne Perry
• The Golden Doves, Martha Hall Kelly
• The Last Heir to Blackwood Library, Hester Fox
• The Last Sinner, Lisa Jackson

• The London Séance Society, Sarah Penner
• The Soulmate, Sally Hepworth (& Lg. Print)
• The Stars Don't Lie, Boo Walker
• The Trackers, Charles Frazier
• Tides of Fire, James Rollins
• Tom Lake, Anne Patchett
• Unnatural History, Jonathan Kellerman
• What Harms You, Lisa Black
• You Know Her, Meagan Jennett

Large Print

• **James Patterson:** Death of the Black Widow, The House of Wolves, The Perfect Assassin
• **Danielle Steel:** The High Notes, The Wedding Planner, Without a Trace
• **Nora Roberts:** The Awakening (& Reg. Print), The Choice, Identity
• **Carolyn Brown:** A Chance Inheritance, Texas Homecoming, The Wedding Gift
• **Fern Michaels:** Falling Stars, Finders Keepers, On the Line
• **Dean Koontz:** After Death, The Big Dark Sky, The House at the End of the World
• **Leslie Meier:** Irish Coffee Murder, Mother of the Bride Murder
• **Stuart Woods:** Black Dog, Distant Thunder, Near Miss

Werewolves
of London

PUZZLES & CONTESTS

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:

Bok Tower Gardens
Lake Wales, Florida

Last Month's Landmark Winners:

Bruce Barker – Oakridge A
Moussa Menasha – Keswick C

Dennis Peterson – Cambridge D
Pete Zambito – Swansea B

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



© Zairon

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 Winners:
N. Millet – Farnham O

READ YOUR REPORTER ONLINE AT
cvereporter.com

Sudoku

Solution can be found on pg 46

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

Joining the Orchestra

by Calvin R. & Jackie Mathews

ACROSS

1. ___ deck; aft area of a ship, ideal for observation
5. Pawn
9. Boxer, for one
12. Setting for "The King and I"
16. ___ about; approximately
17. Do-nothing
19. Means of transportation
20. Annual visitor
21. Shakespearean hero makes music?
24. Blood units
25. Lodging
26. Country estate
27. "The Sunflower State"
28. Polishes off
29. Garr & Hatcher
30. College credit
31. "Who ___?"; skeptic's query
34. In the past
35. Narrow valley
36. Golf term
39. Football coach makes music?
43. Ending musical passage
44. Tiny bit of land
45. Fruity drink
46. Suffix for profit or auction
47. Koufax, for one
48. Accomplishment
49. Nelson makes music?
54. Yrbk. section
55. Sloth and others
56. 4 English rivers
57. Comes up
58. Stay optimistic
59. Die in the water
60. Santa ___, CA
61. "Life as ___"; '01 Kevin Kline film
64. Paper bags
65. Very long time
66. ___ Lanka
69. Henry makes music?
72. River herring
73. Bread spreads
74. Fraternity letter
75. Broadcast
76. Surfer's support
77. Classic Oldsmobiles
78. Tammy makes music?
84. Heir or lion suffix
85. Swimming spot
86. Annapolis inst.
87. Truthful
88. Armed conflicts
89. "He ___"; politically correct wording

90. Overdue
91. Piece of patio furniture
94. "There is no ___ old as to not think they may live a day longer" (Cicero)
95. Exciting part of a film
99. ___-Royce
100. Benny & Nicholson make music?
102. More than enough
103. Tiler's calculation
104. Ms. Lauder
105. Name for a French boy
106. Clutter
107. Young men's org.
108. Yukon or Northwest: abbr.
109. June honorees

DOWN

1. Friend of Piglet
2. "___ bigger and better things!"
3. ___ and aahs
4. Tried out beforehand
5. Crest
6. Smells
7. Overfill
8. Barbie's beau
9. Pickle varieties
10. Tex.'s neighbor
11. Metro or Prizm
12. One with a Feast Day
13. Hostels

14. "___ boy!"
15. Tumor
18. Large crows
19. Tenet
20. "For Whom the Bell Tolls" setting
22. Rent long-term
23. Around
27. Largest joint
29. Trifled
30. Extreme
31. Loses traction on ice
32. Goose genus
33. Christmases
35. Speculate
36. Small lakes
37. Confuse
38. Actress Martha & others
40. Singer Frankie ___
41. Inserts
42. Singer Rimes
43. Spanish seaport
47. Blaring device
49. Mature
50. Cone-bearing tree
51. Call forth
52. Request for an explanation
53. Papal cape
55. Sammy the Cub's kin
58. Writer Victor & his family
59. Single fact or figure
60. Long
61. Love in Rome
62. Donut centers

63. Nabisco treats
64. Slow crawler
65. Exchange fee
66. Humiliation
67. Talks wildly
68. i.e., when not abbreviated
70. Others: Sp.
71. Tabulae ___; blank slates
72. Hog tender
78. Puncture
79. California's motto
80. Viper's greeting
81. "...my flesh also shall dwell ___..." (Acts 2:26)
82. City constitution
83. Lead role on TV's "Criminal Minds"
85. No longer popular
88. Smith & Ferrell
89. ___ week; every seven days
90. Part of a cake
91. Stuff
92. Dwelling
93. European range
94. Crew members
95. Actress Blanchett
96. Bewildered
97. Beach surface
98. Old ladies?
100. Poke
101. WWII nav. transport

1	2	3	4	5	6	7	8	9	10	11	12	13	14	15				
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99							100						101					
102							103						104				105	
106							107						108				109	

See Solution on pg 46

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IMPORTANT PHONE NUMBERS

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

Other Important Numbers

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
 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

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

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

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.
 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/Welcomes/index.cfm



What's Happening?

Make sure your club news is in the CVEReporter 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



CVE REPORTER

CAUGHT ON CAMERA

Saving Ducks

Photos by BEVERLY LEVENTER, Resident Contributor



VILLAGE GOVERNMENT

Minutes of Master Management Board Meeting – 6/15/23

All minutes are printed as submitted by the organization.

Board President Eli Okun called to order the open meeting of the elected volunteer Board of Directors of CVE Master Management at 9:30 a.m.

A sign-up sheet was available in the back of the room to sign up for Open Mic.

Roll Call:

Present - Eli Okun, Les Gerson, Barry Warhoftig, Donna Capobianco, Amy Conner

Remote - Paul Bourque

Absent - Michael Routburg, Gene Goldman, Joe Roboz

Following the Pledge of Allegiance, a moment of silence was held for those who gave their lives in service to preserve our democracy.

Meeting Minutes: (09:30:06 a.m.)

The Board unanimously approved the Minutes of the May 18, 2023, Board Meeting and the June 1, 2023, Executive Session Meeting as presented.

President's Report - Eli Okun: (09:32:44 a.m.)

Eli provided an update on some recently completed projects and discussed the summer projects.

1) Spring/Summer Improvements – A new paver path between Grantham and the Clubhouse was complete, as well as the biannual new plantings and hedge trimming. The yellow skip lines on the multi-purpose path on Century Boulevard is now completed in addition to the installation of a new storm drain at Lyndhurst Drive and Century Boulevard next to the north pool. All the Tilford tennis courts are being resurfaced. The AT&T and FPL utility boxes will be wrapped. The sidewalks, yellow ADA pads at the end of the walkways, crosswalks, and bus benches will be pressure cleaned. Maintenance on the lake fountains is in the process of being done. Work on Central Park continues, to include the installation of new irrigation lines. We expect to begin the new guardhouse at the main entrance this summer. Several new radar speed signs were added with more to come throughout the Village, so drivers are aware how fast they are going. He hoped drivers would obey the speed limit of 25 mile per hour in the Village and 15 miles per hour in drive-

ways. Eli thanked Grantham C and D for allowing MM to replace the old wooden fence behind Grantham with a new white picket fence. MM has a very aggressive schedule of improvements underway to make the Village look a lot nicer and safer.

Eli informed the next Open Board Meeting will be in September. The Board will be hard at work preparing for Village improvements in the coming year. He wished everybody a happy and safe Fourth of July and a terrific summer.

Treasurer's Report - Barry Warhoftig: (09:35:42 a.m.)

May 2023 Financial Report - For the month ending May 31, 2023, the Revenue was \$1,261,245 and Expenses were \$1,124,427. The Net Revenue exceeded Expenses by \$136,818. YTD Revenue was \$6,349,995 and YTD Expenses were \$5,908,799.

The YTD Revenue exceeded Expenses by \$441,196. The balance sheet is showing Cash on Hand of \$2,615,531. The Assessments Receivable on uncollected items was \$126,956. Total Assets were \$4,157,612 with Total Liabilities of \$2,797,943 and Total Equity of \$1,359,669.

Donna commented that much of the summer work Eli mentioned was held up due to permitting issues, adding it was wonderful the cash was on hand for the projects to be done. She said when you see a large cash on hand balance like this it means either projects haven't been paid for yet, they're on delay, or in a payment-stream schedule. It's great MM was in financially good shape to complete the projects.

Executive Director's Report - Vallen Smikle: (09:37:50 a.m.)

Val thanked everybody for their time and taking the opportunity to participate, learning about what's going on in the community is very important. He said he was entertained when researching and doing his homework about the Village and watched meeting videos dating back to 2005. He was happy to see the meetings keep improving and thanked those behind the scenes; photographer Jeff Graves for always staying on top of things and being a pleasure to work with, IT specialist Eduardo Sousa for

always doing his best and showing up to help the staff and community and appreciated Meryl. Go online to centuryvillageeast.com under the meetings tab to watch old and new videos.

Donna said the community has changed a lot in the last 20 years. So the community is aware, up until 2005 the meetings were closed and were not open to attend unless you were a director or invited. Gene Goldman, Bill Morris, and Donna in 2006 the meetings opened, then hired a videographer to capture the meetings and history of the Village through the MM meetings. She was proud of the legacy and happy MM wants to keep things live and online and was happy Val mentioned it. Val said MM has come a long way in 40 years, adding there were over 400 MM videos posted online.

Val went into more depth on some improvements made this year that Eli mentioned.

1) Community Property Updates - (9:41:10 a.m.)

a. Trash -

Val thanked those participating in person and on-line and directed everyone to view past meetings on CenturyVillageEast.com under meetings. He also thanked those behind the scenes in preparing and recording the meetings for playback for the community to view. MM Director of Operations, Robert Streather, works very hard communicating with the City of Deerfield Beach and the water, sewer, and trash departments. Lately there have been issues with the wrong type of items getting placed in the dumpsters. He offered a show-and-tell as he discussed two examples of misuse of the trash bins so the community is aware of what's happening and to be on the lookout and report to MM if they see improper items being discarded. The City of Deerfield Beach Waste Management does not accept large glass and it is very dangerous and will not pick up the dumpsters. Contractors must remove all debris off premise or you will be charged. The contractors already charge for debris removal so make sure they take it all with them off premise or you will be charged - make

sure you are not charged twice. Yard debris is not bulk trash, bag all loose debris to prevent littering.

b. Tree Trimming -

Val advised during hurricane season, associations should have a tree plan for routine tree trimmings, particularly in preparation of the hurricane season and for protection.

c. Potable Water -

Everyone in the community has to pay for potable water, it is expensive and is not permitted to use for washing vehicles.

Val discussed some of the improvements Eli highlighted, as well as additional improvements made in the past 6 months. He thanked condominium associations, as well as CenClub Recreation for keeping up with the mantra. MM enjoys promoting Keeping CVE Beautiful keeping everybody informed of what's happening in the Village.

Per inquiry, Val was unaware who disposed of the objects that were on display.

d. Traffic -

Val wanted everybody to be aware traffic issues in the community are on the rise. People are not paying attention on the roads. The speed limit is 15 miles an hour in the parking lots and 25 miles an hour on the main road, Century Boulevard. Examples of property damage caused by vehicle accidents were on display as Val alerted to a multi-car crash, sign damage, damage to AT&T equipment, fence, etc. occurring almost on a weekly basis. MM has to pay an outside vendor for sign replacement and we have spent an estimated \$12,000 just in the past 6 months to come out to pick up, repair, and replace signs and the bills keep coming in. Be aware Security with Robert Streather's effort, and in an effort to recoup some of the costs but not all, MM pursues the individual(s) responsible and holds them accountable. If you see someone leave the scene of an accident, record the vehicle license plate number and any identifying information and report it to Security and MM who will happily investigate the incident further. Val pointed out fence damage at Tilford pool.

Val appreciated CenClub

for reporting a sinkhole on the sidewalk of Century Boulevard in front of the Clubhouse parking lot so MM could take immediate action to repair it.

A secondary drain leading to the up-ramp of the Clubhouse was discovered and repaired, as well. (Refer to video at Time Stamp for pictures of work in the Village.)

e. Le Club Entrance -

An ADA-compliant entrance was built at Le Club connecting to the Activity Centers, as well as the Le Club entrance area.

f. Landscaping -

Vendor Yellowstone was out cutting hedges throughout the property (photo shown along Farnham perimeter). Eli spoke about our annual plantings and hedging and the majority is complete; however, there are 2 areas that still have to be completed - Ventnor and Westbury areas along the Hillsborough fence lines will be cut this week and next week.

g. Pressure Cleaning -

All ADA pads, bus benches, shelters, fences, walls, and the Ellesmere land bridge, including sidewalks as needed, are pressure washed quarterly. MM believes in not only installing something but that it is important to maintain it in order to keep things looking as new as possible. The two benches that were dedicated around 2015 by the Canadian Club to the Clubhouse on Century Boulevard were pressure washed, as well, since MM maintains Century Boulevard.

h. Storm Drains -

Val informed a tree branch came down the middle of the road during a recent storm and thanked Denis Baretto for coming in at night working with Security to secure the area and get it cleaned up by the next day. Vendors Yellowstone and Seacrest have always been very helpful and take immediate action in helping to clean up the property. Luckily no one was hurt during the recent events. He thanked Security for alerting MM and the residents for using the app to alert MM of issues for rapid action.

i. Guardhouse Permits -

A few changes were made to the guardhouse plan during the permit process per City request. Old lettering and extra wing walls were removed from the old guardhouse, etc., to spruce it up until the permit is received. Val said it was good news that the City has finally taken on MM's comments for final review scheduled June 29, 2023, and hoped to receive more good news over the summer.

Sign up for MM email blasts by calling MM Customer Service at 954-421-5566,

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From MM BOARD, pg 39

send an email to customerservice@cvedb.com to receive the CVE Insider and general email blasts. Three emails were sent today advising 1) Security office closes at 3:00 p.m., 2) MM will be closed Monday in observance of Juneteenth, and 3) Comcast message.

j. Comcast -

Val was pleased Lyndhurst K alerted MM there was some old Comcast equipment still on the property after being informed Phases 1 through 12 removing all the old equipment offsite was complete. Comcast will be notified to clean it up, and thanked residents for keeping an eye out in the community.

Val displayed another picture of sign damage done by a vendor, adding property damage occurs from residents, guests, and vendors and those responsible will held accountable.

k. Skip Lines -

A picture displayed the new skip line Eli spoke about on the Boulevard. This summer new skip lines will be added from the intersection of Lyndhurst M and N leading to the Clubhouse that leads behind the volleyball and tennis court area.

Robert said the pictures of the new additional speed limit signs on display were placed in problem areas with Barry's assistance. Val thanked Barry for suggesting the installation of the 14 new bus stop pad markings, not to be confused for a pedestrian crosswalk. An ADA-compliant sidewalk connecting Prescott B to the bus shelter was added as well. The goal is to continually improve safety in the community. MM is currently working with the associations of Prescott M and N to sign a legal agreement to replace the asphalt pathway with an ADA-compliant sidewalk. He thanked Seacrest Property Manager, Jackie Pugh, for helping get paperwork to Prescott N for review, and Kyle Quintano (phonetic) of East Coast for delivery of the paperwork to Prescott M for review. He hoped to have an answer shortly to install the new sidewalk in front of the associations for a safer community (walkway that runs parallel with the fencing at the West Gate for pedestrians or bicyclists who want to leave or enter CVE at the West Gate without using the roadway). Right now the pathway is a trip hazard. One of the buildings was cited for it by code enforcement and MM wants to alleviate that pressure of the association. Val was hopeful the associations would take full advantage of the opportunity by signing the agreement; however, the agreement has not yet been signed.

l. Yard Debris -

The association's property management company is responsible for removing yard debris from the association property.

m. Perimeter Wall -

Val was happy to report that our subcontractor, Precast Walls, who built the Military Trail wall, has gone in for permit for the wall on Hillsboro, and this action will occur this year, as well. Val mentioned his good friend, Josephine, Area Chair of Durham, inquired about that and he wanted to make sure she was aware.

Val read a message from Tilford A President, Billy Lane, who was unable to attend the meeting, thanking everyone involved in placing the radar speed signs in the area of Tilford, A, B, and C to slow the traffic, making it safer for pedestrians, walkers, and cyclists. Val was pleased the signs have been effective in warning residents to slow down and pay attention.

Per Member inquiry, Val confirmed that an area BSO was directed to give special patrol. Barry said the speed radar signs were a great deterrent. Les concurred with Billy's comments, adding it was definitely noticeable that people have slowed down, and we continue to look for ways to improve things going forward and wanted to mention he had not seen police patrolling the area.

Val said they are on patrol. In fact, a resident was on her way to the MM office for a meeting and received 3 tickets; rolling stop sign, no seatbelt, and 35 in a 15 MPH zone. Val informed MM cannot waive tickets and recommended the Ticket Clinic and to slow down. Val showed a picture of a damaged sign that cost ~ \$1,200 to replace. It's a shame no one saw the hit and run and now the community has to pay for somebody's mishap.

Amy said it was scary someone was obviously not paying attention, on their phone, or whatever and that was at a crosswalk and it was very lucky someone wasn't standing at the crosswalk when the sign was hit. Val said that was the 2nd one they found that week and that was by the synagogue. Val also mentioned there was an accident about two years ago in the Durham area at the intersection in front of the Clubhouse, so he and Barry walked the property identifying ways to curb potential speed ups recognizing the distance between the island intersection and the crosswalk to the stop bar was somewhat far apart so MM took action and hired A&E Engineering who is on the permit now to curb 2 of the local areas. One

is the Durham intersection in front of the Clubhouse as you enter the main parking lot of the Clubhouse; we are going to extend that island to meet the pedestrian crosswalk and move the stop bar up forcing cars to stop at the pedestrian area. We also recognized an additional area at the entrance of Cambridge so those areas will be curbed, as said. Val expressed gratitude for the Board's support and assistance. Referencing the signs that were hit, Barry mentioned one of the reasons signs are so expensive to replace is because the posts are engineered to break-away and as such are expensive to put in. This is done to prevent damage and injury when struck. Per Barry's suggestion, 90% of the 1,000 to 1,200 sign posts were changed in 2016, replacing round posts with square breakaway posts, which has likely saved some lives.

(Refer to video at Time Stamp for full discussion.)

Val referred back to what Eli had spoken about earlier in thanking Grantham C and D for their assistance, as you can see in the picture being shown with the white picket fence – the picture is the parking lot leading into the park area which will lead to the Clubhouse. The path was previously asphalt and is now a nice red brick path. Val thanked CenClub for this wonderful idea. MM mimicked the same thing so that it looked uniform. This is an 8' path that leads into the walkway. This identifies as an 8' path because it will be a foot path only. Bikers will have a separate path into the park. Additional pictures shown are from different angles. Renderings were on display as Val explained walking from the Clubhouse towards the Grantham parking lot where the property line starts. The middle picture is Lyndhurst L and K. MM also improved that asphalt walkway and created an 8' path, as the President of Lyndhurst K pointed out it was a heavily traveled area and previously a trip hazard, particularly when people are leaving shows at the Clubhouse at night.

Donna commented the park entrances were terrific, adding MM was cognizant of safety in creating the Grantham entrance into the park. The associations have been wonderful signing authorization for MM to ensure safe landings in parking lots MM does not own. The first phase of the new park is building the walking and biking pathways. This will be the first time the Village has an alternative for safe biking and walking away from the roadway. Everybody is very excited to progress with the park as quick as possible. It's

a big job and will take years to complete all three phases.

By the end of the summer into the fall, Century Village will have safe biking and walking paths with safe entrances and exits avoiding troublesome areas like the narrow pathway in front of the Clubhouse. She encouraged the community to broaden their look and understand MM is really trying to look at providing things to the Village that are safe, beautiful, and make the Village more usable. She was grateful there was finally an alternative to walk and bike safely. Members agreed with Donna that the new editions looked great and offered a safe alternative for bikers and walkers to get around in the Village. (Refer to video at Time Stamp for full discussion.)

n. Central Park - Phase I -

Val said the park planning of Phase I was complete. In a cost savings initiative all materials were ordered for the gazebos, bridges, irrigation, and electric wiring, and we are in for permit with our subcontractor, Treasure Coast Irrigation, who will be delivering materials and the piping to complete the entire park - Parcel I – which is 15-acres, which includes a 5-acre lake. The engineer completed the drawings for the seawall for the bridge and this will be the next phase after irrigation. There's going to be a lot of work on the Parcel 1 this summer. Temporary fencing was added around the section closest to the Clubhouse and will add more temporary fencing later when construction on the other side closest to the Berkshire, Ashby, and Richmond side of the community where the great park opening was held. The two-hour event was a wonderful turnout with over 700 residents attended in person and 300 via Zoom.

o. Tilford Tennis Courts -

Tilford tennis courts 15, 16, and 17 will be resurfaced the first week of June and completed by the end of the month. Val hoped the courts would be ready to use right after the Fourth of July.

p. Storm Drains -

Val reiterated the Lyndhurst drain was completed and it doing a fantastic job with the storms. He thanked Robert for working with Flow Tech on the drain system, performing quarterly and summer drainage cleanings to prevent flooding.

q. Clubhouse -

Val looked forward to the Le Club complex annual summer makeover with fresh paint, repairs, and replacing carpet squares, etc. in time for the season when residents return.

Donna reminded Southeast Florida is a tropical commu-

nity and experiencing a true summer with daily rains for the first time in many years and was grateful for the drains. Ten years ago there was nothing in the Village to drain the water, leaving the streets flooded for days. When the rain falls fast it will take longer to drain and puddling will occur even with the beautiful, big clean drains.

r. Comcast -

Val said a recent storm damaged a piece of equipment in the Clubhouse causing issues with Channels 98 and 99. Old equipment was temporarily installed while the part was sent back to the manufacturer for repair. Val wanted everybody to be aware an FPL subcontractor was on site yesterday examining every pole to ensure safety.

s. Staff Updates -

Val said farewell to MM Irrigation Technician, Vital Datus. He had been a wonderful edition to the team this past year and was sad he was relocating north and wished him well. He was a beast keeping up with the irrigation on such a large 775-acre property. It's been a struggle finding good employees with the market the way it is. He believed the irrigation contract may go back out for bid and outsourced to a 3rd-party vendor because it was quite overwhelming and wanted to make sure the lawn stays green.

t. MM Staff -

Val announced MM Controller, Bob Baumiller, promoted longtime employee of eight years, Sherry Duffy, to Accounting Associate. He said she continuously shows her best work every day, has done a wonderful job for CVE, and was very proud of her advancement. MM employee, Kira Hays, was promoted from Customer Service to replace Sherry's old role of Accounts Receivable Coordinator after being with MM for 1 year. Her work ethic is on par with someone who cares about what they do. Val expressed appreciation for her hard work and congratulated her.

Val reiterated the CVE Insider and centuryvillageeast.com were great sources of information. The first copy of the annual report was published in 2019 and is now available online with visual improvements. The budget is outlined for complete transparency and how the coupon is spent. He wished a Happy Father's Day to all the fathers and grandfathers and great grandfathers. He wished a happy summer, Fourth of July, and Labor Day, and will see everybody back in September.

Donna alerted to a pretty bad scam going around where a number pops up on

VILLAGE GOVERNMENT

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your phone from Comcast or Xfinity telling you to call the number and it unknowingly connects to Direct TV soliciting sales.

She referred the resident who received the spam to go the Clubhouse on Tuesday. The resident was able to get the issue resolved and texted Donna how delightful and helpful the representative was. Scams are on the rise so be cautious.

u. MM Office Summer Schedule -

Val advised the MM summer schedule begins the week of July 4th. Beginning July 7th through September 1st the MM office will close on Fridays at 2:00 p.m. as a way of expressing appreciation for all the staff's hard work. MM regular Friday hours are from 8:00 a.m. to 4:00 p.m. and 8:00 a.m. to 2:00 p.m. for the summer.

First Transit - General Manager - Craig Garcia: (10:26:15 a.m.)

Craig Garcia, General Manager for Transdev, formerly First Transit Group, provided a transportation update.

1) Transportation Report - a. Buses -

The bus service has improved over the past couple of weeks. Spare buses are on site so everybody can use the service the way it's supposed to be provided and enjoy the ride.

Schedule -

Check the new summer schedule for changes before leaving the house to avoid waiting at the stop for too long. Sunday morning pickups are an hour and a quarter later. The east and west buses do not go to the same places every day, so please make sure you look at the correct schedule.

Drivers -

There has been an increase reporting of residents verbally and physically abusing the bus drivers. If you have any bus issues call Craig directly at 954-203-1312 to try and resolve the matter. The drivers cannot operate the bus safely when they are being attacked.

Val said the bus schedule in the app is very accurate.

Pest Control -

Craig said the buses receive weekly pest-control treatment to ensure buses are bug-free.

Bus Tracker App -

Craig said having the phone app was important for two reasons, reviewing the bus schedules and track buses. He demonstrated how to use the Bus Tracker app from his phone. In the MM app, one click, scroll up, and go to live post tracker.

If you click on the little dots your bus number will appear and displays the percentage of how many people are on board and where it's going next. Go to the Clubhouse or Craig's office and they will

gladly help with navigating the app and help track your bus. Timing is important to avoid waiting at the bus stop for a long time and minimize to sun exposure.

Discussion ensued regarding abuse of the bus drivers, who is doing the abuse, what may trigger the riders, and what if anything is being done to resolve the problem. Craig will follow up with Val how to address the issues. Passengers have and will be placed on suspension hoping that will bring attention to how important it is to act proper to be able to ride the bus.

One passenger was banned indefinitely after threatening to kill the bus driver. One driver was beaten with a cane and we are investigating to take action. Abuse will not be tolerated. Transportation is trying to provide a good service and we have to work together to make sure it's done properly. Donna suggested placing an officer on the buses. A resident asked bus drivers to slow down especially around Newport Drive.

One driver was assaulted due to a passenger with many bags wanting to be dropped off at a non-designated bus stop and another rider wanted the bus to wait for him to make his way to the stop. Per Member inquiry, Craig advised the mechanical problems are under control and they now have 2 spare buses on site. The airbag problem was isolated and they are working to resolve the issue 100%. Bus 423 will be worked on next week. (Refer to video at Time Stamp for full discussion.)

Allied Universal Security - Security Director - Christopher Kelley: (10:39:51 a.m.)

1) Village Security Report - a. Bike Safety -

Chris said it was important to follow the new bike rules MM implemented for the roadways and sidewalks. There have been near misses, so it is important to stop and look both ways at intersections.

b. Barcodes -

To ensure a proper reading of your barcode stop at the gate arm stop signs before proceeding through, do not tailgate, and wipe off morning condensation for a clear read. If your barcode stops working, present your CVE ID card to Security who will verify your identity to enter the Village.

c. Employee of the Month -

Officer of the month is Kathy Hamilton. She works 2nd shift at the gates and in the Clubhouse ID office from 3:00 p.m. to 11:00 p.m. helping with resident badges. She's very friendly and receives many compliments from both MM and the residents.

d. BSO Report -

Chris said the speed limit is

25 miles per hour on the main roads and 15 miles per hour in residential zones where cars are parked. Please slow down. BSO issued 6 citations for failing to stop for a stop sign, improper backup, and failing to yield to an emergency vehicle. Pull over to the right and give right of way for police, ambulance, and fire emergency vehicles entering the Village to avoid delay. A total of 16 citations were issued last month as follows: tailgate light outage, improper identification on property by a non-resident, unlawful speeding on a county road, improper insurance identification, not wearing a seatbelt, and driving on a revoked, suspended, or expired license. Ensure your vehicle registration is up-to-date at all times to avoid a citation or possible tow.

Per Member inquiry, Chris said 24 hours last month were in addition to regular patrol. Barry said speeding is improving but there needs to be more emphasis on speed. Chris points out problem areas for officers to look out for on a regular basis.

Remember we live in Florida not California, please stop at all stop signs. Val said the officers are also provided with maps and times as well. Les said there is a driver education course at the Clubhouse offered monthly and recommended everybody attend; it saves money on car insurance too. Les commented he was unable to see a driver whose head was below the steering wheel looking through it and questioned if Security could pull over unsafe drivers or at least record their information, and asked what more could be done. Chris said Security Officers have the same right as private citizens, and cannot violate their civil rights by stopping or detaining somebody. He mentioned he was tailgated on the way to the Clubhouse and the driver did not stop or slow for the next two stop signs. He caught up with the vehicle, recorded the license plate number, and attempted to speak with the driver who refused to cooperate, giving him the middle finger. He spoke with one of the deputies he deals with on a daily basis, who advised he would be on the lookout for their vehicle. Security cannot rely on hearsay and must personally witness the activity. They do not have the full law enforcement training of an officer and are not asked to approach the car or put their life in jeopardy.

Amy complimented Security Officer Ms. Adams for being proactive out on golf cart patrol by approaching a gentleman riding his bike on the tennis court and advised him that was prohibited and he stopped and went across

the street. She was glad Chris was aware of the incident, adding his staff has been wonderful.

Business: (10:52:18 a.m.)

Old -

N/A -

Announcement:

(10:52:21 a.m.)

The next CVE Master Management Public Board Meeting will be held on Thursday, September 21, 2023, at 9:30 a.m. in the Activity Center and via Zoom. Notification will be sent in advance.

Member Comments: (10:52:44 a.m.)

Paul referred to Val's mention of meetings dating back to 2006 and Donna's background of the MM open meetings and evolution of our community. He always attends CenClub and COOCVE meetings to keep abreast of the issues and at the last COOCVE meeting people using laundry machines of other buildings was mentioned. He wondered how to enforce the community regulations and that it would be addressed at the next COOCVE President meeting. He attended another AGM meeting with a QR process for all participants to vote consisting of two efficient and quick voting rounds which was a new way of doing it. MM has more ways to connect with residents via internet, Zoom, and streaming. He mentioned a recent message from Comcast regarding Peacock, adding MM has to continue to be aware of the changes for the betterment of the community. He said it was a good meeting and looked forward to seeing everybody in September, stay healthy, and have a nice summer.

Barry reiterated safety concerns in the Village. If you get a citation from BSO, do not contact MM. They cannot assist in matters concerning violations or tickets issued from BSO. He said the speed signs Billy Lane suggested were instrumental in reducing speed. He hoped the Board and Val would remain committed to the distribution of more speed signs in the Village over the next year or so. The Board is committed to listening to the residents. He hoped to continue pedestrian safety improvements, adding they have been waiting patiently on the City for 2 years for the main gate permit and hoped the construction would begin soon. Val was excited a date was confirmed by the City. The patience Val and Eli have exercised was very admirable. Efforts to make the park entrances and exits will be unique, very visible, beautiful, and a safe transition from the Village to Central Park at the same time.

He encouraged Val and Chis to discuss speed enforcement in the Village. He

suggested having a conversation with BSO to discuss their methods for enforcement to curb speeding and offer suggestions. Val will inquire.

Les said it's been more than 2 years waiting on the main gate. Val said the first year was planning and the second year submittal. Les said many of the improvements mentioned in Eli's report looked wonderful and make CVE a great place to live. It's getting hot, tempers may get hot. Please be cautious of vehicles, bikers, and walkers. Everybody is responsible to improve safety for all. All the improvements have been wonderful and great, but if you are injured you may not be able to use them so it's extremely important to be cautious in the Village. He wished a great summer.

Amy wished everybody a wonderful summer.

Adjourn: (11:01:23 a.m.)

Meeting was adjourned.

(For greater detail, those wishing to hear all comments, discussions, and debates are encouraged to view the meeting video in its entirety or by using the time markers above on www.CenturyVillageEast.com. Meetings may also be viewed on our community TV Channel 98.)

Respectfully submitted on behalf of,

Gene Goldman

Secretary

CVEMM Board of Directors

Superstition 

CAUTION

Reminder: Make sure that any contractor that you hire is currently licensed and obtains the permits required by law.

CAUTION

VILLAGE GOVERNMENT

Minutes of CVE CenClub Board of Directors Meeting – 9/12/23

All minutes are printed as submitted by the organization.

Present: Rita Pickar, Stanley Spitzer, Jay Baimel, Susan Dove, Phyllis Meiner, Arnold Klein, Michael Rackman (via Zoom), Mike Burdman, Executive Director of CenClub, and Norma Taylor, Executive Director of Bay Management

Minutes:

Stanley Spitzer made a motion, and Jay Baimel seconded to waive the reading and approve the minutes of June as posted on the CenClub website and printed in the *Reporter* was made and carried unanimously.

President's Comments:

Rita Pickar

Rita mentioned that the Board and Mike Burdman, the Executive Director, read all comments and will respond if necessary. Rita welcomed everyone to the first meeting of the new fiscal year. Mike will review all of the upcoming projects. The Board is always open to new clubs, so if residents have any ideas and are interested in teaching a class, please reach out; we welcome new ideas.

Treasurer's Report:

Jay Baimel

On May 31, 2023, the balance in the operating account was \$510,878. In June, July and August, CenClub received \$2,683,695 and dispersed \$3,218,731. \$534,502 was transferred from the reserves into the operating account. At the end of August, CenClub had operating funds of \$510,344, and \$5,705 was in petty cash; therefore, at the end of August, the total aggregate cash was \$516,049. In the reserve account, there was \$4,264,227. The total cash of CenClub as of August 31, 2023, was \$4,780,276.

The reserve account on May 31, 2023, was at \$4,798,729 and transferred out from the reserve was \$534,502, arriving at the August 31 balance of \$4,264,227. The reserve balance is at \$4,264,227; on August 31, 2022, CenClub was at \$5,571,171 or about \$1.3 million more than today. This reduction was planned in the 2022/2023 capital spending budget. It underscored the due diligence of the CenClub Board in managing necessary maintenance restoration and improvements to keep this 50-year-old community relevant as a financially viable and valuable residential investment offering the best lifestyle amenities in South Florida. The reserves are adjusted monthly as CenClub pays for scheduled upcoming

significant projects and replaces them with new and budgeted board-approved projects according to the 20-year capital needs plan. This valuation is the cornerstone of the long-term financial and economic planning and reinforces CenClub's commitment to ensuring sustainability and ongoing renewal of CenClub's recreational facilities. As the summer of 2024 approaches, this will mark the end of five years from the original assessment. CenClub will authorize the update by the professional independent appraisers to keep the 20-year outlook going forward. CenClub's budget and actual spending for capital projects and scheduled repairs this coming fiscal year (which ends on September 30) will approach or exceed \$3.5M. In addition to the \$3.5M mentioned above, CenClub paid \$786,000 for property insurance premiums in May 2023 for wind mitigation coverages. CenClub's insurance liability has doubled since last year. As residents will understand, this is a necessary protection for our CenClub facilities and it has risen from almost 700,000 in previous years to about \$1.4M during the year just ending. It will represent an ongoing fiscal and budgetary challenge until the Florida insurance marketplace emerges from chaos.

Interest income on operating and reserve cash balances amounted to more than \$66,000 for the first eleven months of the current fiscal year.

At the end of August 2023, recreation accounts receivable were \$144,451, down from \$156,096, a decrease of \$11,645 from May 31, 2023. The accounts receivable staff and collections attorneys are achieving impressive results in holding all delinquent owners accountable. From a receivables high of \$406,000 on March 31, 2020 (just after CenClub graduated from the Recreation Committee), the staff has reduced receivables by more than 64%. This performance is a best practice and is a powerful aspect of our overall cash management strategy. Like the CenClub Board and other CenClub employees, they did not take the summer off. At the end of August 2023, total assets for CenClub Recreation Management Inc. were \$14,723,094, up from \$14,098,210. Total liabilities were down \$4,461,846, down from \$5,205,871. As a result, CenClub members' equity (assets minus liabilities)

is \$10,261,248, up from \$8,892,339.

2023/2024 Budget - Jay Baimel

CenClub has adopted a fiscal year (implemented back in 2020) from October 1 through September 30 to mirror the activity year. All shows, activities, and the population are covered in one accounting period. The outside CPA firm will begin their audit for the year ended September 30, 2023 within the next 4-6 weeks; an audit report should be available by December 31. In preparing the 2023/2024 budget, the elected voluntary CenClub Board accumulated, analyzed and discussed relevant data and completed its fiduciary responsibility by formulating a thoughtful and comprehensive financial plan for the benefit of the entire community. Underlying this process was the understanding that the amenities that CenClub builds, maintains and modernizes in this community contribute in a significant way to the fantastic growth in property values for our owners in Century Village East. As mentioned last year, the CenClub Board relied upon a detailed 78-page capital needs assessment and replacement reserve analysis prepared by objective and professional consultants to develop the 20-year capital spending needs. CenClub reviewed the recommendations throughout the year, and CenClub continues to agree with the direction of their projections. The original capital needs assessment called for spending more than \$17M over the next 20 years in current dollars or greater than \$22M in inflated dollars to preserve and maintain the aging recreation assets of this community. A significant component of their plan was that we begin this long-term task with an initial cash infusion of \$5M. Instead, we started only with \$900,000 of reserve cash on October 1, 2020. This shortfall amounted to \$482 per unit owner and could have triggered a coupon increase of \$40 per owner/month in 2021 or at any time, which was not imposed during the four years CenClub has exercised its mission. For the next budget year, the Board of CenClub will vote to maintain the 2023 coupon rate throughout 2024. The Board will continue to responsibly evaluate all future spending to ensure the highest quality of recreation

facilities to protect and enrich the community property values. CenClub dues continue to remain the lowest of your three monthly payments. As we approach the summer of 2024, which will mark the end of five years from the original assessment, CenClub will authorize the update by our professional independent appraisers to keep the 20-year outlook going forward.

The operating side of the budget is very comparable to the preceding year. A descriptive pie chart will be available to all residents at cenclub.com/documents and in the staff office, illustrating the distribution of the CenClub dues. Jay discussed the line item scheduled projects on the budget listed at \$3,469,000. This number includes the modernization of the Clubhouse building and Clubhouse pool and reflects consensus by the CenClub board to address 18 other necessary capital projects in 2024. The Board has also budgeted for an almost 40% increase in insurance premium costs for the coming fiscal year. The chart represents the spending distribution of the CenClub dues.

Rita mentioned that the capital needs study would again be reviewed and completed over the summer, as the original was before the pandemic and costs have changed. Susan Dove moved and Phyllis Meiner seconded to accept and adopt the 2023/2024 operating budget as detailed by Jay Baimel. The motion carried unanimously.

Executive Director Report: Mike Burdman, Executive Director

Recreation Updates

Construction notice: Construction is underway on the Pickleball Courts, Berkshire Pool Renovation, and a brand-new Richmond Pool. Both pools are nearing completion. Pickleball is delayed, however, due to weather and surfacing materials. We expect the pickleball project to be completed soon and in time for the season. Over the summer, the rear of the Clubhouse Beautification project was completed. Installed a new pool deck at Westbury, recarpeted all our offices, purchased all new pool furniture, renovated the Newport pool and updated our internal tech and Clubhouse systems. These updates include theater, audio and visual upgrades to our meeting rooms. We are waiting for the City to issue handball and practice wall

permits. Beginning on September 25 through September 29, the Clubhouse parking lot will be seal-coated. Keep an eye out for closure notices for the parking lot. Since the parking lot will be sealed in sections, the Clubhouse usage by residents should not be affected. On or around October 1, the Clubhouse elevator will be renovated – an announcement will be made on this project and how it will affect operations once we have an actual start date. Mike showed a short video on the updated construction work around CVE. The video can be seen on the website as well cenclub.com/projects.

Maintenance and Pools:

Over the summer, 283 work orders were completed by our maintenance team and our pool team completed 92 work orders. The annual fire inspection was completed, no violations were found and all systems operated well. The team conducted a lighting survey on all CenClub properties, replaced and serviced lights, and ordered as needed. Our pool team inspected all the lifesaving equipment, pumps, and safety devices at all pools. There were issues.

Fitness Center:

The summer fitness schedule is available, and 75 classes are offered weekly for our residents to enjoy – by popular request, we have a larger variety of Aquacise classes throughout the summer. Stop by the staff office, fitness center, or the CenClub website for a full schedule. Summer pickleball lessons will occur on Clubhouse court #4, beginner lessons from 8 a.m.-9:30 a.m., intermediate/advanced 9:30 a.m.-11 a.m.

Personal training is available in the fitness center at a fantastic rate! Stop by today for more information and a free consultation with our staff.

Summer show info: This summer, we have an incredible lineup of acts taking the stage in the party room. We have a variety of shows through October, from comedy magic and Broadway tunes to Jazz and returning favorites. The next show is Shelly Brill and the Sound-sations, an exciting musical group playing tracks from the 60s to 80s. Tickets for these shows are just \$6 and are available online and at the box office. If you bring a guest, please ensure they have a ticket, a photo ID and

VILLAGE GOVERNMENT

Minutes – Area Chairs Meeting – 6/14/23 – Via Zoom

All minutes are printed as submitted by the organization.

President's Report:
Carol Freedman, President reported that COOCVE is hiring Alessandra Stivelman of Eisinger Law to update the template for Building Documents. Alessandra will also do a presentation probably in August about the process of updating Documents and tips about how to work more efficiently with a lawyer during the process. The presentation and the document revisions will be available on the COOCVE website. COOCVE will also organize a Round Table discussion with Presidents of buildings who have recently updated their Documents. COOCVE is getting more readable copies of building Documents, and buildings can request a copy. In July, COOCVE will begin hosting morning gatherings, in LeClub, for groups of Area officers, COOCVE directors, and Area Chairs. The first meeting will include Ashby, Berkshire, Cambridge & Durham. Lt. Brown from the Deerfield Fire Dept. will come to the Presidents' Forum on June 20 to discuss new fire regulations, and to answer questions. COOCVE is gathering information on SIRS and

the new Glitch bills and on Re-insurance rates and will share that when available. COOCVE is also creating Fact Sheets on various topics that will be available on the website and in the office.

The Presidents' Handbook will be available soon on the COOCVE website. Anyone wanting a hard copy can come into the COOCVE office to have one printed.

Treasurer's Report:

Balance on May 1: \$78,125
May Expenses: \$2,400
YTD Expenses: \$34,425
YTD Income: \$35,000
Balance on June 1: \$110,678
Emergency CD: \$53,583

Chair of Area Chairs: Amy Connor noted that building appraisal costs have come down from last year. It cost her building \$350 to have the appraisal redone, but the appraisal lowered the building value from \$12 million to \$11 million (80 unit high-rise), which saved thousands on insurance.

Master Management

Report: Eli Okun reported there are new walker & biker guidelines available on their website. There are new radar speed signs. 12 tickets and many warnings were issued in May.

Projects: walkway between Grantham & Club house, walkway at Lyndhurst L, and new picket fence behind Grantham.

CenClub Report: Mike Burdman reported construction of the Richmond Pool, is ahead of schedule. Newport's pool is also under construction, and work will begin on the Berkshire & Westbury pools. Pickleball courts are progressing. Look on website for updates: cenclub.com/projects. Mike also reported that Miriam, a long-time ID office employee, is retiring.

Property Management Reports – Seacrest: Jacqueline Pugh reported that Seacrest mailed out budget packages to all their buildings to set meeting dates for their Budgets and for Annual Meetings. They will help book rooms. Jacqueline also introduced Barbara Gourley, their new manager.

East Coast Management: James Quintano reported that he is also booking annual meetings. East Coast is working on solutions to unblock A/C lines. They have purchased a hard-wired camera to locate blockages and are offering this service.

Wright Community Management: N/A

Tri-county Property Management: N/A

Buying Group: Allan Schlar reported a new arrangement for \$55 savings on wind mitigation reports done by Don Meyler DMI. Those reports are due every 5 years. The Buying Group also has turnkey programs on water heaters I& electrical panels & smoke detectors with Caribbean Electric and with Home Depot. If using Home Depot, use the COOCVE phone number (954-596-0775) and enter building name under "Project Name".

They are exploring painting projects with Benjamin Moore Paints, and pest control savings with JP Miller & Son.

Area Reports:

Ashby - Kathaleen Wells had no report

Berkshire - Terri Press sent note that next Area Meeting will be 4:30 June 27 at Berkshire Pool.

Cambridge: Bill Montgomery said they are working on fire inspection violations

Durham - N/A

Ellesmere - N/A

Farnham - Toni Millet had no report

Grantham - N/A

Harwood - Pierre Graveline is holding an Area Meet-

ing last weeks of July Keswick - N/A

Lyndhurst - Jeff Kohn had no report

Markham - Don Paustian reported vegetation debris blocking dumpsters. It needs to be kept on building lawn until picked up by property manager.

Newport - Amy Connor asked that bulk trash be put out only on Tuesdays. It's been an eye-sore.

Oakridge F - Rita Pickar had no report

Richmond - Stanley Spitzer had no report.

Swansea - Pete Zambito had no report

Tilford - N/A

Upminster - Harriet Drandoff had no report

Westbury - Terri Press sent note that next Area Meeting is 4:00, July 11 at Westbury pool

Open Mic: People were asked if their buildings have an attorney on retainer. Carol Freedman suggested that this category be added to the Contractor Survey and that buildings submit additions to the survey regarding the attorney they use and whether they use a retainer.

Meeting adjourned at 11:14 am.

Macky Bachelor

From CENCLUB, pg 42

checked in at a security desk; you must accompany them. Guests will only be permitted in with a resident.

Dances are happening on Saturday night in the party room! Remember, like the theater policy, shorts are prohibited at the dances, starting at 7:30 p.m.! Guests can attend dances in the party room if they are with a resident and signed into the Clubhouse with security upon entry.

Halloween Dance: Tickets are on sale for the Halloween Dance. It's a haunted circus theme with carnival games, circus treats, and our annual costume contest this year. You can purchase tickets at the box office, or online at www.cenclub.com/tickets.

Jay asked where the dancing pumpkins would be. Mike responded that it would be a surprise, but they will show up on October 1.

Season show brochures are available for residents to pick up! We have a fantastic lineup packed with incredible talent this year! Tickets remain at just \$15 each and will be available at the box office and online. Please check

channel 98 and our CenClub website for a show preview video where you can glimpse our world-class theater schedule! The ticket launch is scheduled for October 13. More info to follow!

As a reminder, being a part of the **CenClub email list** is essential. Important updates, information about events, classes, activities, and our monthly happenings are sent out to every resident on the list. Remember, you can join the mailing from the comfort of your home by visiting www.cenclub.com. In addition, you can sign up in person at the staff or administration offices at any time.

CenClub Announcements and Events

BJ's Wholesale is returning on October 4 to offer residents discounts. They will be available in the Clubhouse 11 a.m. - 2 p.m. Check the staff office for flyers with these offers and the dates that the BJ's representative, Elizabeth, will be here.

The **Fall Class Showcase** had a great turnout. Thank you to all the residents who attended and our wonderful instructors who were there

to discuss and demonstrate their classes. Registration ended yesterday, and we look forward to a great Fall #1 session! Don't miss the Winter Class Showcase in December, where you can meet the instructors and register for classes on the spot!

Fall Session #2 Class Registration will begin October 6. We have new classes like Porcelain Flower making, Quilting, Wheel Throwing for Clay, English as a Second Language for French and Spanish Speakers, and 25 others! Visit Cenclub.com to register for classes online, or visit the staff office.

Property Appraiser: The Broward County Property Appraiser's office will return to the second-floor lobby of the Clubhouse on Thursday, October 5, to assist residents with homestead. You must schedule an appointment by contacting the staff office from 9:30 a.m. to 12:00 p.m. They will be here on the first Thursday of every month through 2023.

AARP Defensive Driving classes are back! Classes are filling up quickly and are available on October 11,

November 8 and December 13. Residents must come in person with a check to reserve a spot in a class session. The cost is \$20.00 for AARP members, \$25.00 for non-members and lasts from 11 a.m. - 5 p.m., so bring a lunch!

Hear USA will return on October 5th from 1:00 p.m. to 3:00 p.m., offering free amplified telephones for eligible residents. Stop by the landing outside the theater to discuss this offer.

Comcast: Every Tuesday from 8 a.m. to noon, Comcast is available on the second-floor lobby in the Clubhouse to assist residents in setting up equipment, operating the remotes, connecting to your internet, or any other hardware issues. These appointments are not for billing and account questions; residents should call the 800#.

BINGO! Bingo is in the party room every Tuesday at 7:00 p.m. Bingo seating is at a limited capacity of 300 and on a first-come, first-serve basis. Doors open at 5:30 p.m., guests are welcome, and food and beverages are permitted. As a reminder, players must be in the party room before the

start of the first game at 7 p.m. No exceptions will be made.

Toys for Tots: The Holidays are coming up quickly, and CenClub will again be collecting toys for Toys for Tots beginning in October. Last year, residents donated a very generous 444 toys. Help us beat last year's record and serve the community this holiday season.

Old Florida Cafe has received a makeover and is now called the **Century Diner!** Enjoy new daily specials, dessert selections, retro décor, and comfy booths (just like an authentic diner)!

Mike congratulated the Employee of the Month, **Anthony Tolentino**. Anthony filled in for Suzy while out sick. He does a great job ensuring our pool gate is secure during business hours and weekends and enforcing the rules - thanks for all you do.

New Business: None

Old Business: None

Susan Dove moved to adjourn, seconded by Phylliss Meiner at 10:08 a.m. The motion carried unanimously.

Respectfully submitted by Rita Pickar

President, CenClub Board

VILLAGE GOVERNMENT

Minutes – Area Chairs Meeting – 7/12/23 – Via Zoom

All minutes are printed as submitted by the organization.

Meeting called to order at 9:32 am. Pledge of Allegiance and moment of silence.

President’s Report: Carol Freedman reported that the Fire Inspector report is on the COOCVE website. The information was compiled from Chief Mike Hefernon’s appearance and discussion at June’s Presidents’ Forum.

Carol mentioned reports of people hunting iguanas and asked that if any buildings have hired iguana hunters they should inform Security and the other buildings in their area.

COOCVE is looking at what can be done to help in the lobbying efforts to get the State of Florida to help ease the insurance situation. Insurance agents Emerson Poort and Paula Post, are preparing a statement.

Carol announced 3 upcoming meetings: Amending Docs Roundtable on July 19, at 1:00 pm on ZOOM, Alessandra Stivelman: Lawyer Q & A “Why Amend and How to Work Best with Your Lawyer” Tues., Aug. 22 at 1:00 pm on ZOOM. Also, the first Morning Munch and Mingle will be Thurs., July 27 at 9:30 am in the Clubhouse Party Room. Board members, directors and area

chairs from Ashby, Berkshire, Cambridge, and Durham will receive an invitation.

Vice Presidents’ Report: Macky Bachelor announced two upcoming webinars. There will be no August Area Chair Meeting, so the next meeting will be Sept. 13. The next Presidents’ Forum is July 18, 2023 at 1:00 pm on ZOOM.

Treasurer’s Report – Rich Wiener
 Balance on June 1: \$110,678
 June Expenses: \$2,458
 YTD Expenses: \$36,882
 YTD Income: \$35,000
 Balance on July 1: \$108,221
 Emergency CD: \$54,044

Master Management Report – Eli Okun reported that master mgt. is working with trappers to trap alligators that are 5 ft. or larger. He asked people to call security if they see one, and to be caution. There should be no fishing or walking close to the canals/lakes. After questions, Eli said that Master Mgt will provide buildings with No Fishing Signs upon request and will also look into providing signs that say “Beware of alligators”.

Eli said the new Gate App is well received. There is a step-by-step video or how to install and use the ap on the latest Insider Newsletter. That can be found on the Master

Mgt. website.

CenClub Report – Mike Burdman reported on the progress of the Richmond and Newport pools, which are ahead of schedule. Work will soon begin on the Berkshire & Westbury pools.

He also reported on the progress of the pickleball courts by the Club House parking lot. Once the courts are finished, there will be landscaping and benches/tables, etc. installed.

Seacrest Report – Valerie McColgin reported that Hurricane Clean-Up Packets and Budget Meeting Packets have gone out to all Seacrest Properties.

East Coast Report – James Quintano reported that East Coast also has Hurricane Clean-up Packets and Budget Packets. He reminded buildings that pests are seeking higher ground with the rain and buildings must make sure their building sprayings are complete.

Wright Management – N/A

Tri-County Management – N/A

Area Chair Reports: Amy Conner, Chairman

Ashby – n/a
 Berkshire – Terri Press reported that numerous concrete repairs are being made

Cambridge – Bill Montgomery no report

Durham – Josephine Cricchio had no report

Ellesmere – n/a

Farnham – Merryl Kaffka, Pres. of Farnham F – reported on the 40-ft. of soffit that collapsed from the heavy rain.

No injuries or damage within any unit. Seacrest worked after-hours to clean up the debris and DeLeon construction made immediate repairs.

There was no prior indication of a problem. Speculation is that old nails or ungalvanized screws may have given away.

It was suggested that perhaps the edge of the soffits could be reinforced with 2/4s or new screws, etc. Merryl said that the contractor told her 1” sag in the soffit might be okay, but if it is greater than that, then buildings must seek immediate repairs to avoid a collapse.

Merryl is having a roofer come to look at possible leaks that may have contributed to the collapse.

Grantham – Gene Goldman had no report

Harwood – Bernie Parness reported that there will be a Harwood Area Meeting July 24 at 4:00 pm at the Lyndhurst Pool. He also said he is working with the city of Deerfield Beach for CVE to

have our own Code Enforcement Officer.

Islewood – Herb Charnitsky had no report

Keswick – n/a

Lyndhurst – Jeff Kohn had no report

Markham – Don Paustian had no report

Newport – Amy Connor had no report

Oakridge – Rita Pickar had no report

Prescott – Doris Falls had no report

Richmond – Stanley Spitzer had no report

Swansea – Pete Zambito had no report

Tilford – Pat Bovay reported that Tilford Q had its required insurance reevaluation. Their evaluation went up \$490,000. Immediately after that they received a bill from their insurance company indicating they owe about \$3,000 more on the building insurance for the policy that is currently in effect. She wanted to let other buildings know to expect that.

Upminster – Harriet Drandoff reported that several residents are getting notices that their condo insurance will not be renewed.

Ventnor – n/a

Westminster – n/a

Meeting Adjourned at approximately 11:15 am.

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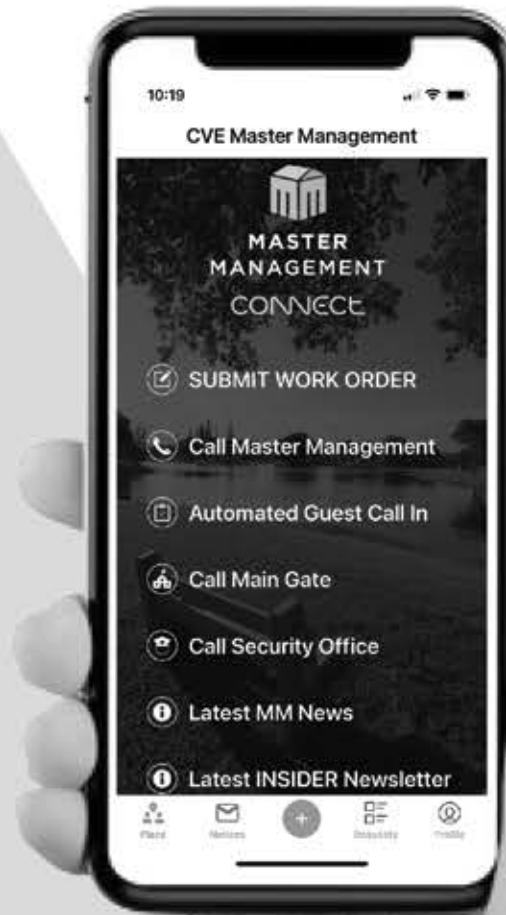
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Joining the Orchestra

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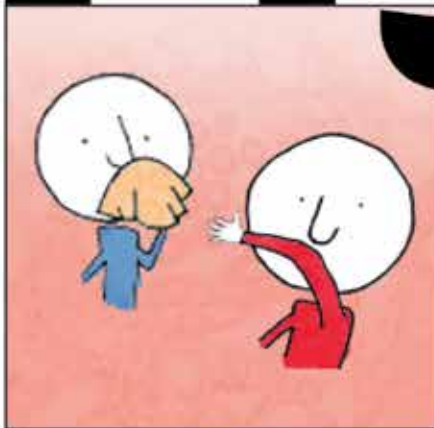
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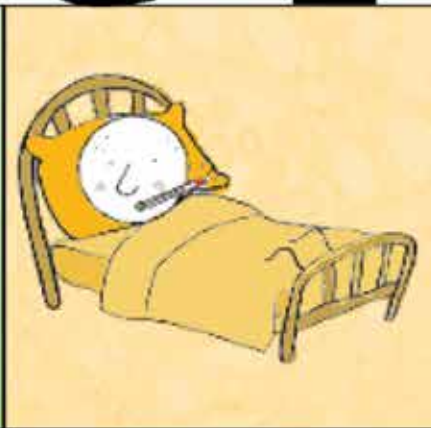
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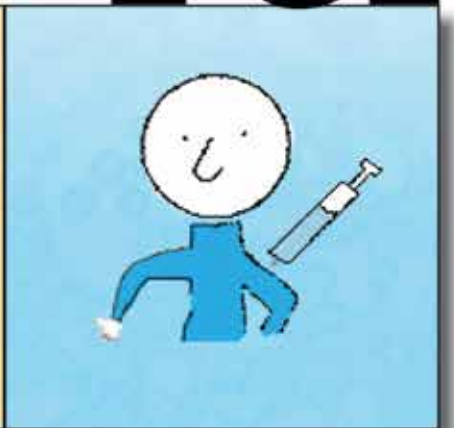
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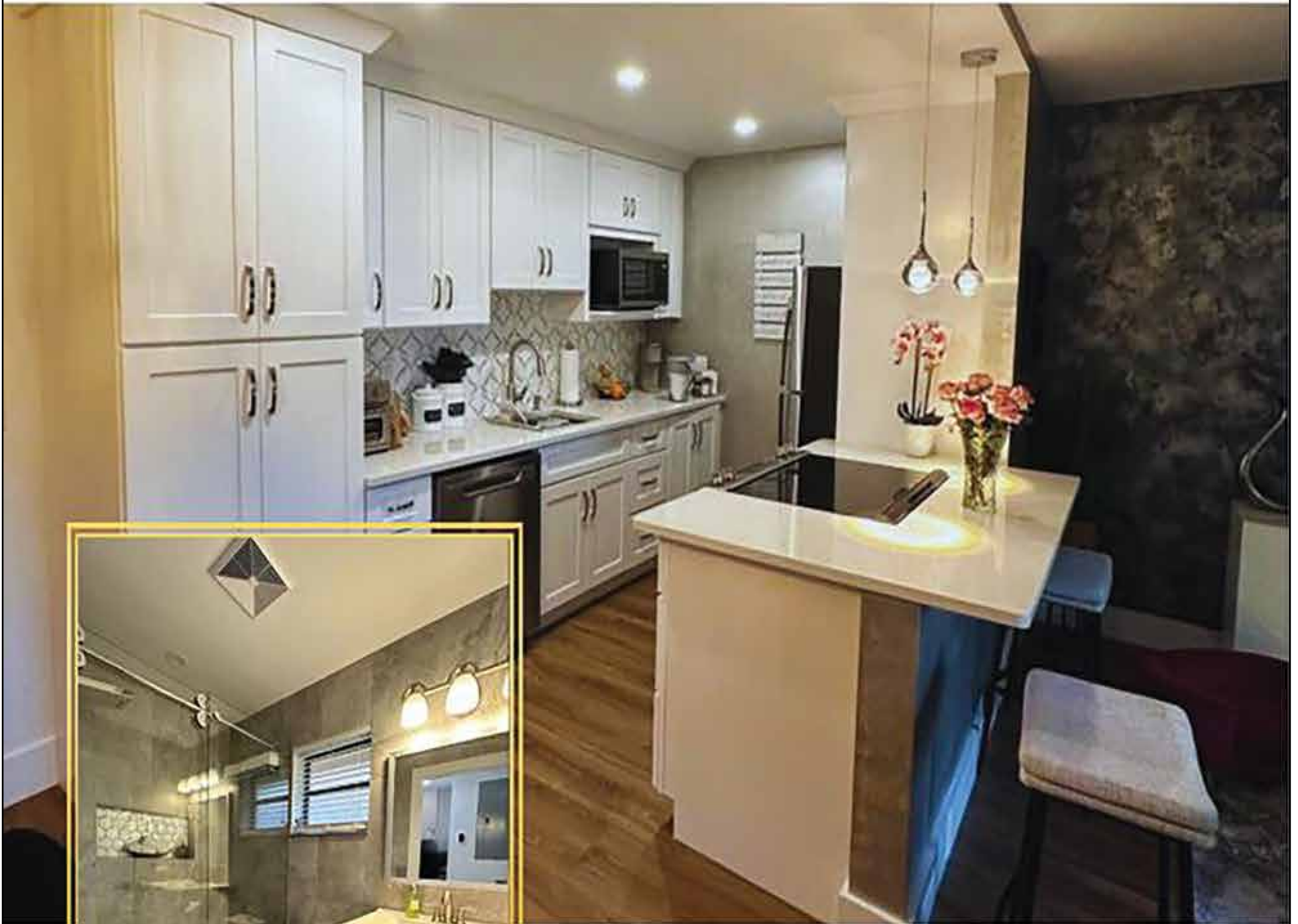
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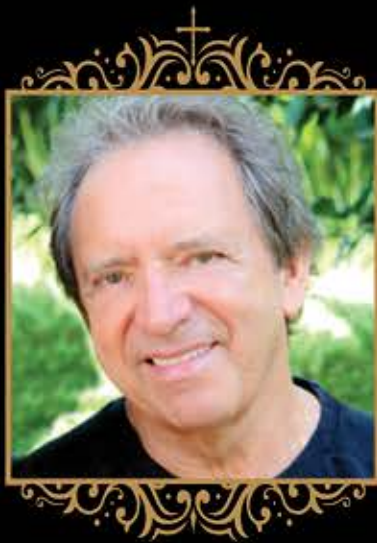
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FARNHAM D.....	1 BR / 1.5 BA	\$149,900
NEWPORT Q	2 BR / 1.5 BA	\$147,900
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HARWOOD H	1 BR / 1 BA.....	\$136,000
TILFORD O	1 BR / 1.5 BA	\$130,000
OAKRIDGE I	1 BR / 1.5 BA	\$120,000
UPMINSTER E	1 BR / 1 BA.....	\$92,500

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TILFORD N	1 BR / 1.5 BA	\$129,000
RICHMOND C	2 BR / 2 BA.....	\$189,000

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Harwood E.....	1 BR / 1.5 BA	\$136,000
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