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REMINDER
DELEGATE MEETING
Friday 7/2/21
9:30AM in the Theater

Email articles & comments:
ucoreporterwpb@gmail.com



The President's Report

BY PRES. DAVID ISRAEL

Wheelchair accessible buses coming to Century Village – WPB



The name of the plaintiff and any related Association have been redacted to avoid any embarrassment and to preserve privacy.

What is this picture? Simple you say. Our buses all lined up at our clubhouse! Wrong! These are the buses at the clubhouse in CV East, Pembroke Pines. And how do they differ from our buses? They are all wheelchair accessible!

This is an important upgrade which we here in CV, being mindful of an aging demographic with various disabilities, perhaps should have implemented long ago, but did not. The result to put it bluntly; we were sued.

The suit is defined as the action filed in the United States District Court in and for the Southern District of Florida. The Plaintiff (a resident of our Village) brought suit against UCO, seeking injunctive relief and damages relating to alleged violations of the Fair Housing Act. UCO responded to the lawsuit and denied the claims asserted by Plaintiff; and in order to avoid the costs, expenses, and uncertainties of litigation, Plaintiff and Defendants agreed to amicably compromise and settle the Lawsuit, and to fully, resolve any and all claims and controversies between them. The process for accomplishing this without having to go into Federal Court is

called mediation.

So, what is the bottom line and result of the mediation?

In consideration for signing this Agreement and compliance with the promises and covenants made herein, Defendants UCO and another Association here in CV, agree to pay the total sum of Ninety Thousand Five Hundred Dollars (\$90,500.) as set forth below, as full, and final settlement and resolution of all claims against either and both of the Defendants. The Settlement Amount shall be payable as follows: \$65,000 payable directly to the plaintiff for compensatory non-economic damages; and \$25,500 payable for attorneys' fees and costs to Disability Rights Florida Inc., the attorney for the plaintiff. These are significant sums, but are somewhat mitigated by our insurance policy coverages.

Additionally, thirty (30) days after receipt of a fully executed Settlement Agreement, the Defendant UCO will ensure that there will be at least one (1) bus which is wheelchair accessible within the subject community of Century Village. Furthermore, UCO will ensure that the new contract for transportation services, as offered by UCO, will have all buses wheelchair accessible effective no later than January 1, 2022.

Our current transportation provider assures us that at least one, and perhaps two wheelchair accessible buses will be available to us within 30 days.

In the opinion of this writer, and in consideration of the fact that other Villages of our type in Florida have wheelchair accessible buses, equipping our transportation system is an important amenity which will enhance our Village's desirability in the future.

Additionally, if we had chosen to actually litigate this issue in Federal Court, the process would have been far more expensive.

Jose Martinez -- Transportation Operations Manager

If you have lived in Century Village since 2016 and ride the buses, you will have seen Jose at one time or another. From 2016 to the present, he has been the Operations Manager for Century Village WPB Transportation, and now he will be leaving for a new chapter in his life.

Here is a little background about Jose. Originally from Argentina, he has been living in Palm Beach County since 2004 and always involved in Transportation and Logistics. From 2004-2006, he was a driver for Palm Beach Medical Transportation;

from 2006-2011, he was Assistant Manager at DHL Express; from 2011-2016, he was a dispatch router for MV Transportation (contractor for Palm Tran Connections); and from 2016, CV bus riders had the pleasure of having his services as Operations Manager for Century Village WPB Transportation.

Jose commented that he is sad to walk away from CV Transportation, but a new chapter has to begin. This will give him the opportunity to spend more time with his kids and to support his wife's projects,

just as she supported his endeavors for the past 4-1/2 years while working here at Century Village. He went on to say that it was his honor and pleasure to work with the UCO staff for which he has good memories that will always be with him. He thanks all of the residents he met, always learning something from "us guys."

This is not his goodbye because he looks forward to seeing us again soon and wishes that we stay safe. He thanks us all for everything and it was a pleasure for him to do his part to help the community to grow.



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IN CASE OF AN EMERGENCY

MANAGEMENT RECOMMENDS

THAT ALL GUESTS HAVE

A VALID PHOTO ID

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ON THEIR PERSON WHEN

USING OUR FACILITIES

HAVING A VALID PHOTO ID YOU WILL HELP YOU AVOID BECOMING A JANE OR JOHN DOE

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WPB, Inc.

U.C.O.
REPORTER

The Official Newspaper of Century Village

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West Palm Beach, FL 33417
Tel: 561-683-9189
Send email & photos to:
ucoreporterwpb@gmail.com
Office hours: 9 a.m. to noon, Mon.-Thurs.
Fri: By Appointment

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The UCO Reporter

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EDITORIAL
POLICY

The UCO Reporter promises to continue its long held beliefs that this publication will print articles to inform our residents of the important issues concerning our Village. We promise to seek the truth and to print both sides of an issue, to open dialogue to inform our readers, not to create controversy.

We promise to listen to your concerns and to treat all our residents with courtesy and respect. Your opinion is valuable to us and will be considered in our decision for publication. These are the criteria for publication:

LETTERS TO THE EDITOR: Letters to the Editor should be limited to 250 words, and must be e-mailed (ucoreporterwpb@gmail.com) to the Reporter by the 7th of the month prior to publication. Your opinions are important to us, but please refrain from gossip, innuendo, nasty or inflammatory remarks. Letters deemed to be inappropriate, inflammatory or libelous will be returned by the Staff for revision or removal. All letters must include the name, address and phone number of the author. No letters from UCO Reporter staff will be published. They may however have the opportunity to submit an opinion article also limited to 250 words.

ARTICLES: Articles for inclusion should be limited to 500 words, e-mailed (ucoreporterwpb@gmail.com) to the Reporter by the 7th of the month prior to the month of publication. All articles will be limited to one per writer. The topic of your article is of your choosing, but the Staff has the discretion to edit it with your approval or reject it based on the above stipulations. All articles must include the name, address and phone number of the author.

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EDITORIAL

Although June marks the beginning of summer and many residents left for the season, it was an exceedingly busy month for all departments in UCO. The Investigations Dept. saw many new sales and rentals, bus service was down temporarily due to an unforeseen occurrence and a quorum was attained at the June Delegate Assembly.

We welcome the decline of Covid-19, due to a large percentage of vaccinations, but countering that is the fact that we are now officially in Hurricane Season and must make it a point to always be prepared with non perishable food and water, should we face a power failure, if any of the many storms predicted come to pass. Keep your vigil from now until November 30th, the official end of that season (we hope).

UCO continues to be short staffed because pre-Covid volunteers did not return to their positions. Our office die-hards, David, Fausto, Dom and Stew continue to man the front to allow residents in for bar codes, gate passes and association investigations. Gloria continues to be on hand to issue your bar codes and gate passes. Be kind and polite to them. They are forced to say the same things over and over again to each one coming through the door. Be prepared with the documentation in hand for whatever you need. This is a good time to think about offering your volunteer services, whether in the office or on committees. It's a good learning experience and will help you to understand the workings of a small part of UCO. With clubhouse facilities opening up, ushers are needed for the movies and if the show season takes off in November, as planned, ushers will be needed there, as well.

Associations should bear in mind that they need to review their Millennium Agreement packages, follow instructions and return the required sheets signed by the Association President and Secretary, to allow UCO to negotiate a new recreation contract for them for the next 10 years. UCO notaries are on hand for this purpose, if needed, Mon. to Thurs. from 11:30 AM to 12 noon and Friday from 2:30 PM to 3 PM. These documents are due by July 31st. Your quadrant VP will be glad to answer any questions you may have.

by Ruth Dreiss,
Editor-in-chief
UCO Reporter

JULY 2021

UCO Committee Meetings

FRI 2	DELEGATE ASSEMBLY	THEATER	9:30 AM
FRI 2	SECURITY	CONF. RM	1:00 PM
TUE 6	TRANSPORTATION	ROOM C	1:30 PM
WED 7	PROGRAMS & SERVICES	ROOM C	1:00 PM
THU 8	COP	ROOM C	1:00 PM
FRI 9	CERT	ROOM C	1:00 PM
TUE 13	ADVISORY	ROOM C	1:00 PM
THU 15	BIDS/INFRASTRUCTURE	ROOM C	1:00 PM
TUE 20	INSURANCE	ROOM C	1:00 PM
THU 22	OFFICERS	ROOM C	1:00 PM
TUE 27	OPERATIONS	ROOM C	1:00 PM
WED 28	FINANCE	ROOM C	1:00 PM
FRI 30	EXECUTIVE BOARD	ROOM C	10:00 AM

COMMITTEE MEETINGS OPEN TO ALL
RESIDENTS – MEETINGS ARE SUBJECT TO
CHANGE – MASKS AND SOCIAL DISTANCING
ARE OPTIONAL.

UCO OFFICERS' REPORTS



Stew Richland

vicepresident1@unitedcivic.org

Andover • Bedford • Golf's Edge
Greenbrier • Kingswood • Oxford
Southampton • Dover

When we close our front door, we see our home and all the comfort that it brings us. Our home is our refuge, a safe place against all the craziness that is going on in the world and in Century Village. However, there are things going on that cannot be ignored and require each and every Association board to recognize and understand the short- and long-term consequences of these trends, in order to thwart a potential degrading of the quality of life here in Century Village.

The Covid epidemic helped precipitate a growing trend that is spreading very quickly throughout the United States. According to the reports that have been airing on all news stations, homeownership is rapidly declining. Corporations are buying up as many available homes, paying premium prices and then renting the homes to those who cannot afford to buy a home of their own. Also factored into this equation is the fact that more and more people want to move out of high tax states that are riddled with crime and corruption. Closing your front door is not going to make this problem go away.

We here at UCO have witnessed this startling phenomenon of the number of rental applications increasing every day. Some people sigh and say, "people have to have a place to live." I am not unsympathetic to this view, but the impact of this trend will change forever the basic quality of life here in our Village.

Corporations are buying up as many units here in the Village, fixing them up and renting to anyone who can pass investigations and has the money to pay their rent. Let me explain the impact of this to our Village. First, these corporations could care less about what goes on here in the Village. They are technically unit owners with little or no skin in the game to keep CV and its quality of life at a high level. In addition, they have little or no interest in how the Associations are run. Those who represent these corporations have exhibited no interest in participating in the management of any association in which they own multiple units. Conflicts between Associations, absentee landlords and renters are increasing daily. When conflicts are brought to UCO for resolution, we unfortunately tell Association board members that UCO does not have the authority to resolve these disputes.

The nature of many of these disputes will be addressed in another VP posting. What I can suggest is that those Associations that are having issues make sure that you have a good lawyer on retainer. Perhaps the best solution is to change your bylaws to prohibit rentals, period. Lastly, don't elect officers to your board who are snow birds. These are the people that run your association. If they are not here to manage the affairs of the building, then it all goes to the proverbial pot.



Dom Guarnagia

vicepresident2@unitedcivic.org

Cambridge • Canterbury
Chatham • Dorchester
Kent • Northampton • Sussex

The Millennium Agreement, an arrangement between UCO and WPRF that encompasses the financial blending between two entities is being negotiated for the future ten (10) years. West Palm Recreation Facility (WPRF) receives monthly payments from you through a separate account to cover their costs for outdoor swimming pools, bocce courts, shuffleboard courts, tennis courts for outdoor activities and for indoors, with a swimming pool, party room, classrooms, etc. in the MCH (Main Club House), etc. WPRF receives 1/3 of that money to maintain the rec facilities while 2/3, is profit to the landlord (Benenson Capital) and after all these years, is unfair and requires renegotiations. Expiring on December 31, 2021, negotiations to create a more equitable solution, we at UCO are required to negotiate through reconciliation, a way to prevent you, the residents from paying an unjust amount of money that will go into the pockets of the owners of the property.

Reconciliation requires that sev-

enty-five percent of the Associations (309) will require permission to have UCO represent the Village Associations in order to be successful. It is critical that participation by no less than 75% of the Associations provide UCO with the right to reconcile the situation, saving you, the "end user" money that can be used elsewhere. The sole requirement is that the Association Boards of Directors sign the Proxy sheet in a package delivered to all building association officers and return it to UCO, who will fight for your use of the facilities at a lower individual cost, while the owners of the facilities resolve the accumulation of millions of dollars that will do more for you.

Bus service last month! Vandalism at the bus terminal caused havoc where bus scheduling was concerned. The result was that the Perimeter Roads, North, South, East and West Drives were the only roads of which riders could avail themselves. The re-installing of the expensive catalytic converters that resulted in minimal routing, thereby denying access to all wishing to visit the grocery store was somewhat hampered. If nothing else, it served as a warning of days to come when perhaps the roads will be inaccessible due to winds over 45 MPH or downed trees due to a hurricane. Be sure to have your physician prescribe more than the usual monthly quantity if meds and, little by little, accumulate a quantity of drinking water.

If a major storm is predicted, plug the drain in the bathtub and add about six to eight inches of water to be used for flushing the toilet and bathing, until the flow is returned after the storm has cleared. Some of this material will most likely be repeated by the other writers. Pay heed and stay safe.



David Boas

vicepresident4@unitedcivic.org

Coventry • Easthampton
Norwich • Plymouth
Sheffield • Stratford • Waltham

What about me? No, what about me? This certainly does seem to be the buzzword these days. However, I would like to mention a notable exception to this somewhat new norm. My friend and certainly a friend of Century Village, Anita Buchanan. She and her husband have recently moved to be nearer their family. I

have been so fortunate to work with her on a number of different committees. Her latest was undertaking the rewriting of our bylaws. It was a Herculean task. I was so completely impressed as to how she was able to keep everything under control. It never mattered how many bumps in the road came up, she was able to work through it. She was always able to set things aside, and always put the interest of the entire Village first. Thank you again, Anita, for your service to us all.

A friend of mine who recently moved to Century Village, during the pandemic, mind you recently, went to lunch with me. In driving around the Village he noted just how clean, how well maintained, how quiet and how safe he felt and how happy he was to have moved to CVW-PB. Something for all of us who have been here for a long time to think about.

Until next month, stay well and please be polite.



Fausto Fabbro

vicepresident3@unitedcivic.org

Berkshire • Camden
Hastings • Salisbury • Somerset
Wellington • Windsor

I would like to start by saying thanks to the good people who come to the UCO office and act like ladies and gentlemen. Unfortunately, we do have many owners and renters that come to UCO and want no part of reason. They are misinformed and when we try to explain how they can be helped, they go into a temper tantrum. So one more time -- To get a barcode, you need a valid CV ID, a current auto registration and ten dollars in CASH. If you are a renter, you need to update your ID at the Main Club House (WPRF) before coming to UCO, and a valid car

registration. That is at no charge, if the bar code is working. Also the registration must be in the ID holder's name.

The small staff at the office is confronted every day by hostile people who think they have all the answers. Also a lot of wrong information is given by realtors, title companies, Board officers, and Club House guards. Another problem we face daily is that realtors, renters and buyers bring applications for investigation. It is your job to review and bring the application to UCO. Please help make our day at the office a pleasant one. Get educated and follow the rules.

Your building officers should be residents most of the time. We have too many buildings that have no residing officers in the building. At your next election, elect officers that are willing to learn how to run a building and who live in CV.

It has come to my attention that unit owners are turning their water on and off. This should only be done by a contractor doing work in your unit, or the water company. In some cases water turned off by the unit owner resulted in major damage to the unit when turned back on.

Hurricane season is here. Be prepared and stay safe.

Property Manager's Report

WWW.UCOMAINTENANCE@GMAIL.COM WWW.UCOGARBAGE@GMAIL.COM



By Donald Foster, LCAM

For many years, Century Villagers have lived next door to a seventy-two acre defunct golf course. This property was, when our Community was first created, an integral part of our recreational life. In the early 2000's, this golf course was deemed to be unprofitable by the Developer of Century Village, and was sold, then sold again, then finally closed. The current owner of the defunct golf course has made numerous attempts to re-develop this property for residential use. Over the years, many development plans have been proposed, but the defunct golf course remains as it was left when it was closed in 2003, an overgrown, unsecured eyesore that deteriorates further year by year. A large residential development company, D.R. Horton, has now expressed interest in acquiring and re-developing this property, and a proposed plan has been submitted to Palm Beach County for review and possible approval. **This developer plans to build approximately seven hundred townhomes on this property.**

Palm Beach County has announced a public hearing for application #ABN/PDD-2020-01894, which concerns the redevelopment of the defunct golf course that is adjacent to Century Village. **This hearing will happen on July 1, 2021, 9:00 AM at 2300 North Jog Road, Room VC-1W-47.** All Century Village residents are encouraged to attend this important hearing that will affect all Century Villagers and **specifically impact unit owners in the Southampton, Kingswood, Golfs Edge,**

and Greenbrier communities. There are serious concerns about the impact that this project will have on Century Village unit owners, including drainage, security, vehicular traffic at Haverhill Road, and pedestrian traffic along Century Boulevard and Haverhill Road.

CV residents should also plan on attending the next meeting of the Palm Beach County Board of Commissioners, on July 22, 2021, 9:30 AM, at 301 North Olive Avenue in downtown West Palm Beach, as this project will be voted on by the County Commission on that day.

Century Village unit owners who have questions about this hearing and proposed project can call the Palm Beach County Zoning Division at **561-233-5200**. Century Village unit owners can also contact their County Commissioner, Gregg Weiss, who will vote on the possible approval of this project:

district2@pbcgov.org

UCO will provide bus service to and from both meetings. We need to know, in advance, how many buses will be needed. Any CV resident who would like to ride the bus to either or both of this meetings should send an email to me, at:

UCOMAINTENANCE@GMAIL.COM



PALM BEACH COUNTY
PLANNING, ZONING AND BUILDING
NOTICE OF PUBLIC HEARING
Control No. 2011-05245
ZONING APPLICATION ABN/PDD-2020-01894
(Reflection Bay)

This is a courtesy notice of a proposed zoning action within 500 feet of property that you own or within one mile of a municipal boundary or future annexation area. You are encouraged to attend these public hearings and/or complete and return the attached Citizen Response Form, should you have any concerns regarding this matter. If you have any questions or would like further information please contact Ryan Vandenberg, Senior Site Planner, at (561) 233-5233.

Zoning Commission: July 1, 2021 at 9:00 a.m. Vista Center Complex 2300 North Jog Road, Room VC-1W-47, Ken Rogers Hearing Room West Palm Beach, Florida	Board of County Commissioners: July 22, 2021 at 9:30 a.m. Governmental Center 301 North Olive Avenue County Commission Chambers, 6th Floor West Palm Beach, Florida
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GENERAL LOCATION: Southwest corner of Century Boulevard and Haverhill Road (approximately 630 feet north of Okeechobee Boulevard).

TITLE: a Development Order Abandonment **REQUEST:** to abandon a Type 2 Variance to increase the maximum length of a block; exceed number of alley curb cuts; waive the alley requirement; eliminate the percentage of land designated for Single Family residential; exceed the building coverage for Neighborhood Center; exceed the maximum building height; waive the requirement for a centrally located neighborhood square or commons in a neighborhood; reduce the percentage of a neighborhood park perimeter abutting a street; and, to reduce the required seating area in a park.

TITLE: a Development Order Abandonment **REQUEST:** to abandon a Requested Use to allow a Type 3 Congregate Living Facility. **TITLE:** an Official Zoning Map Amendment **REQUEST:** to allow a rezoning from the Traditional Neighborhood Development (TND) Zoning District to the Planned Unit Development (PUD) Zoning District.

OVERALL SITE AREA: 57.32-acres

APPLICATION SUMMARY: Proposed is a Development Order Abandonment and an Official Zoning Map Amendment for the Reflection Bay development. While the site is currently undeveloped, it was previously developed as a golf course, and is currently approved for a mixed residential and commercial development.

The Applicant is proposing to abandon the previously approved Type 2 Variances as outlined in the request above (Resolution ZR-2011-0029) and a Requested Use for a Type 3 Congregate Living Facility (R-2013-0209) and to rezone the subject site from the TND Zoning District to the PUD Zoning District. The Preliminary Master Plan (PMP) indicates a total of 707 proposed Townhouse units within one residential Pod, 4.24-acres of recreation space within two recreation Pods, and a 0.60-acre neighborhood park.

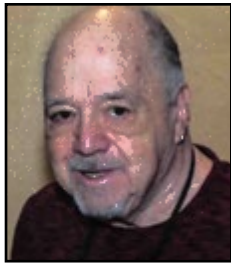
One access is proposed to Haverhill Road.





Treasurer's Report

The 2022 Budget and other Important Items



By Ed Grossman

In the simplest of terms, a budget is an estimate of revenues and expenses over a specified period that is to be utilized by a company for good financial planning. That time is normally one year and usually enhances the success of that financial institution.

As treasurer, it is my responsibility to make sure that a budget is prepared in September, in time to be presented to the Officers' Committee for review and recommendation, and to the Executive Board for review and then be presented to the October Delegate Assembly for approval. UCO, because of circumstances beyond its control

(COVID-19 virus), had not been able to do this. Therefore, the years 2020 and 2021 have been operating on the approved 2019 budget.

Currently, even though the 2019 budget is being used, the comparison of the current year's results is slightly below the estimated budget costs. However, it is too early to know if that will continue through the end of the year.

In as much as the end of June marks the end of the first half of UCO's year, it is a good time to start reviewing the half-year results to try to formulate an estimate of the next year's 2022 revenues and costs using the first six months as a guide.

UCO's recent budgets were approximately \$8,000,000 thru 2021. However, of the \$8,000,000 a hairsbreadth of over \$7,000,000 are fixed and semi fixed costs (such as

transportation and security). The \$7 million includes \$1,572,000 as the current annual contribution to reserves. Therefore, only \$1,000,000 remains to be adjusted.

The 2022 budget is the first year in which the delegates will be able to vote on online items. In addition to expenses, a review of the contribution to the reserve account will be carefully examined. An e-mail to all committee chairs will be sent requesting their wish list and the justification for the desired amount.

The development of the 2022 budget and the final accepted result should prove to be remarkably interesting.

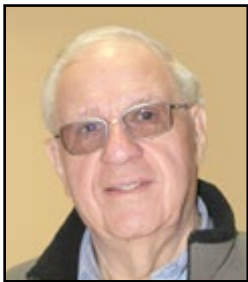
This past month, two financially significant items were covered. UCO was sued by a resident in federal court for not providing wheelchair-accessible transportation. Specifically, UCO's current buses are not wheelchair accessible, thus wheelchair bus service was not available to those individuals who needed it. The case was settled and a sum was to be paid to that individual and it was agreed that by the end of June 2021, two wheel-

chair-accessible buses will be available to all residents. Furthermore, the new bus contract which will go into effect at the beginning of next year and will provide four additional buses so that all UCO buses will be wheelchair accessible. The total cost of this change has not yet been ascertained.

The next financial item was partially covered in my last article (The Millennium Agreement). During June's delegate assembly, Mr. Bruce Kaplan, (UCO's attorney) addressed the assembly. He covered in detail two very important documents that each association has been asked to execute so that UCO can participate in an arbitration concerning improving each resident's position regarding the Millennium Agreement over the next ten years. In this regard, UCO must obtain the permission of at least 75% of all the associations to represent UCO at the arbitration. These forms must be received by UCO by July 31, 2021. At present, the total potential cost over the next ten years is in the neighborhood of \$150,000,000.

Maintenance

SHOULD WE RE-ROOF NOW OR WAIT UNTIL A HURRICANE BLOWS AWAY THE TWENTY-YEAR-OLD SHINGLES?



By Dom Guarnagia

The Hurricane Season of 2004, when both "Jean" and "Frances" did a job removing the existing asphalt tab shingles on the many association roofs may very well resemble this coming season. Unlike 2004, the Rainy Season for 2021 will deal with a revised Palm Beach County Building Code that calls for heavier shingles to resist the predicted season with more storms of higher magnitude creating damages unseen in past seasons. That nineteen-(19)-year-old roof has been attacked by several modestly damaging winds the likes of which will be intensified during the coming season. What was warranted to last twenty (20) years is expiring with much of the granules washed away and the surfaces baked by the sun to a point where predicted winds, capable of Category 3, or higher, can expose the plywood sheathing under the roofing paper and allow wind and rain to soak the ceiling insulation and drywall to the point that the increased weight upon the nails or screws holding the

ceiling in place can crash down upon the occupied space below. There is a movement that considers allowing the shingles to blow off the roof surface and collect insurance to replace the existing material with "new" roofing during the upcoming season. The missed point is that the contents of the units below may or not be covered by "HomeOwners' Insurance. There are more than a few condos that are not insured with sufficient coverage to replace furnishings, cabinetry, irreplaceable heirlooms, etc., not to mention personal injuries to those hunkered down awaiting the storm to subside, but surprised when things go awry. The Insurance Carriers will require a Mitigation Report that reveals when and what material were installed, in order to conclude whether or not the roof had been replaced since the 2004 Hurricane Season. A prudent move would be to replace the roofing that complies with the current PBC Building Code that requires heavier shingles that accomplish two (2) things in my estimation. (1) Accomplished before the season is underway will certainly fortify the new roofing to resist the increased forces of the winds and (2) with asphalt shingle that 300 #'s per 100 SF rather than the current

weight of 180 #'s per 100 SF. That additional shingle weight accomplishes two things (1) it resists higher wind loads and (2) adds more weight to the entire roof that provides a heavier roof load to resist uplift. There are two methods for covering the plywood sheathing separating the plywood from the underside of the new shingles. Two layers of 30 # Roofing paper secured with a roofing nail 6" apart drive through a tin washer to increase the downward force. The 2nd method is to have a bituthene (rubber-like) membrane self-adhered to the entire sheathing that seals the plywood. Labor for the nailing process is greater, while the paper material is cheaper and the membrane method is conversely more expensive for the material and far less expensive for the installation time; in other words, equal in the installation, but more effective with the membrane. Action taken before the damages may save lives and avoid serious injury, as well as major losses. The insurance industry will be looking for ways to avoid large payouts. A Board of Directors should take action making plans and performing the somewhat expensive, but necessary action, to prevent severe injury to occupants and the damage to belongings.

Security



By George Franklin

Hi folks! Just finished reading the Sheriff's and Platinum Security's Reports and they are OUTRAGEOUS!! No matter how many times I write about locking car doors and windows, and removing articles from vehicles, some people just don't get it. We had one case where an

individual left his wallet in the car, window down and doors unlocked!! People just don't get it. Word gets around that people are leaving windows down, doors unlocked, items of value in the vehicle and, of course, people will think we are an easy target for theft. Might as well just put a sign on the cars saying come and get me Goodies inside!!" I don't know what the monetary loss was, but if there were credit cards and cash involved, this is going to be a royal pain. If you happen to be out walking and see a car open with windows down, get the license

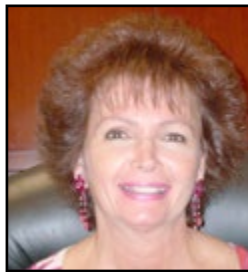
plate number call security. They can figure out who owns the car. Another item is that a lot of people leave their trunks open. I don't know why they do, but they do. CLOSE your trunk! That's about it for this time. Any questions, feel free to contact me at UCO 561 683 9189 and I will be glad to sit and discuss the issue with you. In the meantime, keep the masks on, be careful and WATCH what you are doing! Be Safe and Secure out there!!

Ladies and Gentlemen. It seems to be happening again big time and we don't seem to listen and heed the warnings. I am talking about SCAMS!! There are people emailing all over the Village requesting gift cards for one reason or other. They might say that your grandson is in trouble, send gift cards. You are going to be arrested, send gift cards. NO police agency, or anyone else, is going to come to arrest you, requesting a gift card!. PLEASE LISTEN TO THIS....FIRST, these are all scams. If you don't know your family's voice, or anyone else's voice on the phone, HANG UP THE PHONE! Then call your relative, or anyone else to verify the call. SECOND.....NO LAW ENFORCEMENT AGENCY is going to call you and tell you to get a gift card and send it to them. OUTRAGEOUS!! HANG UP THE PHONE!! If you receive an email requesting a gift

card, delete it. NOW....there are legitimate law enforcement callers looking for contributions for various police functions, but they are very few. Now, if you wish to donate, you will be donating to a BOILER ROOM operation. These operations pay the police unions ONLY about 10% to 15% of the take. They keep the rest for working the telephones, rent and payroll. They are hired by the police unions to make these calls to solicit funds. If you want to donate to a police agency, such as the West Palm Beach Police Union or the Sheriff's Dept., Highway Patrol, or any other agency, contact me and I will advise you who to make the check out to. Again, No Union or Agency will ask for a gift card. BOGUS!! I can't tell you how many times I have written about this scam and yet we still are falling prey to it.

PLEASE....HANG UP THE PHONE!! DO NOT engage in conversation with the caller. If you are lonely, call 2-1-1 which is a community service and speak with them! Contact a neighbor and talk with them. I get bogus calls also and I just hang up. You can do the same. Another thing you can do -- If you have Caller I.D. on your phone and don't know the number calling, place it on Block or just don't answer. Now, if you want to be "Cute," say to the caller, "Ohh I am just so busy now. Can you call me back in about 10 minutes?" If they say yes, give them a bogus number to call you back. And then hang up. Again PLEASE, PLEASE read and LISTEN to me. If you have so much money to give to the thieves, send some to me! Thank you and DO NOT BECOME A VICTIM!!! Be safe out there.

WPRF News



Dear Residents,

There are those among you that have lost their vaccine card and have turned to WPRF looking for a source for a replacement card. WPRF provided the information for the Department of Health on 45th street. That location DID NOT provide a new vaccine card

but an 8 x 11 printout of all vaccines the person in question received over the years. WPRF reached back out to someone on flhealth.gov and asked for a different source. The information I was given was to contact your Primary Care Physician (PCP) who, after confirming you received the vaccines, can issue a new vaccination card. This is untested...I have not heard back from any resident that going to their PCP resulted in a new vaccination card. If

you should try this and it works or doesn't work, please let me know. Thank you. Please be aware that the only recreational areas where guests (with Guest Passes) are currently welcome at this time are the: Guest Pool and Picnic Island. Your cooperation is appreciated. Be kind, enjoy your summer and stay safe. Eva

Transportation



By Ruth Bernhard-Dreiss

On June 1st, David Boas, Transportation Committee Chair discussed ADA compliant buses for the Century Village transportation system. By the end of the month, one (1) wheelchair accessible bus will become available on one (1) route, as yet undetermined. This bus will run on the same schedule now in effect through the end of the present contract which expires on December 31, 2021. By January 1, 2022 when a new contract becomes effective, all seven (7) buses will be wheelchair accessible. At this time, there is no knowledge of how much time it will take for passengers and wheelchairs to be loaded and unloaded at each stop. By the time you are reading this, there may be more information.

At the meeting, Jose Martinez, the Z-Trip On Site Manager, announced to the committee members that he will resign his position in two weeks. This was met with surprise and no one wanted to see Jose leave us. For the past four and a half years, he has given more than was expected to accommodate the residents of our

community, making himself available at all times. He was often seen driving a bus in the absence of a driver. He will be missed by many riders and was wished well in his new endeavor by all. Read a little bit about him elsewhere in this issue.

Four bids for proposals for the new contract went out with June 1st as the deadline for submissions. They were all due today at the close of business with three received at the time of our meeting. When all bids are opened at the same time, the Bid Committee will review the proposed contracts and select the company they believe to be the best. The selection will then go through channels to the Delegate Assembly for final approval. The new bidders will bid on wheelchair equipped buses and the company must provide an on-site manager as a requisite for acceptance.

UCO was approached by an advertiser to accept advertising on the outside of the buses, but the proposal was turned down as unacceptable. As reported last month, excursion bus trips are still on hold and it is unknown yet whether these buses must be ADA compliant with wheelchair access.

In response to a question about whether buses made stops at Walgreen's at the Medical Building,

Jose advised that there is a regular stop if large delivery trucks are not parked on the property, making it impossible for ingress and egress.

Bus service was suspended early into June, due to the theft of catalytic converters from the buses at the bus compound off CV property. The components of these converters are platinum, palladium and rhodium which are extremely valuable because they are precious metals. They are a key component of the emissions system in vehicles which take out carbon monoxide and reduce toxic gases and pollutants. It is common for them to be stolen from buses and cars, and unfortunately our buses were a target. Within a day, minimal service was restored with the Shuttle bus and one to Publix, available on the perimeter roads. UCO and the bus company worked to get more service restored throughout the Village. Residents who called UCO and screamed at the volunteer on the phone were not instrumental in getting service restored any sooner.

Our next Transportation meeting is scheduled for July 6th at 1:30 PM, at which time there may be further information about a new contract and the route for the wheelchair equipped vehicle .

Thoughts from the UCO Recording Secretary

When former Corresponding Secretary Sandy Cooper determined that she and her husband would be leaving Century Village to move up north, she asked me to take over for her. She spent a couple days training me for her duties and I have performed them ever since.

Since the UCO election in March, 2019, Mary has not even tried to do the job she was elected to do. She has no interest in learning what she needs to do and claims to be allergic to my hypo-allergenic Service Dog and refuses to go to the office if we are there. Although during the summer of 2019, when I was on vacation visiting my children, she never stepped foot in the office. Nor has she attended more than 3 meetings since being elected.

If an elected Executive Board member misses 3 meetings during his/her term, now 5, they are automatically removed from office, But with an Officer, this rule does not apply. Not only that, but to recall an Executive Board member, it takes 100 UCO Member signatures. For an Officer, it is 100 DELEGATE signatures.

Getting that many signatures from a Delegate Assembly that barely makes quorum is next to impossible, meaning Mary Patrick will continue in her office ignoring her duties. I have continued performing not only my duties as Recording Secretary, but the duties of the Corresponding Secretary and the majority of the Administrative Assistant duties. I have been asking for the President and other Officers to ask for Mary Patrick's resignation and I am told she refuses.

Why hold an office that you have no intention of fulfilling?

The Delegates are urged to sign the petition to recall (remove) Mary Patrick from an office she has no intention of fulfilling,

It is hard enough to get people in this Village to care enough about CV to actually run for office. Too many do not want to get involved. I say GET involved. Have some pride in our Village. Start understanding that if YOU don't care, it will eventually wind up hitting you in the pocketbook.

Make sure your Association sends a delegate

every month, and better yet, one that will stay for the complete meeting to maintain a quorum. The meetings are scheduled for 9:30 until 12:00, but seldom last that long.

As of last month, there are 33 Associations that DO NOT have an Alternate Delegate. Of those, at April's meeting, only 3 of those 33 Associations were represented. You owners need to get involved. Serve on your board, make sure your board has alternates to represent YOU!

I have come very close to resigning because of Mary Patrick's negligence of her duties, but decided to keep performing my duties as per UCO Bylaws. If Mary wishes to neglect hers per UCO bylaws, then it is up to you, the delegates to remove her. Her work will be waiting for her, and if she does not do it, UCO will have to HIRE someone, costing CV even more. Shameful!

Bob Rivera, USN Ret.
UCO Recording Secretary

Organization News

Christian Club: Meets first Wed. of month, starting Sept. 1, 2021 in Clubhouse Party Room, open to everyone. Pres. Rae Boyle 561-254-2290.

Trip Info: Figgy 561-707-6548.

Upcoming Trips: Oct. 3-9, 2021 Smoky Mountains/Dollywood

Dec. 5, 2021 Biltmore Estate/ Asheville, NC.

Cong. Anshei Sholom: 5348 Grove St, Century Village. We are happy to welcome you to our Synagogue. Shabbat Services Saturday morning, 9:15 AM. (Masks Mandatory). For further information on any of these events, please call the Synagogue office: 684-3212.

Italian American Club: No meetings at this time. You will be notified when meetings will resume. Saturday bowling has ended. The bowling alley has closed. We are working on finding a new place. For more info: call Lenny 471-2603. For club info: call Fausto 478-1821.

Shuffleboard Club: Summer schedule, every Tues., 9AM, all welcome, equipment provided. Come and learn the game. Questions, please call Ed Wright: 561-632-5268.



REFLECTION BAY- Palm Beach County has announced a public hearing for application #ABN/PDD-2020-01894, which concerns the redevelopment of the defunct golf course adjacent to Century Village. The hearing will happen on July 1, 2021, 9:00 AM at 2300 North Jog Road, Room VC-1W-47. All Century Village residents are encouraged to attend this important meeting that will affect all Century Villagers. CV residents should also attend the next meeting of the Palm Beach County Board of Commissioners, on July 22, 2021, 9:30 AM, at 301 North Olive Avenue in downtown West Palm Beach, as this project will be voted on by the County Commission on that day.





MASTERS

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SALES

UPPER FLOOR, CORNER, 1 BED 1.5/2 BATH

244 CAMDEN J OUTSIDE CORNER UNIT, UNFURNISHED, STAINLESS STEEL APPLIANCES, LOTS OF LIGHT AND AIRY, CENTRAL AIR CONDITIONING, CERAMIC TILE FLOORING THRU OUT. PATIO OVERLOOKS THE GARDEN, NEW TOILETS AND NEW VANITIES IN BATHS, NEW HOT WATER TANK, NEW PLATES AND SWITCHES, NEAR THE PATIO AND THE WEST GATE \$49,900

69 WALTHAM C ABSOLUTELY BEAUTIFUL AND NICELY DECORATED, MOVE RIGHT INT, CERAMIC TILE FLOORING, CENTRAL AIR CONDITIONING, LOTS OF UPGRADES, LOTS OF LIGHT AND NICE BREEZES. NEAR THE EAST GATE AND CLUBHOUSE RENTABLE. \$65,000

113 WALTHAM E FULLY FURNISHED, CARPET, CERAMIC TILE, CENTRAL AIR CONDITIONING, LOTS OF LIGHT AND BREZZY, ENCLOSED PATIO, COMMUNITY PATIO, THIS CONDO HAS BEEN WELL TAKEN CARE OF, MOVE RIGHT INTO. NEAR THE CLUBHOUSE AND THE HAVER HILL GATE. \$55,000

26 GOLFS EDGE E TENANT IN PLACE, UNFURN, CENTRAL AIR, WASHER/DRYER CAN BE PLACED IN UNIT. NEAR EAST GATE AND CLUBHOUSE. \$49,000

GROUND FLOOR CORNER 1 BED 1.5 BATH

379 SHEFFIELD P FURNISHED, CERAMIC TILE AND CARPET FLOORING, CENTRAL AIR, NEW AIR CONDITIONING SYSTEM, NEW REFRIGERATOR, NEW STOVE,WELL INSIDE CORNER GARDEN VIEW OFF OF PATIO. LOCATION IS DESIRABLE AND NEAR THE HAVER HILL GATE. ASSOCIATION HAS GREAT RESERVES AND THE NEIGHBORS ARE GREAT. \$55,000

UPPER FLOOR 1 BEDROOM 1.5 BATH

145 ANDOVER F NEWER REFRIGERATOR, NEW AC UNIT, WOOD FLOORING AND CERAMIC TILE FLOORING, WELL TAKEN CARE OF, THIS UNIT IS LIGHT AND AIRY. FURNISHED AND READY FOR YOU. \$49,900

250 DORCHESTER K WATER VIEW! FULLY FURNISHED, HURRICANE SHUTTERS CUL DE SAC NEAR THE POOL? RENTABLE \$65,000

150 HASTINGS I UNFURNISHED, CERAMIC TILE FLOORING, CENTRAL AIR CONDITIONING, WELL TAKEN CARE OF CONDO. SERENE LOCATION, GARDEN VIEW FROM PATIO, WALKING STEPS TO HASTINGS FITNESS CENTER AND POOL, CLOSE TO PARKING, NO THRU TRAFFIC, LAUNDRY ON SECOND FLOOR \$51,000

GROUND FLOOR 1 BED 1 BATH

49 KINGSWOOD C UNFURNISHED, RENTBLE, NEAR PARKING, GARDEN VIEW, GREAT ASSOCIATION \$52,000

216 BERKSHIRE K STUNNING, FURNISHED BEAUTIFULLY, RENTABLE, NEAR PARKING, GARDEN VIEW \$65,000

173 CAMDEN H CUTE AND COZY, WELL TAKEN CARE OF, SOME FURNISHINGS, NEAR LAUNDRY AND MAIL BOXES \$45,000

82 BERKSHIRE D WATER VIEW, STEPS TO PARKING, FURNISHED, RENT ABLE, AND A GREAT INVESTMENT. NEAR THE KENT POOL, AND THE WEST GATE. \$52,000

227 NORTHAMPTON L UNFURNISHED, CLOSE TO PARKING, CERAMIC TILE FLOORING, GARDEN VIEW. \$49,900

UPPER FLOOR 1 BEDROOM ONE BATH

321 WINDSOR N ABSOLUTELY ONE OF THE CLEANEST CONDO'S IN THE VILLAGE, WELL TAKEN CARE OF KNOCK DOWN WALL IN KITCHEN WHICH OPENS UP INTO A GREAT ROOM, FULLY FURNISHED AND STOCK FOR MOVE RIGHT INTO. LOTS OF UPGRADES COME AND SEE \$47,000

19 DORCHESTER A THIS CONDO IS CUTE AS A BUTTON, FURNISHED, PET FRIENDLY BUILDING, GARDEN VIEW FROM PATIO, GREAT ASSOCIATION AND A GREAT BUILDING. \$42,000

155 SUSSEX H A VERY CUTE SPACE TO CALL HOME, GARDEN VIEW, FURNITURE, WELL TAKEN CARE OF \$55,000

159 NORTHAMPTON H BEAUTIFUL AND SERENE WATERVIEW WITH NATURAL HABITAT, UNFURNISHED, CERAMIC TILE FLOORING, LIFT IN BUILDING, RENTABLE, PET FRIENDLY, NEW DOOR, STEPS TO PARKING, CLOSE TO KENT POOL. GREAT LOCATION AND GREAT ASSOCIATION. \$54,900

UPPER FLOOR CORNER 2 BED.1.5/2 BATHS

DORCHESTER G CERAMIC TILE FLOORING, NEW LIFT IN BUILDING,, KITCHEN COMPLETELY RENOVATED, BATHROOMS HAVE UPDATES, CENTRAL AIR CONDITIONING, ABSOLUTELY BEAUTIFUL, THIS CONDO HAS BEEN TASTEFULLY FURNISHED, WELL TAKEN CARE OF, COMMUNITY PATIO, AND NEAR DORCHESTER POOL AND HASTINGS FITNESS CENTER \$89,900

37 CHATHAM B OUT SIDE CORNER, ONE OF THE PRETTIEST VIEWS OF THE LAKE, CENTRAL AIR, UNFURNISHED \$79,900

133 SALISBURY NEWER KITCHEN, CERAMIC TILE FLOORING, NEWER BATHROOMS, OUT SIDE CORNER, RENT ABLE, UNFURNISHED. LOTS OF UPGRADES. NEAR THE HAVER HILL GATE AND CLUBHOUSE, GREAT INVESTMENT \$95,000

132 DORCHESTER F UNFURNISHED, GRANITE COUNTERTOPS, ENCLOSED PATIO, BEAUTIFUL CERAMIC TILE FLOORING, INSIDE CORNER, CUL-DE-SAC, STEPS TO DORCHESTER POOL, HASTINGS FITNESS CENTER. ACTIVE COMMUNITY, GATED AND TRANSPORTATION \$65,000

136 WALTHAM F NEAR THE HAVER HILL ENTRANCE AND CLUBHOUSE, INSIDE CORNER, FURNISHED, GREAT LOCATION AND A GREAT ASSOCIATION. COME SEE!! \$75,000

22 GOLFS EDGE D VERY SERENE AREA, TWO FULL BATHS, LIFT ON STAIRS, LARGE SPACIOUS ROOMS DEVEL HAS ITS OWN POOL, CENTRAL AIR CONDITIONING \$93,000

301 NORTHAMPTON O CARPET AND CERAMIC TILE FLOORING, CENTRAL AIR, INSIDE CORNER, BUILDING SITS ON A CORNER LOT WITH LOTS OF LUSH LANDSCAPING, AND SPACE BETWEEN THE BUILDING, TENANT IN PLACE, PAYING \$1000 PER MONTH. THERE IS A TWO YEAR WAITING PERIOD TO RENT. ACTIVE CLUBHOUSE AND FITNESS CENTER, POOL, TENNIS, RACQUETBALL AND SO MUCH MORE. NEAR THE WEST GATE. \$65,000

GROUND FLOOR CORNER 2BED,1.5 BATHS

28 SALISBURY B THIS CONDO HAS BEEN TAKEN CARE OF THE OWNER IS METICULOUS, INVENTORY OF FURNITURE TO BE SUPPLIED UPON REQUEST, NEWER KITCHEN AND BATHS, PLANTATION SHUTTERS IN MASTER SUITE, ENCLOSED PATIO, LARGE WALK IN CLOSET, GREAT ASSOCIATION, RENTABLE. NEAR THE EAST GATE, CLUBHOUSE, TRANSPORTATION AND SO MUCH MORE AMENITIES TO PARTICIPATE IN, GATED COMMUNITY. \$89,000

174 SHEFFIELD H STAINLESS STEEL APPLIANCES, FURNISHED, GRANITE VANITIES, AC LESS THAN 3 YEARS PET FRIENDLY WALKING DISTANCE TO HASTINGS FITNESS CENTER. \$70,000

GROUND FLOOR 2 BED 1.5 BATHS

82 CAMDEN D ABSOLUTELY BEAUTIFUL AND NICELY DECORATED. MOVE RIGHT INTO AND WATER VIEW, NEWER UPGRADES TO INCLUDE NEWER KITCHEN. \$80,000

102 CAMDEN E TENANT IN PLACE AND WANTS TO STAY WATERVIEW, CENTRAL AIR, NEAR THE KENT POOL \$85,000

112 GREENBRIER A STEPS TO PARKING AND A BEAUTIFUL POOL, CERAMIC TILE FLOORING THRU OUT, UNFURNISHED, ENCLOSED PATIO OVERLOOKING THE GARDEN AREA. LARGE SPACIOUS ROOMS, LIGHT AND AIRY, CUL DE SAC, LAUNDRY AND GARBAGE SHOOT ON EVERY FLOOR, ADDITIONAL STORAGE IN BUILDING, ELEVATOR BUILDING, VERY DESIRABLE AREA. \$99,000

228 WINDSOR K THIS CONDO HAS LOTS OF LIGHT, SOME FURNISHINGS WILL CONVEY WITH PURCHASE, SERENE GARDEN VIEW, AND PRIVACY. BEAUTIFUL FLOORING, WELL TAKEN CARE, USED ONLY SEASONALLY. GREAT ASSOCIATION AND BUILDING IS IN GREAT FINANCIAL SHAPE. NEAR THE WEST GATE AND THE CAMDEN POOL. STEPS TO PARKING. \$80,000

UPPER FLOOR 2 BED,1.5 BATH OR 2 BATHS

149 HASTINGS I OMG, BEAUTIFUL AND IN EXCELLENT CONDITION, CENTRAL AIR CONDITIONING, VERY DESIRABLE LOCATION, CERAMIC TILE FLOORING, SERENE GARDEN VIEW, NEAR THE HASTING FITNESS CENTER, AND POOL. \$80,000

183 SOMERSET I WATER VIEW FROM THE PATIO, VERY SOUGHT AFTER AREA, NEEDS TLC, NEAR THE POOL AND TENNIS \$79,000

216 NORTHAMPTON K WATER VIEW FROM THE PATIO, THIS UNIT HAS BEEN WELL TAKEN CARE OF PARTIALLY FURNISHED. \$62,000

422 SOUTHAMPTON B THIS CONDO IS IN EXCELLENT CONDITION, BEAUTIFULLY FURNISHED, LARGE SPACIOUS ROOMS, ENCLOSED PATIO THAT IS EXTRA LARGE, CERAMIC TILE FLOORING, DECORATOR'S TOUCH IN NEWER KITCHEN, UPDATED BATHROOMS, CENTRAL AIR CONDITIONING, SO MANY UPGRADES AND SO VERY WELL TAKEN CARE OF, ELEVATOR BUILDING, GARBAGE SHOOTS AND LAUNDRIES ON EACH FLOOR, DEVELOPMENT HAS ITS OWN POOL, SERENE PATIO VIEW WITH BAMBOO TREES THAT SOUND LIKE SO CHARMING \$88,900

264 WELLINGTON J ABSOLUTELY STUNNING, CENTRAL AIR CONDITIONING, EVERY INCH HAS BEEN UPDATED, SOME FURNISHINGS, LARGE SPACIOUS ROOMS WITH A SERENE WATERVIEW TO ENJOY WITH NATURAL HABITAT FROM PATIO, THIS DEVELOPMENT HAS ITS OWN POOLS, ELEVATOR BUILDING, GARBAGE SHOOT AND LAUNDRIES ON EACH FLOOR. MOVE RIGHT INTO THIS BEAUTIFUL CONDO. \$149,000

CHATHAM L CERAMIC TILE FLOORING, UPDATED, UNFURNISHED, ONE OF THE BEST WATER VIEWS IN CENTURY VILLAGE, VERY DESIRABLE AREA, CENTRAL AIR CONDITIONING, STEPS TO PARKING, HEART OF THE VILLAGE \$91,900

313 WELLINGTON E LARGE SPACIOUS ROOMS, MASTER BATH FROM MASTER SUITE, WALK IN CLOSET, CARPET, BEAUTIFUL ENCLOSED PATIO OVERLOOKING THE LAKE AND NATURAL HABITAT. UNFURNISHED, GARBAGE SHOOT AND LAUNDRY ON EACH FLOOR. ELEVATOR BUILDING, DEVELOPMENT HAS TWO POOLS ONLY FOR WELLINGTON RESIDENTS. NEAR THE WEST GATE. GREAT ASSOCIATION \$119,900

2 GOLFS EDGE E NEWER KITCHEN, NEW REFRIGERATOR, BEAUTIFUL CERAMIC TILE FLOORING, WASHER AND DRYER CAN BE PLACED IN CONDO, TWO FULL BATHS WITH MASTER SUITE HAS PRIVATE BATH. GARDEN VIEW, NEAR THE HAVER HILL GATE AND CLUBHOUSE, LOCATION, LOCATION, LOCATION, BEAUTIFUL BREEZES. \$88,500

19 BEDFORD A LIFT INCLUDED, LAUNDRY UPSTAIRS, COMMUNITY PATIO, THIS CONDO HAS BEEN WELL TAKEN CARE OF, SOME FURNISHING WILL CONVEY. CERAMIC TILE FLOORING, MOVE RIGHT INTO. \$59,000

ANNUAL RENTALS

GROUND FLOOR 1 BED 1 BATH

216 BERKSHIRE K BEAUTIFUL! RENOVATED, FURNISHED, CERAMIC TILE FLOORS, KNOCK DOWN KITCHEN \$1,100

227 NORTHAMPTON L FURNISHED, UNFURNISHED, STEPS TO PARKING AND THE KENT POOL, CERAMIC TILE FLOORING, MINI BLINDS, QUIET AREA, 24 HOUR GATED COMMUNITY \$900

UPPER FLOOR 1 BED 1.5 BATH

394 NORTHAMPTON S CERAMIC TILE FLOORING, UNFURNISHED, LIFT INCLUDED, NEAR POOL GREAT BUILDING \$975

UPPER FLOOR 1 BED 1 BATH

NORTHAMPTON S UNFURNISHED, VERY CLEAN, WELL KEPT, LIFT INCLUDED, CERAMIC TILE FLOORING \$1,000

37 KINGSWOOD C STAINLESS STEEL APPLIANCES, NEW KITCHEN, CERAMIC TILE FLOORING, GARDEN VIEW \$1,000

UPPER FLOOR 1 BEDROOM 1 BATH

37 KINGSWOOD B SOME FURNISHINGS, NEW KITCHEN AND BATH, CERAMIC TILE FLOORING WITH LIFT IN BLDG \$1,025

SEASONAL

COVENTRY TWO BEDROOM AND 1.5 BATHS, SECOND FLOOR, CERAMIC TILE, BEAUTIFULLY FURNISHED, A GREAT WINTER RETREAT, IMMACULATE! GET AWAY FROM THE COLD AND ENJOY BEAUTIFUL WEATHER IN PALM BEACH. \$1,350

CRESTHAVEN

2920 CROSLEY DRIVE EAST F TENANT IN PLACE, AND WANTS TO STAY, COZY ONE BEDROOM ONE BATH, NEWER AIR CONDITIONING, GARDEN VIEW, ENCLOSED PATIO, STEPS TO PARKING, GREAT LOCATION GREAT INVESTMENT \$49,900

2511 BARKLEY DRIVE WEST, G TENANT IN PLACE AND WANTS TO STAY, GARDEN VIEW, ENCLOSED PATIO, STEPS TO PARKING AND A REALLY GREAT INVESTMENT \$52,000

Minutes Delegate Assembly

June 4, 2021

Meeting called to order 9:30 AM.
Capt. Palenzuela leads Pledge of Allegiance, followed by Lt. Monath’s Law Enforcement Report.
Zero burglaries, under 10 traffic accidents, 27 traffic tickets, 24 written warnings, 1 arrest for warrant during traffic stop; 213 calls resulting in 37 reports. Cases of interest: 3 scams, 1 theft.
Street racers were on Okeechobee over the weekend.
If anyone calls asking for you to pay for anything with a gift card, it is a scam. Hang up. President Israel reviews results of lawsuit mediation. Lawsuit was to have wheelchair capable buses, resulting in \$65,000 to the plaintiff, a renter, 2 wheelchair buses within 30 days, and all buses to be wheelchair capable by January 1, 2022. Busses will (as of this time) have capacity for 16 ambulatory and 2 wheelchairs, instead of 25 passengers.
Quorum reached with 123 delegates.
Commissioner Greg Weiss speaks, acknowledges his staff, the volunteers and staff at UCO for their work during Covid. He explains that the current water issue in West Palm Beach does not impact the residents of CV. We are not on the same system as the city. Our water is safe.
President Israel introduces House Counsel, Bruce Kaplan, Esq. who makes a presentation about the New Millennium Agreement. Presentation included Association Packets sent out and the necessity of having them filled out and turned in as soon as possible. 75% of the residents must be onboard in order to move forward. Benenson Corp (owners of all the recreation facilities at Century Village) gets \$12.8 million a year, 4.2 million is for the operating expenses. The rest is profit, almost \$8 million. They want to increase the rents (profit)

and will make close to \$150 million over 10 yrs, plus they want us to pay for each, every and all expenses and repairs, including what may be over \$5 million for new air conditioning units.
Bruce also spoke of fair rent should be only a quarter of the appraised value of the property and the appraised value of Rec Facilities are approx. \$18 million making it \$4.5 million.
Arbitration will commence in September.
Officer Reports
Domenic – mentioned water and wells, also many people moved to Florida and have never been in a hurricane. Urged preparation.
Ruth Dreiss, Editor of The Reporter, states Toni Salometo, Insurance Committee Chair asks that Delegates pick up insurance flashdrives in the lobby.
Bob urges delegates to sign petition to recall Mary Patrick, UCO Corresponding Secretary.
Stewart – Please be civil when coming into UCO’s office. Reminds everyone that we are volunteers, be sure to have up to date CV ID card and correctly filled out paperwork.
David I. – states the need for volunteers at UCO and an Admin. Assistant (paid position).
David B – we have 3 or 4 bidders for Transportation contract. Anyone that previously applied for Admin. Assist position, please reapply.
Fausto – Please do not come to UCO to pay utilities, cable or WPRF bills. UCO does not take payments. Reminds everyone that ONLY Association Officers may drop off paperwork for new sales. Realtors, sellers and buyers will not be accepted. Review and update your Bylaws.
Ed – Treasurer’s Report. Some topics discussed

have financial costs; litigation, plaintiff and buses, calculated at close to a quarter million dollars. House counsel fees come out of Legal Reserves which will be replenished at later time.
The certified report from the auditor should be available soon.
Questions from members on following subjects:
Realtors – signing Association Presidents name on paperwork... Give name of realtor to CAM.
Iguanas – community problem not just association... Trappers are charging \$50 for each caught.
UCO will contact Fl. Game and Wildlife for solutions.
Realtors – sending unescorted buyers into units with lockbox codes.
Bob – reminds everyone of last page of Assembly packet, the Officer, Delegate and CERT Contact Report. Please update.
CAM Report – treated water to lakes and canals have been turned off temporarily; use hose if you must water plants on landscaping for time being.
Mike Pratt from Property Appraiser’s Office (PAPA) will be in Clubhouse Lobby Thursday, September 2nd to assist with Homestead Exemptions.
New Business
Iguana Issue discussed.
Meeting Adjourned.

*Respectfully Submitted,
Bob Rivera, USN Ret.
UCO Recording Secretary*

Delegate Assembly Attendance

June 4, 2021

Normally we print the associations that missed the last Delegate Assembly. Time for a change. Is YOUR Association missing from the list? There is a good reason for that. Simply put, it is because YOU WERE NOT REPRESENTED.
If you are not represented, then you have no say in how the Village is run, no say in how much you will wind up paying for your monthly dues and WPRF fees. Do you really want to give up your rights and have your opinions become meaningless? Keep letting your Association officers go the way they are going. Each and every owner should care about what happens in our Village.
Time to PRAISE the Associations that care enough about this community to show up each and every month and represent the owners in their Associations.
The following Associations cared enough about Century Village to attend. We have many extremely important issues to deliberate over the next few months, many that will be affecting EVERYONE in the Village. The new Millennium Agreement is one of the major ones. It will impact each and everyone here, yet many don’t seem to care or understand what is happening. GO to the Delegate Assembly, read the documents, come to meetings. GET INFORMED.
Thanks to the following Associations for caring enough to show.

Andover – C, F,M (ONLY 3 OF 13 ASSOCIATIONS)
Bedford – A, C, E, H, I (ONLY 5 OF 11 ASSOCIATIONS)
Berkshire – NONE OF 11 ASSOCIATIONS
Cambridge – C, D, F, H, I (5 OF 9 ASSOCIATIONS)
Camden – B, C, D, O (ONLY 4 OF 15 ASSOCIATIONS)
Canterbury – B,D (ONLY 2 OF 11 ASSOCIATIONS)
Chatham – D, E, G, H, I, L, M, N, R, T, U (ONLY 11 OF 21 ASSOCIATIONS)
Coventry – I (ONLY 1 OF 12 ASSOCIATIONS)
Dorchester – B, C, E, G, H, I (5 OF 11 ASSOCIATIONS)
Dover – 4 OF 10 DELEGATES (ONLY 1 IS AN ALTERNATE)
Easthampton – ZERO OF 9 ASSOCIATIONS
Golf’s Edge – ZERO OF 8 DELEGATES (ONLY 1 IS AN ALTERNATE)

Greenbrier – A (1 OF 3), B, C (1 OF 3) EACH HAS ONLY 1 ALTERNATE
Hastings – C, D, F, H, I (ONLY 5 OF 9 ASSOCIATIONS)
Kent – A, B, E, F, I, M (6 OF 14 ASSOCIATIONS)
Kingswood – D (1 OF 6 ASSOCIATIONS)
Northampton – K, N , R, S (4 OF 19 ASSOCIATIONS)
Norwich - ZERO OF 15 ASSOCIATIONS
Oxford – 400, 500, 700 (ONLY 3 ASSOCIATIONS REPRESENTED, 400 HAS 2 DELEGATES AS DOES 200)
Plymouth – 3, 5 (ONLY 1.5 OF 3 ASSOCIATIONS REPRESENTED, EACH HAS 2 DELEGATES.)
Salisbury – A, H (ONLY 2 OF 9 ASSOCIATIONS)
Sheffield – B, C, F, G, H, I, J, Q (ONLY 8 OF 17 ASSOCIATIONS)
Somerset – A, B, C, E, G, I, K (ONLY 7 OF 12 ASSOCIATIONS)
Southampton – B (2 OF 3), C (1.66 OF 3 ASSOCIATIONS, EACH HAS 3 DELEGATES)
Stratford – B, C, H, I, K, L, N, O (ONLY 8 OF 14 ASSOCIATIONS)
Sussex – F, I (ONLY 2 OF 13 ASSOCIATIONS)
Waltham – C, E, G, H, I, (ONLY 5 OF 9 ASSOCIATIONS)
Wellington – A (1 OF 2), B, E, F (1 OF 2), G, H, K, L, M (1 OF 2) (9 OF 12 ASSOCIATIONS, EACH HAS 2 DELEGATES).
Windsor – C, D, J, K, Q ONLY 5 OF 19 ASSOCIATIONS)

Last report had 33 associations without alternate delegates. Current numbers have increased to 36. This may not reflect the true numbers as I have stopped doing the Corresponding Secretary’s job. I will gladly continue doing her job after she either resigns or is recalled.

*Respectfully Submitted,
Robert C. Rivera, USN Ret.
UCO Recording Secretary*

CENTURY VILLAGE CLASS SCHEDULE JULY 2021

RESIDENTS ONLY

MASKS AND SOCIAL DISTANCING RECOMMENDED

PLEASE DO NOT REARRANGE THE TABLES OR CHAIRS IN ANY ROOM.

TUESDAY CLASSES

Course Name	Start Date	Time	Cost	# Weeks	Room	Materials	Instructor
WEIGHT LOSS THRU GOOD NUTRITION							
	07/06/21	10am - 11:30am	\$10	4	Class Room B	classes run 7/6 thru 7/27	George Pappadopoulos
Description: Learn How Good Nutrition Can Change Your Life!							
PRACTICAL SPANISH FOR BEGINNERS							
	07/06/21	11am-12:30pm	\$25	5	Class Room A	classes run 7/6 thru 8/3	Beverly Dolgin
Description: Take lessons in Situational Spanish. Class dependent on minimum class size							

WEDNESDAY CLASSES

Course Name	Start Date	Time	Cost	# Weeks	Room	Materials	Instructor
BALLROOM DANCE BEGINNER							
	07/07/21	4 pm - 5 pm	\$25	4	Music Room B	classes run 7/7 thru 7/28	Natalia Bragarnik
Description: Learn Ballroom & Latin Dances with a Professional Dancer/Teacher. Includes: Waltz, Swing, Fox-Trot, Tango, Salsa, Merengue, Cha-Cha-Cha, Rumba, Quick-Step & Samba!							
BALLROOM DANCE INTERMEDIATE							
	07/07/21	5 pm - 6 pm	\$25	4	Music Room B	classes run 7/7 thru 7/28	Natalia Bragarnik
Description: Enjoy Ballroom & Latin Dances with a Professional Dancer/Teacher.							

THURSDAY CLASSES

Course Name	Start Date	Time	Cost	# Weeks	Room	Materials	Instructor
ESL - ENGLISH AS SECOND LANGUAGE							
	07/01/21	11am-12:30pm	\$25	4	Class Room A	classes run 7/1 thru 7/22	Beverly Dolgin
Description: Learn English as your second language. Class dependent on minimum class size.							

**** RETURNING IN AUGUST ****

CANASTA BEGINNERS with DIANE ANDELMAN

BEGINNING AUGUST 5 * THURSDAYS 10 - 12 * \$20 for 4 weeks

Class dependent on minimum class size

ADDITIONAL INFORMATION ON REVERSE

**Please Register Prior to the Start of the First Class In the Class Office,
Located in the Staff/Ticket Office**

Registrations From Mon to Fri 9 am - 4:20 pm

PAYMENTS by CASH or CHECK ONLY. Make checks out to W.P.R.F., Inc.

\$25.00 Service charge on all Returned Checks

No Refunds or New Registrations After the End of the First Class

Room Location Subject to Change or Modification

All Classes are not final, and are subject to change

Please call Class Office with questions: 561-640-3120 option 0

(*) Materials Needed. Please Purchase Materials Prior to Start of First Class.**

CHECK OUT OUR NEWEST CLASS!

GUARANTEED WEIGHT LOSS THROUGH GOOD NUTRITION

BEGINNING TUESDAY, JULY 6. 10 AM TO 11:30 AM IN CLASS ROOM B.

\$10 for 4 weeks.

**INSTRUCTOR GEORGE PAPPADOPOULOS WILL TALK ABOUT A DIFFERENT
NUTRITIONAL TOPIC EACH WEEK.**

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— DIRECT —

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susanrichmond55g@gmail.com



WELLINGTON 2/2's

"B" - **OVERSIZED** with new patio, new baths, stunning floors!! Cul-de-sac location, lake front, poolside, elevator bldg. \$129,900
"K" - GREAT OPPORTUNITY TO OWN. Ceramic tile on diagonal runs throughout, awning windows. Make this your own . \$110,000
"A" - JUST BRING YOUR SUITCASE!! Open kitchen, new everything, impact windows, furnished. Pristine perfect poolside

SOLD

SHEFFIELD H - 2/2 1/2!!!

ONE OF A KIND!!!! Double unit, 2nd floor twin master suites, each with walk-in closets and baths, oversized great room with chef's kitchen & pantry, wet bar, stainless appliances. Plantation shutters, impact windows, Porcelain tile runs throughout. Walk to spa and clubhouse, barbecue, fire pit and more MUST SEE!!! . . . \$189,900

NEW LISTINGS

CANTERBURY F CORNER 2nd floor 1 1/2 updated, open concept, Tile throughout, washer and dryer in unit, steps to pool, private sitting area for building residents \$79,900
HASTINGS A 2nd floor 2/ 1 1/2. Light and bright, view of the canal, pet friendly building, washer/dryer in unit. Across from fitness center. \$86,700
NORWICH F. GROUND FLOOR, 2/2. Pet friendly building, updated kitchen, Tile throughout light and bright sunroom off the master \$79,900
SHEFFIELD D. CORNER, GROUND FLOOR 2/2, with water views, tile throughout close to fitness center. \$79,900
SHEFFIELD H. CORNER, Elegant 2/1 1/2 2nd floor in pet friendly building updated kitchen & Baths, stainless steel appliances, private sitting area for building residents \$84,900
SHEFFIELD G. Corner, 2/1 1/2 Turnkey! updated, furnished, light & bright Great association \$84,900
--STRATFORD K 2ND FLOOR 2/2 STUNNING WATER VIEW FROM NEW PATIO, LOVELY ASSOCIATION \$107,000
STRATFORD D 2nd floor 2/2 needs TLC, sitting area by the lake for building residents, Make this your home \$74,900
CHATHAM S. CORNER, ground floor 2/1 1/2 on the lake, the most beautiful spot in CV., Watch the boats go by. \$89,900
GOLFS EDGE E 2nd floor, 2/2, light and bright, very private with garden view, water included in monthly maintenance \$89,900
BERKSHIRE D. CORNER, 2/1 1/2 waterview, updates throughout, walk to the pool \$69,900
GREENBRIER C. Large Penthouse 2/2 great views, tile throughout, steps to pool \$94,999
SOMERSET F CORNER 2nd floor, 2/2 with water views, steps to pool and tennis courts \$84,900
CHATHAM M. CORNER ground floor 2/2 renovated with beautiful water views \$104,900

WELLINGTON F 2/2

Updated, furnished penthouse with long water views. renovated kitchen with granite counters, high-hat lighting and tile floors. . . . \$169,900

CHATHAM S 2/1.5 BEST VIEW IN VILLAGE!!!!

Watch the sailboats go by WOW!!!! PANORAMIC LAKE VIEWS FROM LIGHT AND BRIGHT CORNER. Stunning modern porcelain tile, upgraded throughout. \$89,900

PLYMOUTH F 2/1.5

One of the largest units in C.V. CORNER, 2/2 with Huge wraparound porch, light and bright tiled throughout, washer and dryers included steps to pool \$135,000

DOVER

"C" - 1 BEDROOM, 1 1/2 BATH. Updated all white, furnished, double sing, tile throughout. Huge waterfront patio. \$117,000
"C" - 1 BEDROOM, 1 1/2 BATH. Ground floor, updated kitchen and bathrooms, new furniture \$94,900

PLYMOUTH

"R" - 1 BEDROOM, 2 BATH GROUND FLOOR CORNER WITH WRAP AROUND PATIO! Must see this stunning renovation!! Marble, granite, never used appliances, Kosher kitchen, W/D hookup, all tile. Light and bright. Walk to pool and clubs from great location \$119,000

WELLINGTON L-LAKEFRONT 2/2

2/2 Penthouse luxury condo, light and bright, tiled throughout, lovely plantation shutters, water view, . Great building with a lovely sitting area \$149,900

GREENBRIER

"C" - 2/2, AMAZING VIEW FROM TOP FLOOR!! Oversized, easy walk to clubhouse, tile and updates throughout \$95,000

The "Susans" turn "Listed" into "SOLD"

New Blood Draw Center Convenient to All Century Village Residents



Benefits of Using Nationwide Lab

- In-Network with 100+ Insurance Plans
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- 24-48 hour results



Why Choose Nationwide Lab?

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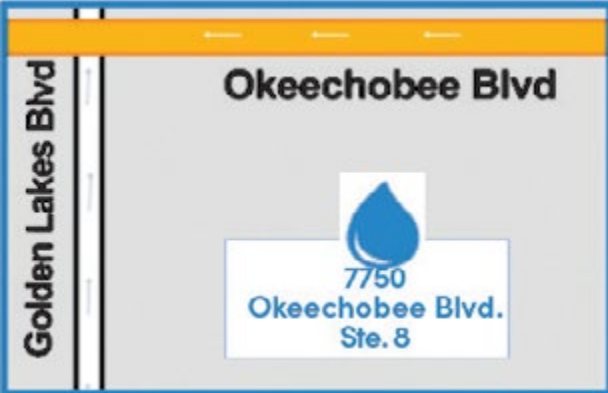
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LEGAL



New Law on Collecting Assessments from Delinquent Owners

BY MARK FRIEDMAN, FLORIDA BAR CERTIFIED AS A SPECIALIST IN CONDOMINIUM AND PLANNED DEVELOPMENT LAW

One of the most significant of these changes in the law in 2021 deals with the procedures for collecting assessments from delinquent Unit owners.

New Required Preliminary Steps

Prior to having the Association begin a collection action you must, as of July 1, 2021, provide delinquent owners with a 30-day notice of delinquency prior to turning the account over to the association's attorney for collections.

What happens if you do not provide the new required 30-day notice?

Failure to provide the delinquent owner with this 30-day notice of delinquency will preclude the association from recovering its legal fees related to a past due assessment, i.e., any fees incurred in a collection/foreclosure action.

How must this notice be sent?

The 30-day notice must be sent

via first class United States mail to the owner's last address as reflected in the association's official records, and if the last address is not the property address, the notice must also be sent to the property address by first class U.S. mail. The notice is deemed delivered upon mailing and a rebuttable presumption that the notice was mailed as required can be established by a sworn affidavit executed by a board member, officer or agent of the association, or by a licensed manager.

What is the language of the notice?

The statute provides a form for the 30-day notice, titled "Notice of Late Assessment", and requires the association to list the delinquent assessments, interest and late fees that are owed.

New Time Frames

As you may recall, if you've ever started a collections actions against unit owners or attended seminars

on collections in the past, you had to wait 30 days from the date of the initial demand letter before a lien could be placed against the unit and then another 30 days after the lien was placed and a subsequent notice was sent. That has changed.

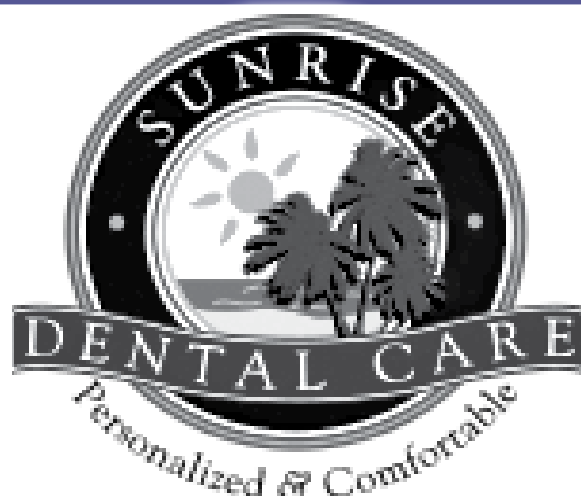
This change increases the time frame for an association to notify an owner of the association's intent to record a claim of lien from thirty (30) days to forty-five (45) days. Further, the new laws require the time period for an association to notify an owner of the association's intent to foreclose from thirty (30) days to forty-five (45) days.

These changes will likely require your association to make significant changes to its collections policies and procedures, especially if the board has a written collection policy in place. The failure to do so could result in serious legal ramifications for the association if not properly followed.

What if we send out invoices?

If an association sends out invoices for assessments or a statement of the account (which you are not required to do), the invoice or statement must be sent by first-class United States mail or by email to the owner's email address, as reflected in the association's official records. Further, unless the association's documents provide otherwise (and they should not) sending out assessment "coupons" or billing statements is not a condition to collecting properly levied assessments.

Mark D. Friedman, B.C.S. is Board Certified by the Florida Bar in Condominium and Planned Development Law. Mr. Friedman is a shareholder in the law firm of Becker. This column is meant for educational purposes only and is not intended as a substitute for consulting with your own association attorney when you have a collections-related issue. Mr. Friedman may be reached at MFriedman@beckerlawyers.com.



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July Tax Talk

ANNE M. GANNON
CONSTITUTIONAL TAX COLLECTOR PBC

Hard to believe that we are already halfway through 2021 and the dog days of summer are upon us. People are starting to venture back out as more and more of us are getting our COVID-19 vaccination and the CDC has issued relaxed guidelines. Our office is cautiously optimistic that we will soon be able to re-ignite our community outreach programs with in-person events. I am pleased that we recently hired two new community engagement ambassadors and they are very eager to attend meetings and events and provide information on the services we offer.

COMMUNITY OUTREACH

It's no surprise that during the past year in response to the COVID-19 pandemic, we have had to curtail our community outreach activities. When possible, we've engaged with the community via video or conference calls, but we have missed being out in the community and meeting with our Palm Beach County neighbors. With more and more individuals receiving one of the COVID-19 vaccines and ensuring our staff is fully vaccinated, I am hopeful that we can soon restart our in-person community engagements. In fact, we proudly participated in our first event of the year on June 5 in the City of Lake Worth Beach. The annual Palm Beach Pride event was a great way for our team to share information and educate clients about the services we provide. Practicing COVID-19 safety protocols

and social distancing, it was a pleasure meeting and talking to members of the community at this annual event. We are looking forward to participating in more upcoming events! If your community or association has an upcoming event where our Community Engagement Ambassadors might participate, please email ClientAdvocate@pbctax.com with the details and we will be in touch. We look forward to seeing you soon!

LIKE US ON FACEBOOK AND WIN!

Tweets, posts and stories: there are many ways to connect with the Palm Beach County Tax Collector online, and we want to connect with you! Join us on Instagram and Twitter @TAXPBC, on Facebook @PBCTAX and on YouTube @TaxCollectorPBC. We actively share relevant and timely information about our services, reminders about deadlines, and useful tips to best serve our clients. We also use our social media to highlight the vibrant and diverse communities of Palm Beach County that we serve- from the Atlantic coastline to Lake Okeechobee, and even the occasional #ThrowbackThursday image from our local historical archives. Like our Facebook page for a chance to win one of three TCO Prize Packs! Head over to Facebook.com/PBCTAX and click the button below our logo to "Like" our page. Like our Facebook page between now and midnight on July 25, 2021, and you will be entered into a random drawing to win a TCO Prize Pack which includes copies of our new 2021 Hurricane Guide, Tax Planner

& Services Guide, and a portable, rechargeable phone charger that you can use in the event you lose power during a storm, plus a few other goodies! Winners will be selected at random and will be notified on our Facebook page. Follow us on our social media channels to learn more about how we are #ServingYou, the residents of Palm Beach County. See you online!

SUMMER DRIVE

We are certainly in full swing of summer as we celebrate our country's 245th birthday on July 4. And after a long year of isolation and staying safe and healthy, maybe it's time to get out and take advantage of all that Palm Beach County has to offer. Maybe take a summer drive along the coast and enjoy a peaceful summertime sunrise. Perhaps you pack up the car and the family and head over to Lion Country Safari and see what the animals are up to during the lazy days of summer. Did you know that Palm Beach County has more than 85 parks with a range of fun outdoor activities, from canoeing to walking trails? I urge you to visit www.discover.pbcgov.org for a list of great things to do in our parks. Beyond the parks, the recreation available on our waterways from Lake Okeechobee to the Atlantic Ocean is second to none. And don't forget Florida's mini lobster season is on July 28 & 29, 2021. You can go online to www.pbctax.com to purchase your Florida fishing license.

IMPORTANT DATES & DEADLINES

- July 1 Tourist Development Tax Due
Local Business Tax Collections Begin
- July 4 Independence Day
- July 5 Tax Collector Offices Closed -
4th of July Holiday
- July 28-29 Lobster Mini Season

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REPLACEMENT SYSTEMS

- 2 Ton System- Carrier \$3,150
(Rheem Systems avail \$200 additional)
- 2.5 Ton System- Carrier \$3,250
(Rheem Systems avail \$200 additional)
- 3 Ton System- Carrier \$3,450

WARRANTIES

10 years complete systems / 1 year first co Air-handler / 2 years labor all systems
Includes: Digital thermostat, flood safety device disconnect box, hurricane straps, armaflex insulation, heater, permit fee, removal disposal of existing system, and labor

- REPAIR DIAGNOSIS.....\$75
- MAINTENANCE CHECK UP.....\$79

Duct sanitize
(up to 7 vents)\$295
Rotobrush duct clean with interior and viral whole house treatment
(up to 6 vents) 1000 sq ft..... \$395

*Additional cost from larger units and added vents will apply
*Emergency restoration service for water leaks



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Condos Sold!

- 197 Bedford H
- 173 Stratford M
- 201 Greenbrier A
- 31 Kingswood B
- 241 Southampton C
- 321 Sheffield N
- 102 Oxford 300
- 106 Oxford 200
- 8 Cambridge A
- 217 Bedford I
- 107 Greenbrier C
- 210 Greenbrier C
- 63 Dorchester C
- 56 Sheffield C
- 106 Wellington E
- 17 Kingswood A
- 61 Somerset C
- 163 Bedford G
- 302 Sheffield M
- 348 Southampton C
- 201 Greenbrier A
- 443 Wellington H
- 92 Hastings F
- 304 Greenbrier A
- 428 Windsor S
- 39 Camden B
- 4 Cambridge A
- 126 Andover E
- 50 Northampton C
- 325 Wellington G
- 355 Sheffield N

SALISBURY I 1 BEDROOM 11½ BATH, UPPER FLOOR \$51,500
Granite Countertops in Kitchen and Baths, Updated, New Carpet

1 BEDROOM, 1 BATH-GROUND FLOOR

- SHEFFIELD F Excellent Home, Furnished, Rentable, Laminate Floors,
Steps to Beautiful Health Club with Pools \$60,000
- WINDSOR L Furnished, tile walk in shower.....\$45,000

1 BEDROOM, 1 BATH - UPPER FLOOR

- WINDSOR F SOLD Completely Furnished, Walk to Pool, Screened Patio, Great Buy..... \$42,000
- KINGSWOOD A SOLD Rent From Day One, Furnished, Turnkey \$45,500
- CAMDEN I SOLD Upgraded, Open Kitchen, New Furniture, Walk to Camden Pool \$45,500

1 BEDROOM, 1½ BATH - GROUND FLOOR

- BERKSHIRE F Outstanding Comer, Furnished, Open Kitchen,
Granite Countertops, Tile \$79,900

1 BEDROOM, 1½ BATH - UPPER FLOOR

- SALISBURY I Granite Countertops in Kitchen and Baths, Updated, New Carpet \$51,500
- NORTHAMPTON S SOLD Across from Pool, Tile Floors, Much More \$54,000
- DOVER C BIG REDUCTION Thoroughly Stunning, Lake View, Large Condo,
Modem New Walk-in Shower, 4th Floor, Walk to Clubhouse and East Gate \$79,900

2 BEDROOMS, 1½ BATH - GROUND FLOOR

- EASTHAMPTON A Comer, Outstanding Condition, Furnished, Walk to
Clubhouse & East Gate \$89,900
- NORWICH K Comer, Total Renovation, Enclosed Patio, Tile Floors, Walk in Shower, Ceiling Fans
Throughout, Beautiful Garden Views, Steps to East Gate & Clubhouse \$89,900

2 BEDROOMS, 1& 1½ BATH - UPPER FLOORS

- WALTHAM C Comer, Nice Condition, Rentable From Day 1 \$75,000
- SHEFFIELD G Renovated Kitchen & Baths, Laminate Floors \$59,500
- SHEFFIELD Q Outstanding Comer, Secluded Garden Area, Furnished, 2 Easy
Boy Chairs, Carpeting, 2nd Floor Laundry, Easy Walk To Health Club and Spa with Resistance Pool . \$69,900
- BEDFORD E 1 Bath, REDUCED, Furnished, Lift to 2nd Floor, Great Condition \$56,000
- CHATHAM A Unfurnished, Walk to Chatham Pool, Lagoon View, Tile Floors. \$67,000
- EASTHAMPTON C PENDING Comer, Completely Furnished, Carpet,

July Property News

DOROTHY JACKS
PBC PROPERTY APPRAISER

Happy Independence Day!

Recently, my office held an award ceremony for our 28th Annual Palm Beach County Property Appraiser's Scholarships and presented six outstanding high school seniors in Palm Beach County with \$1,500 college scholarships. These six high-achieving, exceptional students demonstrated excellence in academic ability, persistence, leadership, and service to others.

Woodny Alerte of South Tech Academy

Valeria Urrego Hernandez of Jupiter Community

Sofia L Cosie of Spanish River High

Micaela Miguel Ramirez of Lake Worth High

Kimberly S. Garcia of Glades Central High

Patricia G. Panchan of Palm Beach Lakes High

In addition to receiving a scholarship award, each recipient was offered an opportunity to participate in a paid summer internship in my office. We are happy to have 2 of the

recipients working for us this summer.

Since 1994, the PAO has awarded nearly \$150,000 in college scholarships. The program is particularly special to my office as these scholarships are completely funded by employee donations.

I wish our scholarship recipients much success in their future educational and career endeavors. Congratulations to each of them and congratulations to the entire Class of 2021.

2021 Tax Roll Update

July is an important month as my office submits the 2021 preliminary tax roll to Florida's Department of Revenue (DOR) and the local taxing authorities. The preliminary tax roll is a systematic listing of information pertaining to the market valuation of all real property within Palm Beach County for purposes of ad valorem taxation. These values assist taxing authorities in preparing their upcoming budgets and setting their proposed millage (tax) rates.

Florida law requires my office to value property based on the status of the real estate market and the property as of January 1. Because of that, this preliminary tax roll reflects the impacts of COVID-19.

Despite major disruptions in the real estate market in early 2020, the latter half of the year saw a strong rebound, especially in the residential sector.

According to my office's estimates certified at the end of May, Palm Beach County-wide taxable property values have increased 5.05% from 2020 to 2021.

Highlights include:

- Market Value - \$307,440,408,777
- Taxable Value - \$220,517,814,166
- Net New Construction - \$3,032,593,974
- Percent Increase (taxable value) - 5.05%
- Total Parcel Count - 648,114
- Total Tangible Personal Property Accounts - 58,798

Once the tax roll receives approval from Florida's DOR, my office will prepare the Notices of Proposed Property Taxes and Non Ad Valorem Assessments. This individualized letter shows each Palm Beach County property holder the market, assessed and taxable values of their property, proposed tax rates, and public hearing information to make their voice heard. These letters are mailed in mid-August.

Application Status for Exemptions, Portability, Agricultural Classifications

Have you submitted an application for an exemption, portability or agricultural classification? My office is processing these applica-

tions and will begin status notifications. If denied, you have the right to file a petition for adjustment with the Value Adjustment Board (VAB) through the Clerk of the Circuit Court & Comptroller. They can be reached at 561.355.6289.

Property Tax Exemptions and Portability – If you submitted an application on or before March 1 and your application was denied, a Notice of Denial will be mailed on July 1, 2021. The deadline to file a petition with the VAB for an exemption is 5 p.m. on July 31, 2021. The deadline to file a petition for the denial of a portability benefit is 5 p.m. on September 13, 2021. For questions about exemptions or portability, contact Exemption Services at 561.355.2866 or MyExemption@pbcgov.org.

Agricultural Classification – Notifications of the status of your application will be mailed out on July 1, 2021. If your agricultural classification application is denied, the deadline to file a petition with the VAB is 5 p.m. on July 31, 2021. For agricultural classification questions, contact the Agriculture Department at 561.355.4577 or MyFarm@pbcgov.org.

Offices Closed Due to Holiday

The Palm Beach County Property Appraiser's Office, including our five Service Centers, will be closed on Monday, July 5, 2021, in observance of Independence Day.

Clerk Report - July

JOSEPH ABRUZZO, PBC CLERK OF THE CIRCUIT COURT AND COMPTROLLER

Changes Coming to Online Foreclosure and Tax Deed Auctions

A new third-party provider, Real Auction, will begin administering our online foreclosure and tax deed auctions on June 17.

Those who have money deposited in accounts with the current online auction provider, Grant Street, will need to close their accounts and request a full refund.

Don't Overpay for Public Records

Be cautious of private companies trying to sell public records that can be easily obtained by vis-

iting one of our offices or searching our website. These companies send official-looking letters offering copies of records for large fees.

Deeds and other official records can be obtained from our office for just a few dollars.

Uncertified copies can be downloaded and printed from our website for free.

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Apply for your passport with ClerkPBC! Visit us online to schedule an appointment at one of our branch offices. We have locations in Belle Glade, Delray Beach and Palm Beach Gardens.

Visit Us at Palm Beach Pride Market

Stop by and visit our ClerkPBC team at Palm Beach Pride Market on Saturday, June 5.

Members of our team will be showcasing our services at our ClerkPBC booth. The free event will be held at Bryant Park in Lake Worth.

Our Office will be Closed on July 5

Our office will be closed on Monday, July 5 in observance of Independence Day. Many of our services are available around the clock on our website. Visit us online to make payments, search records, file documents and more.

Tracy Ramsey is our new Director of Administration Finance. Tracy started her career with our office as a contract analyst. She most recently served as the manager overseeing our Grants, Contracts & Compliance Department.

Karina Rodriguez-Matzen is our new Director of Civil Court Operations. Karina joined our team in 2017 as a Self-Service Center Administrator. She most recently served as the manager of our Circuit Civil division.

Rodney Statham is our new Community Engagement & Intergovernmental Affairs Manager. Rodney most recently served as the Director of Programs and Legislative Affairs for the Florida Rights Restoration Coalition.



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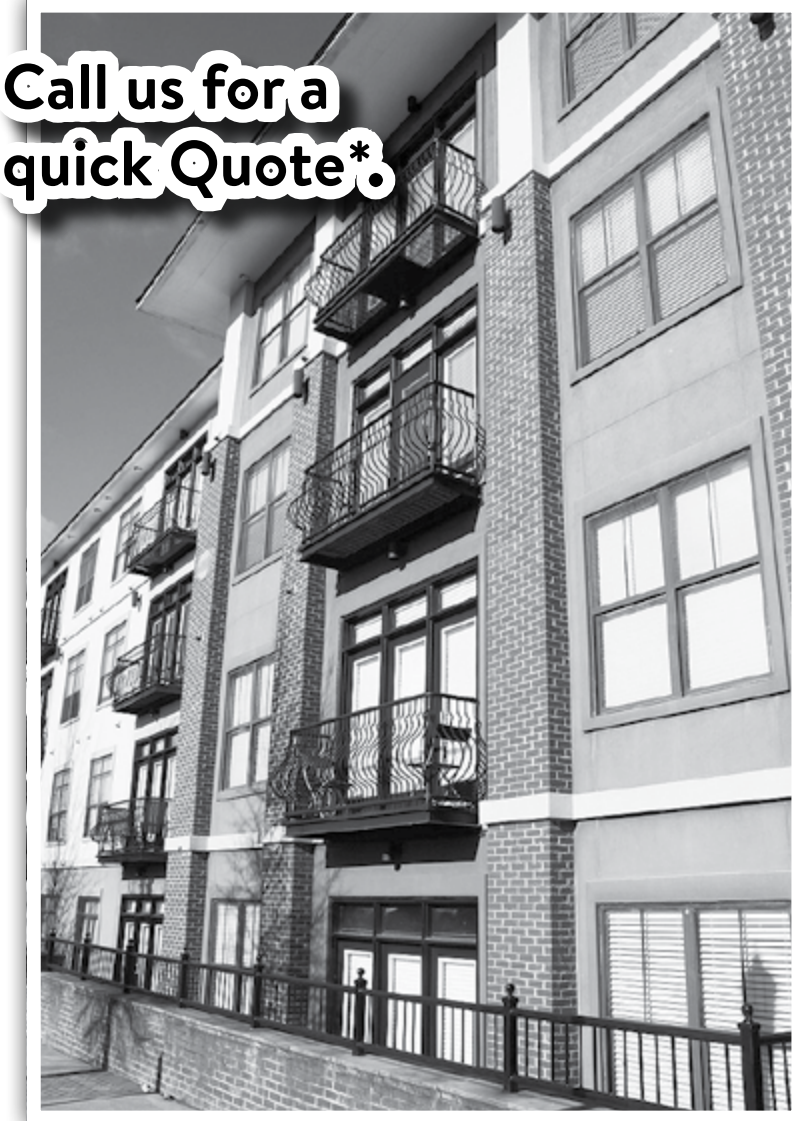
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Palm Beach County News

FROM THE OFFICE OF COMMISSIONER
GREGG WEISS

COVID cases are continuing to trend down as vaccination rates rise.



Our economy is picking up steam and unemployment is falling. But not everyone is back on their feet yet. If you are, or someone you know is, struggling to pay the rent or utilities because of the pandemic check out the community services department's portal at <https://www.rentalassistancepb.org/>

HURRICANE SEASON

As the pandemic appears to be winding down we need to be prepared for the next emergency. Hurricane Season started on June 1st and it runs through November 30th. Storm experts are forecasting this to be an above average season with 17 named storms, eight hurricanes and four major ones. Last year we got lucky, despite a record-breaking storm season no hurricane made landfall in Florida. We can hope for the best but let's get ready for whatever might come our way.

BE PREPARED

Knowing what to do is the best protection, so make a plan! Having the right items during a disaster makes all the difference, so build a kit! Knowing where to go for accurate and current information can save lives, so be informed! If you're in a position to help others during an emergency consider volunteering for an organization that's active in disasters and get involved!

There are little things that you can do over the next weeks. Make sure your car has a full tank of gas. Buy a few extra non-perishable groceries and other useful products like batteries, each time you go shopping. Make sure your trees are trimmed. Trees and large shrubs can topple over in high winds and damage your home or make it harder for first responders to get around. If you live by a canal, make sure that the canal is free of vegetation and debris as this can block the flow of water. If you're concerned about

the state of the drainage canals in your neighborhood you can contact the Lake Worth Drainage District at info@lwdd.net or contact our office. The County's department of public safety has a webpage that contains a wealth of useful information. Check it out: <https://discover.pbcgov.org/publicsafety/dem/Pages/Hurricane.aspx>

WATER QUALITY SCORE

In late May a toxin coming from blue green algae was discovered during routine water quality tests at the City of West Palm Beach's water utility plant. Following the finding, a water advisory was issued urging vulnerable populations to not drink water from the tap. This advisory has since been lifted but it was cause for concern among several of our constituents. This did NOT affect water customers in Century Village as they get their water from the County's Water Utilities Department.

ABOUT COUNTY COMMISSIONER GREGG WEISS'S OFFICE

Constituents are important to us. We want to hear about the issues that affect you. If you run into problems that we might be able to help with don't hesitate to contact us. 561-355-2202 or email us: district2@pbcbgov.org Sign up for the Weiss Words e-newsletter Find us on Facebook: @County-CommissionerGreggWeiss

Niels Heimeriks
Chief of Staff
Palm Beach County
Commission District 2
Office of Commissioner
Gregg K. Weiss
561-355-4966 (desk)
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Breathe! Look! Listen!

Grassy Waters Nature Preserve & Busch Wildlife Sanctuary

BY MARILYN CURTIS
AND BOBBI LEVIN

One of south Florida’s best “breathing zones” is known as Grassy Waters. Located a few miles from Century Village, visitors are free to stroll along a well-maintained boardwalk that meanders through a hammock in a sea of grass. Although the muffled sounds of ‘civilization’ echo from nearby Beeline Highway, Grassy Waters provides space for a peaceful walk in a natural habitat. Birds are numerous and the location is a perennial favorite with birders. Here is a sea of calm in a hectic, noisy Palm Beach County. It is easy to be enveloped in the acres of beautiful natural landscapes.

Visitors should remember and appreciate that this preserve is also cleansing the water we drink in Palm Beach County. Double duty!

Grassy Waters has become a favorite spot when we want more than our usual walk through CV. This oasis is a perfect location in which to experience ‘old Florida’. The Chickee huts and chairs positioned at every rest station along the boardwalk allow strollers to sit, rest, and enjoy the almost reverent quiet. The small nature museum is closed now due to COVID restrictions, but the porch is lined with comfortable rocking chairs and telescopes are available to scan the surrounding area for wildlife and vegetation.

Water lilies are in bloom and many of the boggy areas are covered with bright white and yellow blooms. We spotted a pile of shimmering snail shells that had been picked clean by a hungry snail kite, watched a large heron tending her nest at the far of the boardwalk, and silently spied on a small alligator sunning itself in the shallow water. Many trees still hold empty nests – seemingly awaiting the return of new residents.

Grassy Waters Nature Preserve
8264 Northlake Blvd, West Palm Beach, FL 33412

8 a.m. – 4:30 p.m. M-S 8:30 a.m. – 5 p.m. Sunday No entrance fee.

Recently we took a stroll through the Busch Wildlife Sanctuary in Jupiter, a non-profit organization serving Palm Beach County. Besides being a drop off point for injured

wildlife, this refuge has short, manicured trails and boardwalks for casual walkers. The trails are shaded and offer a cool respite on a bright, sunny day. The terrain is flat except for a little climb up the side of one of the retention mounds surrounding the water reclamation center next to the refuge.

It takes about 45 minutes to an hour for the walk through. On the day we visited, we were greeted by many young moms pushing strollers filled with excited toddlers. This is certainly a place to bring grandchildren of all ages. Check to see when the weekly Wildlife Encounters are scheduled in the Cypress Amphitheater.

Last year, more than 5,200 “patients” ranging from deer to bald eagles were treated by a team of volunteers in the Sanctuary’s Wildlife Hospital. All patients are examined upon the end of treatment and are assessed as to whether or not they can be released back into the wild.

A wide variety of animals are on view in large pens and cages – buzzards, turtles, foxes, pelicans. One “lifer” is a Florida black bear who was orphaned in the wild and became dependent upon humans for food. When it became a dangerous nuisance to humans, it was given a safe home in the Sanctuary. There are birds of every size and color. An attendant explained that they maintain a large group of macaws and parrots who had outlived the people who had adopted them. When the owners died, the Sanctuary took them in.

Busch Wildlife Sanctuary 2500
Jupiter Park Dr., Jupiter, FL
10 a.m. - 4:30 p.m., M-S Donations accepted

Exhausted but invigorated, we often stop for a rejuvenating snack on our way back to CV. We’re happy to forget about our carefully crafted diets at Panera Bread in Village Square, (771 Village Blvd) or at the brand new Groves Coffee House (4619 Okeechobee Blvd). Both of these fine establishments provide calories so good that it is well worth the payback later in the day. A perfect ending to a perfect morning!

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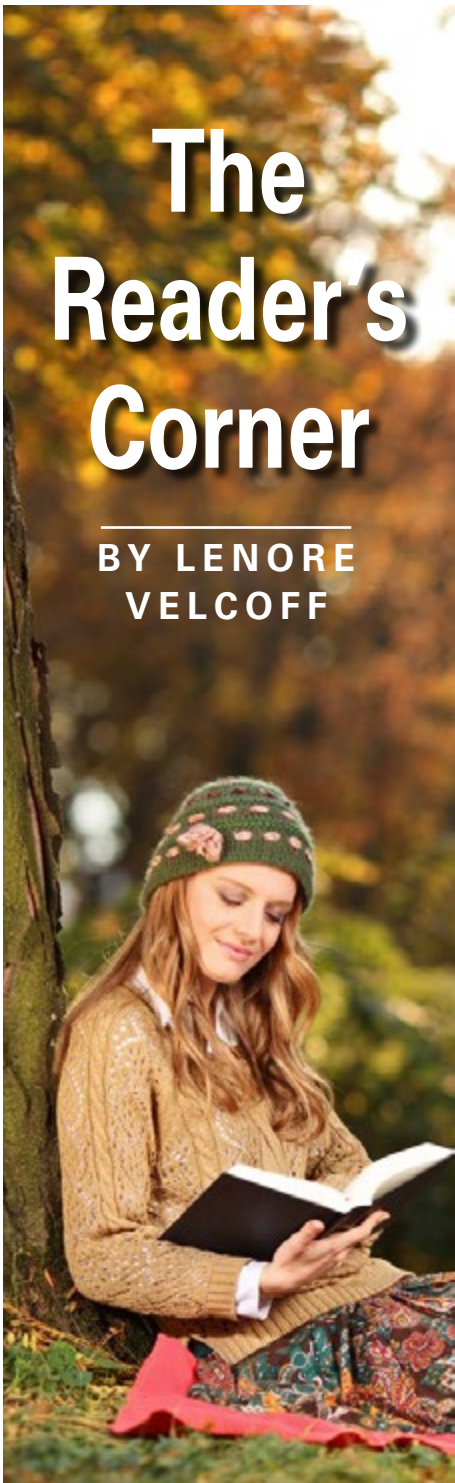
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The Night Fire *by Michael Connelly*

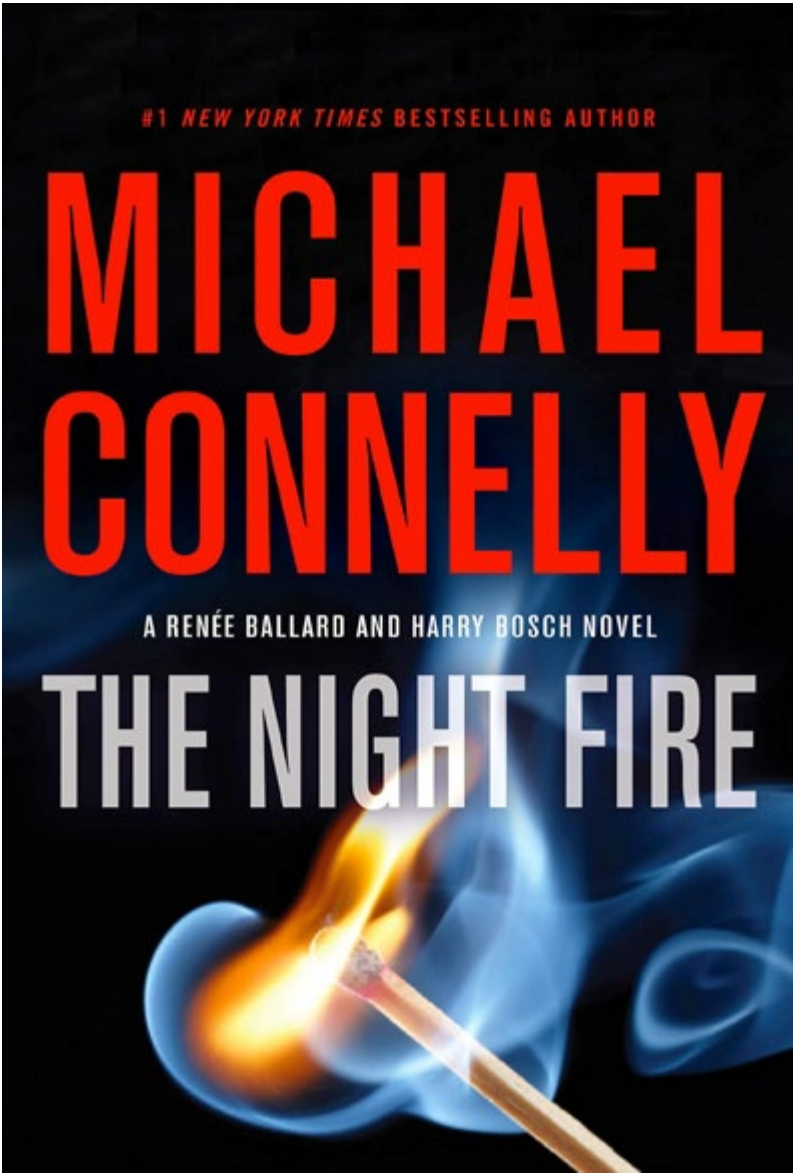
When it comes to writing modern police procedural dramas, Michael Connolly wrote the book, literally. He has written thirty-two books and has sold more than seventy-four million copies worldwide. Harry Bosch is one of my favorite characters. I wait with much anticipation for the release of every new Connelly novel. The Night Fire is the third book that features both Bosch and Detective Renee Ballard, who work the LAPD night shift.

This is a fantastic read, with several plot lines that intersect allowing the characters of Ballard and Bosch to shine as they go about solving crimes with their personal credo "everybody counts or nobody counts". Harry is at a time in his life where the spirit is still willing, but the flesh is getting weak. After a recent knee reconstruction, Harry is getting around with the use of a walking stick. But as luck would have it, Renee has the spirit and the flesh to go where Harry can no longer go. Ballard is a strong female character who is intelligent, self-motivating and fun to follow around while she tracks down her suspects.

The chapters alternate between Bosch and Ballard and there are multiple cases going on concurrently. Together they work the cold case of a man killed in a drug alley. One of Bosch's training officers dies, and his wife gives Harry a murder book he has stolen from LAPD. Ballard is working on a case where a young homeless man is burned to death in his tent on the street, and Bosch helps Mickey Haller (his half-brother) free a client who was accused of killing a judge and now wants to find the real killer.

You can't lose when you get Harry Bosch, Renee Ballard, and Mickey Haller all together in one book!

I love the build-up, and the story keeps you guessing.



Guide to Hurricane Preparedness

Each year hurricane season begins on June 1st and lasts 5 months, with storms typically peaking in August and September. As with every hurricane season regardless of forecast, knowing the essentials of how to prepare could truly be a life saver.

Predicting a tropical storm's path can be challenging; there are many global and local factors that come into play. Trying to predict where the storm will go can usually take 2-3 days out to calculate fairly accurately. Generally the forecast track or path is given with the average consensus of these calculations.

Hurricane Kits

It is important to create a kit of supplies (that you could take with you if you are forced to evacuate). This kit will also be useful if you are affected by the storm, such as through the loss of power. One common trend seen when hurricanes are approaching is a wide-spread panic. When this happens, people rush in large numbers to get all the supplies they think they need. However, if you prepare your kit ahead of time, you can alleviate a lot of the potential stress of a very chaotic situation. You should create your kit in a bag that you can easily take with you. Some recommended items to include are:

- Non-perishable food (enough to last at least 3 days)
- Water (enough to last at least 3 days)
- First-aid kit (include any prescription

medication you may need)

- Personal hygiene items and sanitation items
- Flashlights (have extra batteries on hand)
- Battery operated radio (again, have extra batteries)
- Waterproof container with cash and important documents
- Manual can opener
- Lighter or matches
- Books, magazines, games for recreation
- Cooler and ice packs
- A plan for evacuation and for if family members are separated

Secure Your Condo

- Secure windows with shutters/plywood
- Be warned that tape does not prevent the window from breaking
- Bring in all outdoor furniture, garbage cans, decorations, and anything else that is not tied down.
- If winds become strong, stay away from windows and doors and close, secure and brace internal doors.

Power Outages

In the event a storm should leave you without power, there are a few things to consider and help you be ready and stay safe outside of your normal hurricane preparedness.

- **Gas:** Make sure your tank is full far in advance of an approaching storm. Most people wait until

the last minute, rush to get extra gas for cars and generators, and subsequently gas stations can run out early.

- **ATMS:** Have extra cash on hand in the event no ATMS in your area are accessible or working.
- **Cell Phones:** Charge your cell phone and limit use after power is out.
- **A/C:** This can be the most uncomfortable side effect of losing power during a storm. Try to prevent as much light from entering and warming the house by covering up your windows on the inside.
- **Water:** Fill bathtub and large containers with water for washing and flushing only.
- **Food:** Turn your fridge temperature down and/or freeze any food or drinking water that can be frozen if you expect a power outage. Have a cooler with ice packs prepared to cool your drinks and snacks after power has been out for more than 4 hours. And importantly, check out this food safety guide for when to discard your perishable food

Remember, any severe storm can be deadly and destructive. If you've survived a hurricane, you know the inconvenience and distress it can cause. One of the best tips to be prepared is to know the cycle of a hurricane....

1. **Approach:** Prepare ahead of time and listen to the directions of officials for the approach, Secure your home
2. **Arrival:** find a safe shelter for its arrival
3. **Arrival:** proceed safely during the aftermath



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LUNCH WITH LENORE

BY LENORE VELCOFF

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What a wonderful day. My son, Rob and I visited the Museum. But before we toured the three floors, we decided to dine in their new restaurant. What an experience! The design is completely different - much sparser and starkly modern. You place your order at a kiosk inside the front door and then it is brought to your table. No tablecloths or cloth napkins, no elegant service - very utilitarian. But delicious food. Yes, pricey but worth it.

You might enjoy a salad like my son did - one of five - such as Baby Gem Caesar ricotta salata, crispy black olives, oven roasted tomatoes, fried capers, creamy Caesar \$14 or Smokehaus Blue Cheese Wedge crumbled blue cheese, pancetta lardons, cherry tomato, red onion, croutons, balsamic reduction \$15.00. Add Protein - Grilled Chicken \$5.00 - Market Fish \$7.00 - Crispy Tofu \$5.00 - or Falafel \$5.00.

Daily soup is also available for \$8. Not what you wanted? How about some hand held - such as French Dip roast beef, horseradish crema, swiss cheese, caramelized onion, au jus, french fries \$17.00 - Crispy Tofu Banh MI, pickled vegetables, peanut sauce, toasted peanuts, cilantro, stecca doppio bread, french fries \$15.00 or a Lobster Roll lobster salad, old bay butter, tarragon mayo, lemon, house-made kettle chips \$26.00. I had the latter. Expensive, but since I was just out of the hospital after Covid, I felt I was worth it. They also had 3 other sandwiches. Their brunch items included Lemon Ricotta Pancakes whipped mascarpone, fresh berries, maple syrup \$15.00, House-Made Quiche exotic mushroom, shallot, goat cheese, truffle, roasted tomato \$15.00 or Smoked Salmon Benedict English muffin, poached eggs, hollandaise \$18.00 or two more choices.



Their daily specials included Spanish Octopus fingerling potato, chorizo, sweet corn purée, roasted tomatoes, herbs \$18.00 - Ahi Tuna Tartare avocado, yuzu, sesame seeds, tempura shiso leaf, chili \$16.00 - Shrimp Taco Duo tajin poached shrimp, guacamole,

cabbage slaw, chipotle crema, cilantro \$14.00 plus two more specials. Be aware that not everything is available each day. If you have your heart set on a certain item, call ahead and check. But whatever you choose, know that it is very special.

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# Nutrition and Health

## Post-COVID Healthy Living

BY JEANIE W. FRIEDMAN, MS RD LD/N

For most of the country, to a certain extent, businesses and schools are opening up, which is a good sign that things are starting to normalize since COVID-19 first reared its ugly head at our doorstep a year and a half ago. We've spent the last several months at home in our comfortable, loose-fitting clothes during the lockdown. Now that doors are reopening, we are getting dressed to go back to work or to meet up with family and friends we haven't seen in so long. And that's when we notice that our pants seem a little tighter than we remember. Is it our imagination? Most likely not.

Weight gain during the pandemic could have resulted from a variety of factors, including boredom, stress, feelings of sadness from necessary self-isolation and food choices that may not be healthy. Finding comfort in eating may have led to weight gain.

Extra pounds can increase your risk for several medical conditions like heart disease, stroke, or diabetes. The extra weight you carry can also affect sleep quality,

in addition to foot or ankle pain due to the increased burden.

Have you consulted with your doctor regarding your emotional and mental health? As businesses open up and more and more people are able to gather and visit each other, you may start to feel better and have an increasingly positive outlook. Talk with your doctor to obtain a professional medical opinion.

Are you ready to get back on track?

Here we go....

Make a plan. Focus on small, easy-to-do goals that will help you reach your ultimate goal. These goals should be specific. A goal of "eating better" may sound great, but it's very vague. Remember to take baby steps. Small goals are easily attainable which can help increase your confidence to keep going. Make one change at a time, so it won't seem so overwhelming.

Become more mindful of what you're eating and why. Pay attention

to your food. Why are you eating that? Take note of your hunger level. Are you truly hungry?

Did you delay eating and are now practically starving? How is your emotional state? Are you bored? Frustrated? Sad? Do you feel lonely? If you are not hungry, find something else to occupy your mind. Call a friend. Sometimes, it's really nice to just hear a familiar voice. How much are you actually consuming? Were you paying attention to how much you were eating? Give meals and snacks your full attention. Savor the flavor and texture of your food.

Choose healthier foods. Limit those sugary and/or salty snacks. Fresh fruit, yogurt (especially higher protein Greek yogurt), raw vegetables like celery or carrot sticks, can help satisfy hunger with protein or fiber, without adding on extra saturated fat and calories.

Increase activity. With your doctor's go-ahead, get more physically active. Walking, dancing, housecleaning, and swimming are all examples of ways to be



active. Gyms and exercise classes are slowly reopening which can also help increase physical activity and help contribute to more social interaction, improving your mood.

Jeanie W. Friedman is a Registered Dietitian and nutritionist licensed in the State of Florida. This article is intended for educational purposes only and is not intended as a substitute for consultation with your health care professional.



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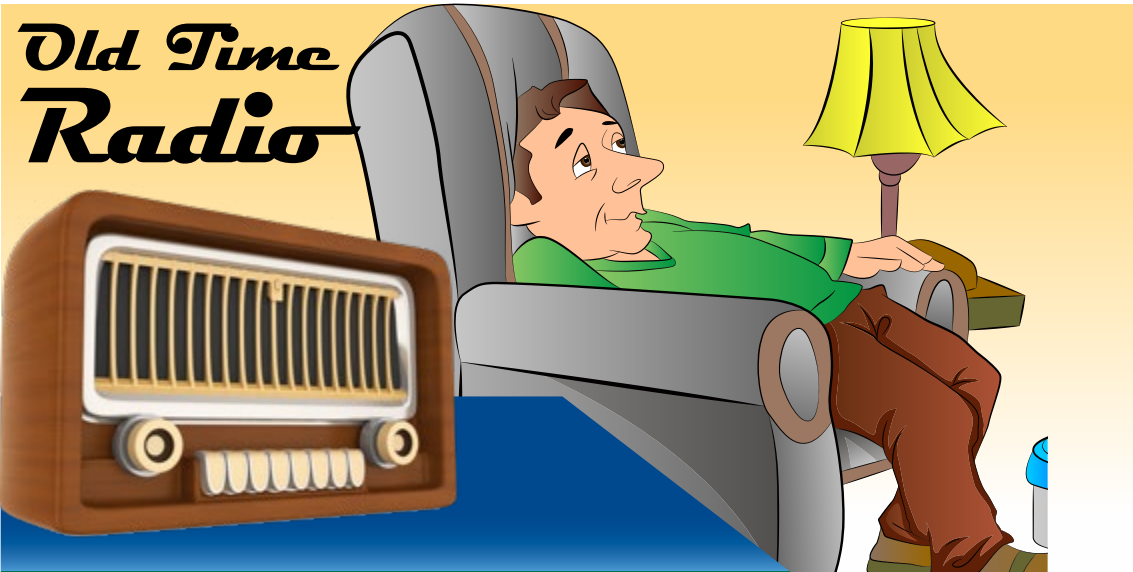
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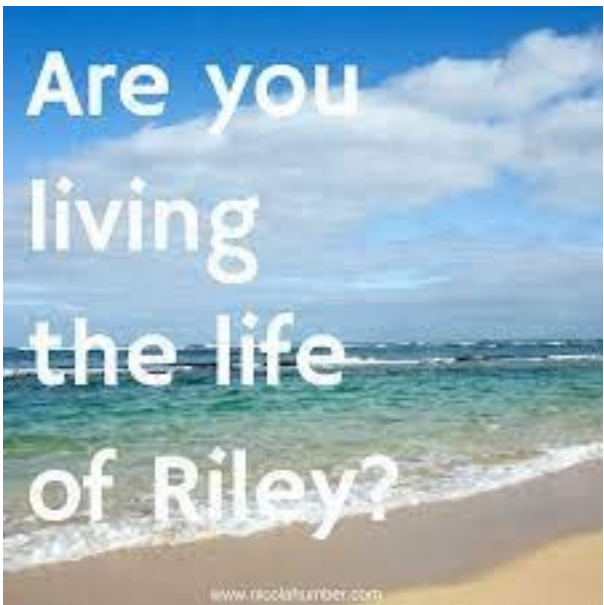
The other day I spoke to my grandson Joshua who had just completed his first year in college. I asked him, “How was he going to spend his free time?” He replied, “ he was going to sleep late, hang out with his friends and have others cook his meals and wash his laundry.” I responded, “ You will be living the life of Reilly!” He did not respond. It was at that point that I realized that Joshua had no Idea what I meant by the phrase, “living the life of Reilly.” I am sure that all the seniors here in the Village are well aware of what the term “life of Reilly” means. The phrase is part of the lexicon of phrases that were quite popular in the post World War II period. The key appeal to potential buyers was the idea that they could buy a home that they could enjoy and can afford. plus the comfort equation you need for community and companionship.

In fact, one of the main selling points used to popularize purchasing a unit in Century Village West Palm Beach, is that owners could live the “Life of Reilly” and it would not bust their budget. “Come on Down” was the key phrase.

**Idiomatic expression**

Living the life of Riley means living the easy life, an existence marked by luxury and a carefree attitude. The term living the life of Riley is an American phrase, it first appeared in the early 1900s. he term living the life of Riley spread across American training camps during World War I, soldiers wrote home using the phrase, which popularized it. By the 1940s the term living the life of Riley was well known enough to be used as the title of a popular radio comedy, The Life of Riley, starring William Bendix. Note that Riley is a proper name, and is therefore capitalized.

The Life of Riley was a 30-minute family sitcom that started airing on CBS radio on April 12, 1941. It starred William Bendix as the lead character Chester A. Riley, a simple aircraft plant worker with a very complicated



life. "What a revoltin' development this is!" was Riley's famous line in the show, which he usually utters after getting into one mess after another.

Riley, an aircraft plant blue-collar worker, his family and their neighbors. William Bendix took the title role in 1944, after doing mostly heavies in the films. The show quickly grew in popularity in post WWII America, as thousands of GI's were coming home to find work, buy a house and raise a family. Just like Riley. Riley is stubborn and opinionated, and knows his way is the right way. His family and neighbors think otherwise.

Peg, his capable and charming wife (in spite of it all), was played by Grace Coppin, and then Paula Winslowe. Jack Grimes, Scotty Beckett, Conrad Binyon and Tommy Cook played Junior (Riley's son) through the years, Peggy Conklin, Sharon Douglas and Barbara Eiler was Babs (Riley's daughter). The regulars included John Brown as Gil-

lis, his buddy and Digby "Digger" O'Dell- a pun-loving undertaker that was "creepy" for the kids listening, and a sly swipe at the many "chiller" shows on radio for many adults. Shirley Mitchell was Honeybee Gillis and Francis "Dink" Trout played the wacky Waldo Binny.

” Digger was one of many one-joke, catchphrase-driven comedy characters turning up in mid-forties radio.

Played by anyone but Brown, he might have grown stale fast. But the oily joviality given the character by Brown's overripe baritone voice made him an enduring favorite. No matter how often he greeted Riley with “You’re looking fine — very naaaaaatural,” the audience roared with appreciation. Digger became a sounding-board for Riley’s schemes, always ready to offer encouragement and advice, no matter how outrageously morbid. So prevalent became the character that an entire generation of men named O'Dell would be stuck with the nickname “Digger.”

Due to its popularity, the show lasted for a decade, with the last episode aired on June 29, 1951. A total of 320 episodes were produced during its



Just an observation about how Dads are portrayed on TV today.

entire run. It also has a movie and TV adaptation in the 1950s. The movie adaptation was a flop in terms of ratings, although it ironically received the very first Emmy Award. The TV adaptation (which also starred Bendix), on the other hand, was a success,

# The Life of Riley

## "What a revoltin' development this is!"

BY STEW RICHLAND

producing more than 200 episodes in its six season run.

Today, the Goofy Dad is still very much with us, but taken to extremes beyond anything imaginable in the radio era. Today, sitcom fathers blunder and fumble in ways that would have made Riley himself shake his head with dismay. The earnest, well-meaning, but overeager factory worker of 1944 has been supplanted by a new kind of sitcom dad, an infantile, incompetent man-child in a baggy t-shirt and puffy sneakers, utterly helpless in the face of his smirking, snarking wife and offspring. And what a revoltin’ development that is.

Below are some quotes from the Life of Riley radio show. Enjoy

It is I, Digby O'Dell, the friendly undertaker.

Chester A. Riley:  
Hello, Digger. What are you doin' here in the park?

Digby 'Digger' O'Dell:  
Why, I was just taking a stroll around the pond. I enjoy listening to the frogs croak.

"It is I, Digger O'Dell, your friendly undertaker. Though other friends may fail you, I shall be the last to let you down."

Babs Riley:  
But Mother, this is the opportunity of my entire life! You have to have real talent to be accepted at the Van Plantan Workshop Theatre.

Peg Riley:  
Theatre, huh? You'd better stop talking that way. You had your tonsils out.

Babs Riley:  
All right, but Professor Van Plantan says I have a natural gift for acting.

Peg Riley:  
Yeah? Well, if it's such a gift, why did it cost you 25 dollars?

Barbara 'Babs' Riley:  
It's just not fair!

Chester A. Riley:  
I don't have to be fair - I'm your father.





BY RUTH BERNHARD-DREISS

First interesting fact - It was in July that the first-ever telephone call was made. It took place between Canada and the US in 1881.

Plenty of US national holidays fall in July. Americans are likely to take part in National Pickle Month, as well as National Ice Cream Month. Ever tried both at the same time? As for me, I'd get sick! July plays host to US Independence Day, as well as Canada Day. France, too, celebrates Bastille Day in the same month.

If you were born in July, your birthstone is the ruby and flower for the month is the water lily. Strangely, more US presidents have died in July than in any other month. They are John Adams, Thomas Jefferson and James Monroe. In a bizarre twist of fate, Adams and Jefferson both died on July 4, 1826, the 50th Anniversary of the country they both founded.

Up until a few hundred years ago, the way we pronounced July was altogether very different. It used to rhyme with 'truly'. That is quite why it was changed. It was once close to the name 'Julie' in pronunciation.

An interesting astronomical effect to look out for in July is Full Buck Moon which occurs mid-month. This year it occurs on July 23rd at 10:36 PM. It is called Full Buck Moon because new antlers emerge from bucks' foreheads around this time. Male deer, or bucks, shed their antlers and grow new ones once a year. July is the period where the Sun is furthest away from the Earth at any other point in the year. This occurs during aphelion which takes place on US Independence Day, July 4th, every year.

Enjoy the month of July when many vacations are scheduled, away from our home in Century Village.

## Notables Born in July

BY LENORE VELCOFF



**PRINCESS DIANA** was a member of the British royal family. She was the first wife of Charles, Prince of Wales—the heir apparent to the British throne—and mother of Prince William and Prince Harry. Diana's activism and glamour made her an international icon and earned her enduring popularity, as well as unprecedented public scrutiny. Her death in a car crash in Paris in 1997 led to extensive public mourning and global media attention.



**JOHN D. ROCKEFELLER** was an American business magnate and philanthropist. He is widely considered the wealthiest American of all time and the richest person in modern history. Rockefeller founded the Standard Oil Company in 1870. He ran it until 1897, and remained its largest shareholder. His peak net worth amounted to US\$423 billion (in 2020 dollars; inflation-adjusted).



**THURGOOD MARSHALL** was an American lawyer and civil rights activist who served as Associate Justice of the Supreme Court of the United States from October 1967 until October 1991. Marshall was the Court's first African-American justice. Prior to his judicial service, he successfully argued several cases before the Supreme Court, including *Brown v. Board of Education*.

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| 253 SOUTHAMPTON C | 1 / 1/2   | PENDING        | \$49,000  | 101 WELLINGTON F  | 2 / 2     | PENDING | \$158,000 |
| 335 CHATHAM P     | 1 / 1/2   | PENDING        | \$44,000  | 202 WELLINGTON C  | 2 / 2     | PENDING | \$110,000 |
| 309 WELLINGTON L. | 2 / 2     | UNDER CONTRACT | \$149,000 | 301 WELLINGTON L  | 2 / 2     | PENDING | \$158,000 |
| 96 BERKSHIRE D    | 2 / 1 1/2 | PENDING        | \$69,000  | 62 SOMERSET C     | 2 / 2     | PENDING | \$85,000  |
| 135 PLYMOUTH R    | 1 / 1 1/2 | UNDER CONTRACT | \$119,000 | 320 NORTHAMPTON P | 2 / 1 1/2 | PENDING | \$56,500  |
| 1 EASTHAMPTON A   | 2 / 1 1/2 | PENDING        | \$89,900  | 67 CAMDEN C       | 1 / 1     | PENDING | \$50,000  |
| 3 SOMERSET A.     | 2 / 2     | PENDING        | \$118,000 | 39 BERKSHIRE B    | 2 / 1 1/2 | PENDING | \$90,000  |
| 19 GOLFS EDGE C.  | 2 / 2     | UNDER CONTRACT | \$132,000 | 62 SOMERSET C     | 2 / 2     | PENDING | \$85,000  |
| 372 CHATHAM S     | 2 / 1 1/2 | PENDING        | \$80,000  | 220 SOMERSET L    | 2 / 2     | PENDING | \$78,500  |
| 54 PLYMOUTH F     | 2 / 2     | UNDER CONTRACT | \$135,000 | 320 WELLINGTON G  | 2 / 2     | PENDING | \$160,000 |
| 130 WELLINGTON G. | 2 / 2     | UNDER CONTRACT | \$128,000 | 103 WELLINGTON D  | 2 / 2     | PENDING | \$130,000 |

Recent Sales

|                   |           |      |           |                   |           |      |           |
|-------------------|-----------|------|-----------|-------------------|-----------|------|-----------|
| 203 WELLINGTON A  | 2 / 2     | SOLD | \$153,500 | 121 SOUTHAMPTON B | 2 / 1 1/2 | SOLD | \$71,000  |
| 49 COVENTRY C     | 2 / 1 1/2 | SOLD | \$60,000  | 419 SOUTHAMPTON A | 2 / 1 1/2 | SOLD | \$61,500  |
| 208 COVENTRY I    | 2 / 1 1/2 | SOLD | \$80,000  | 138 KENT I        | 1 / 1 1/2 | SOLD | \$53,000  |
| 253 SOUTHAMPTON C | 1 / 1 1/2 | SOLD | \$45,000  | 108 GREENBRIER B  | 1 / 1 1/2 | SOLD | \$56,500  |
| 213 WELLINGTON B  | 2 / 2     | SOLD | \$143,000 | 302 WELLINGTON B  | 2 / 2     | SOLD | \$87,000  |
| 22 GOLF'S EDGE    | 2 / 2     | SOLD | \$95,000  | 390 WELLINGTON K  | 2 / 2     | SOLD | \$115,000 |
| 467 WELLINGTON J  | 2 / 2     | SOLD | \$168,000 | 12 STRATFORD A    | 2 / 2     | SOLD | \$72,000  |
| 104 DORCHESTER E  | 2 / 1 1/2 | SOLD | \$73,000  |                   |           |      |           |

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## Royal Poinciana Tree

For those of us born in May, June, or July, we have a tree that blooms for our birthday. A beautiful example of our “birthday tree” is found by the Somerset pool. More commonly known as the Royal Poinciana tree, it is also called peacock flower or flame tree due to the abundance of scarlet (or red-dish-orange) blossoms on this evergreen tree. Although ubiquitous around Florida, it is not a native tree. The tree, a favorite in many tropical and subtropical locations, is originally from Madagascar, an island nation off the coast of Southeast Africa in the Indian Ocean.

One of its five flower petals is bigger than the others and has yellow and white markings. Its fruit is a seed pod that can be over a foot long. Where’s your favorite Royal Poinciana tree this year?

(Photo & information by Beth Baker)

*(Editor’s Note: This is just one of many such magnificent trees found throughout the Century Village community).*

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**West Palm Beach at the movies**

While we are thrilled to once again open the Clubhouse Theater for movies, it is of the utmost importance that we do so safely. A combination of safety protocols and experience enhancements have been put into place which will provide a safe environment for those who choose to attend.

- All residents are required to wear face coverings and observe social distancing while in the Clubhouse and Theater.
- Restrooms and frequently touched surfaces such as counters, railings, door handles, elevator buttons, and chairs will be cleaned and disinfected regularly.
- Sanitizing stations have been placed at all entry points for hand disinfecting after entering the Clubhouse and Theater and additional sanitizing stations are available throughout the Clubhouse.
- Guests will not be permitted at this time.
- Social distancing is encouraged through the use of signage and visual cues on the floor throughout the Clubhouse. Please follow all directives, including those communicated through signage and visual cues on the floor.
- Limited seating arrangements have been made in the Theater to comply with CDC guidelines and local government regulations regarding capacity and social distancing. Social distancing will require physical separation between seats for all Theater patrons who do not reside in the same household.
- No changing seats after you are seated.
- No admittances to the Theater once the movie starts.
- As always, please take note of the emergency exits: Two at the front of the Theater (right and left of the stage) and one left side exit near balcony.
- Please adjust hearing aids and listening devices and silence cell phones.
- No food or beverages permitted in the Theater.
- Perfume and colognes are not permitted in the Theater. Please be respectful of your neighbor's sensitivities.

I thank you as always for your loyalty, support and encouragement during these challenging times.

**West Palm Beach** *at the movies*

While we are thrilled to once again open the Clubhouse Theater for movies, it is of the utmost importance that we do so safely. A combination of safety protocols and experience enhancements have been put into place which will provide a safe environment for those who choose to attend. Please visit the CV Theater website for the complete list at <https://centuryvillagetheater.com/west-palm-beach>

**SOUL** PG, 1 HOUR, 40 MIN.

Oscar winner for Best Animated Film, this beautiful movie tells the story of Joe, a middle-school music teacher who dreams of becoming a jazz pianist. Getting the 'gig' of a lifetime, he has an accident and lands up in a strange land between Earth and the afterlife where he finds out what it means to have soul. Jamie Foxx, Tina Fey, Phylicia Rashad and Angela Bassett lend their voices to this inspiring film.

Thurs. July 01 6:30 pm



## THE VERY EXCELLENT MR. DUNDEE

PG-13, 1 HOUR, 28 MIN.

Paul Hogan, the star of *Crocodile Dundee*, is living a quiet life in California, retired from films when his agent informs him he is going to be knighted in this true-to-life comedy. He vacillates between turning down the knighthood or accepting it. The movie stars Paul Hogan, Olivia Newton-John, John Cleese, Chevy Chase, Dorothy Adams, Trudy Ager and Simone Annan.

|        |      |    |         |
|--------|------|----|---------|
| Sun.   | July | 04 | 1:45 pm |
| Mon.   | July | 05 | 6:30 pm |
| Tues.  | July | 06 | 1:45 pm |
| Thurs. | July | 08 | 6:30 pm |
| Sun.   | July | 11 | 1:45 pm |

**HALF BROTHERS** PG-13, 1 HOUR, 36 MIN.

Mexican aviation executive Renato is shocked to learn that he has an American half-brother named Asher who is a free-spirit. Masterminded by their ailing father, they meet up to trace the path their father took as an immigrant from Mexico to America in this comedy/drama. The movie stars José Zúñiga, Vincent Spano and Luis Gerardo Méndez.

|        |      |    |         |
|--------|------|----|---------|
| Mon.   | July | 12 | 6:30 pm |
| Tues.  | July | 13 | 1:45 pm |
| Thurs. | July | 15 | 6:30 pm |
| Sun.   | July | 18 | 1:45 pm |
| Mon.   | July | 19 | 6:30 pm |



**JUDAS AND THE BLACK MESSIAH** R, 2 HOURS, 6 MIN.  
(RATED R FOR VIOLENCE AND PERVASIVE LANGUAGE.)

Fred Hampton, a young, charismatic activist becomes the chairman of the Illinois chapter of the Black Panthers. William O'Neal, a convicted thief is sent in by the FBI to infiltrate the organization. What ensues is a battle for O'Neal's soul in this historical bio about racial injustice. Nominated for Best Picture and its two co-stars for Best Supporting Actor. The film stars Daniel Kaluuya, Lakeith Stanfield, Jesse Plemons and Martin Sheen.

|        |      |    |         |
|--------|------|----|---------|
| Tues.  | July | 20 | 1:45 pm |
| Thurs. | July | 22 | 6:30 pm |
| Sun.   | July | 25 | 1:45 pm |
| Mon.   | July | 26 | 6:30 pm |
| Tues.  | July | 27 | 1:45 pm |



**THE FAREWELL** PG, 1 HOUR, 40 MIN.

Using a supposed wedding as an excuse, a Chinese/American family returns to China to see their ailing grandmother who doesn't know she has only a short time to live. The subtitled film, a comedy/drama, paints a vivid picture of a loving family. The movie stars Awkwafina, Zhao Shu-zhen and X Mayo.

(Continued in August)

The wait is finally over! Century Village live theater is coming back with an exciting 2021-2022 season. Be on the look-out in August for the new Season Brochure.

Movies will be presented with captions when available on the first Monday and Tuesday (only) of each new movie. (Mondays at 6:30 pm and Tuesday at 1:45 pm)  
Admission is free and tickets are not required.

**W**est Palm Beach *at home series*

While it's intermission for live theater, great entertainment is still available at Century Village Theater!

CV At Home Series continues to offer free video performances that you can view right on your computer or internet device. During the week you will receive an email announcing the video performance along with a short description. The following day you will receive the viewing internet link at 8 pm. This video performance will then be available for viewing for the next 48 hours.

The response to this program has been fantastic and if you are not already taking advantage of it, you can do so by subscribing on to our email list at [www.centuryvillagetheater.com/west-palm-beach](http://www.centuryvillagetheater.com/west-palm-beach)

The information is also on our website at [www.centuryvillagetheater.com/at-home-series](http://www.centuryvillagetheater.com/at-home-series)

These are only a sampling of the wonderful video performances that will be coming to you this season and that you will be able to view directly from the comfort of your home.



**All Programs Subject To Change and/or Modification**

## RESTRICTED SHUFFLEBOARD PLAY

**(CDC/PBC MANDATES)**

## HOURS

**MONDAY — FRIDAY**  
**9:00 — 4:00 PM**

**SATURDAY/SUNDAY/HOLIDAYS**  
**9:00 — 12:00 PM & 1:00 — 4:00 PM**

**PLEASE NOTE:**

**EQUIPMENT MUST BE RETURNED BY: 4:30 PM**

- **RESIDENTS ONLY (NO GUESTS)**
  - **MUST KEEP SIX-FOOT SOCIAL DISTANCING**
  - **MUST WEAR FACE MASK WHILE PLAYING**
  - **MUST WEAR MASK TO AND FROM BATHROOM**
  - **MUST WEAR FACE MASK TO ACCESS POOL DECK**
  - **NON-COMPLIANCE WILL RESULT IN COURT CLOSURE**
  - **RESIDENTS ARE ENCOURAGED TO DO ADDITIONAL SANITIZING**
- SUBJECT TO CHANGE AND/OR MODIFICATION**

**WPRE, Inc.**