
Powers of the
Association
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U.C.O. REPORTER

Incorporation
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VOL. 41 ISSUE 6 • OFFICIAL PUBLICATION OF UNITED CIVIC ORGANIZATION OF CENTURY VILLAGE, WEST PALM BEACH, FLORIDA • JUNE 2022

United Civic Organization of Century Village

Est. 1982


40

th

ANNIVERSARY

Happy
Father's
Day

June 19





FLAG DAY

JUNE 14

THE BIRTHDAY OF THE STARS AND STRIPES

Hurricane Season begins June 1. Be Prepared!

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REMINDER

DELEGATE MEETING
Friday 7/1/22
9:30AM in the Theater

Email articles & comments:
ucoreporterwpb@gmail.com



The President’s Report

BY DAVE ISRAEL

UCO’s 40th Anniversary

The first edition of the UCO Reporter was dated May 1982. In that edition, the first President of UCO, Philip Sokol wrote; “**At long last, Century Village has acquired something which has been sadly lacking all the years since its inception -- a United Civic Organization which truly represents and speaks for all of its residents**”

So, as UCO turns 40 we reflect on what have been the results.

One could look at UCO functions as bifurcated into two distinct parts. Dealing with “Management”, meaning Benenson/WPRF, and of course, major issues of Village infrastructure. Be mindful that before UCO was created, Management handled virtually all Village operations. It was believed by many that the unit owners could handle many functions more efficiently and cost effectively.

Initially there were many cooperative meetings with Management, one of the first was on key matters of security.

Following a series of meetings with Village Management, UCO representatives arrived at agreement on a new contract covering Security Services and Maintenance and Lighting of the Roadways.

The next major accomplishment by UCO was to negotiate a security fence around the Village. At that time, Management owned the golf course, and contributed 14% of the cost of the fence, covering about 2200 feet.

In due course, UCO assumed control of the transportation system after Judge Poulton declared it to be a common expense.

Security, Fencing, Transportation, the basics of Village operations all

became the responsibility of UCO, representing the unit owners. This was just the beginning, as over the years UCO took on the vast majority of investigation(s) of new unit owner applicants, management of the gatehouses and maintenance of the main roadway system, including bringing the main ring road to County Code, so that an agreement with PBSO could be concluded to provide law enforcement services to the Village.

Very early on, the original master TV antenna was supplanted by UCO negotiated cable contracts which, with the advances in technology, now includes high-speed Internet.

UCO has become the negotiating principal in dealing with Management, and currently relations have been somewhat fractious. The point of the spear is the UCO Operations Committee. We are in arbitration and litigation with Management over major costs involving the HVAC system in the clubhouse. The Recreation Lease which requires the residents to pay for “each, every and all ” costs of operation and maintenance of the recreation facility, is being called into question as being overreaching and excessive. It is likely that a judge will decide on this matter, and only time will tell whether the court will find the lease egregious and unfairly one-sided.

So, as we consider the 40th Anniversary of your UCO and our scope and responsibilities on behalf of our CV Unit owners, I would say that UCO has been of great service to the unit owners of CV, and we in UCO look forward to ever improving service to our community.



Come Celebrate Independence Day At the Clubhouse Guest Pool July 4th 12:00 PM — 4:00 PM Music provided by: “Marshall Eads”

Enjoy the day with music, dancing and patriotic sing-along.
Snacks and drinks will be provided while supplies last.
No “to go” bags
Additional tables and chairs will be available.
NO GLASS, MUST USE PLASTIC!
Containers, Cups, Bottles, Etc.
Bring your own special foods and snacks
and enjoy the holiday fun!

W.P.R.F. Inc.



U.C.O.
REPORTER

The Official Newspaper of Century Village

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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

Happy 40th Anniversary, UCO! If you are living here since 1982, you came in at UCO's inception and have seen many changes. Having lived here since 1971, some jokingly say that I know where the bodies are buried. Those here for 40 years began with UCO's first president, Phil Sokol and second president, Bill Snyder who was the first to serve two terms. Now, President Dave Israel has completed 12 years and is serving in his seventh term. Time did not fly. A lot of dedication to our Village went into those years.

Fast forward to today. The demographics in the Village have changed dramatically. Now what we see is an abundance of residents still in the workplace and when they, at one time, had a single car or no car, some now have two, creating a shortage of parking places. We are no longer just a resort. More than ever, there is a need for association members willing to serve on their association's board to prevent their building from deteriorating with no one taking charge. When this happens, building insurance is impacted and in some cases, buildings will be uninsurable. You must take an interest if you expect your building to be well maintained and to protect your interest.

June 1st is the beginning of Hurricane Season and a need to be well prepared. VP Dom Guarnagia has two excellent columns in this month's issue which you would do well to read, particularly if you are new to Century Village and Florida. Then let us all hope that we will once again be spared until November 30th, at which time the season ends. In the meantime, enjoy your summer in whichever way you choose.

by Ruth Dreiss,
Editor-in-chief
UCO Reporter



JUNE 2022

UCO Committee Meetings

DAY/DATE	COMMITTEE	TIME	LOCATION
WED 1	PROGRAMS & SERVICES	CANCELLED	CANCELLED
FRI 3	DELEGATE ASSEMBLY	9:30 AM	MCH AUD/ZOOM
FRI 3	SECURITY	1:00 PM	CONF RM/ZOOM
TUE 7	TRANSPORTATION	1:30 PM	CONF RM/ZOOM
WED 8	BROADBAND	1:00 PM	CONF RM/ZOOM
THU 9	COP	9:30 AM	MCH ROOM C
FRI 10	CERT	1:00 PM	MCH ROOM C
MON 14	ADVISORY	CANCELLED	CANCELLED
WED 15	BEAUTIFICATION	1:00 PM	CONF RM/ZOOM
THU 16	BIDS/INFRASTRUCTURE	1:00 PM	CONF RM/ZOOM
TUE 21	OPERATIONS	1:00 PM	MCH ROOM C
WED 22	FINANCE	1:00 PM	CONF RM/ZOOM
THU 23	OFFICERS	1:00 PM	CONF RM/ZOOM
FRI 24	EXECUTIVE BOARD	10:30 AM	MCH ROOM C
TUE 28	INSURANCE	1:00 PM	CONF RM/ZOOM

Check village-blog-and-chat.blogspot.com for links to Zoom meetings

Committee Meetings are Subject to change. Check with Committee Chair for updates/cancellations

Committee Members and Officers preferred. Limited seating available, Zoom attendance is encouraged.

Masks for attendees requested

UCO OFFICERS' REPORTS



Stew Richland

vicepresident1@unitedcivic.org

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

A no brainer: Something, especially a choice or decision, that is so obvious or easy as to require little or no thought. What am I suggesting here? Virtually every day, residents come into the UCO office with issues that range from mundane to complicated. What these residents are asking and in some cases demanding, is that UCO resolve their issues now!. Virtually almost all their concerns are Association issues and have to be resolved at the Association level. Bingo! This is the NO Brainer. What is evident to us is the fact that Board Members, and Unit owners have little or no understanding of what must be learned about living in a condo environment or the rules that Associations are governed by.

We here at UCO have recognized that the demographic population of CV has changed dramatically. In addition, the concept of CV as a retirement community has evolved into a "snowbird" scenario, here

today and gone tomorrow lifestyle. No Association can run efficiently if Board Members, especially Presidents who are away for a lengthy period of time cannot possibly cope with the everyday issues that most Associations have to cope with. No Association can operate efficiently under these conditions. My first suggestion in remedying this, is to elect board members who are committed to residing at their Associations most of the year. I also recommend that all board members become certified by taking the classes that are offered here in the Village.

All car owners know that when a car has been driven for a certain number of miles, you must bring it in for service; the same concern must be paid to your Association property. Constant inspection of the building is a priority. Problems should be addressed immediately. Pest control maintenance must be an on-going service. Lastly, no physical changes should be allowed without the Board's approval and all work must be done by licensed contractors and have permits for the project. Finally, many Board members seem to acquire super-egos when placed in a position of building responsibility. They must be advised that living in a Condo Association is a cooperative environment and not a dictatorship. Everything that is done should be announced to all unit owners, since they have a fiduciary interest in what is proposed. Following these guidelines should reduce the angst and frustration that so many unit owners have expressed to us here at UCO these past months.

information. If you see something or hear something that does not seem right, DO NOT WAIT! CALL 911.

We are starting to have more meetings in the UCO office, but space is limited. We will be conducting most of these meetings via Zoom, so many can attend. We are still learning how to best use this system. Have patience. Who attends the meeting? Officers, Committee chairs and Committee members. We will be limiting the number of members in a committee. It is important that you bring your issues in writing, so the committee can act or follow up on the problems. All properly submitted issues will be acted on. Some of the committees we need to hear from are Transportation, Security, Cable, Roadways, Sidewalks and Landscaping. Problems with your building association should be given in writing to YOUR BUILDING OFFICERS.

For the residents who are leaving, have a safe trip home and a good summer. Let us all work together to make CV a great and safe place to live.



Dom Guarnagia

vicepresident2@unitedcivic.org

Cambridge • Canterbury
Chatham • Dorchester
Kent • Northampton • Sussex

Many new residents are coming from states that do not experience the number of 'Named Storms'. Where and how to react to an impending hurricane should not include attempting to join a caravan creeping along on the Florida Turnpike or I-95. The distance from WPB to Georgia is more than three hundred (300) miles and the Rest Areas are crowded, the Gasoline Stations are crowded and they have to ration the amount of fuel that you can pump.

When and if you reach your destination and seek a motel in which to rest after a difficult trip, there are none! June 1 is the beginning of the 'Season' and there are places of rescue during the storm where you can reserve a place to 'ride out' the storm with others like yourself. If you wish to stay in your condo to ride it out, CERT, a group of Century Village volunteers will be around to assist you after the roads are cleared of debris.

The main thing is that over time you accumulate bottled water in case the Water Dept. has no power, temporarily. Save plastic bags from the grocery store, to orderly wrap your debris. The power can be restored in less than a day or two, Dunkin' Donuts is around the corner and if possible, visit your Pharmacist early to accrue enough meds to last for an additional week, in case there is a shortage. Seacrest Services, or your other Maintenance Provider will be available after the storm has passed, clearing and aiding your Association as soon as it's possible. We are in this thing together with many who have experienced recovery after the storm. A return to 'Normal' can be quick or tedious and what is going on in your life is mirrored by those who have decided to hunker down.



Patricia Caputo

vicepresident4@unitedcivic.org

I am surprised to discover how many Associations have only two Board Members, and some Associations have no Board. You must have a Board or your Association will be forced to obtain a receiver. Please familiarize yourself with Statute 718, particularly Section 1124(i) which states:

If an Association fails to fill vacancies on the board of administration sufficient to constitute a quorum in accordance with the bylaws, any unit owner may give notice of her or

Coventry • Easthampton
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his intent to apply to a circuit court within whose jurisdiction the condominium lies for the appointment of a receiver to manage the affairs of the association.

What that means for the Association is that they are responsible for the salary of the receiver, court costs and attorney's fees. The receiver shall have all powers and duties of a duly constituted board of administration and shall serve until the association fills vacancies on the board sufficient to constitute a quorum and the court relieves the receiver of the appointment. This would definitely be expensive for the Association.

Do not let your Association be without a Board. All you have to do is call your CAM (management company) and tell them you want to have an election to form a Board. They will send out the proper notices.

I wish all of you good health and happiness. God bless you.



Fausto Fabbro

vicepresident3@unitedcivic.org

Berkshire • Camden
Hastings • Salisbury • Somerset
Wellington • Windsor

Hi all, it's time for me to preach. On a daily basis CV residents come to UCO with complaints which is great, but it must be put in writing. Please give us a DATE, a TIME and PLACE. You need to give us your name, address and phone number. You can bring this information to the office, talk to your quadrant VP and we will act on it.

The other important factor is not to wait days or weeks to bring us this

The State of Florida Requires all Contractors to be Registered or Certified.

Be advised to Check License Numbers with the State by Calling

1-850-487-1395 or on the Web at myfloridalicense.com

**The Breezeline Broadband
dedicated Customer Service
number for Century Village
residents is 844-489-7509.
Please use this number for any
inquiries regarding service,
billing, or technical support.**

Property Manager's Report

UCOMAINTENANCE@GMAIL.COM | UCOGARBAGE@GMAIL.COM



By Donald Foster, LCAM


On June 8, representatives from Palm Beach County will be at the Century Village Clubhouse to accept applications for the Low Income Home Energy Program. This federally funded program is intended to help with managing costs associated with home energy bills, energy crises, weatherization and energy-related minor home repairs. This assistance could include replacement or repair of air conditioning or other appliances, insulation, and energy efficient lighting. It may also include direct grants to eligible unit owners to offset rising energy costs due to inflation.

The Palm Beach County representatives will be at the Century Village Clubhouse, Room C, on Wednesday, June 8th, from 8:00 AM until 6:00 PM. A checklist of required documents is appended to this report, and questions about this program can be directed to:

Matthew John
Palm Beach County Division of Community Action & Human Services
810 Datura St.
West Palm Beach, FL 33401
Phone: (561) 355-4741
Fax: 561-242-6793
Email: MJohn@pbcgov.org

Not all CV unit owners will be eligible for this program, but it would be very helpful if notice of this event was posted to CV Association bulletin boards for those who may be eligible.

END OF REPORT



PALM BEACH COUNTY
Low Income Home Energy Assistance Program
LIHEAP

CHECKLIST OF INFORMATION

To: _____ Staff: _____

All information that applies to your household must be submitted before your application or services can be completed.

IDENTIFICATION INFORMATION-ORIGINALS

- Photo ID (Applicant Only)
- Social Security Card(s) for you and each family member
- Birth Certificate (Household members 18 yrs. and under)
- Verification of address if your I.D. is different from the FPL service address
- Electric Bill – Regular, Late Notice or Final Notice (Automatic Bill Pay for HEA Payments only)

INCOME INFORMATION

IF WORKING:

- Current Gross Earnings for the last thirty (30) days for all household members that are employed (Last 2 current check stubs if paid biweekly; last 4 check stubs if paid weekly)
- Copy of Last Year's Filed Tax Return Schedule C (self-employed only).

IF NOT WORKING:


- ALL household Adults 18 yrs. & older WILL NEED:
 - Social Security Wage History
 - Unemployment Wage Transcript (If you worked in the last 2 years and earned MORE than \$6000.00) (Please call 1-800-204-2418)
- OR
- Adults 18 - 25 yrs. in school, must verify that they are a full-time student

OTHER SOURCES OF INCOME:

- SOCIAL SECURITY BENEFITS (SSA, SSI/SSD)- A current letter, printout, or statement of monthly income from Social Security Office, Cash Assistance – DCF
- PENSIONS: A current letter, printout or statement from benefit provider (Veteran's Administration; Worker's Compensation; Short-term disability; Long-term disability)
- DCF ASSISTANCE: Cash Assistance/Food Stamp (Award Letter /Benefit Printout)
- CHILD SUPPORT:
 - Provide proof of child support documentation for each absent or non custodial parent or documentation that a child support application has been started, if there is not a current child support history.
- OR
- Notarized statement of agreement with each absent or non custodial parent

☐ Housing Certificate or Section 8 (we need the Utility Allowance NOT copy of lease.

NEED HELP with your ELECTRIC BILL?



What is LIHEAP?

The Low Income Energy Assistance Program helps with electric bill assistance. Maximum benefit amount is \$5,000.

How do I qualify?

Eligibility is based on income guidelines and important verification documents:

- Most recent home energy bill/ Final Utility Termination Notice
- Proof of income (2 months of paystubs)
- Government issued ID, birth certificate for children, Social Security Card
- SNAP or Medicaid letter
- Additional details can be found on our website or by calling 561-355-4792

JOIN US

For more information please visit




www.utilityassistancepbc.org

Main Library
3650 Summit Blvd.
West Palm Beach, FL 33406
561-355-4792

No appointment necessary;
activities for children
will be available

Income Guidelines

Household Size	100%
1	\$25,296
2	\$33,079
3	\$40,863
4	\$48,646
5	\$56,430
6	\$64,213
7	\$72,000
8	\$79,783



Palm Beach County
Board of County Commissioners

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Maria G. Marino, Dave Korman, Maria Sachs
Melissa McKinlay, Mack Bernard

IN CASE OF AN EMERGENCY MANAGEMENT RECOMMENDS THAT ALL GUESTS HAVE A VALID PHOTO ID (DRIVER'S LICENSE, STATE ID AND/OR PASSPORT) ON THEIR PERSON WHEN USING OUR FACILITIES

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

Subject to change and/or modification

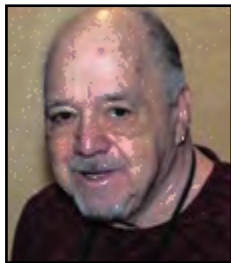
WPRF, Inc.

RESIDENTS WHO RECEIVED A WPRF ID CARD WITHOUT A PHOTO PLEASE COME TO THE ID OFFICE FOR A REPLACEMENT ID MONDAY—FRIDAY 8:30 AM — 4:00 PM BY OR BEFORE MAY 28TH AS OF JUNE 1ST ID'S WITH NO PHOTO WILL BE CONFISCATED

Subject to change and/or modification

WPRF, Inc.

Treasurer's Report



By Ed Grossman

Congregation Anshei Sholom has been a part of Century Village's life for over 50 years. For instance, when the clubhouse was closed because of major repair work, the temple was used for the Delegate Assembly. While it was well known that the congregation's members were decreasing and it was having financial difficulties, it came as somewhat of a shock that a bid for sale was made for \$500,000. When I heard this, I immediately suggested that UCO act and place a bid also.

I presented the purchase of the synagogue at the last Delegate Assembly and the delegates overwhelmingly voted to approve UCO to explore the feasibility of the purchase, including legality and the condition of the property. UCO has commenced. The results should be made

known shortly.

I have been consistently following the interest rate market to try to maximize the interest earned on our cash on hand of over \$10,000,000. Unfortunately, over the last year because of the extremely low current interest rates, UCO earned less than \$10,000. Now however, the banks are paying around one-half of one percent on cash deposits and CD's Treasury bills now are earning far superior rates.

Because of this opportunity on Treasury Bills, I presented my plan to the Officers' Committee meeting on April 28, 2022, I attached a Morgan Stanley example for clarification purposes. The plan is to avail UCO to earn interest on a super-secure instrument for the first time in over a year. UCO's bylaws limit us to invest in banks and CD'S only to the extent that they are guaranteed by the F.D.I.C. The going interest rates for well over a year precluded UCO from earning more than \$7,000. Fortunately, the mar-

kets changed a little, and while most banks on their deposits and their guaranteed CD'S are earning much less than one percent, a one-year government Treasury Bill is earning somewhat less than two percent. Recognizing that interest rates vary and different scenarios as to structure the investment such as laddering (different maturity dates), the investment is available. I feel that UCO investing approximately fifty percent of its ten million-plus cash reserves (five million dollars) is conservative and can earn between seventy-five to eighty-five thousand dollars for the year. UCO has presented my plan to Rod Tennyson, UCO's lawyer, for review.

The current United States Current inflation rate is at an all-time high and UCO must be extremely conservative in its spending. I have embarked on an extreme review as to its current and future expenditures.

God Bless America
God Bless Century Village

Maintenance



By Dom Guarnagia

Hurricane Season Starts June 1st

With "new" residents moving here, the significance of the appearance of El Nino or La Nina and its effect on the number and size of the soon appearing stronger winds have been increasing in number and strength annually. There is an obvious variety of association roof structures and the effects of wind, more so than rain upon the roofs. The following affects associated with hurricanes, as I see it, are as follows. Of the 309 Association buildings, the differing affects shapes have differing responses to the wind.

Four Story Structures: There are twenty-one (21) buildings and two (2) three-story ones that have Flat roofs without parapets (five (5) ft. high concrete block walls atop the Flat roof. Air Conditioning compressors are located above the unit(s) below. A wind load in excess of one hundred fifty MPH could easily dislodge the compressor, sweeping it over the edge, crashing it onto the ground below. If they fall to the front of the building, vehicles parking in front of their unit could be heavily damaged. When a storm is predicted, park away from the building, where it is safer from identified flying objects.

Three Story Structures: There are eight (8) buildings with "Flat" roofs and parapets that surround the edge of the structure. The AC unit is captured and held within, thus banging them around during the wind.

Gable, Mansard.and Sloped Roofs: The vast majority have roofs that vary somewhat, but have an overhanging extension that creates the 2nd Floor five (5) ft. projection, front and rear that provides the upper walkway and the rear porch, open or enclosed. This is the part that is an eventual 'uplift' not experienced so far.

"GOLFS EDGE" STRUCTURES: The structures that create the Golfs Edge Association are constructed primarily of wood. With future storms expected to be of greater intensity, it is mandatory that all Units be abandoned and the occupants seek refuge elsewhere. This is necessary because the age and method of construction may lead to certain probable injury.

About ten(10) years ago, the PBC Building Code that had been in existence for some time required that the wooden roof truss system that provides the overhangs, from the rear requires that an attempt to ascertain whether or not the fastening method of a metal "Strap" attached to the top of the structural

wall and wrapped up, over and down along the truss be secured to 'top of the wall' was in place. The anticipated result was true....the attachments were merely 'toe-nailed" spikes that had rusted and the wood exposed to moisture and perhaps termites was insufficient to hold the roof truss assembly 'in place' during a 'Windstorm" greater in velocity than 130 MPH.

Past articles refer to performing, when a new shingle-roofing strip/apply new material, that a cut-out of the plywood sheathing above the wall below be cut-out for a visual inspection to verify the situation as to what held the roof assembly in place. If there exists a "strap" then the patch can be re-installed and the re-roofing process can be completed. If not, then a swath of sheathing be removed along the area above the area of the strap and the proper "Strap" be installed. The removed Plywood sheathing can be re-inserted and the roofing installed. Finally, when you and your fellow Board members scrutinize the Contract....insist that the entire areas of plywood sheathing be covered with a "self-adhering" bituthene layer be rolled out over the entire area, rather than a double layer of 330# Roofing paper secured every 6" with a nail through a tin washer.

The labor/material cost is a 'wash' and the result will be one that the roofing nails will be surrounded with a "waterproof membrane" rather than roofing paper.

Transportation



By Ruth Dreiss

As of May 3, transportation meetings have moved back to the UCO conference room on the first Tuesday of each month at 1:30 PM. Supervisor Omar Figueroa of Academy Bus was present at this meeting and answered all questions asked regarding the buses.

The company is still seeking friendly used newer buses. The delay has been due to finding them. They are sought in and out of Florida because availability is the problem. However, they will be replaced as soon as they become available. Newer models will replace those used at present as soon as they are received. A new contract supervisor is expected to be on site daily to address problems and oversee the operation. There will be two shifts – AM 7:30 to 5 PM and PM the rest of the evening.

Issues brought up at the meeting included air conditioning, the designation of Century Village on the buses and the route number on the sides for easy identification. It was requested that the same driver be assigned to the daily route and it was explained why this is not possible. Drivers are changed due to training, rotation and mileage. Drivers need to be trained to drive each route and are rotated. It is the company's decision how and where to save money for our benefit.

The greatest problem was seen to be in response to problems as they occurred. For this, the riders are at fault because reports are made long after the occurrence, making it impossible to trace information after the fact. Complaints must be reported immediately and in writing! A complaint form will be available on the blog at village-blog-and-chat.blogspot.com, requesting Route #, Bus #, Date and Time. This should be filled out immediately. Paper forms will continue to be available at the clubhouse.

It was requested that a list of riders' names be collected for a One-Way Do Not Reply message. This can be kept if riders need to be notified when there are problems arising for which notification is needed. Omar will look into this if a list is forthcoming.

As of this meeting, it was reported that 36 persons were signed for the Murder at the Museum trip, with possibly more on the last day of sign-up. This will require a 55-seat bus. Omar advised that he can provide any size bus requested for any trip if ordered in time and not at the last minute. A June excursion to the Boca Art Museum is contemplated. The theme is Art of the Hollywood Backdrop and cost of admission is \$10. Details as to date will be brought to the June meeting.

A motion to go to a shopping center as a second excursion for June was not seconded. We work within a budget for the year and if the money is spent before the end of the year, there are no further trips.

Security



By Al Goodman

Hello all, hope you are all doing well. Today I would like to talk about Identity Theft. Of all the different types of identity theft, criminal identity theft is the most serious. Though the name is a little misleading since all identity theft is a crime, criminal identity theft is “when someone cited or arrested for a crime uses another person’s name and identifying information, resulting in a criminal record being created in that person’s name.” In other words, criminal identity theft is when someone commits a crime and pretends to be you. This can mean that you have to pay the consequences for someone else’s illegal actions.

As with many types of identity theft, criminal identity theft begins when a fraudster obtains or forges your Social Security number, driver’s license, passport, or another key piece of identification. But the difference is that rather than use it to open a credit card or drain your bank account, criminal identity thieves use your information as their get-out-of-jail-free card.

This often happens well before the victim is even aware that their identity has been stolen. For instance, let’s say an identity thief gets pulled over for speeding and presents a forged copy of your driver’s license. More likely than not, that person will not actually pay the ticket. It’s unlikely the police will actively pursue such a small offense, but if left unresolved, it may lead

to a bench warrant. This could mean that if you are pulled over for a routine moving violation, a small infraction could mean big trouble.

But criminal identity theft can have far greater consequences than delinquent speeding tickets. If a scammer commits a more serious crime, gives your name and information to the police, then fails to appear in court, it may result in an arrest warrant issued in your name. Not only could this result in jail time for a crime you didn’t commit, but it may also result in significant financial and personal hardships, not to mention the inevitably long and arduous process of clearing your name.

One often overlooked way identity thieves may access your personal information is through unsecured WiFi networks. Public WiFi is a broad term for open wireless networks found in cafes, malls, restaurants, hotels, airports, and other places where people generally want to access the internet. Largely seen as a ubiquitous convenience, few think twice before connecting. But these open networks often pose a risk to users.

Because they’re built for convenience and not for security, public WiFi networks are very rarely encrypted and as a result, they’re susceptible to cybercriminal attacks. As the Federal Trade Commission (FTC) defines it, “Encryption scrambles the information you send over the internet into a code so it’s not accessible to others.” Since information on public WiFi is not encrypted, it’s easier for others to intercept, and exploit that information.

This might not matter much if you’re just scan-

ning the day’s headlines. But if you’re logging into your bank, or even onto your email, this means anyone on the network may be able to access your passwords and with them, all of your information.

If you find out that you have become a victim of criminal identity theft, the first thing you should do is file a report with the FTC and work with the arresting agency directly to start the process of expunging your record.

In this worst-case scenario, it’s far better to find out you’ve been a victim of criminal identity theft before the authorities arrest you under false charges. Identity theft protection monitors federal, state and municipal records for criminal arrests, court bookings and more. It also can help you protect your identity by scanning thousands of risky websites for your personal information, monitoring all three credit bureaus for key changes, and more to see if your information is out there.

Here are a few tips for your computer safety. Destroy E-Junk. Before you part with any electronics, be sure they’re completely devoid of any and all information. And this doesn’t just mean deleting your files. “When you delete a file, the links to reconstruct the file disappears. But the bits and pieces of the deleted file stay on your computer until they’re overwritten, and they can be retrieved with a data recovery program.”

I hope that some of this information will be of some good use for you. To all, be well, stay safe Thank you. Al

WPRF News



By Eva Rachesky

Dear Residents,

Recently there was a life safety situation at one of the WPRF pool areas which involved a WPRF employee and several residents... thankfully, no one was hurt. When investigating the incident, I was stunned to learn that though their lives were in danger (when

reaching out for help), those involved were calling WPRF Security. This happens with dismaying regularity. In trying to establish a clear course of action for residents and guests alike, I have posted the following information:

IF YOU FIND YOURSELF IN A LIFE SAFETY SITUATION CALL: 911

IF SOMEONE IS BREAKING WPRF RULES CALL:

WPRF SECURITY 561-640-3118

Let me be very clear...PBSO WILL NOT ENFORCE WPRF RULES. Enforcing WPRF rules is the job of WPRF Security, so please follow the information above. Signs have been made and are posted at all pool areas. When speaking to 911 you can ask to remain anonymous.

Thank you and have a fun, safe summer!



Minutes Delegate Assembly

May 6, 2022

9:30 AM Meeting called to order 154 Delegates in attendance.

Captain Palenzuela leads Pledge of Allegiance.

Law Enforcement Report – Capt. Palenzuela

Traffic - 250 calls resulting in 61 cases

29 Traffic Stops, plus – 58 Citations & 60 Written Warnings 2 Accidents 1 Verbal Warning

Incidents – A person called in reporting a burglary in progress, when an officer responded it turned out OK. A friend of a deceased person was retrieving his personal items from the car.

Fraud – Victim hired a company named Nixon Home Improvement that does not have a valid license

Computer company used Zelle to fraudulently transfer funds from victim’s account.

If you are not sure about how to do something look it up on YouTube before you act on it.

Be careful about using FPL drop boxes. Someone reported a check was fished out and cashed. Electronic banking is safer way to make payments.

“Pill Drop” event today.

Minutes correction to 4-1-22 Delegate Assembly - Oxford 400 Joyce Singerman.

Minutes accepted as corrected.

David Israel, UCO President report – we have been notified that Mr Arye Krantz has offered half a million dollars for the Anshei Sholom synagogue.

Fausto Fabbro – UCO VP

- On behalf of Insurance chairperson, Toni Salometo, a number of associations have not submitted a mitigation report in over 10 years. Insurance companies are asking for annual roof inspections.
- Regarding interior walls, according to the rules of 718, the walls in your unit belong to the association. The officers of the association are responsible to make sure the rules are being followed.

Patricia Caputo – UCO VP - Reports that some associations are coming into the office and reporting that they do not have a board. It is very important that each association elect a board. Also, it is very important to update the delegate forms with the office.

Bob Rivera – Corresponding Secretary – Also wants to point out that the delegate forms need to be kept up to date, and that you have an alternate delegate named.

JoAnne Robinson – Recording Secretary – Pointed out that at the back of the Delegate packet there is a flyer about the Centenarian celebration.

Domenic Guarnagia – UCO VP - Hurricanes are going to be going up to 6 categories. He will be putting an article into the Reporter to explain what needs to be done to keep your roof safe.

Stewart Richland – UCO VP – We have been seeing dog walkers not picking up after the dog. Also make sure that notices are posted on bulletin boards. Another issue is that they are talking about changing the voting site that has been in Century Village for a long time. We want to make sure that the elected officials that are here know that we do not want this changed.

Donald Foster – UCO LCAM – Some projects that are underway are a long section of fence along Haverhill is being replaced by the end of the year, the wall will be painted outside the Haverhill entrance, planting projects will be going on as well as tree trimming.

David Israel, noted that you may notice piles of coconuts when tree trimming is going on, but PLEASE DO NOT EAT THE COCONUTS OR DRINK THE JUICES, they are toxic.

Gregg Weiss, Palm Beach County Commissioner – mentioned that last month an article was posted in the Reporter on how to hire a contractor. There is no update on the application for the proposed

shul and medical building. He will reach out to be sure that our location remains the polling place for elections. He has been invited to Washington to participate in an announcement about broadband services.

Paul Verente – Palm Beach County Firefighters – Pointed out that hurricane season is almost here and urges everyone to make a plan. It’s the time of year to make sure you stay hydrated. He will be dropping off information to be handed out and will be returning to future meetings. He will write an article explaining the lock-box program that the department has available for emergency entrance to residences.

Derek Boyd Hankerson – Constituent Services Representative for Congressman Brian Mast – He will be setting up satellite office hours to assist our residents with all Federal issues. He will be returning to future meetings.

Mike Pratt – Dorothy Jacks, Palm Beach County Property Appraiser's Office - New Chief Appraiser, Cycle Jackson, will be coming to a future meeting.

Amy Ebersbach, Palm Beach County Tax Collector’s Office - Mentioned that now is the time to prepare for hurricane season.

Caitlyn – Palm Beach County Clerk’s Office – Free Property Fraud Alert System is available for our residents.

Marissa Doss – Running for Commission District 5 – Resident of West Palm Beach and appointed to the Port board and audit committees.

Ruth Dreiss – Editor, UCO Reporter. We are ahead financially. June issue will have an article for Flag Day on how to dispose of flags properly. Also, this is the 40th anniversary of UCO so be prepared for an article on that.

Treasurer’s Report – Ed Grossman, UCO Treasurer –

- The sale of Anshei Sholom synagogue is a great opportunity for Century Village to acquire this location. He has checked with an attorney and the property right now designated to be a house of worship. More information is needed to make a decision about whether or not to move forward.
- A proposal has been made to David and the officers for us to earn substantial interest on \$10M and David is having the plan checked out for its viability.
- Monthly income and expenses were discussed as presented in the financial information provided in the packets.

Good of the Order

David Israel further discussed the sale of Anshei Sholom synagogue.

A motion was made by Olga Wolkenstien for UCO to do its due diligence and pursue the purchase of Anshei Sholom synagogue, seconded by George Franklin.

Vote – 150 Yes – 1 No – 0 Abstain

The motion is carried.

Maureen Sullivan – Dorchester H – asked for portable mic to be used at Delegate Assembly. Also cardboard is making a mess around recycling bins and needs a solution.

Kevin Hackett - Berkshire H – Asking about Broadband meetings. Donald responded with information received from Breezeline. Meetings have not been cancelled.

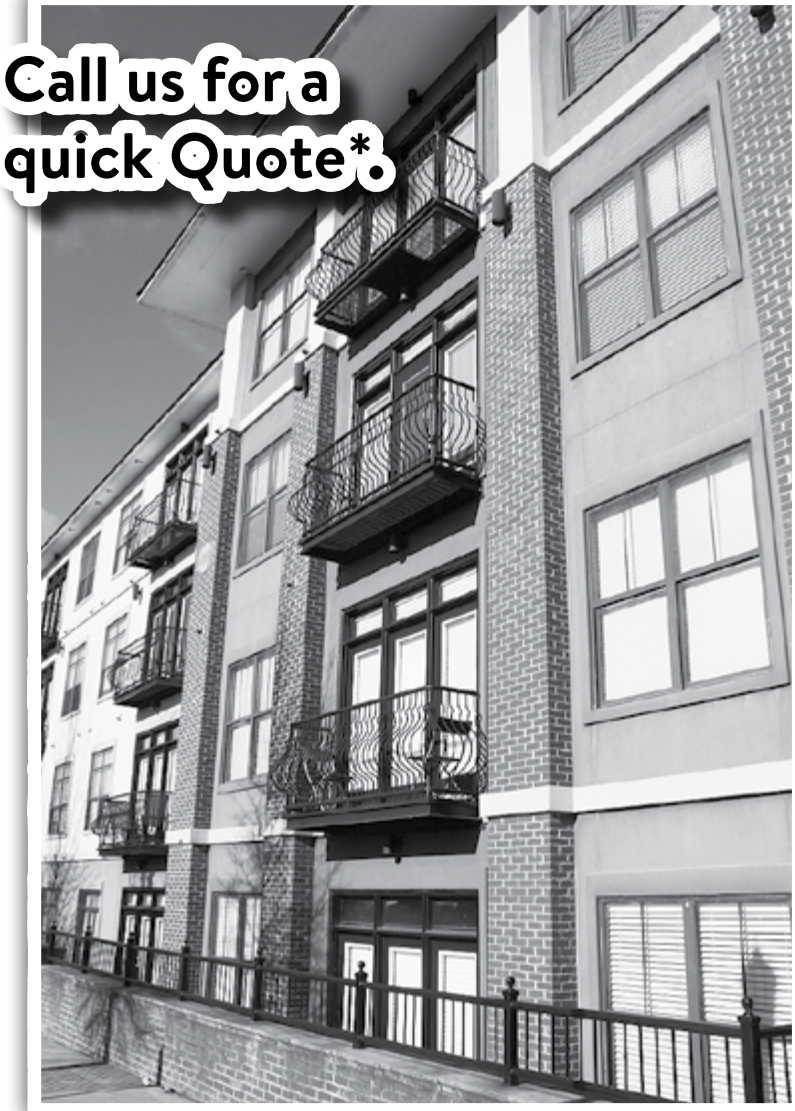
Marilyn Gorodetzer offers a motion to adjourn, seconded by many. Chair accepts the motion.

Meeting is adjourned at 10:48 AM.

Respectfully submitted by,
JoAnne Robinson
UCO Recording Secretary

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Delegate Assembly Attendance

Delegates Present at May 6, 2002 Delegate Assembly

Andover	C, G, H, J, K, M	Kingswood	B, D, F
Bedford	A, F, H, J, K	Northampton	M, N, R, S
Berkshire	B, H, J	Norwich	A, D, E, F, M
Cambridge	C, D, E, I	Oxford	100, 400, 500, 700
Camden	B, C, D, I, K, O	Plymouth	3, 4 (1 of 2)
Canterbury	A, B, D, E, H	Salisbury	D, I
Chatham	A, B, D, F, G, H, L, M, N, R, T, U	Sheffield	B, C, G, I, N, P, Q
Coventry	C, D, G, H, I, J	Somerset	A, B, D, G, I, K
Dorchester	B, D, E, G, H, I	Southampton	A (2 of 3), B (1 of 3), C
Dove	(4 of 9)	Stratford	B, C, D, H, J, K, L, O
Easthampton	G, H	Sussex	A, E, J
Golfs Edge	(1 of 7)	Waltham	F, G, H, I
Greenbrier	A, B, C (1 of 2)	Wellington	B (1 of 2) C (1 of 2), D (1 of 2), E, F, G (1 of 2), H (1 of 2), J, K, L, M (1 of 2)
Hastings	C, E, G, I	Windsor	C, F, J, P, Q, R
Kent	B, E, J, M		

Thanks again to the delegates/alternates who contributed to attaining a quorum for this meeting. Your interest is much appreciated.

(Sincerest apologies to Salisbury D, for failure to list as present at the April 1st meeting. Salisbury C, not signed in, was listed instead in error).

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*Emergency restoration service for water leaks

LEGAL



The Powers of the Association Where Do They Come From?

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

The Association, through its Board, has power over the Condominium Property and its operations. The source of power most people are aware of is from the Condominium Act, which specifically empowers the Association to create reasonable rules for records inspections, written inquiries, approving the location where notices will be posted, hurricane shutter specifications, participation at meetings, and reasonable rules regarding the use of the common elements. These rules must be reasonable and there are several decisions by the Division of Florida Condominiums, Time Shares and Mobile Homes discussing these types of rules.

The Association is also a Not-for-Profit Corporation in the State of Florida. Such corporations are also governed by Chapter 617, Florida Statutes. Section 617.0302 provides that “every corporation not for profit organized under this chapter, unless otherwise provided in its articles of incorporation or bylaws”, has certain powers, including the power to make contracts, incur liabilities, borrow money at such rates of interest as the corporation may determine, and many other purposes subject only to the restrictions in its governing documents. So even if your documents are silent on whether you have the power

to enter contracts, this statute allows you to do so.

The governing documents of the community provide the next level of authority, with the understood hierarchy (from highest to lowest) as follows: declaration, articles, bylaws.

The declaration of condominium provides the underlying covenants and restrictions for a particular condominium. Many powers in the declaration find their grant of authority in the Condominium Act. For example, have you ever wondered what provides the Association the ability to review or screen potential transferees of units? The Condominium Act specifically provides that the declaration “may include covenants and restrictions concerning the use, occupancy, and transfer of the units permitted by law with reference to real property.” Therefore, with the underlying “approval” of the Condominium Act, the Declaration may include screening provisions for the transfer of units. It may include use restrictions which provide for the use of the condominium units and the common elements. The Declaration may also include occupancy restrictions. The only caveat is that these restrictions must be permitted by law, not be discriminatory, and may not violate anyone’s constitutional rights.

Next in the hierarchy is the Articles of Incorporation.

This document, which is filed with the State of Florida, provides the corporation’s powers, usually referring to Chapters 617 and 718, Florida Statutes, and adding in certain specific powers based on the authority provided in the previously discussed statutory provisions.

The next document is the Bylaws, which, when well written, is a “how-to” guide for running your association. There is often a specific section on the powers of the Board. Sometimes, individual officers have certain specific limited powers provided in this document as well. There is also often a clause which provides that the Board makes all the decisions for the Association unless a membership vote is otherwise required by the governing documents.

Any board-enacted rules must never contravene the statute or any of the three governing documents.

Mark D. Friedman, B.C.S. is recognized by the Florida Bar as a specialist in Condominium and Planned Development Law. The foregoing article is intended for educational purposes only and not as legal advice. Please seek advice from your own attorney on any of the issues discussed in this article. Mr. Friedman may be reached at MFriedman@beckerlawyers.com.

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June Tax Talk

ANNE M. GANNON

CONSTITUTIONAL TAX COLLECTOR PBC

Each month in Tax Talk, I provide you with updates and information about my office and our communi-



ty. My goal is to inform, educate and help you navigate the many services provided by my office. To ensure that I am delivering valuable content to

you, I need your feedback. I would appreciate it if you would answer a few survey questions related to Tax Talk so that my staff and I can understand better what we can do to continue to make this publication a valuable resource for you.

Please visit www.pbctax.com/tax-talk and click on the survey link at the top of the page to provide your feedback. The survey deadline is June 30, 2022. At the conclusion of the survey, we will randomly select three submissions to receive a prize pack featuring tax collector branded items. Be sure to include your email address in the survey form so we can contact you to award you the prize pack, if your entry is randomly selected.

RENEW YOUR VEHICLE REGISTRATION IN MINUTES

Just over a year ago, I introduced the MV-Express self-service kiosks in Publix Super Markets throughout Palm Beach County. The self-serve, ATM-style machines allow our clients to renew their motor vehicle registration and print their decal on the spot in just a few minutes. Thousands of our county residents have used these kiosks and I have been so pleased to hear how accessible and convenient these kiosks are. I invite you to try the kiosk next time your motor vehicle registration is due for renewal - it's the fastest option we offer! Visit www.pbctax.com/kiosks to access complete details and to find the location nearest you as we will soon be offering new locations in Palm Beach County.

PREPARE NOW FOR HURRICANE SEASON

As we enter Hurricane Season, your best defense is to plan ahead and prepare early. To help you with your advance planning, we offer a Hurricane Guide so you can Plan... Prepare...Protect. Our comprehensive guide includes supply lists for

your family disaster supplies kit so you can stock up before storms become a threat to our area, important telephone numbers and a section for your important information. We also breakdown the terminology you'll hear to describe the storms, so you'll understand the difference between a Hurricane Watch and a Hurricane Warning. While there is no reasoning with hurricane season, there are steps you can take to prepare! You can download a copy of the guide at www.pbctax.com/hurricane-guide or if you need additional copies for your community or friends and family, just submit a request form at www.pbctax.com/hurricane-guide-request. You can also find them at locations throughout Palm Beach County including your local library and city halls.

ASK ANNE: Surrendering Your Florida License Plate

When do I need to surrender my license plate?

You will need to surrender your Florida license plate if you are moving out-of-state, getting rid of your vehicle, or canceling the insurance on your vehicle. If you are canceling the insurance, surrender the license plate first.

Do I need to make an appointment to surrender my license plate?

No, you can surrender your Florida license plate by visiting any of

our six service centers. When you arrive, inform the check-in receptionist that you are there to surrender your plate. The receptionist will provide you with a form to complete and they will take your plate. For a list of directions to our service centers, visit www.pbctax.com/locations

Can I surrender my plate by mail?

Yes, you can mail your Florida license plate to: Tax Collector, PBC, P.O. Box 3715, West Palm Beach, FL 33402-3715, along with a completed Surrendering a License Plate form, which is available on our website, www.pbctax.com/plate-form.

What happens if I don't surrender my license plate?

Failure to surrender the license plate may result in civil liability, fines, and suspension of driving privileges.

IMPORTANT DATES & DEADLINES

- June 1** Tourist Development Tax (TDT) Due
Hurricane Season Begins
- June 20** Juneteenth Holiday Observed -
Tax Collector Offices Closed
- June 30** Installment Payment Plan
First payment due (to receive discount)



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Coventry J	1 BR / 1.5 BA	\$119,000
Dorchester.....	2 BR / 1.5 BA	\$107,000
Coventry B.....	2 BR / 1 BA	\$105,000
Northampton A.....	1 BR / 1.5 BA.....	\$89,500
Norwich F	1 BR / 1.5 BA.....	\$73,000

UNDER CONTRACT

Weillington J	2 BR / 2 BA	\$158,000
Somerset K	2 BR / 2 BA	\$145,000
Chatham E	2 BR / 1.5 BA	\$140,000
Norwich B	1 BR / 1.5 BA	\$120,000
Kingswood E.....	1 BR / 1 BA	\$85,000
Coventry G.....	1 BR / 1 BA	\$75,000
Northampton P.....	1 BR / 1.5 BA	\$68,000

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Chatham F.....	2 BR / 1.5 BA.....	\$139,500
Sheffield K.....	2 BR / 2 BA.....	\$135,000
Sheffield Q.....	2 BR / 1.5 BA.....	\$109,000
Salisbury H.....	2 BR / 1 BA.....	\$99,900
Coventry F.....	2 BR / 1 BA.....	\$95,000
Stratford I.....	1 BR / 1.5 BA.....	\$81,500
Bershire G	1 BR / 1.5 BA.....	\$78,000
Camden B	1 BR / 1.5 BA.....	\$69,000
Sussex A	1 BR / 1.5 BA.....	\$68,500
Southampton A.	1 BR / 1.5 BA.....	\$66,900
Kingswood F.....	1 BR / 1 BA.....	\$65,990

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June Property News

DOROTHY JACKS, PBC PROPERTY APPRAISER

Summertime is a busy time for my office.

Before June 1, my office submits the estimated taxable property values for 2022 to cities and other authorities who levy taxes because they need them to begin developing their budgets. The taxing authorities review the property values in their jurisdictions and decide on a proposed tax rate.



On July 1, my office submits a preliminary tax roll to Florida's Department of Revenue, the agency that oversees the operations of all Property Appraisers in the state.

On August 18, my office will mail the Notice of Proposed Taxes to all property owners, detailing the assessed and taxable values of your property, as well as the tax rates proposed by taxing authorities.

Florida law requires my office to value property based on the status of the market as of January 1. We use state-of-the-art technology to continuously process property data from local and industry sources and from field inspections performed by our highly-trained appraisal experts.

As always, I welcome your comments and questions regarding your property value and exemption amounts.

Now is a good time to check the mailing address associated with your property at pbcgov.org/PAPA. Simply search your property and confirm that your mailing address is correct. If it needs an update, just click the "Change of Address" button

under the "Owner Information" section.

Hurricane Season Begins

June kicks off Hurricane Season, which runs through November 30. There are provisions in Florida law that pertain to your property tax assessment if your home has suffered catastrophic damage by a hurricane.

If your home suffers hurricane damage, our office will work with you through the assessment process. Information that would be helpful to us includes insurance claims, photographs, and repair estimates and invoices. More information is on our website or found by contacting 561.355.3230 or PAHurricaneDamage@pbcgov.org.

As you plan for the season ahead, Palm Beach County Emergency Management offers essential tips on hurricane preparedness in their Hurricane Planning Guide (PDF).

E Filing for Homestead Exemption and Portability

With the homestead exemption E file module, you can E file the same day you close on a new home, even without the deed. Simultaneously, you can E file for portability if moving within the state of Florida and filing for a homestead exemption.

A homestead exemption can reduce the assessed value of your property, thereby reducing the amount of property tax you pay. In addition, a homestead exemption limits any increase to your assessed value to a maximum of 3% each year or

the amount of the change in the Consumer Price Index, whichever is lower. Portability transfers all or a significant portion of your cap savings, up to \$500,000, from a home with a homestead exemption to a new home within the state of Florida that qualifies for a homestead exemption.

Our Exemption Services Department administers all exemptions and portability applications and is available to answer your questions. Contact them at myexemption@pbcgov.org or 561.355.2866.

Office Closed in Honor of Juneteenth

The Palm Beach County Property Appraiser's Office (including all of our Service Centers) will be closed in honor of Juneteenth, observed Monday, June 20, 2022. Juneteenth National Independence Day commemorates the emancipation of enslaved African-Americans in the United States.



KEEP JUDGE PAUL DAMICO



"It has been an honor to serve the citizens of Palm Beach County as a County Judge for over two decades. I will continue to bring my experience and efficiency to the bench. I ask for your support and vote on Election Day - Tuesday, August 23!"

- Judge Paul Damico



About Judge Damico:

- Grew up in North Palm Beach and earned law degree at Florida State University
- Over 15 years of experience as an attorney with the State Attorney's Office and Public Defender's Office
- Appointed County Judge in 2001 by Governor
- Admitted to practice before the Northern, Middle, and Southern District Courts in Florida, Washington, D.C., and The United States Supreme Court.
- Adjunct Professor at Barry University since 1991
- Married 30 years to Jennifer, with two adult sons in college



For more information visit
www.KeepJudgeDamico.com

561-929-0122 • 125 SW 1st Ave, Boynton Beach, FL 33435 • KeepJudgeDamico@gmail.com

★ VOTE AUGUST 23 ★

★★★ KEEP ★★★

JUDGE PAUL
DAMICO
COUNTY COURT - GROUP 9

Important Election Information

ELECTION DAY

7am to 7pm • Tuesday 8/23/22

EARLY VOTING

10am to 7pm • 8/8/22 thru 8/21/22

DEADLINES

Register or change party
Monday 7/25/22

Request a Vote-by-Mail ballot
5pm • Saturday 8/13/22

Return your Vote-by-Mail ballot
7pm • Tuesday 8/23/22

Paid for by Judge Paul Damico for County Court Judge, Group 9, Non-partisan.

Palm Beach County News

BY COMMISSIONER GREGG WEISS

High-speed internet is a necessity these days but many people go without it because it's too expensive. It is estimated that about 92,000 households in Palm Beach County currently lack access. Lowering prices of high-speed internet has been a priority for Commissioner Gregg Weiss since taking office. Gregg has been engaged locally, as well as on state and national levels. He's currently serving as vice chair of the Telecom and Technology Committee with the National Association of Counties (NACO) and holds other leadership positions within the Florida Association of Counties (FAC).



It's because of his advocacy for internet expansion that in early May he received an invitation from President Biden to visit the White House for a special announcement. When he arrived at the White House on May 9th, he toured the East Wing and was led to the Rose Garden. There, President Biden and Vice President Harris announced that they have secured private sector commitments that will lower high-speed internet costs for millions of American families through the Affordable Connectivity Program (ACP). If your household is eligible, you could receive:

- Up to a \$30/month discount on your internet service
- A one-time discount of up to \$100 for a laptop,

tablet, or desktop computer (with a co-payment of more than \$10 but less than \$50)

- A low cost service plan that may be fully covered through the ACP.

Households can qualify for the ACP if their income is at or below 200% of the Federal Poverty Level, or because a member of the household receives SNAP, Medicaid, Supplemental Security Income, Veterans Pensions or Retirement Benefits, among others. See if you qualify by visiting www.getinternet.gov

You can imagine that it was an exciting day for commissioner Weiss who posted pictures of his trip on his Facebook page, writing:

Today for two reasons is one of the best days ever. I was invited by the President to be a part of today's announcement of a new internet accessibility program. For the last 2 years, I and others have been working to bridge the digital divide. Our private partners have come to the table that will provide high speed access fully covered through the \$30 per month federal program. Families all across Palm Beach County and the rest of the country will no longer have to choose between access and other bills. Eligible households can sign up at <https://www.affordableconnectivity.gov>



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@pbcgov.org Sign up for the Weiss Words e-newsletter Find us on Facebook: @CountyCommissioner-GreggWeiss

Niels Heimeriks
Chief of Staff
Palm Beach County Commission District 2
Office of Commissioner Gregg K. Weiss
561-355-4966 (desk)
561-371-1089 (cell)
Nheimeriks@pbcgov.org

ABOUT COUNTY COMMISSIONER



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1 BEDROOM - 1 BATH	
Waltham D	2nd Floor, Updated, Great Location! Garden View\$80,000
Kent H	2nd Floor, Stainless Appliances, Open Kitchen\$80,000
Chatham D	2nd Floor, Open Kitchen, Tile, Great Water View!\$75,000
Andover C	2nd Floor, Lift in building, Great Location.....\$52,900
Berkshire D	2nd Floor, Water View, Tile Throughout, Updated\$68,900
Salisbury F	1st Floor, Step in Shower, Updated Kitchen & Bath.....\$55,000
1 BEDROOM - 1 ½ BATH	
Chatham B	1st Floor, Water View, Great Location Chatham Isle.....\$85,900
Dover B	4th Floor, Gorgeous Water View, Step in Shower.....\$165,000
2 BEDROOM – 1 ½ BATH	
Dorchester H	1st Floor, Water View, Updated & Ready to Move In!.....\$149,900
Northampton J	2nd Floor, Amazing Water Views, Completely Updated\$129,500
Sussex M	1st Floor, Corner, Updated, Central AC, Sunshine!!!!.....\$150,000
2 BEDROOM - 2 BATH	
Oxford 200	1st Floor, Park at Your Door! Great Floor Plan & Location\$148,900
Greenbrier A	4th Floor, Spacious, Furnished, Updated, Step in Shower\$195,000
RENTALS	
Andover E	2nd Floor, 1 BR & 1.5 Bath, Updated, Ceramic Tile, Central AC.....\$1,350
Canterbury F	2nd Floor, 1 BR & 1 Bath, Great Location, New Floors\$1,200
Salisbury F	1st Floor, 1 BR & 1 Bath, Freshly Painted, Ceramic Tile\$1,300
Camden P	1st Floor, Corner, Central Air, Ceramic Tile, Updated.....\$1,400
Kent H	2nd Floor, 1 BR & 1 Bath, Updated, Stainless Appliances\$1,400
Sussex M	1st Floor, 1 BR & 1.5 Bath, Corner, Updated, Central AC.....\$1,325
Northampton S	1st Floor, Corner, Hurricane Windows, Updated Central AC.....\$1,500

BUSY OFFICE!

WE NEED AGENTS.

PLEASE CALL FOR DETAILS!

RECENT SALES	RECENT RENTALS
106 Wellington\$179,000	385 Windsor Q.....\$1,300
446 Dover C\$135,900	8 Golfs Edge B\$1,350
229 Chatham K.....\$95,900	13 Norwich A.....\$1,450
102 Oxford 100\$130,000	25 Cambridge B.....\$1,500
149 Canterbury F.....\$64,000	51 Waltham C\$1,250
309 Wellington L\$170,000	205 Oxford 300\$1,500
357 Camden P.....\$85,000	75 Waltham D.....\$1,100
137 Dover B\$118,000	141 Bedford F\$1,200
306 Wellington L\$179,900	35 Windsor B.....\$1,350
402 Greenbrier A\$168,000	53 Kent D\$1,500
7 Chatham A.....\$68,000	20 Norwich A.....\$1,100
428 Wellington G.....\$183,000	114 Kent H.....\$1,250
379 Northampton S\$97,900	17 Sussex A\$1,250

FOR QUICK RESULTS, LIST WITH US!! • ALL INFORMATION IS DEEMED CORRECT AT TIME OF PUBLICATION 6/2022

NEVER PAY COMMISSIONS OR TRANSACTION FEES ON RENTAL RENEWALS • SPANISH - YIDDISH - RUSSIAN - UKRAINIAN & HUNGARIAN SPOKEN HERE



How to Properly Dispose of a Worn Flag

Burn the flag discreetly. Once you have lowered your flag and properly folded it, you will want to find a private place to dispose of the flag.

Cut up the flag. If you are unable or do not wish to burn your flag, you can also cut it into pieces.

Bury the flag. Once a flag is worn, you can fold it up, place it in a box and bury it.

Give the flag to a qualified organization. Groups like the American Legion, the Veterans of Foreign Wars, the Girls Scouts, the Boy Scouts and the local Veterans Hospital will take your old flags.

Recycle old flags. If you are concerned about limiting your flag’s environmental impact, you might want to consider sending it to a company that specializes in recycling old flags.

What Groups Dispose of Old American Flags?

From the beginning of this country's history, Americans have been taught to respect our flag. "The flag, when it is in such condition that it is no longer a fitting emblem for display, should be destroyed in a dignified way, preferably by

burning," according to the United States Code. If you have a flag in need of disposal, contact local groups for assistance to accomplish this with a show of respect for “Old Glory.”

Veterans' Organizations

American Legion posts across the country collect worn flags from their communities throughout the year. At sunrise on Flag Day, June 14, members of a post will conduct a Ceremony for Disposal of Unserviceable Flags. The Veterans of Foreign Wars, Sons of Union Veterans of the Civil War and some chapters of the Marine Corps League provide similar flag disposal services. Or check with a Disabled American Veterans Auxiliary or other active veterans' group in your area.

Scout Troops

Boy Scout and Girl Scout troops accept old flags from the community and burn them as part of a solemn, dignified Flag Retirement Ceremony. If the scouts don’t hold such ceremonies, they may run collection drives and channel the flags to groups that dispose of them.

Flag Disposal Services

Flag Keepers charges modest disposal fees for

its services: \$5 for flags up to 6 feet by 10 feet and \$10 for larger flags. The group waives handling fees and mail costs for certain types of flags and when funds are an issue for a customer. USA Flag Supply reduces the price of a new flag by 10 percent when you send it the old one with your order. The company disposes of the flags according to the United States Flag Code at the grave of Sarah Hinson, one of the founders of Flag Day. OldWornFlag.com offers, at no charge, “the respectful disposal of flags that should no longer be displayed,” according to the website.

Government Resources

Three out of four American flags sold in the U.S. today are nylon. Because burning nylon produces toxic cyanide fumes, some municipalities have burning restrictions that may affect the availability of flag disposal services. Contact your town or city government office or your local fire department for help in locating a group that disposes of flags properly.

Residents who wish to help by taking worn flags to the local Veterans Hospital, please contact the UCO office and leave your name and phone number for contact.



Elect

DR. DEANDRE POOLE

Democrat

**Port of Palm Beach
Group 5**

Dr. Deandre Poole has taught at Florida Atlantic University (FAU) for ten years and was elected as the FAU Faculty Union President for the last four years. He is the Former Vice-Chair of the Palm Beach County Democratic Executive Committee. When elected, Dr. Poole will work with fellow Commissioners to continue to insure the Port of Palm Beach remains the Economic Engine of Palm Beach County by increasing revenue, creating more jobs and not levying taxes. Dr. Poole is married to Veterinarian Dr. Stephanie Poole.

ENDORSED BY



Susan Bucher
Former County
Supervisor of Elections

Dr. Jean L. Enright
Commissioner
Port of Palm Beach District

Vote Tuesday, August 23, 2022

Dr. Deandre Poole, Port Campaign
3900 N. Haverhill Road
P.O. Box 223935
West Palm Beach, FL 33422

Political Advertisement paid for and approved by Dr. Deandre Poole, Democrat for Port of Palm Beach Group 5.

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CanoHealth

Century Village Residents are on the Move Again!

BY BOBBI LEVIN | PHOTO BY JOANNE ROBINSON

In response to requests from many residents, the UCO Transportation Committee has begun planning and approving excursion trips to places of interest in and around Palm Beach County.

- We travel in ADA approved buses and the organizers always determine that the destination is

handicapped accessible.

- Venues and events that are free or require only a minimal entrance fee are another consideration.

To that end, the committee is now investigating another Sugar Cane trip, a trip to the Holocaust Museum in Dania, a trip to the Boca Museum of Art, and a tour of the

Port of Palm Beach. If you have an idea for an excursion that meets the committee criteria, please contact the Transportation Committee at shmatta@aol.com.

Our last excursion took place on May 12 when 37 curious residents travelled to the original Palm Beach County Courthouse to take part in a re-enactment of an infamous 1950

murder trial.

Residents who wish to join an upcoming excursion trip should check each UCO Reporter for details and sign-up dates.

Expand your horizons. Investigate the world beyond Century Village. There are places to go, new things to learn and interesting people to meet.



Re-Cycle Therapy

What was old is new. The bicycles hit the road again here in Century Village. Two and three wheels; bikes and trikes. Standard pedal to the metal movement, battery or gasoline operated, foot brakes and hand brakes along with multiple gear options too.

Bicycle transportation has always been an adventurous escape to explore new places. Moreover, now we see senior populations using this type of transport for various reasons: to replace auto fuel costs by cycling to a destination, or a means of

staying physically active, perhaps sightseeing in the neighborhood, and it may also help our environment by reducing one's "carbon footprint" for cleaner air.

My first bike arrived when I was 8 years old. It was a heavy Columbia brand that was salvaged from a junkyard, then repaired and repainted the color blue. When I learned to balance my bike I felt grown up and had the sense of freedom to go anywhere, even ignoring parental requests to stay close by, "yeah right," I thought! My chance to

escape the boundaries was more exciting and worth the possible consequences. I was well-travelled through fields, dirt roads and paved destinations too. So much ground was covered, many miles were explored, but then the tires wore out. Help!

Of course, the skill to ride and balance a two-wheel bike takes some time to master and best done when you are young and had an extra pair of training wheels attached. Today's popular adult tricycle, much seen here in our Village, is referred to as a "trike"

designed with 3 wheels for an easier balanced ride.

If it's your 1st new bicycle or the memory of your first one, the thrill of cycling is not only an accomplishment, but an exhilarating sport too. Century Villagers also enjoy watching other cyclists navigate the many open roads and neighborhoods in our community. But remember to install an auxiliary lock so no one else can take your bike for a spin. Not like the old days when people were more respectful of other people's property.

A New Notice

Beginning June 3rd, Congressman Brian Mast has assigned Mr. Derek Boyd Hankerson, his Constituent Service Representative, to be in the clubhouse lobby, the first Friday of each month, coinciding with the Delegate Assembly, beginning at 9:30 AM. He will help with any problems regarding Social Security, Veterans' Affairs and any other Federal Agency. He will speak one-on-one with you regarding your problems.

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SHEFFIELD M

1 BEDROOM, 1½ BATH 2nd FLOOR CORNER. furnished,
light & bright, central air conditioning.\$75,500

NORTHAMPTON I

2 BEDROOM, 1½ BATH 2nd FLOOR CORNER.
Light & bright, updated, beautifully fully furnished,
washer & dryer in unit, hurricane impact windows,
tile throughout, move right in.\$179,500

NEW LISTINGS

GOLFS EDGE D 1BED 1 ½ BATH, GROUND FLOOR,
tile throughout, updated\$104,000
CAMDEN B - 1/1½, GROUND FLOOR.
Canal view, tile throughout.\$79,000
ANDOVER F - 1/1½, GROUND FLOOR CORNER.
Updated central air conditioning, turnkey.\$78,500
OXFORD 200 - GROUND FLOOR, 2/2.
Beautifully updated closets galore.\$194,000
SHEFFIELD L - GROUND FLOOR CORNER.
1/1½, central air, turnkey, updated kitchen.\$84,900
STRATFORD N 1/1½ 2nd floor, central air, light & bright,
updated, turnkey, furnished.\$75,900
STRATFORD O - 1/1½, 2nd FLOOR.
Water views, turnkey, central air conditioning.\$87,900
CAMDEN H - 1 BEDROOM, 1½ BATH,
2nd floor, totally renovated.\$61,000
SALISBURY D - 2/2 2nd FLOOR CORNER. Elevator,
Close to Haverhill gate and Clubhouse.....\$105,000
COVENTRY I - 1/1½ 2nd FLOOR. Totally updated,
furnished, corner, lift, new stainless steel appliances.\$85,000
NORTHAMPTON C - 1/1½ GROUND FLOOR. Updated
kitchen & baths, hurricane impact windows, water view.\$94,900
WALTHAM G - 1/1½ GROUND FLOOR CORNER.
Totally redone, stunning open kitchen.\$131,000
WELLINGTON B - 2/2 Updated kitchen,
ground floor, central air, water view.\$174,500
OXFORD 500 - 2/2, CORNER,
Spectacular newly renovated, pet friendly building.\$268,000
STRATFORD O, 1/1½, UPDATED 2ND FLOOR CORNER
Amazing water views.\$229,000

COVENTRY C

2 BEDROOM, 1½ BATH, 2nd FLOOR.
Light & bright corner,
Rentable from day one, furnished,.\$127,000

WELLINGTON

“A” - 2 BEDROOM, 2 BATH, UPDATED 2nd FLOOR.
Stainless Steel Appliances, Granite counter tops.
Beautiful Water View.\$174,900

“G” - 2 BEDROOM, 2 BATH, PENTHOUSE.
Light & bright, furnished, central air conditioning,
updated, enjoy fabulous view from oversized patio.\$173,500

EASTHAMPTON F

WOW! 2 BEDROOM, 1½ BATH, 2ND FLOOR CORNER.
Light & bright, new central air, new flooring,
furnished, beautiful garden view, great location,
close to clubhouse and Haverhill gate\$119,900

NORWICH D

2 BEDROOM, 1½ BATH 2nd FLOOR,
Light & Bright, New Kitchen.
Pet friendly building.\$105,000

The “Susans” turn “Listed” into “SOLD”

Organization News

Actors Studio of CV: meets Monday 7-9 PM in the clubhouse. Openings for actors of all skill levels. Writers and stage hands are welcome. Performances every year. Participants read from scripts. Call Marshal: 561-596-1738.

Act 2: Meeting in Clubhouse Room C, Mondays. & Wednesdays, 6 PM. See Kitty Muldoon-Gragg.

African American Culture Club: On hiatus at the end of May, returning in November. Please contact Eula (561)718-7478 or Liz (561)508-6451.

Baby Boomers: meet 3rd Wed. each mo., 3:30 pm. Bring your own chairs. Contact Lynn for info at: LynnSevan@aol.com.

Christian Club: Last meeting May 4, until September. Pres. Rae Boyle 561-254-2290, Co-Pres. Marilyn Figueroa (Figgy) 561-707-6548. Figgy's Upcoming Trips: Branson, Missouri, Aug. 13-21, 2022. For info, call Figgy 561-707-6548.

Computer Club: Monthly meetings resumed first Thurs. of the month at the clubhouse, Classroom C 1 PM. Members unable to attend can connect by Zoom. For link and passcode email cvccwpb@gmail.com with Zoom in the subject line. Check website

for latest info at <http://www.cv-computerclub-wpb.com>.

Cong. Anshei Sholom: 5348 Grove St. Invites you to join them for Shabbat Services Sat. morning, 9:15 AM with a kiddush following. Our synagogue is cleaned & sanitized each week. Hand sanitizers available.

For further information, please call the Synagogue office: 684-3212.

CV Overeaters Anonymous: Meeting Sundays, 5:00 pm, CV Clubhouse, 2nd fl., Classroom A, Further info: 781-593-6383 - 631-889-2614.

CV Friends of Bill W: Meetings Mondays, 6:30 pm, F/O Walgreens (outside parking lot - bring a chair). Thursdays 5:30 pm, 2nd fl. Cano Health (above Walgreens - elevator to 2nd fl.). Further info: 631-889-2614.

Democratic Club of CV: Board Meetings 3 PM, Clubhouse, room posted in lobby - June 13, September 12, October 10, November 14, December 12. General Membership Meetings 1:30 PM, Clubhouse, room posted in lobby - June 16, September 15, October 20, November 17, December 15. For info: Les 315-529-1229.

Falling Star Players: a CV acting group producing 3 shows a year. Meets in Classroom C every Tuesday. 6PM. Can't memorize lines? No problem. We take our scripts on-stage. Come join the fun! Call Jody Lebel 561-531-3373.

Irish American Club: meetings first Tues. of month, November thru April, 1PM in the clubhouse. More info: please call Carole 914-343-5547.

Italian American Club: Regular meetings 3rd Wed. of month, Clubhouse, Room C, 1-3 PM. For more info: call Fausto 561-478-1821.

Sailing Club: Meets second Friday of the month.

Shuffleboard Club: Summer Season May thru Oct., Tues. 9 AM. Winter Season Nov. thru April, Tues., Wed., Thurs. 1:15 PM. Everyone is welcome. Equipment will be provided. Any questions, call Ed Wright: 561-632-5268.

Snorkel Club: has resumed meetings on the 3rd Friday of the month, 10AM in the Clubhouse, Classroom B. Please join us.

Zoom Programs: Poetry, Karaoke, Yiddish Vinkl programs. Contact Marcia Love - mgmaita@aol.com



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VOTE AUGUST 23



EXPERIENCE



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EQUALITY



INTEGRITY

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- Current Chair, 15th Judicial Circuit Grievance Committee F
- Current Member, The Florida Bar Diversity & Inclusion Committee
- Current Community Service Co-Chair, Florida Association for Women Lawyers, PBC
- Current Special Magistrate, City of Riviera Beach
- Current Member, SDC Black Women Lawyers Association
- Current Member, Leadership Palm Beach County
- Current Member, National Coalition of 100 Black Women
- Current Member, The Community Alliance of Palm Beach County
- Former Palm Beach County Code Enforcement Special Magistrate
- Former Palm Beach County Commission of Ethics Hearing Officer
- Former Board Member, Mental Health Association of Palm Beach County
- Former Member, The Florida Bar Committee for Legal Needs of Children
- Former Secretary/Current Member, F. Malcolm Cunningham Bar Association

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VOTE BY MAIL
VOTE EARLY AUGUST 8-21

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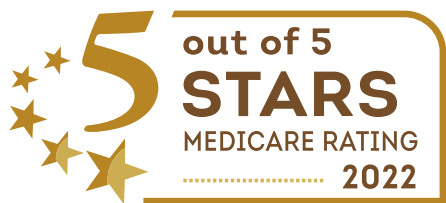
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Your Healthy Foods Card can be used toward items like these:

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| <input type="checkbox"/> Bread & pasta | <input type="checkbox"/> Frozen meals |
| <input type="checkbox"/> Eggs | <input type="checkbox"/> Nutritional shakes |
| <input type="checkbox"/> Dairy products | <input type="checkbox"/> Canned goods |
| <input type="checkbox"/> Fruits & vegetables | <input type="checkbox"/> Snacks |
| <input type="checkbox"/> Meat | <input type="checkbox"/> Coffee & tea |
| <input type="checkbox"/> Seafood | <input type="checkbox"/> PLUS MORE! |

CarePlusHealthPlans

CarePlusHealthPlans.com

South Florida. CarePlus is an HMO SNP plan with a Medicare contract and a contract with the Florida Medicaid Program. Enrollment in CarePlus depends on contract renewal. CareNeeds PLUS (HMO D-SNP) is sponsored by CarePlus Health Plans, Inc. and the State of Florida, Agency for Health Care Administration. This plan is available to anyone receiving both Medicare and Medicaid: Qualified Medicare Beneficiaries (QMB/QMB+), Specified Low-Income Medicare Beneficiaries (SLMB/SLMB+), Qualifying Individuals (QI), Qualified Disabled and Working Individuals (QDWI) and other Full Benefit Dual Eligibles (FBDE). No amounts on the Healthy Foods Card can be used to purchase Medicare-covered prescriptions or services, nor can it be converted to cash. Every year, Medicare evaluates plans based on a 5-Star rating system. CarePlus Health Plans, Inc. complies with applicable Federal Civil Rights laws and does not discriminate on the basis of race, color, national origin, age, disability, sex, sexual orientation, gender, gender identity, ancestry, marital status, or religion in their programs and activities, including in admission or access to, or treatment or employment in, their programs and activities. Any inquiries regarding CarePlus’ non-discrimination policies and/or to file a complaint, also known as a grievance, please contact Member Services at 1-800-794-5907 (TTY: 711). From October 1 - March 31, we are open 7 days a week, 8 a.m. to 8 p.m. From April 1 - September 30, we are open Monday - Friday, 8 a.m. to 8 p.m. You may always leave a voicemail after hours, Saturdays, Sundays, and holidays and we will return your call within one business day. Español (Spanish): Esta información está disponible de forma gratuita en otros idiomas. Favor de llamar a Servicios para Afiliados al número que aparece anteriormente. Kreyòl Ayisyen (French Creole): Enfòmasyon sa a disponib gratis nan lòt lang. Tanpri rele nimewo Sèvis pou Manm nou yo ki nan lis anwo an.

H1019_MKBNDMFNPRhfc0232022_M

JUNE 2022 CLUB LIST

All Clubs are active as of revised date, Clubs may have been discontinued or cancelled
Rooms or dates may be subject to change or modification
Masks and Social Distancing Recommended; Some Clubs may have Additional Rules

CLUB NAME	ROOM	DAY	TIME
Act 2 Community Theater	Meeting Room C	Every Monday	5pm-9pm
Actor's Studio	on hiatus - returns June 13		
African American CC Meetings	Class Room A	1st Wednesday	6pm-7pm
African American CC Potluck	Picnic Island	4th Sunday	3pm-6pm
Ballroom Dance Practice Group	Hastings Aerobic	Every Monday	2pm-4 pm
Bible Study Club in Spanish	Class Room A	Every Tuesday	6:30 pm-8:30pm
Bible Study	Class Room B	Every Sunday	5pm-7pm
Camera Club	Meeting Room C	2nd Tuesday	10am-12pm
C.E.R.T.	Meeting Room C	2nd Friday	1pm-3pm
Christian Club	Meeting Room C	1st Wednesday	12:30pm-3pm
Computer Club	Meeting Room C	1st Thursday	12:30pm-3pm
C.O.P.	Class Room B	2nd Thursday	10am-12pm
Democratic Club Meeting	Meeting Room C	3rd Thursday	1:30pm-3pm
Falling Star Players	Meeting Room C	Every Tuesday	6:30 pm-8:30pm
Homestead Exemption Outreach	Clubhouse Lobby	1st Thursday	1:30pm-2:30pm
Italian American Culture Club	Meeting Room C	3rd Wednesday	1pm-3pm
Karaoke on Saturday Night	Meeting Room C	Every Saturday	6pm -9pm
Latin American Club Mtg	Class Room A	2nd Thursday	6pm-9pm
Latin American Club	Guest Pool	3rd Sunday	5pm-9pm
Line Dancing Club	Hastings Aerobic	Monday & Friday	12pm-2pm
Music By Moonlight *	Guest Pool	Every Saturday	7pm-10pm *
Quilting Club	Craft Room	Every Wednesday	1pm-3:30pm
Russian Club	Class Room A	2nd Monday	4pm-6pm
UCO Delegate Assembly	Theater	1st Friday	9:30am-12pm

Note: Pickleball Court is always available to use. Please bring your own equipment.
* Last Bus leaves at 9 pm



Enroll In CV Theater Email Blast



JOIN OUR NEWSLETTER WEST PALM BEACH

First Name:

Last Name:

Email:

*By providing my email address, I hereby request that I be added to your email list and acknowledge that you will be sending me emails on a regular periodic basis.

Please fill out this form and return to the Ticket Office or you can go online at www.centuryvillagetheater.com/join-our-newsletter-wpb if you prefer to do it on your own.

UCO INVESTIGATIONS

Effective May 1, 2022, the fee for UCO Investigations Service increased to \$150.00 per applicant and \$150.00 per married couple. This raise in service fees is due to increased costs for screening reports, and an increase in requests for legal opinions from the UCO Attorney. Florida Statute now allows CV Associations to charge applicants up to \$150 dollars.

FOR LIFE SAFETY CALL



**WHEN RESIDENTS AND/OR GUESTS ARE
BREAKING WPRF RULES CALL SECURITY**

561 640-3118

BUS COMPLAINT FORMS

Report bus complaints in writing immediately! Include the Route #, Bus #, Date and Time. Complaint forms will be available on the Blog at village-blog-and-chat.blogspot.com. Paper forms will continue to be available at the clubhouse.

WHERE DO I GO?

For Century Village ID's and Guest Passes -- Go to the ID office in the clubhouse. Only there, will these be issued. CV ID's are the property of WPRF as noted on the back of the ID card. The guest pass will enable your guests to use the recreational facilities. Don't confuse a guest pass with a gate pass.

For Bar Codes, Gate Passes and Investigations -- Go to the UCO office at 2102 West Drive at the Okeechobee entrance, opposite the West Gate guardhouse. Gate passes issued for guests will allow them through the gates and nothing else. These are not valid for use of the clubhouse or recreational facilities.



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BY RUTH BERNHARD-DREISS

The most known facts about June are:

- It is the first month of the summer season.
- June in the Northern Hemisphere is similar to the month of December in the Southern Hemisphere.
- June is known as a great month to get married.
- The famous English tennis tournament Wimbledon is played during the month of June.
- The longest day of the year occurs on either June 21st or 22nd.

Symbols of June are: Birthstone: Pearl, Flower: Rose, Zodiac signs: Gemini and Cancer.

Of the over 950 listed as renowned people born in June, here are just a dozen:

Venus Williams, tennis player; Elon Musk, CEO of Tesla and recent purchaser of Twitter for \$43 billion; Sundar Pichai, CEO of Google, Inc; Anne Frank, diarist; Michael Phelps, 28 Olympic medals swim-

mer; Judy Garland, actress; Helen Keller, author and first deaf/blind person to earn a B.A. degree; Frank Lloyd Wright, architect; Che Guevara, revolutionary; Henry VIII, King of England; Sonia Sotomayor, Supreme Court Justice and Lou Gehrig, baseball player.

There are things you might enjoy doing during June:

The West Palm Beach Antique Festival, June 3rd, 4th and 5th, located at the South Florida Fair Expo Center. Also at the Fairground is Yesteryear Village with many items of interest. There is a unique opportunity to chat with the town residents and listen as they tell you what their daily life was really like prior to 1940.

Try the Flagler Museum, Norton Museum of Art, Manatee Lagoon and Lion Country Safari. Check the details for all online. Whatever it is you choose to do, enjoy the beginning of summer in June.

Notables Born in June

BY LENORE VELCOFF

ELON MUSK is an entrepreneur, investor, and business magnet. He is the founder and chief engineer at SpaceX, Tesla, Inc. and has an estimated net worth of around \$265 billion as of May '22. Musk is the wealthiest person in the world according to both Bloomberg Billionaires Index and the Forbes Real Time Billionaires.



SONIA SOTOMAYOR is an Associate Justice of the Supreme Court of the United States. She was nominated by President Barack Obama and has served since August, 2009. She is the third woman to hold that position, the first Hispanic, first Latina, and the first woman of color. She has supported the informal liberal bloc of justices.



GEORGE H.W. BUSH served as the 41st President of the United States from 1989 to 1993. A member of the Republican Party, he also served as the 43rd Vice-President under Ronald Reagan. In his political career, he served in the U.S. House of Representatives, as U.S. Ambassador to the United Nations, and as Director of Central Intelligence.



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BY LENORE VELCOFF

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For a special breakfast treat, take a scenic ride down S. Ocean Blvd. to the Intracoastal on one side and large, and expensive condos on the other to this spot that was predicted to go out of business when the Lake Worth Casino area was closed temporarily, and they were forced to move. However, they proved all the critics wrong because they not only survived, they thrived. They are located opposite the Eau Hotel in the Plaza del Mar Center and on weekends and holidays still have lines of people waiting to get in.

It is worth the wait. Start off with juice or a fruit cup and an endless pot of coffee. Then make the tough decision – do you want one of their seven Ethnic Omelets served with your choice of hash brown potatoes or grits, whole wheat, white, rye or multigrain toast, such as Greek (Old country flavor of spinach, onions, tomato, green peppers & feta cheese) or my choice – the Polish (Mild Polish Kielbasa with sauteéd green peppers, onions and their special cheese sauce).

Something different – how about

Buttons & Bows (two extra large eggs, nestled next to a mountain of really fresh mushrooms with hash browns or grits and toast) or Morning Super Star (Hash brown potatoes, melted cheese flowed on, topped with 2 basted eggs, vine ripe tomatoes and toast). Maybe Avocado Toast (multigrain toast topped with fresh smashed avocado, Evoo and lemon.served with two basted eggs and tomato) is more for you. Or, like my son, who had Eggs Casino (their version of the Classic Benedict -2 Poached eggs with ham & tomato served on an English muffin topped with their special sauce). My daughter-in-law had A Fabulous Taste From Abroad! ("Stuffed Croissant" with scrambled eggs, chopped ham, and their great cheese sauce served with hash browns or grits).

Of course, they have classics like Raisin Cream Cheese French Toast or Corned Beef Hash and many more. Whatever your choice, you will love their food and their reasonable prices.



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Nutrition and Health

Oral Health for Good Health

BY JEANIE W. FRIEDMAN, MS RD LD/N



Staying healthy is an admirable goal that many people strive towards. You exercise. You choose healthier foods and beverages to eat and drink. You see your doctor for regular visits. You quit smoking and limit alcoholic beverages. Do you also floss and brush your teeth regularly?

Wait, teeth? Yes. What do my teeth have to do with how healthy my body is? Poor oral health can affect the rest of your body and how it functions. In order to better understand how oral health can affect your body's health, let's step back and look at your teeth. Your mouth, like other parts of your body, is inhabited by bacteria; mostly harmless. Your mouth naturally contains saliva, which is useful for neutralizing the acids that are formed by bacteria. Saliva also helps to wash away food particles from your teeth and keeps your mouth moist. Certain medications may affect the amount of saliva in your mouth. Remember to ask your doctor about this if you are experiencing dry mouth.

Poor oral health allows harmful bacteria to take over, leading to

tooth decay and gum disease. This, in turn, can increase your risk of other health issues, while some medical conditions can affect oral health.

Affected by poor oral health:

Teeth

Poor oral health negatively impacts you. Tooth pain, gum disease, and loss of teeth greatly impairs your ability to eat well.

Heart disease/stroke

Some research has shown higher rates of heart disease and strokes in those with poor oral health. It is believed that the bacteria from the mouth can spread throughout the bloodstream and cause inflammation in the cardiovascular system.

Medical conditions that may affect oral health:

Neuromuscular Medical Conditions

Both Amyotrophic Lateral Sclerosis (ALS or Lou Gehrig's

Disease) and Parkinson's affect muscle control and motor function. It may get difficult to conduct proper oral care, saliva may pool in the mouth and lead to tooth decay and gum disease later on.

Diabetes

Researchers have noted that people with diabetes seem to have more frequent incidences and more severe cases of gum disease.

Lupus

An autoimmune disease, delicate oral tissues can develop lesions and ulcers. Salivary glands may be under attack, which affects saliva production.

Recommended Dental Care Routine:

The American Dental Association lists general recommendations on home dental care, as well as suggestions on other things to ask your dentist in order to personalize a dental routine that works for you:

- Brush two times daily with a toothpaste that contains fluoride.
- Brush for a two-minute duration to ensure that teeth are properly

cleaned.

- Each day, clean between your teeth. There are a variety of tools to use, with flossing being very common. Ask your dentist for a method that works for you.

- Make an appointment regularly for a teeth cleaning and see the dentist at that time for an oral exam. Ask your dentist how often you need to come in.

- Ask your dentist about mouth rinses that helps to protect teeth from gingivitis, plaque, and periodontal disease

Jeanie W. Friedman is a 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 dentist and health care professionals.

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May Sales

104	WELLINGTON A	1/1½	SOLD	\$115,000	277	SHEFFIELD L	1/1½	PENDING	\$85,000
314	SHEFFIELD M	1/1½	PENDING	\$76,500	215	SOMERSET K	2/2	SOLD	\$135,000
94	NORWICH D	2/1½	PENDING	\$115,000	207	STRATFORD O	2/2	SOLD	\$92,000
106	WELLINGTON L	2/2	SOLD	\$179,000	409	GREENBRIER A	2/2	PENDING	\$120,000
136	EASTHAMPTON F	2/1½	PENDING	\$119,000	105	WALTHAM E	1/1½	PENDING	\$85,500
328	NORTHAMPTON P	1/1½	PENDING	\$64,000	5	GOLFS EDGE C	2/2	PENDING	\$135,000
428	WELLINGTON G	2/2	SOLD	\$183,000	273	COVENTRY L	1/1½	SOLD	\$77,700
171	NORTHAMTON I	2/1½	SOLD	\$179,500	85	SALISBURY D	2/1½	PENDING	\$116,000

Recent Sales

78	SOMERSET D	2/2	SOLD	\$135,000	425	DOVER B	1/1½	SOLD	\$115,000
312	WELLINGTON A	2/2	SOLD	\$174,000	181	BEDFORD G	1/1	SOLD	\$67,500
175	ANDOVER G	1/1½	SOLD	\$62,000	182	SOMERSET I	2/2	SOLD	\$146,000
312	ANDOVER M	1/1	SOLD	\$70,000	201	WELLINGTON E	2/2	SOLD	\$190,000
16	HASTINGS A	2/2	SOLD	\$145,000	66	COVENTRY C	2/1	SOLD	\$84,000
181	SALISBURY H	2/2	SOLD	\$110,000	312	WELLINGTON B	2/2	SOLD	\$157,000
209	COVENTRY I	1/1½	SOLD	\$82,000	105	GREENBRIER C	2/2	SOLD	\$183,000
132	ANDOVER F	1/1½	SOLD	\$75,500	11	GOLFS EDGE E	2/2	SOLD	\$82,500
147	STRATFORD K	2/2	SOLD	\$106,000	48	SALISBURY B	2/1½	SOLD	\$89,900
218	BEDFORD I	2/2	SOLD	\$168,500	6	PLYMOUTH A	2/2	SOLD	\$130,000
114	GREENBRIER C	2/2	SOLD	\$135,000	211	GREENBRIER C	1/1½	SOLD	\$87,000

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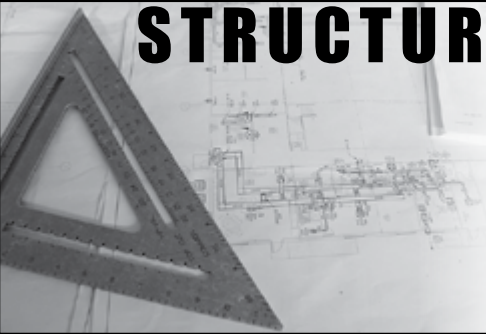


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TUESDAY CLASSES

Course Name	Start Date	Time	Cost	# Weeks	Room	Materials	Instructor
PRACTICAL SPANISH BEGINNER/INTERMEDIATE						classes run 6/7 thru 7/5	
	06/07/22	10:15 to 11:15	\$40	5	Class Room A	***	Beverly Dolgin
Description: Take lessons in Situational Spanish. Class dependent on minimum class size.						*** bring pen and notepad	
FRENCH BEGINNER/INTERMEDIATE						classes run 6/7 thru 7/5	
	06/07/22	11:30 to 12:30	\$40	5	Class Room A	***	Beverly Dolgin
Description: Take lessons in beginner French. Class dependant on minimum class size.						*** bring pen and notepad	
ART SUMMER FUN NEW CLASS!						classes run 6/7 thru 6/28	
	06/07/22	7:15 to 8:45 PM	\$60	4	Craft Room	***	Rhoda Carroll
Drawing, Colored Pencil Art, Crafts of your choice. Rhoda will call you for a simple supply list.							

WEDNESDAY CLASSES

Course Name	Start Date	Time	Cost	# Weeks	Room	Materials	Instructor
BALLROOM DANCE BEGINNER						classes run 6/1 thru 6/22	
THIS CLASS MOVED TO HASTINGS AEROBIC ROOM ** See reverse for proper footwear							
	06/01/22	4 pm - 5 pm	\$25	4	<u>Hastings Aerobic</u>		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						classes run 6/1 thru 6/22	
THIS CLASS MOVED TO HASTINGS AEROBIC ROOM ** See reverse for proper footwear							
	06/01/22	5 pm - 6 pm	\$25	4	<u>Hastings Aerobic</u>		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!							

THURSDAY CLASSES

Course Name	Start Date	Time	Cost	# Weeks	Room	Materials	Instructor
ESL - ENGLISH AS SECOND LANGUAGE BEGINNER/INTERMEDIATE						classes run 6/9 thru 7/7	
	06/09/22	11:30am-12:30pm	\$40	5	Class Room A	***	Beverly Dolgin
Description: Learn English as your second language. Class dependent on minimum class size. *** bring pen and notepad							

REGISTRATION INFO, PLEASE READ

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 - 4:15 pm

Room Location Subject to Change or Modification

PLEASE DO NOT REARRANGE THE TABLES OR CHAIRS IN ANY ROOM

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.

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DANCE CLASSES HAVE BEEN MOVED TO HASTINGS AEROBIC ROOM DUE TO THE A/C PROJECT IN MAIN CLUBHOUSE

WE'RE GOING TO HOLLYWOOD!

Wednesday, June 29, 2022



The climax of the film *North by Northwest* comes when Cary Grant and Eva Marie Saint make a run over Mount Rushmore's monumental presidents' heads. This escape lasts just over two minutes but it contributed to making this one of Alfred Hitchcock's most revered movies. Due to the magic of Hollywood, this life and death action took place on a sound stage with a 90-foot wide painting serving as the historic location. This exhibition of scenic backdrops, made for the movies between 1938 and 1968, acknowledges the authorship of the painting of Mount Rushmore, *Ben-Hur's* Rome, the Von Trapp Family's Austrian Alps, and Gene Kelly's Paris street scene.

- 11:30 a.m. - ADA accessible bus leaves Century Village Clubhouse**
- 1 – 2 p.m. - Guided docent tour of "Art of the Hollywood Backdrop"**
- 2 – 3 p.m. - Join public guided tour of Boca Museum highlights**

- or -

Stroll through Mizner Park - nibble and shop!

- 3:30 p.m. - Bus departs for Century Village**

Museum admission (including docent tour) = \$10 per person

Reservations accepted in the Clubhouse lobby:

Tuesday, June 7 9:30 a.m. – 10:30 a.m.

Wednesday, June 8 1:00 p.m. – 2:00 p.m.

Reservation must include non-refundable cash payment of \$10 which will be returned only if museum cancels event or if our bus is not filled.

For additional information – call (561) 688-2602 (UCO Transportation Committee)



Around the Bases with Irwin Cohen

Remembering Some Baseball Families



There have been many baseball families that played major league baseball, including three generations of Bells.

Gus Bell broke into the majors as an outfielder with the Cincinnati Reds in 1950 and ended his playing career in 1964. Son Buddy also started with the Reds in 1972 and stayed in the big leagues until 1989. Buddy's sons also started with the Reds. David (1995-2006) and Mike (2000-2005). All played with other teams as their playing innings wore on and Buddy and David also managed. Clubhouse men told me that as a player, Buddy was the biggest tipper to those who worked for low wages in the locker room, shining players' shoes and performing other duties.

The Boones were also a three generational family. Ray Boone (1948-1960), catcher for the Phillies Bob Boone (1972-1990), and his sons Bret (1992-2005) and Aaron (1997-2009). Aaron, of course, is currently the manager of the Yankees. An overlooked family were the Colemans. All were pretty good pitchers. Joe (1942-1955), Joe Jr. (1965-1979) and Casey (2010-2014).

I saw all of the aforementioned play. My biggest memory was seeing Ray Boone, then a third baseman

for the Detroit Tigers, hit a 14th inning home run in the second game of a doubleheader to give the Tigers a sweep over the Boston Red Sox in May of 1954. My friends and I sat in the upper deck last row, along the right field line, as we wanted to see Ted Williams hit as close as possible for as cheap as possible. Williams didn't disappoint as he hit four towering home runs, two in each game. I vividly remember one of my friends calling his mother asking permission if we could stay until 8pm as the second game was going into extra innings. She called the other mothers who said don't stay beyond 8 o'clock. We got off the bus home at 8:45, but at least we saw Boone's homer. 22 years later I met Ray at the 1976 All-Star Game in Philadelphia as his son Bob, and his son, Aaron, then a little boy, were soaking up the festivities. Ray was happy to hear my memory and he called it his biggest career thrill.

The Sislers only had a father and two sons that played in the major leagues, but that family became my favorite as I grew up reading about George Sisler. A first baseman for the St. Louis Browns most of his playing career that spanned from 1915 to 1928, he was one of the best hitters

in baseball history and retired with a great .340 career average. He had a .407 batting average in 1920 and showed it was no fluke two years later by batting an incredible .420. He was a real gentleman with a college degree in a time when many players didn't even finish high school.

George's son Dick, who broke in with the St. Louis Cardinals in 1946 was traded to the Philadelphia Phillies in 1948 and had a short stint with the Cincinnati Reds in 1952 before being traded back to the Cardinals where his 8 year career ended in 1953 with a .277 lifetime average. He became a favorite of mine in 1950 as it was the first year I started following baseball and it was Dick's best year as he batted .296 with 13 home runs. It was his 13th homer that became one of the most famous in baseball lore.

It was the last game of the season and the Phillies and Brooklyn Dodgers were tied for first place and both teams were tied at a run each as the game went into the 10th inning at Brooklyn's storied Ebbets Field. Sisler hit a late afternoon three-run homer clinching the pennant for Philadelphia and sending Brooklyn into mourning. The homer made Sisler famous and even more famous when

Ernest Hemingway's book, "The Old Man and the Sea," was published as the old fisherman was telling his young apprentice about Sisler's homer.

After coaching for several years, Sisler managed the Cincinnati Reds in 1964 after Fred Hutchinson retired as he battled cancer that would take his life less than three months later. Dick had a lifelong stuttering problem and while some players tried to imitate him when he was out of listening range, he was a very popular personality. He died in Nashville at 78 in 1998.

Dick's brother, Dave, pitched in the major leagues for seven seasons (1956-1962) and had a career record of 38-44, with an ERA of 4.33. He was one of the few big leaguers that wore glasses and I saw him pitch in person while he was with the Tigers in 1959 and 1960.

Author, columnist Irwin Cohen headed a national baseball publication for five years and interviewed many legends of the game including Joe DiMaggio and Hank Greenberg. While working in a front office position for the Detroit Tigers, he earned a 1984 World Series ring.

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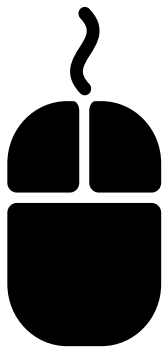
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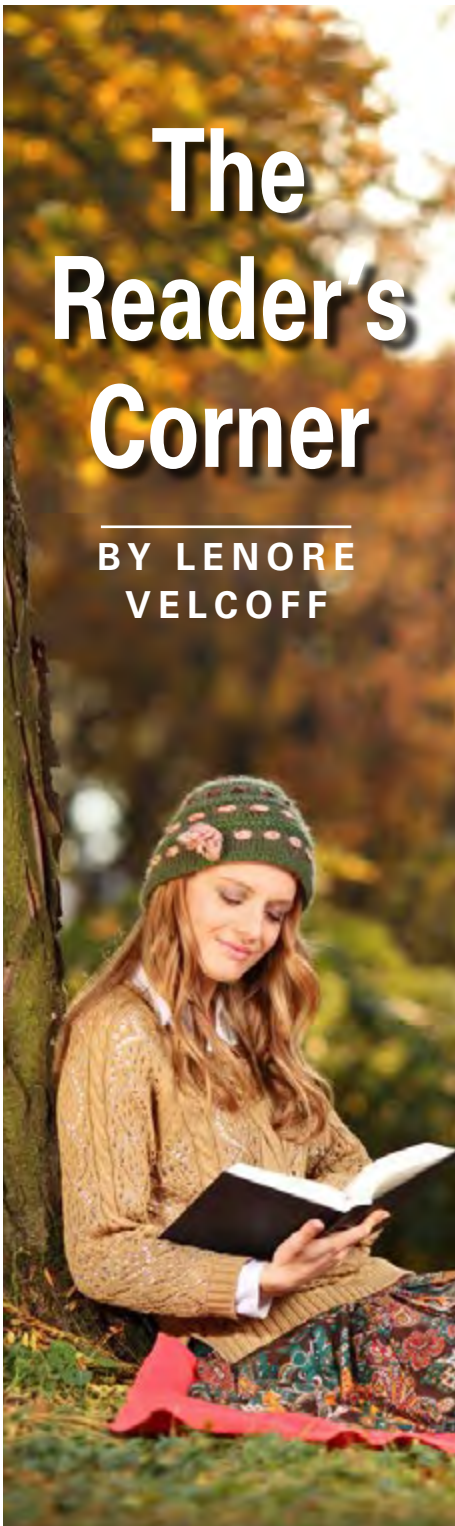
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SIGNATURE _____ DATE _____



What Happened to the Bennetts

by Lisa Scottoline

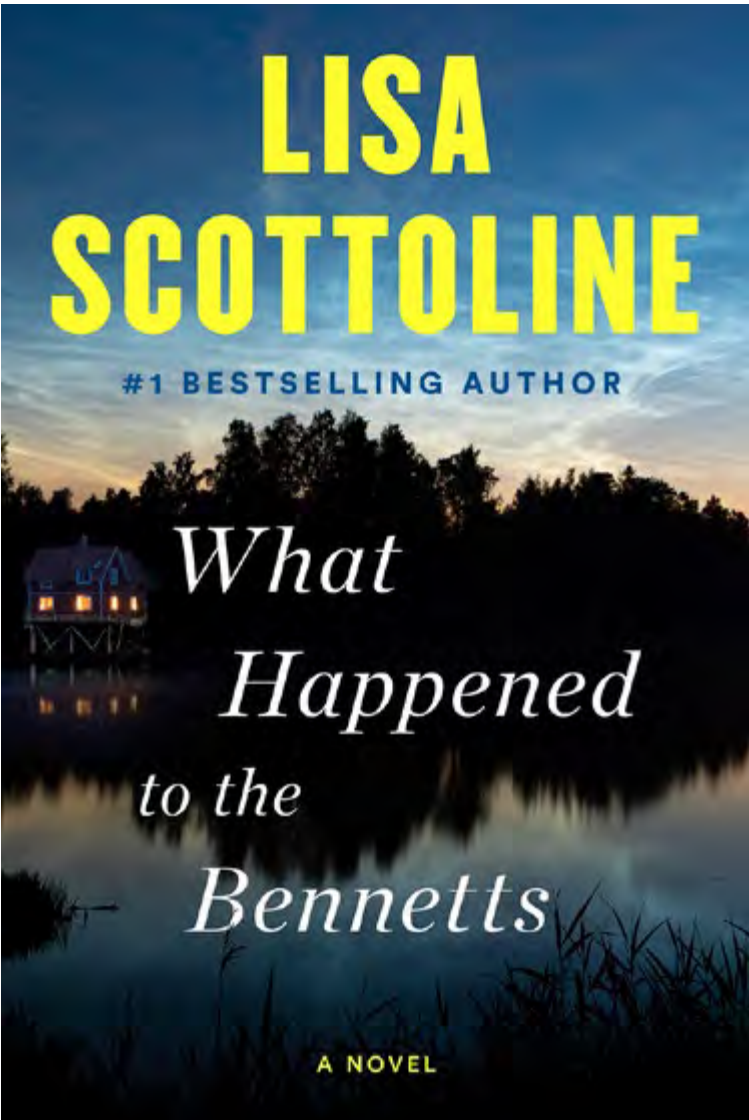
BE WARNED: THE FIRST HALF OF THIS BOOK IS VERY SAD.

Lisa Scottoline created a gripping and emotional-ly packed story that drew me in immediately. What Happened to the Bennetts was a mystery thriller with lots of twists and turns. It was fast paced and hooked me right from the beginning. Ms.Scottoline has written thirty-three books that typically feature a strong, independent female as the main character. Writing the story from the male perspective was an interesting and satisfying departure from that mold.

This book opens with a BANG when an attempted carjacking results in the death of a family member. The Bennetts, devastated and grieving, soon find out the person who shot their loved one is a dan-gerous man, and they are put into witness protec-tion without any time to tell their remaining family and friends. When the identity of the shooter is revealed, both Jason and Lucinda hope they will be able to have peace. But there is more than meets the eye when the shooter is involved in an even wider conspiracy, involving a drug dealing gang, a high-powered lawyer, even the FBI.

It's impossible to tell who the good guys are, who the bad guys are, who the good bad guys are, and who the bad good guys are as the story twists and turns in many ways. The Bennett's are now trapped in an unfamiliar life and have lost more than they can handle. They are falling apart, so Jason take matters into his own hands

The chapters are broken into shorter sections which I liked and there weren't that many cliffhang-ers between chapters. The characters were all like-able and very relatable. This family went through hell and back and as the reader, I couldn't help but root for



them every step of the way. Some of the action was a bit incredulous, it made for an engrossing, entertaining read.

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Letters to the Editor

No zoom number was given out, I offered to go home and go on zoom but they had problems, ALL meetings should be open to the RESIDENTS.. We pay rent at a clubhouse that can accommodate meetings, so if 5 residents or 25 want to attend they can. I know that some meetings are recorded, but we can't ask questions of importance unless at least there is zoom. PLEASE DON'T Shut us out!

Concerned Resident
Barbara Cornish



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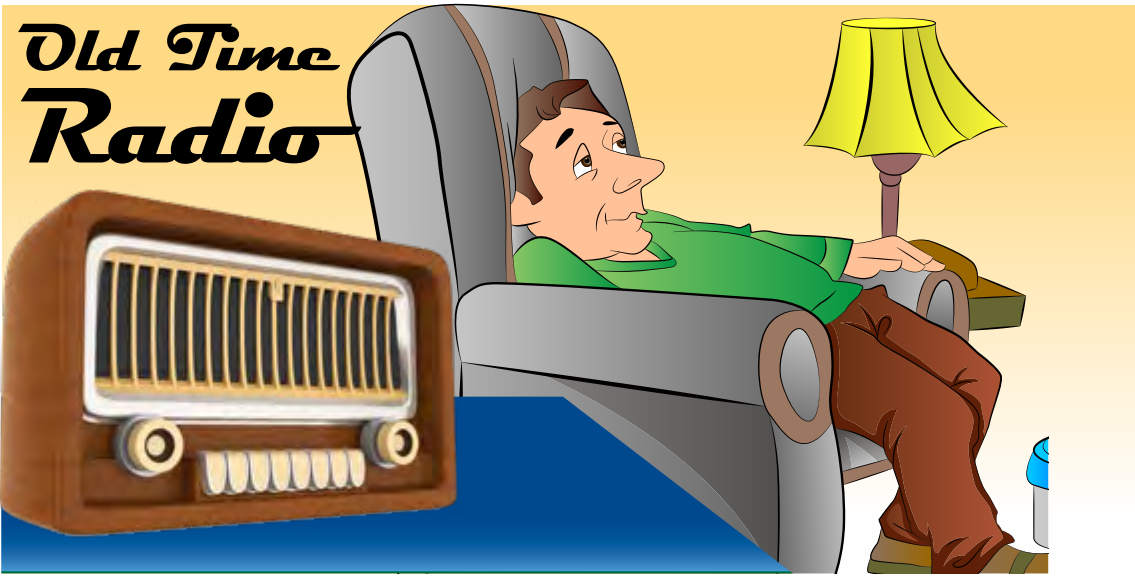
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May 2	The Pros and Cons of Medical Marijuana
June 6	Stroke Awareness: Signs and Symptoms
July 11	Headaches Decoded
August 1	Diabetes Education
Sept. 12	Fall Asleep and Stay Asleep
Oct. 3	Breast Cancer Awareness for Women and Men
Nov. 7	Dementia vs. Alzheimers
Dec. 5.	Health and Wellness Panel. Q&A with multiple health entities in the community.

RSVP to Patti at 561-345-0817



Children’s Radio Shows

BY STEW RICHLAND

The Good Old Days....When Children Listened To Their Parents?..... And Listened To The Radio!

Back in the GOOD OLD DAYS we came home from school and did our homework, no game playing. We took off our school clothes and did our homework. We did not go outside and play in them. We ate what was cooked or got nothing. When we were told to do something we did so. We did not say that we would do it later. So what about games? What time did the children have to play and socialize? For me and my friends, we would put our school books away, Meet on the street and play Punch Ball, Stick Ball or Marbles. There was a lot of running, jumping, and chasing and celebrating sweet victories, and then it would end when we were called by our mother, (the boss) that dinner was ready. Get in the house!

With remarkably few exceptions, Children's programming from the Golden Radio Era (and into the early Television Age) made little pretense of "educating" kids. Wholesome characters and an uplifting or moral message were always part of the story, but the show's main purpose was to sell the sponsor's product.

There are tons of old time children's programs I could open this series with such as Dick Tracy, Tarzan, or Red Ryder and his BB gun, but I chose two of my favorites and I am sure you will agree, they were yours too.

The first radio shows for children were heard only on local stations,

such as Philadelphia's WIP in 1921. The best known host of this kind of show was Uncle Don Carney (remembered as UNCLE DON) who became a radio institution with his show from New York's WOR (a 50,000) watt station that could be heard in seven states. His ad-libbed program of conversation and nonsense songs began in 1928 and ran until 1949. Carney sang, played the piano, told stories and introduced a variety of features: the "Earnest Saver's Club" which encouraged setting up accounts at the Greenwich Savings Bank; a "Healthy Child Contest", a "Talent Quest" that provided screen tests for winners. Each program began with Uncle Don arriving in the imaginary autogyro he called his "puddle jumper."

His program began with the following:

Hello nephews, nieces mine,
I'm glad to see you look so fine,
This is Uncle Don, your Uncle Don.

Hello, little friends, hello!
Radio: Snork, Punk.

His radio sales approach was celebrating children's birthdays over the air. Those he was unable to mention he sometimes calls personally on the telephone. After service like that, kids will do anything, even calling Mother out of the kitchen to hear what Uncle Don has to say about Wesson Oil. At least 25% of all radio stations in the New Area tuned into Uncle Don at 6PM E.S.T. Greenwich Savings Bank in Manhattan opened 35,000 Uncle Don accounts.

THE BIG OOPS FOR UNCLE DON

Uncle Don had just finished telling his last story of the day, wished a good night to all the youngsters in his audience, and sang his familiar sign-off ditty. As the station went to a commercial break, he leaned back in his chair, sighed, and said to no one in particular, "There that oughta hold the little bastards." Unfortunately for the ill-fated host, the engineer was late in cutting to the station break, and Uncle Don's remark was picked up by the still-open mike and broadcast into millions of homes. The station was immediately flooded with thousands of telegrams from outraged listeners, and the humiliated host was fired before the day was out, never to broadcast again. Disgraced beyond redemption, Uncle Don lived out the rest of his life in obscurity and died, an impoverished drunk, several years later.

One of the interesting aspects of this is the fact that many Americans claim that they actually heard this remark themselves or who had had an older friend or relative who did. At the very least, most everyone knew someone who recalled the national uproar caused by the incident or remembered reading about the firing of the hapless host in the newspaper. Radio historians gave not a single contemporaneous account of Don Carney's supposed involvement in a "bastard" scandal that appeared in any major news or trade publication of the day.



Hot Mikes Can Get You In Trouble!

It's the golden rule in politics to always assume the microphone is on. Don Carney's blooper led to the end of his career. However, as many world leaders can testify that they have been caught in "hot mic" moments which have led to some level of embarrassment which in most cases was short lived. Bloopers were made by Ronald Reagan, George Bush, Bill Clinton, Barack Obama, and Joe Biden. Bloopers made during unguarded moments could become a source of humiliation or even contribute to a huge political fallout. Sometimes these bloopers shine a little light into the murky corridors of our political system.

Writer: "Good night old friends. We will do this again next month at the same time and same place. I will be back with the old farts. Whoops, I made a blooper, but I guess this will hold you till next month.

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SIGN IN A PODIATRIST'S OFFICE:
"Time wounds all heels."

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"If you don't see what you're looking for, you're in the right place."

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"Don't sleep with a drip. Call your plumber."

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"Let us remove your shorts."

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"Push. Push. Push."

SIGN AT A CAR DEALERSHIP:
"The best way to get back on your feet - miss a car payment."

SIGN IN A VETERINARIAN'S WAITING ROOM:
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Incorporation — It's the law

BY ROD TENNYSON, ESQ.

When Century Village was originally planned and built in the early 1970's, the Florida Condominium Act did not require that a condominium Association be incorporated. In fact, all of the 300 or so Associations were created by the Developer as "Unincorporated Associations".

In 1976, the Legislature decided to require all Associations be incorporated as a requirement of maintaining standing in court. At that time, we were in litigation with Management over the recreation rents and the Court ordered approximately 130 Associations to incorporate.

The recreation lease litigation ended in 1980 and several years later the Legislature decided to amend the Condominium Act again, this time repealing the requirement of incorporation for Associations. However, many Associations at Century Village decided to incorporate anyway because. (1) they did not want to have every unit owner as a member of the Board of directors as required under the original Bylaws of the

Associations; and (2) Unit owners wanted to limit their liability in the case of accident.

Limitation of liability was the biggest incentive to incorporate Associations. An example will demonstrate the need to limit liability.

Let's assume Mr. Jones was elected to be Treasurer of the association. As part of his duties as Treasurer, Mr. Jones needs to pay certain vendors and contractors who have performed services for the Association's account. Mr. Jones decides to drive to the bank to get new checks for the Association, but on the way to the bank, he has a terrible automobile accident. The accident kills and permanently injures several people. In the ensuing litigation, Mr. Jones' insurance company pays the limits of its policy, which only covers a small portion of the claim, leaving Mr. Jones subject to approximately \$2,000,000 in liability. Since Mr. Jones has very few assets, the lawyers for the injured and dead parties begin to take depositions and other

discovery to learn the specifics of Mr. Jones' trip to the bank. They soon discover that Mr. Jones in fact was on a trip to the bank exclusively for the benefit of the Association directly related to his duties as Treasurer. The lawyers then check the Association's liability policy, but find that it also is insufficient to cover the \$2,000,000 claim. The lawyers next discover that the Association is unincorporated, which mean that

1. Mr. Jones is the agent for every unit owner in the building, making these unit owners personally liable for those portions of the damages not covered by insurance and
2. The lawyers for the injured and dead parties soon make every unit owner a named party to the litigation. Now all the unit owners in the building are named parties to the litigation and subject to the \$2,000,000 claim.

Now let's take this same example and see who is liable in the Association was incorporated. If

incorporated, each individual unit owner is not responsible for the acts of its officers and directors unless the individual unit owner is directly involved with the actions of the officer or director. In this case, Mr. Jones on his own drove to the bank. Therefore, only the Association as a corporate entity is responsible for the acts or negligence of Mr. Jones, but not the individual owners. If the Association's general liability insurance policy does not cover the claim, the the Association as a corporate entity either dissolves or discharges the claim in bankruptcy. Individual unity owners are no liable for the claim. Unincorporated Associations may not file for bankruptcy.

From the above example, you can see how incorporation limits the liability of individual unit owners living in the condominium. It is for this very reason businesses in America almost always incorporate. Limitations of liability is a good reason for Associations to incorporate.



Tickets will be sold month to month on the 22nd of the previous month online at www.gateaccess.net and at the Ticket Office. Please see Clubhouse Happenings for monthly dates. All programs are subject to change and/or modification without notice.

Take advantage of our 4 for 3 Summer special! Purchase tickets for 3 shows and receive 1 free show in the same month. This offer is valid for residents ONLY and MUST be purchased at the Ticket Office. To receive the free ticket it must be processed at the time of purchase. Caregiver Passes and New Owner Vouchers are excluded from the special. No reprints - No refunds - Non-transferrable. Effective for April – October 2022.

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Due to the rapidly changing nature of the virus that causes COVID-19, the policies for your protection may change at any time and without advanced notice. Updated information is available via the Century Village Theater’s website online at www.centuryvillagetheater.com/west-palm-beach. Accordingly, for current information regarding the Theater’s COVID-19 policies, please visit the Theater’s website prior to attending any and all theater performances.

Entertainment information is provided by W.P.R.F. Any questions regarding Clubhouse entertainment should be directed to W.P.R.F. at 640-3120.

“R” Rated Movies

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V for Violence

L for Language (strong language and drug content)

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An “R” rated motion picture, in the view of the Rating Board, contains some adult material. An “R” rated motion picture may include adult themes, adult activity, hard language, intense or persistent violence, sexually-oriented nudity, drug abuse or other elements. Due to a wide viewing audience, WPRF will not censure “R” rated movies. **Therefore, if you find any of the above offensive, WPRF suggest you “OPT OUT” of seeing this movie.**

MOVIE SCHEDULE

•• JUNE 2022 MOVIES ••

Movies will be presented with captions when available on the first Sunday at 1:45 pm of each new movie. No charge for residents.

Sun.	June	05	1:45 pm	MARRY ME
Sun.	June	05	6:30 pm	PG-13, 1 HOUR, 52 MIN.
Mon.	June	06	6:30 pm	Jennifer Lopez and Owen Wilson star in this romantic, musical comedy. Jennifer portrays a music superstar who is getting married in front of a global audience. Right before the ceremony, she finds out her fiancé has been unfaithful so she decides to marry a stranger from the live audience. Also starring in the movie are Sarah Silverman, John Bradley and Maluma.
Sun.	June	12	1:45 pm	AMERICAN UNDERDOG
Sun.	June	12	6:30 pm	PG, 1 HOUR, 52 MIN.
Mon.	June	13	6:30 pm	The true story of NFL MVP and Hall of Fame quarterback, Kurt Warner who overcame many challenges and setbacks with the help and encouragement of his wife, family, coaches and team mates to rise to greatness. The movie stars Zachary Levi, Anna Paquin, Hayden Zaller, Dennis Quaid and Adam Baldwin.
Sun.	June	19	1:45 pm	DEATH ON THE NILE
Sun.	June	19	6:30 pm	PG-13, 2 HOURS, 7 MIN.
Mon.	June	20	6:30 pm	Set against the majestic pyramids of Egypt, super-sleuth Hercule Poirot must once again solve a murder, this time aboard a glamorous Nile-river steamer. The film stars Kenneth Branagh, Armie Hammer, Gal Gadot, Tom Bateman, Annette Bening and Russell Brand.
Sun.	June	26	1:45 pm	SPIDER-MAN: NO WAY HOME
Sun.	June	26	6:30 pm	PG-13, 2 HOURS, 28 MIN.
Mon.	June	27	6:30 pm	Peter Parker’s identity as Spider-Man becomes known with disastrous affects so he seeks out Doctor Strange’s help to create a spell that will once again keep his true identity hidden. The movie stars Tom Holland, Zendaya, Marisa Tomei, Benedict Cumberbatch, Jacob Batalon, Tobey Maguire, Andrew Garfield, Alfred Molina, Willem Dafoe, Jon Favreau, Jamie Foxx and Rhys Ifans.

Movies will be presented with captions when available on the first Sunday at 1:45 pm of each new movie.

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