

Paradise Gardens Section II

P.G. II is designed for residents 55 years and older and meets the exemption under the Fair Housing Act

PAR-TWO NEWS



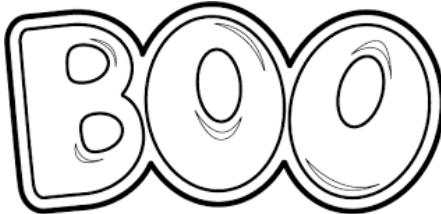
2018

HOMEOWNERS REMEMBER!!!

Before you put on a roof, new windows, driveway, etc., you **MUST** get a permit from Paradise Gardens II (there is no charge to PGII) as well as one from the City of Margate!!!...You can call Paul D'Andrea 954-605-7920. Not getting a city permit can result in steep fines!

LET THE RENOVATIONS BEGIN!

Demolition has begun on the Clubhouse! Because everything needs to be moved out the rooms into the ballroom while the renovation is underway the clubhouse will be closed. THE SWIMMING POOL WILL STAY OPEN THROUGHOUT THE RENOVATION -- THE RESTROOMS WILL BE CLOSED.



Books Books Books



Our library has tremendously expanded due to a private donor. Take the time to go over to the Clubhouse and see all of the new books! They are free to take, but please bring them back when you are done so someone else can enjoy them. Enjoy!



Inside this issue

Important Numbers.

Your Board

Your District Directors

Committees

Important Reminders

President's Letter

Neighborhood News

PG II Events

Calendar

Newsletter Contribution

If you would like to submit a suggestion or news item to our newsletter, please email me at jackiesambataro@comcast.net

Come meet your neighbors and participate in your community at the HOA meetings.

NEXT HOA MEETING
JANUARY 16, 2019
7:30 PM

Important Numbers

Emergency ----- 911

Poison Control
1-800-222-1222

Condo Accounting
954-340-0033

Lawn Service (Tommy)
954-937-4414

City of Margate
www.margatefl.com

Police & Fire
Non-Emergency
954-764-4357

City Hall
954-972-6454

Code Compliance
954-972-1232

Water Department
954-972-6454

Senior Center
954-973-0300

Library
954-973-7500

Northwest Med Center
954-974-0400

FPL
954-797-5000

Corporate Board

President Sharon Hevia sharhev@bellsouth.net

Vice Pres. Paul D'Andrea dsbuildinginc@att.net

Treasurer Manuel Hevia maheviapg2@yahoo.com

Secretary Susan Butler susan@tlcdental.biz

Director Carol Smith smith5425@bellsouth.net

Director Al Soler alsoler@gmail.com

Director JoAnn Zangle jaz149@att.net

Committees

Architectural Paul D'Andrea dsbuildinginc@att.net

Entertainment Theresa McLellan
Cindy Udermans

House Mgr Al Soler alsoler@gmail.com

Newsletter Jackie Sambataro jackiesambataro@comcast.net

Screening Gilda Pagano
Armando Perez Gili PGTWOHOI@hotmail.com
pgili58@hotmail.com

Social Club Bob McLellan TMAC6795@aol.com

**Please use the information
below to communicate with the board.
Messages will be checked regularly.**

Thank You

**Paradise Gardens II
1650 NW 68 Avenue
Margate, FL 33063
954-979-6755**

paradiseg2@bellsouth.net

PAYING YOUR HOA DUES

Beginning with January Invoices - if you have a current email address, the invoices will be emailed to you. You will not receive an invoice in the mail

Pay online at tinyurl.com/pg2pay

You can control when you pay and set text or email reminders to pay. You can pay using credit or debit cards, or your checking account. Checking account payments do not have a service fee. Credit and Debit cards have a fee of about \$4.95. Fees vary depending on your payment amount.

Use Direct Debit Authorization

Your quarterly (January 1, April 1, July 1, October 1) assessments can be automatically paid from your bank account. Complete the Direct Debit Authorization Form below and enclose a voided check. Beginning with the next quarterly assessment, your payment will be automatically deducted from your account.

Your Name _____

Property Street Address _____

Signature _____ Phone _____

Email _____

Mail or email the form to us at:

PG TWO HOA INC

c/o Condo Accounting iNC

PO Box 667944

Miami, FL 33166-9408

Email: PG2@HomeOwnerUSA.com

Use your Bank's Bill Pay

If you use your bank's bill pay, send your maintenance payments to:

Condo Accounting, Inc.

c/o CenterState Bank

PO Box 667944

Miami, FL 33166-9408

A LETTER FROM THE PRESIDENT

October 2018

We are in the works of starting the renovations on the clubhouse. The clubhouse will be closed until further notice. A notice will be posted on the front door of the clubhouse as to when it will reopen. The pool will remain open, but the restrooms will be closed.

When the clubhouse is done, The Board will be having an open house to celebrate our new look of the clubhouse. Read the newsletter for date and time.

There will be new keys made for the clubhouse. A date will be setup for everyone to come in to get their new key. It will be put in the December newsletter on the dates and time that you can come in for the new key. Only homeowners can get a new key. Renters need to get written permission from the owner to get a key. Renters will have to pay a \$20.00 deposit. When you move out and bring the key back, your \$20.00 will be returned to you. These keys cannot be duplicated. (One key per household). If you need a second key it will cost \$20.00.

We would like to see more of our community coming out to our meetings and participating in what is going on in your community. If you have any questions or concerns that you need to address, please come to the meeting so we can help in any way to resolve them. The board is here to help as much as possible. Due to the renovations, our next meeting will be January 16, at 7:30 PM

Thank you,
Sharon Hevia
President
Paradiseg2@bellsouth.net



Roll Call: Al Soler and Joann Zangle were not present. All others present. A quorum was met.

Meeting called to order at 7:30 pm By Sharon Hevia.

REPORTS OF OFFICERS:

- Susan Butler – Secretary, asked for a motion to accept the minutes for last meeting as published in the June 2018 PAR II newsletter. Motion was made and 2nd. All approved
- New Residents present? Sharon asked if we had any new homeowners present. Mr. Lennox Parchment, 1600 NW 66 Ave was present and introduced.
- Treasurer Manuel Hevia reported that we have only 5 homes that are delinquent and sent to collections, there were 2 that the owners passed away and are in probate with one having an unknown status. There are a number of homes that have small balances and are probably late fees that were crossed in the mail with payments.

REPORTS OF THE COMMITTEES:

- Screening: Gilda Pagano-
Longo Realty Group: 1640 NW 66 Terr and 6870 NW 17 Ct.
Miriam Williams / Angel Cumpa: 6790 NW 17 Ct.
Samlal & Pamela Keshwar: 6690 NW 16 St.
John and Annie Thomas: 1425 NW 67 Ave.
Laszlo & szilvia Sipeki: 1420 NW 67 Terr.
Paul D'Andrea/Phillip Mikulec: 1465 NW 68 Terr.
Marcia Francis/Larry Chisholm: 6805 Margate Blvd.

RENTALS:

Tracy and Ebony Dixon: 1600 NW 67 Ave.
Anthony and Felicia Schipani: 6680 NW 67 Ter

- Entertainment: Theresa – Nothing planned, The clubhouse will soon be undergoing renovations so there will not be a holiday party this year. Lightening Bingo will have one more game before renovations begin and will keep us posted if there will be another.

OLD BUSINESS:

- Parking complaints – there was, once again, much discussion about parking and still no resolution. President Sharon Hevia and Secretary Susan Butler met with our attorneys to see what we can legally do about the illegally parked cars. Here is what we learned:
 - We, as an association have no legal rights to move any vehicle from the streets that are owned by Margate. Unless the city gives us legal Lessee rights, which we are looking into.
 - As for our own covenants and by-laws, we cannot enforce towing without the legal authority. We can however amend our by-laws to allow for fines to be levied on those cars that continually choose to show disregard to our covenants. If the fines are not paid, we can place a lien on the home until they are paid. We will be getting more information about this.

NEW BUSINESS

- Clubhouse renovations will begin shortly. The permits will be submitted to the city for approval and we may be able to get an early start.
- Three estimates were secured and we went with the lowest. We will be upgrading to Hurricane impact windows; Pool area showers and bathrooms will be brought up to ADA code. Doors will be hurricane impact and a new lock and keys will be installed. All homeowners will receive one key. Replacements will cost \$25.00 each. As time gets closer, we will have more details, possibly a deposit on keys as well. (deposit to prevent if one homeowner leaves with a key, the new homeowner will have to pay)
- This year there will be no vote on excess homeowners dues, these excesses went to the purchase and renovations. This puts us in a great position to not pay taxes as a non-profit.
- The Par II newsletter – It will continue to be printed and distributed, If you know a neighbor that does not need one (out of town, etc... Please let us know so we can stop the delivery)

Questions and concerns – Once again about parking, no bicycles allowed in the pool area, Street light outages should be reported to FPL, Paradise Gardens Section 3 is having a MEET THE CANDIDATES night on October 16, we are all invited. The city of Margate has commission meetings, we should attend or have a representative present to express our concerns, anyone interested please let the board know. We are still looking into parking stickers for the cars, not that it will solve any parking issues but will identify residents versus nonresidents.

Raffle tickets – to encourage our homeowners to attend meetings, we will be having a free raffle each meeting. This month's winner was Donna Johnson, 1640 NW 55 Ave. She is the proud new holder of a 25.00 visa gift card.

With no more new business or questions from the floor, a motion was made and seconded to adjourn at 8:40pm
Minutes of this meeting were recorded and completed by Susan Butler – Secretary

Signed today, September 25 , 2018

 SUSAN BUTLER

You have made a personal decision to live in a community that is a registered association. Associations are governed by a set of rules. The rules are for all residents ---- NO EXCEPTIONS.

PARKING

There are no defined parking spaces on community streets. Spaces cannot be saved. Our streets are maintained by the City of Margate and you can park anywhere as long as you:

- Park on the correct side of the street, which is THE SIDE OPPOSITE of the NO PARKING signs and in the direction of the traffic flow.
- DO NOT BLOCK ANYONE'S DRIVEWAY.

POOL RULES

- The pool is open from dawn to dusk. NO SWIMMING AFTER DARK.
- Please be considerate as to the number of guests you entertain in the pool.
- All homeowners and their guests must have tags when using the pool. Tags may be purchased at every homeowner's meeting. Anyone not having tags will be asked to leave the pool.
- **HOMEOWNERS MUST ACCOMPANY GUESTS IN THE POOL AREA,** Particularly residents with children.
- Food or beverages, including alcohol are **NOT** allowed in the pool area.

ATTENTION DOG OWNERS!

- All dogs must be leashed and restrained at all times.
- Do not walk your dog on anyone else's property.
- You must clean up after your dog!

DO NOT FEED THE MUSCOVY DUCKS!

Feeding the ducks will solidify your friendship with the blunt-billed birds for life. So will leaving household trash outside in plastic bags. Place trash in garbage cans. It is against the law to feed the ducks in Margate and can result in fines. Muscovies get their nutrients from a natural diet of bugs and pond algae.

PERSONAL YARD AND GARAGE SALES

Our by-laws prohibit all yard and/or garage sales.

BE MINDFUL OF YOUR NEIGHBORS

We live in a neighborhood with the homes in close proximity to each other. It is extremely important - **and the homeowner's responsibility** - to keep trees and shrubs trimmed. Not only does it make our community look more attractive, it can eliminate hard feelings between neighbors if your tree should damage your neighbor's property. Keeping your bushes trimmed eliminates places for iguanas to hide. **Iguanas carry salmonella and botulism.** If you are unable to maintain your trees and shrubs yourself, several of the mowers will be happy to do it for you for a reasonable fee.

LITTLE KNOWN FACTS

90 percent of the pumpkins grown in the United States are raised within a 90-mile radius of Peoria, Illinois, according to the University of Illinois.

Halloween is the second-most commercial American holiday of the year.

Turnips and beets served as the original jack-o-lanterns

Samhainophobia is the fear of Halloween.

The Tamiami Trail is named for the two cities situated at each end of the highway — Tampa and Miami.

No matter where you are in Florida you are never more than 60 miles from the coast

Florida has 1197 statute miles of coastline and 663 miles of beaches.

Once a year, thousands of Floridians stand at the state line and toss dead fish into Alabama. It's the annual Mullet Toss hosted by Flora-Bama Beach Bar in Pensacola.

One cup of strawberries has more vitamin C than an orange

The first alarm clock could only ring at 4 am

Squirrels forget where they hide about half of their nuts

Obsessive nose picking is called Rhinotillexomania

In his book, Dick Cheney says his yellow lab Dave was banned from Camp David for attacking President Bush's dog Barney.

PG-II EVENTS

Lightning Bingo



We had a very good turnout for the September 13th BINGO, 22 enthusiastic people. The SUPER BINGO winners where ROSIE SMITH and ETHLYN MORRIS nice going to both of you..As was reported at the most recent Homeowners meeting the start of the remodeling of the clubhouse is uncertain, therefore we will not be having anymore LIGHTNING BINGO until further notice. Thank you to everyone that has been attending the BINGO'S and as soon as the clubhouse renovation is completed we hope to resume BINGO, we will keep everyone posted thru the PAR 2....so long for now and thanks again for attending.

The entry fee is \$2. Bingo includes soda, ice tea, water, snacks and SUPER BINGO. Cake or cookies, coffee and tea are served at the end of the games. It's a nice night out to see friends and meet your neighbors!

- Please bring enough nickels to play the full 90 minutes. We also have rolls of nickels for purchase.
- The games start at 7:30 PM SHARP! Please be at the Clubhouse by 7:15 PM

SEE YOU AFTER THE REMODEL!

Bob McLellen, 954-972-2120 TMAC6795@aol.com



**D & S BUILDING, INC
1435 NW 68TH TERRACE
MARGATE, FL 33063**

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PAUL D'ANDREA 954-605-7920 EMAIL: dsbuildinginc@att.net

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TO OUR CUSTOMERS:

As with all business, our customers want their jobs done

GOOD & FAST & CHEAP

However, through careful research and years of experience, we have determined that it is only possible to give the customers ANY TWO of the above.

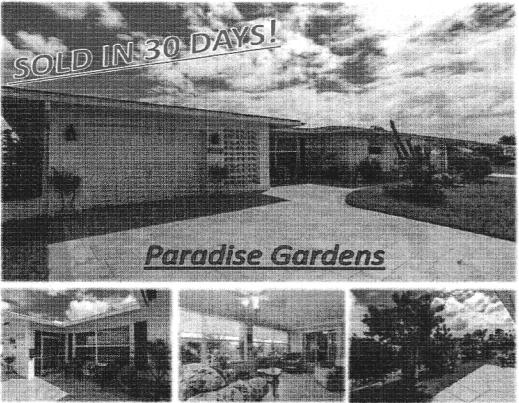
- A. GOOD AND FAST (WILL NOT BE CHEAP)**
- B. GOOD AND CHEAP (WILL NOT BE FAST)**
- C. FAST AND CHEAP (WILL NOT BE GOOD)**

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Email: patientinfo@associatedfootandanklecare.com

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Annual Advertising Rates:

Business Card	\$50
1/4 Page	\$75
1/2 Page	\$100
Full Page	\$200

OCTOBER 2018

There will be NO Club House Activities until renovations are completed!!!

Sun	Mon	Tue	Wed	Thu	Fri	Sat
	1 Water Aerobics 9:30 AM	2	3 Water Aerobics 9:30 AM	4	5 Water Aerobics 9:30 AM	6
7	8 Water Aerobics 9:30 AM Columbus Day	9	10 Water Aerobics 9:30 AM	11	12 Water Aerobics 9:30 AM	13 Bulk Pick up
14	15 Water Aerobics 9:30 AM	16	17 Water Aerobics 9:30 AM	18	19 Water Aerobics 9:30 AM	20
21	22 Water Aerobics 9:30 AM	23	24 Water Aerobics 9:30 AM	25	26 Water Aerobics 9:30 AM	27
28	29 Water Aerobics 9:30 AM	30	31 Water Aerobics 9:30 AM Halloween			

