

Royal Park Newsletter

Volume 1, Issue 4

October/November 2007

Special Interest Articles

- Top 10 places to live in rural America
- Fashion Faux Pas
- Fine Food under \$10
- Discover Florida Part II



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Ten Best Places to Live in Rural America

Tired of the humdrum of busy city life and the traffic and need a change of pace and place then consider one of the top 10 places to live in the beautiful and peaceful rural America.

Each year picked by *The Progressive Farmer* a magazine with *Onboard LLC* a real estate research firm, from the 300 counties, spread throughout every region of the country and having more than just great statistics going for them. They are scenic, peaceful, and in their own way are all perfect for living the American dream!

The country is divided into five regions West, South West, Mid-

west, North East and South East. The researchers look at household income, household spending, home and land prices, crime rates, air quality, education, access to health care and all things that can portray a snapshot of places they think their readers would want to call home.

The team of editors travels to the top selected counties taking pictures, interviewing residents and getting the lay of the

land. Crime rates and pollution rates are gauged against the national average and while the numbers can't tell everything, they do complete the picture.

Here is the 2007 top 10 Counties & States:

- 1- Barren, Kentucky
- 2- Warren, Pennsylvania
- 3- Randolph, Illinois
- 4- Gillespie, Texas
- 5- Union, South Dakota
- 6- St. Lawrence, New York
- 7- Sac, Iowa
- 8- Garfield, Oklahoma
- 9- Amador, California
- 10- Polk, North Carolina

Hectic City Life



Barren, Kentucky



President's Notes:

I am happy to report that we received payment from Broward County, for our *Broward Beautiful Grant* for our *Entranceway Beautification Project*. Gladly this project which stretched over a year and a half; is finally over. After our landscapers,

Lawn Logic, planted some impatiens at the entranceway to add color, we had a call from Broward County and the EPA that these plants are not permitted; as they are non-native and require excessive watering and are not on the approved list.

Overall, our grounds look great with the new company. I Would like to thank all the resident volunteers who went to the City of Oakland Park Tree Give-away, and picked up trees for the community. I spent three hours there *Continued on page 9*



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Community News

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Fashion Faux Pas at the 2007 Emmys

Every Emmy award ceremony has its best and worst dressed celebrities and this year the latter honor was claimed by Hayden Panettiere of the famous NBC superhero drama "Heroes."

Hayden has been an actress for 16 years since she was a toddler and recently starred in movies like Ice Princess (2005) The Architect (2006) and Shanghai Kiss (2007) and it was surprising to see such a talented beauty in such a capricious attire.

If I was a fashion critic I would have described hers as dress designed for pregnant cheer leaders or simply 'Haute Couture bad manners.'

However, no one can describe her fashion dilemma better than Jeff

Vespa of Wire Image.com and here is his verbatim quote: "Hayden Panettiere makes this rookie mistake at the Emmys. She barely stops afloat in the rolling sea of peach taffeta that is her mammoth, empire-waist Marc Bouwer gown. The fresh-faced "Heroes" beauty, who at the tender age of 18 is far too friendly with gravity to be hiding her nubile figure under 40 pounds of fabric, tries for fairy-tale-princess-ethereal in this clamshell-topped, epidermis-hued pup tent. Unfortunately like a sympathy vote-garnering prom queen whose water could break at anytime."

In the unlikely event she hires me as her fashion consultant I will advise my two-cents worth - please donate this monstrosity to a struggling



Hayden at the Emmys



Hayden on a normal day

theatre company practicing 'Macbeth' or 'Wuthering Heights' and next time you are invited to a red carpet shindig just arrive in your birthday suit - you will bound to turn heads, even in the graveyard!

The black & white print of the Newsletter doesn't do justice to the dress; to see in color you can go to: www.royalparkrealtor.com and click on Newsletter tab where you can also review previous issues.

LAUNDRY ROOMS:

PLEASE NOTE - The Laundry rooms close promptly at 11:00 pm. No one is to be in the rooms after this time, and the Gate House is NOT, NOT permitted to open them to get your clothes out after the 11:00 pm closing time.

Your co-operation will be greatly appreciated.

Board of Directors

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References required
15 years or older please
Call Stephanie:

954-258-5944 or 954-272-8081
between 3 and 8 p.m.

Royal Park Newsletter

October/November 2007 issue

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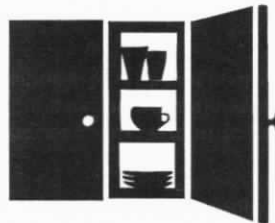
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October/November 2007

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Florida Fun Facts — Let's Explore the Gulf Coast... Part II

No matter where we live we get so engrossed in our daily lives that it's easy to be oblivious to our surroundings. Nevertheless, we do live in a tropical paradise called Florida and if we learn more about the fascinating places within a few hours drive, it will be helpful for an impulsive short break or a planned getaway .

Marco Island:

With it's laid-back charm Marco Island is the perfect getaway. Famous for fishing and golfing it's a short drive across Tamiami Trail, hence the 6800 acre retreat is a heaven for seasoned boaters and fishermen. Accommodation is at a premium and limited to a few hotels, resorts and



A tropical peninsula

some privately owned home and condos are rented seasonally. Beach access is available from the resorts, pedestrian pathways and resident-only beaches.

The Island's main attraction is the Esplanade Shoppes, spread over 50,000 square feet of shops and waterfront dining. The upscale retail and novelty shops have their arcade style storefronts set amongst tropical landscaping overlooking the central promenade with 1,100 feet of waterfront on Smokehouse Bay.

Dolphin spotting is another past-time here and excursions are

available aboard the Dolphin Explorer lead by a dolphin researcher.

The Marco Town Center Mall is a quaint village with cobblestone paths, tin roofs and unusually intricate shop-lined streets amid tropical settings. The energetic who wants to get a workout can explore the island by taking the Marco self-guided tour identified by 13 bronze tablet markers that are easy to follow. marco-island-florida.com

Sarasota:

Famous for its cultural heritage Sarasota boasts its own ballet, symphonies and opera complemented by theaters and museums displaying works of art by famous artists to circus memorabilia - funded by John Ringling of circus fame.

+++ For a bit of Nostalgia Visit Thomas Edison's Winter Home in Fort Meyers +++

It is also called the complete city due to the diversity of cultural, social and sport activities in a laid-back environment featuring fine dining and eateries of the quality expected by the cultural savvy populous.

Sarasota's oldest attraction is Spanish Point a 4,000-year-old Indian Settlement while Marie Selby Botanical Gardens is popular with nature lovers for the display of beautiful tropi-

cal plants and over 6,000 orchids.

Main Street and Palm Avenue has an abundance of shops and cafes but the collectors and antique seekers must check out Pineapple Avenue.

For out door activities Kayaking and canoeing is available at Oscar Scherer State Park Waterways and hiking on natural trails at Crawley Museum and Nature Center. Sarasota is where culture, nature

and beach embraces the lifestyle.

Fort Meyers:

Known for its glorious sunsets and white sands and warm waters Fort Meyers brags an array of fine shops and restaurants with ample opportunities for rest and relaxation.

If you can't find enough shells on the beach then you can visit The Shell Factory, the largest in the world offering a variety of rare shells, coral,

Sponges and sea fossils. It spreads over 18 acres and contain shops, displays and entertainment and a Nature park with a petting zoo, the Environmental Education Center, including a garden and botanical trail.

For a bit of Nostalgia you can visit the home of Thomas Edison which is a museum featuring a laboratory with an array of his memorabilia and inventions. Fort Meyers was



Sunset in Sarasota

the winter retreat and work place for the inventor until his death in 1931. His neighbor was his friend Henry Ford who build his estate The Mangoes in 1915.

Clearwater:

Located on the highest coastal bluff in Florida Clearwater is home to America's Award Winning Beaches. Caladesi Beach, America's #2 beach in 2006 & 2007. Also home to Fort De Soto

Park, America's #1 beach in 2005 Clearwater offers 35 miles of white-sand beaches on eight barrier islands. Located within minutes of many popular Florida attractions: 30 minutes to Busch Gardens in Tampa and 90 minutes to Walt Disney World Resort, Sea World and Universal Studio & Epcot Center in Orlando.

Whether it's fresh sea-food, great shopping, world renowned museums, family fun or endless sunshine, Clearwater is yours to discover! +++

Fine Food for Hungry Thoughts

It's already mid-day and you are having a bad day and still trying to catch up with your intended schedule, having skipped breakfast the more important question is what will you eat? The thought of going thru another fast food drive-way is giving you heartburn and to eat another bologna sandwich is impossible.

It's time to take a break. The challenge is to have fine food 10 minutes from Royal Park for under \$10 and served in 10 minutes hence the term Express Lunch – wholesome food served fast at fast food prices!

Las Vegas Café: 2807 E. Oakland Park Blvd. Ft. Lauderdale. (954) 564-1370

Located just E of Bayview Drive on N side of Oakland Park Blvd.

You will feel like a winner when you discover this fine family run eatery serving fresh food in a posh location but do not let the name fool you – it is a typical Cuban Cuisine serving *Especiales de Almuerzo* (Lunch Specials) Mon – Sunday 11:00 am – 5:00 pm with daily specials starting \$5.50 for *Arroz con Pollo* to *Baby Churrasco* (skirt steak) for \$9.95 and *Filete de Cherna* (Grouper fillet) \$7.95, *Ropa Vieja* (shredded beef) \$5.95 – all served with beans, rice, plantains and garlic bread.

FERDOS GRILL:

4300 N. Federal Hwy. Ft. Lauderdale. FL 33308 (954)492-5552

Located between Oakland Park Blvd & Commercial Blvd on E side of US1.

Known for its relaxed setting and fast service, Ferdos meaning 'Heaven' in Arabic specializes in Mid-Eastern and Mediterranean cuisine offers great choices for Lunch Platters under \$10.

The mostly grilled food is typical Lebanese/Syrian such as shish Kebab (beef), shish tawook (chicken breast), Shish Kafta (skewer of char grilled ground beef minced with parsley and onions and very popular), Gyro, shrimp kebab, veggie kebab and blackened Dolphin sandwich – all served with pita bread, rice, hummus and garden salad plus one complementary beverage. Having visited Syria many times and Lebanon once I would say the food is authentic; also the restaurant is ZAGAT rated.

You can always skip the lunch specials and order the 'Sampler' – my favorite, from the Appetizer menu for \$10.95 which has 5 different sampler dishes namely hummus, Baba Ghanoosh (puréed eggplant and spices), Fatoosh (cucumber, onion, tomato, pita salad), Veggie-

grape leaves and Falafel patties to be eaten with pita slices as sandwich). Should you find this mouth-watering description making you hungrier then you may order the Sampler with your lunch platter and bring the doggy bag home and if you are in the early stages of dating game you can always impress your lover by serving it as hors d'oeuvres with evening tea.

If he or she asks whether you made them yourself – just smile big and nod, remember lying in any relationship is forbidden but deviation from the truth is permissible plus it will raise your admiration bar in his/hers eyes to a new level – besides; grandma always said the way to a man's heart is through his tummy.

Bon appetite!

Next issue..... Discover more places for under \$10 and 10 minutes from Royal Park.



Trick or Treat

A couple on a golfing vacation in Bahamas hit the ball too hard and it went through the main window of a beautiful mansion nearby. Feeling guilty they knocked on the door which was slightly ajar and there was a man sitting in the living room picking shards of glass from his hand and a large broken bottle laying on the floor. The husband asked if he is the owner or the caretaker so he can pay for the damage.

The man said he is a Genie who was trapped in the bottle for a thousand years he is released by breaking of the bottle and to thank the couple he will utilize the power to grant 2 wishes provided they accept one of his. The husband was so impressed he wished to make \$2 million a year for the rest of his life and the wife wished to have a mansion like this in every capital in Europe. The Genie said both your wishes are granted; when you return to USA you will notice your acquisitions in 2 weeks. The husband asked what's your wish. The Genie replied "Well I was cooped up in the bottle for a thousand years I cannot think straight specially in the presence of a beautiful woman so all I can think is sex -would you mind?"

The couple decided it's a small price to pay for such a promised future so while the husband waited downstairs planning his new lifestyle the wife went upstairs with the man. After a couple of hours having his ways with her the man got out of bed - sat on a chair and lit up a cigarette and asked the wife " So what are you smiling about" the woman replied " I still cannot decide if I should have my next birthday in my new mansion in Paris or the one in Rome." The man asked "how old are you now" woman "35" and your husband " he is 39" the man replied "and you still believe in Genie?"

Work Quickly to Stop Mold

How to Stop & Prevent the Spread — By William Goodman

I found the following article in South Florida Sun-Sentinel May 28, 2006 and it is important to get Educated and Prepared...

If your home is damaged by a hurricane, mold may begin growing almost immediately and, in most cases, your insurance policy won't cover the cleanup. Experts say allowing the mold to grow can affect your health as well as your property values.

Warm, damp and humid conditions, the environment we face in homes without power to run air conditioning or fans, are perfect for mold growth.

"You're going to want to use dehumidifiers and air movers, because the principle is to bring down the relative humidity in the house," said Jim Robinson, owner of a Service-Master Clean franchise in Plantation. Those steps if possible should be taken in the first three days after a hurricane has passed.

"Seventy-two hours is the window," he said. "After that, mold starts to form."

If there's no electricity to power fans or dehumidifiers, residents should remove anything highly absorbable that became wet.

There is a school of thought that says a wet house should be ventilated,

but Robinson said that should be done cautiously. South Florida's environment can be very humid, so venting a house doesn't ensure the moisture will have anyplace to go.

Here are suggestions from Robinson and other experts to prevent mold damage:

Remove standing water: If you have no power, use a broom to sweep out excess water. If you have or can borrow a generator, use a shop-type, wet-dry vacuum cleaner.

Dehumidify: If power is available, use large fans to dry the area and a dehumidifier at the same time. A fan alone puts moisture in the air and helps produce the greenhouse effect.

Open windows sparingly: If there's a breeze, allow the air to blow through the home.

Pitch it out now: If rugs, drapes, ceiling tiles or furniture are waterlogged, get rid of them.

Check the base of your walls: Water can work through a carpet and into drywall, so it may be necessary to cut out and remove the lower 12 inches of drywall where wetness is established.

Bleach isn't a panacea: Bleach may slow the growth of mold, but no product you wipe on or brush

on will kill the mold.

Don't cool too much: Once the power is turned back on, set your air conditioning to 80 degrees to promote evaporation. Lower temperatures will cause condensation, which means more moisture.

+++++

ANNOUNCEMENT

My Name is Joe Masterson and I live in a ground floor corner apartment. We moved here in 1993 and we never had a problem till now.

I'm tired of people walking their dogs behind our building and on the sides. Most of them do not pick up their dog's mess —Our Rules Article Seven Pets#6...

The main reason I am complaining is that when we open the windows the smell is nasty. My wife and I would really appreciate if people would walk their dogs in the designated areas.

We Know who you are and if you continue to do this we will have no choice but to report to the Fining Committee and let them take some action which the office has assured us they would.

PLEASE BE CONSIDERATE

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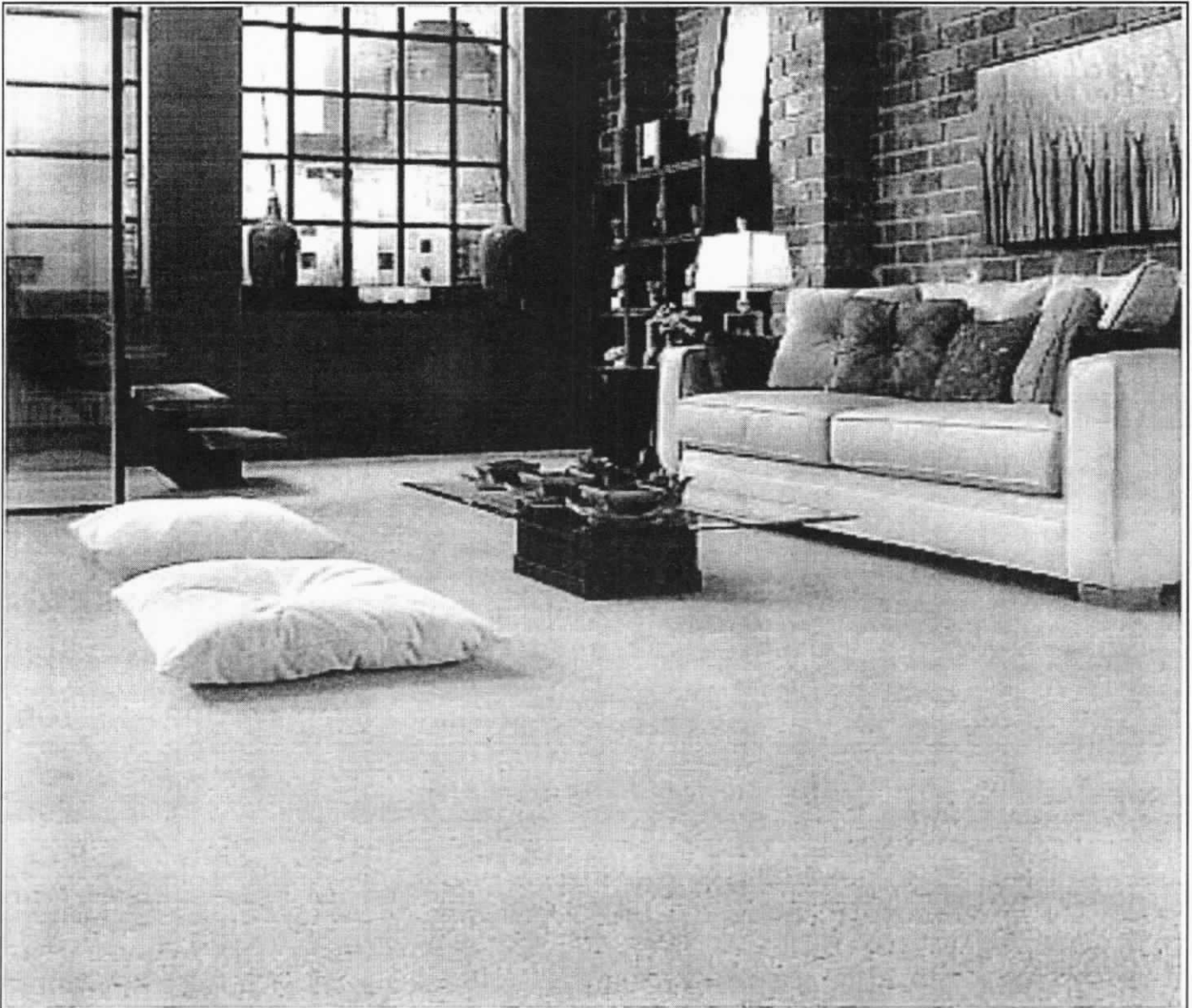
Stop Leaks-Fungus Mildew-Mold-Odor
Clean Air is Healthy Air -Have your
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President....Continued from page 1

before I got my two trees. We got a total of 32 trees which were planted by our maintenance men Tony and Vicius. Thanks Guys.

Our Budget Committee will be meeting shortly, to prepare the Budget for Year 2008. Anyone interesting in volunteering for the Committee can sign up at the office, and the Chairman will select owners from the list to serve for this very important function.

We are replacing all the Pagoda lights and we have obtained new style bulbs for these lights, that replace the old fashioned incandescent. They only draw (9) amps versus forty-five (45) amps; which will save us a lot of money on our electric bills. Our Property Manager resigned on 10/15 07 and we are searching for a new Property Manager. **Bob O'Kon—President**



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THANKSGIVING:



Thank God that Hurricane season is almost over and our State was spared.

Thanksgiving is almost round the corner so let's take a moment to thank those who helped Royal Park to be a better place:

Linda J. Humphreys our office administrator for her dedication and long hours through some trying times. **Stephanie Taylor**, book-keeper Our Maintenance staff: **Tony Parisi, Silvio Leal, Vicius Baptiste** for their hard work. Our past and present Board of Directors. The cleaning crew and the Gate House staff – **Roy Siewnarine, Tanya Salley, Linda Houston** and **Eddie Corouthers** (Rover)

Please remember all the Royal Park employees next month when the

red Christmas gift box will be placed in the office.

God Bless America and all her children



Happy Thanksgiving!

In Memoriam

Salvatore Sillitti who resided in 104-2C passed away on Saturday, October 13, 2007. He was Treasurer of the Board. Sal will be truly missed by his family, friends, and neighbors.

From Linda's desk



Welcome to our New residents and your new Neighbors:

Building#

104 Joseph Sokolowski

105 Pedro & Silvina Guerra

108 Ronald Josepha

109 Luis Tirado

114 Adam & Raymond Ortiz
Jackie Marrero

117 Alecia Carpenter

118 Joseph Chaplow

Royal Park Rentals

- 1/1.5 \$800.00 Tenant can paint.
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Breaking News

JUST BEFORE GOING TO PRESS WE ARE HAPPY TO ANNOUNCE THAT WE NOW HAVE A NEW MANAGER FOR ROYAL PARK.

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PROPERTY MANAGER

ROBERT DEME

Smart Attorney

An Entrepreneur was so impressed at a graduation ceremony that he loaned the three young graduates \$100,000 cash each to start their own businesses with no interest and principal to be returned in 7 years with one condition that if he dies sooner then the money must be returned the same way in the box at the bottom of his coffin and buried with him.

One was a doctor, the second an engineer and third a lawyer; they all opened their own practices and were very successful within 3 years but suddenly the entrepreneur died so they called each other to be at the funeral.

Next day both the engineer and doctor called the attorney to find out what happened as he didn't show up at the funeral home.

The Attorney said "I was running late at my last appointment and when I went to the bank it had already closed. I was the last one to make the viewing so I wrote a check for \$300,000 and took the change back."

GARBAGE ROOMS

Several Residents are leaving boxes, cardboard and other large items in the Garbage Chute Rooms.

These items must be taken down to the Dumpster Room. No Exceptions!

Only Bagged Garbage (properly tied) can be put down the chute.

Thank you.
Royal Park Management

DOGS - DOGS

We have had several complaints of DOGS "do their thing" near and on the Elevators, step & landing; and NOT cleaning up after them.

PLEASE walk your dog in designated area ONLY.
AND clean up after you PET, no matter where it has an accident.

Please be kind to neighbors. Thank you.
Royal Park Management.