

THE NEWSLETTER

ROYAL PARK CONDOMINIUM APARTMENTS, INC.

An excellent value, wonderful people, and a great place to live!

MARCH 15, 1995

MAILINGS

BY BARBARA CARLON

Very shortly a mailing will be going out to all unit owners, requesting their proxy regarding the number of Board Members. You will be asked to vote for either a 5, 7, or 9 person board. As a Board Member for the past 4 years, 3 of which had a 9 person board, and the past year as a 5 person board due to unusual circumstances of mass resignations. I feel I can speak from experience, and I would recommend a 7 member board, as being the right amount. The reason being that 5 did occasionally leave us short, yet 9 members were very cumbersome. It was often difficult to keep everyone informed on condo issues and decisions. Please be aware that the majority of unit owners will be deciding this issue. Not the Board.

THINK



COME TO BOARD MEETING FOR MORE
INFORMATION

COMMENTS

BY JIM ARMSTRONG

Here we are...the second issue of The Newsletter already! I hope that you enjoyed the new format and found the larger type easier to read. I will strive to make each issue more informative than the last with some articles for everyone. This issue will debut "The Canadian Corner" which should please a lot of the Royal Park residents. We are always looking for ideas for new columns, so... don't be bashful! If you have an idea for a column or something for the calendar, give me a call. My phone number is on page 2. The response to The Royal Park Calendar has been great! Take a look at the April calendar and see all of the upcoming events.

CITY WATCH

BY PATTI LYNN

When this newsletter comes out, the election will be over. Hopefully things will improve in the city. The issues that we must stay on top of are these:

HOME DEPOT. We're working to eliminate the ugly orange stripe which goes around the back of the building. No one in our buildings has any doubt what the building is, we don't need their corporate colors staring us in the face !!

TELEPHONE ASSIST PROGRAM. An excellent program for those of us who live alone. The Police department calls once a day to make sure you're O.K.. So far, only one Royal Park resident has taken advantage of this program...

THE SLUM BEHIND BLDGS. 118 & 119. The Police department and Code Enforcement are working to eliminate some of the problems we are encountering. If there is excessive noise, screaming, fence climbing, or anything that bothers us... Call the Police 561-6161. A rental building may be shut down if it is a Public Nuisance... we must be sure that the city is aware those residents are nuisances !!

BROWARD COUNTY MAINTAINACE BUILDING. That big ugly building at the railroad tracks that is in dire need of paint!! I'm working with the city manager and Moni Zimmerman of Royal Palm to both get it painted and paint a large hedge on the 38th street side to hide the building and the school buses in the next yard. It certainly would make the approach to our condo a lot more attractive.

Signing off... Thanks to Bob Golden for attending the March 1 city council meeting...the only power we have is in being represented. Come to city meetings!!!

THANKS

JANE BAKER

I appreciate the building representatives and alternates working together to see that all the rules of Royal Park are followed. Most rules are just a Courtesy to other people that would apply anywhere one lived. Lets help keep Royal Park the great place it is!

THE CANADIAN CORNER

BY ARMANDE TREMBLAY



Hi folks! Did you happen to notice the aroma that was coming from the club house on March 11th? Well, a few of us did, so I went inside and guess what... I saw the cutest little Leprechons you could ever dream of, one with blonde curly hair called Joe O'DiSantis, another cute one with little white shorts called Joe O'Licata and last but not least, Guy

O'Tremblay. They were cooking a most delicious supper for The St. Patricks dinner -dance. As for that Guy (guy), is you don't see him at the south pool, it's because I promoted him from housecleaning to cooking.

Lets not forget the girls who served the food and the others who graciously took over so that everyone could eat! With everyone working together, our Men's Club has a GREAT team! Even The White House would envy....OK, I know I tend to exaggerate, but what did you expect, especially coming from me!

Now for the Gossip: Did you notice that we were honored by the presence of 2 Presidents (they even helped with the service). First of all was Ms. Patty O'Lynn, President of our Board of Directors, and Ms. Presidente Doris (Eddy) O'Guilfoil, of the Royal Park mens club...(Oh Oh! I goofed again) Sorry Eddy, I got you to resign, but just for this occasion! Between you and me, theses gals are much prettier than the men... as the wise man Bob O'Gay would say... Armande, you're looking for trouble. OK, don't hate me guys or I'll be cooking your next St. Patricks Day supper. By the way girls, "The Cooks" already have full time jobs, so forget it in case you had any ideas! During the evening, one could meet all kinds of people, from the poorer (a poor homeless, waiting for a certain P. O'Marks, who had promised her food for work...(whoops, I goofed Al right this time, maybe I'll get FIRED before I get to the end of this, maybe I can blame it on the translation, and the richest M. Leo O'Beaudin who won the 50-50, Bravo

Therese (I hope she got it all).

Now for the entertainment: Line dancing by...The French Can-Can girls...Classic dancers: John O'Hartman and Yolanda O'Barnoff, the O'Millers, and the O'Waldmans. Even a "Titi de Paris" and his Mimi Joe O'Patron chairman of the dance and Marcelle who performed for us. We also had the "gigglers" Agatha O'Ricard, Paul & Marie O'Sirois, Berthe O'Jalbert, the O'Goffards Leonie & Guillaume...did you notice that we had nice clean ice buckets? Thanks to Leonard O'L'Abbe a clever man...So thank you all for making this special evening a great success. Sorry, I wish I could name everybody here, but... be on the watch snowbirds..French Canadians, and all...behave 'cause I won't miss you!

ROYAL PARK CLASSIFIED

FOR SALE OR RENT BY OWNER

1/1 First Floor, Fully upgraded, ceramic tile, new carpeting, hurricane shutters. \$35,000 owner financing. 484-4896

APARTMENT FOR SALE

BANK FORECLOSURE, NEW CARPET & PAINT, 114 - 2B, 2 BEDROOM/2 BATH, LOOKS GORGEOUS, \$39,900, ALL OFFERS CONSIDERED.

BROWARD BROKERS

HOWARD GORDON, BROKER

962-6300

SPRING TIME CLEANING

THE DIRTIEST PART OF YOUR CONDO
NEVER GETS CLEANED

CALL DICK — 485-5062
AIR HANDLER SPECIALIST

WITH MY SPECIAL EQUIPMENT, I WILL FREE
YOUR UNIT OF FUNGUS, MILDEW AND
SMELL. CLEAN AIR IS HEALTHY AIR

FULLY LICENSED FOR 25 YEARS
RESIDENT OF ROYAL PARK FOR 11 YEARS

I DO NOT REPRESENT ROYAL PARK INC.,
OR IT'S MANAGEMENT.

THE ROYAL PARK NEWSLETTER

Published monthly around the 15th.



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THE GAVEL UNRAVELS

BY PATTI LYNN

Wow— what an exciting month. Thank you all for voting... and thanks to those who voted for me. The new board is up and running...and we've had to do without a manager and with major roofing problems. The big stuff is falling into place... but the little things are still costing us money and affecting the quality of our life....

DOGS!! You're either going to have to pick up after your animal...or face a \$250.00 fine from the city. Those of you that have illegal animals may face an important decision... do I move or does my dog go? Anyone who is leasing in Royal Park may not have their lease renewed if their pet is a problem. Our rules say No Pets. The rules committee is working on a program which will insure that no more illegal animals are allowed on the premises.

PLUMBING!! If you have a dripping faucet, an ever running toilet, or a leaky sink... Please call the office. We'll try to match you up with a Royal Park resident who can fix the problem without the high cost of a plumber. We cannot hold our water bills and therefore our maintenance costs down, if we're losing water due to minor problems. Some residents have encouraged closing our car washes because of misuse and use by non-residents. I use the car wash, but if the majority of our residents want them closed, and our documents say we can do it... majority rules!!

LAUNDRY ROOMS!! Please..Please..Please... Close the door when you leave if the machines are running... for those residents living in C,D,E & F apartments, the noise is a real bother!! And it's just common courtesy for other community members...Do unto others...(naturally you've turned the lights off..Right?)

SPEEDING!! What can I say? Having been hit by a car, while a pedestrian on Sunday, March 5, at the guard house, I know what speeders can do. How much time does it take to drive to your building once you enter the gate?? Tops...2 minutes... and that's if you live at the south end. PLEASE...ask you guests to obey our 10 MPH limit...and do so yourself. The life you save may be your grandchild, child, or other relative or friend.

THE MAIL!! We have been blessed here at Royal Park with a truly caring letter carrier. Unfortunately, Joe Gambino will be retiring in several months... so our mail service IS going to change. Joe will be writing some guest columns with helpful hints to assure you that, as the post office says, "You get what's coming to you!!" That will start with the next issue. The first thing we should all do is be sure to use only your actual address. This means your name, your building number, city, state, and zip plus four. This is what MY ADDRESS LOOKS LIKE:

Patti Lynn
120 Royal Park Drive #3B
Fort Lauderdale, Fl.
33309-6548

Every one who writes to you should use this format. This 4 number add on, after the zip code is ONLY for the third floor of building 120. If you want to know yours, call me, I have it!! Well, the gavel is falling on this months column...see you all at the meeting.. March 23, ..7:30 at the clubhouse.

MEN'S CLUB NEWS

BY JOE KRAPP

The Royal Park Mens Club has completed their social dance programs for the 1994-1995 season.

The St. Patricks Day dinner -dance was a huge success! The dance was chaired by Joe Petron and his committee. A delicious meal of corned beef & cabbage was prepared by club members. From the response, everyone claimed it was the best ever. All tickets were Sold Out well in advance. Make sure to put this on your calendar for next year.

The functions planned for the remainder of the year are... Pot Luck Dinner... along with a Ladies Nite Out party.

We Thank all those who support our programs. Without you help, no Royal Park programs would occur.

The next meeting of the Royal Park Mens Club will be Tuesday, April 4, at the clubhouse. Starts at 10:00 am. Breakfast will be served. Plans for the 1995-96 season will be discussed and formalized. Your input is welcome. All Royal Park Men are invited to attend.

Welcome New Residents

Zoe Palermo.....	115-3F
John Smith	103-4A
Monique Leshman	120-1H
Lenore McClocklin	120-4F
Pamela Rocket	104-3G
Ray & Arlene Harrison	115-4G
Shelley Teich	120-1H
Ronald Melendez	113-4F
Lisa Skowron.....	106-2H
Marcia & Marcello DaSilva.....	119-3A
William Cudequest.....	108-3G
Mike Meehan & Ken O'Donovan.....	115-1F
Bonnie Kafin.....	115-3E
David Bell.....	114-4D



March 10, 1995

RE: ROYAL PARK CONDOMINIUM APARTMENT, INC.

Dear Unit Owner:

Crest Property Management, Inc. is pleased to announce that we have been retained to perform the Financial and Administrative functions of your Association, perform lawn maintenance, pool maintenance, janitorial services and maintenance services.

The Board of Directors will continue to set policy and make decisions.

Your maintenance fee check will continue to be mailed to 119 Royal Park Drive, #1A, Oakland Park, FL 33309.

Checks MUST be made out to ROYAL PARK CONDOMINIUM APARTMENTS, INC.

If you have a maintenance problem that is not an emergency, please put it in writing and mail it to:

ROYAL PARK CONDOMINIUM APARTMENTS, INC.
C/O Crest Property Management, Inc.
P.O. Box 452347
Sunrise, FL 33345.

If your problem is an emergency, please call Crest Property Management, Inc. at (305) 746-4357. For Medical, Fire or Police Emergencies, Dial 911.

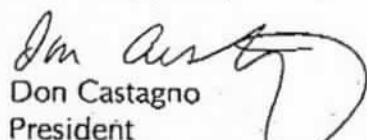
Extended passes will be issued by calling or writing Crest Property Management. You must request extended passes at least one week in advance.

We are here to help. Any questions you may have can be directed to Crest Property Management at the phone number listed above.

We would like to thank the Board of Directors for showing confidence in our company.

We will do everything in our power to make the Board of Directors and the Unit Owners happy.

Very truly yours,


Don Castagno
President

Corporate Address: 4700 Hiatus Road, Suite 156 • Sunrise, FL 33351
Mailing Address: P.O. Box 452347, Sunrise, FL 33345
Broward (305) 746-HELP (4357) • Fax (305) 749-5874
Dade (305) 945-3500 • Palm Beach (407) 738-5559