

Countryside Living...

A PERIODIC PUBLICATION OF THE DONALD ROSS LANDOWNERS ASSOCIATION, INC.



Neighborhood Boat Ramp

Palm Beach Country Estates received a lot of very positive responses to the idea of a boat ramp for our community. We have tentative approval from SFWMD and were able to find coverage for liability insurance. The remaining problem is location.

The current list of possibilities are at the end of 150th, the end of 154th, and at the northern end of 89th. Each of these locations produced concerns

from the adjoining residents, primarily about parking. While a boat ramp would obviously be an enjoyable asset for many of us, I don't want it to be a burden to anyone.

A couple of people brought up the idea of having it at the new neighborhood park. That would be a perfect location except the canal behind the park is very small, doesn't actually connect to the C-18 Canal, and is bone dry for several months of the year.

So, we don't have a viable location. I welcome any ideas, but at this time, were dead in the water (actual dead not in the water). Contact Mike Ryan at a1aei@bellsouth.net or 747-3233.



Road Paving Update

Road paving petitions from about 23 streets in PBCE have been reviewed and approved by the SIRWCD engineers. These streets asked for a cost estimate for paving their streets and will now receive a ballot so they can decide if they want to get paving or not. It is anticipated the ballots will be sent out to the landowners on these streets sometime in the middle of June. They will then have 30 days to vote if they

want paving and are willing to pay the estimated cost on their individual street.

The ballots will be then counted, and if more than 50% of the voting landowners on a particular street vote for their street to be paved, those streets will then be put on the public hearing schedule.

There will then be two public hearings. Actual bids from paving contractors will then be obtained and once the process is completed and final approval given by the SIRWCD Board, the streets that voted to be paved will be done. The anticipated completion date for the project would be by the end of the year.

Officers and Committee Members

Officers:

President - Chris Reinhardt	762-1281
reinhardm@bellsouth.net	
1st Vice President - Kevin Baker	748-3376
Kevin.Baker@thestreet.com	
2nd Vice President - Sheri Murray	601-1647
sherimurray@gmail.com	
Treasure - Kevin Parkes	441-2855
parkescpa@yahoo.com	
Secretary - Ellen Meehan	401-9331
ellen1981@live.com	

Committees:

Newsletter Editor/Advert. - Sheri Murray	601-1647
Neighborhood Watch - Cindy Divine	744-8122
COP Patrol & Disaster Assistance- Bill Bolds	626-7638
Entrance - Kirk Humphreys	748-4595
Beautification - Valerie Rozzo	743-3290
Car Shows - Scott Rice	723-5552
Helping Hands - Pam Malone	743-9912
Welcoming - Arie Strobel	748-6784
Sidewalks - Mike Danchuk	626-2530
Mom's Club - Sara Nakashian	748-7744
Park/Playground - Sarah Applegate	741-1140
Sheri Murray	
Chris Reinhardt	
Tim Brown	
Bob Berman	

Information:

Landowners Association - www.myPBCE.org	
Park/Playground - www.twistypinesplayground.org	
Neighborhood Watch - pbcenw@aol.com	
SIRWCD - www.sirwcd.org	747-0550
Equestrian - Beverly Bean	575-4411
bbeaninc@bellsouth.net	
RV/Camping Club - Connie McCormick	744-2938

Neighborhood Watch Be alert, get to know who your neighbors are, and get outside more. You can sign up for Neighborhood Alerts by e-mailing your contact information to pbcenw@aol.com. This is a good way to keep up with what's going on in our community. Think Safe!

See Suspicious Activity Call; PBSO Non-Emergency: **561.688.3400** Crime in Progress: **911**

COP Program: Mike Ryan a1aei@bellsouth.net or Bill Bolds Bbolds@bellsouth.net

PBCENW Info: Cindy Divine Divinelabs@aol.com or 561-744-8122



Message from the President

Things are finally starting to settle down regarding the roundabouts. The county has installed new signs, on the left side in the median they

say "Jog Rd. Left Lane" and on the north side of the road "69th Dr. Right Lane". They also painted "Jog" directly on the pavement in the left lane and "69th" on the right lane. I think this has really helped get the message across to drivers as to which lane they should be in. There are still some cars using the left lane to access 69th through the roundabout but it's probably down to 10%.

The other issue is when cars are heading out of the neighborhood, south on 69th and are about to enter the roundabout they need to yield to any cars already in the roundabout. There are a lot more cars going straight through, heading west on Donald Ross to Jog. Cars heading out of our neighborhood need to stop and see if the car entering the roundabout from Donald Ross is going straight or turning onto 69th. I have seen some very close calls where drivers just assume the car on Donald Ross is going to turn onto 69th and instead goes straight. It's so important to use the right dedicated turn lane onto 69th so you are not confusing other drivers.

The annual dues forms were mailed out in January. As forms are returned neighbors are asked to comment on issues in the community that concern them and make separate donations to the Legal Defense Fund and the Community Park if they so choose. I have read every letter sent in so far. The Community Park is a top priority for many residents. Second, was security, crime and vandalism. Thanks to our new C.O.P. program and Neighborhood Watch crime in the neighborhood has dramatically dropped. I'd like to thank all those involved in the Neighborhood Watch and C.O.P. programs for such a great job! The Legal Defense Fund was next, followed by roads. Roads, included paving, dust control, better maintenance on dirt roads, road safety and speeding.

Last year the community wide vote on the proposed road paving failed, but some roads still interested in being paved contacted South Indian River Water Control District and requested petitions to have their roads paved. Ballots with the estimate for the cost of paving should be coming out in June for these roads. The ballots are only going to be mailed to the roads that specifically requested paving. Keep your eyes on your mail for an envelope from SIRWCD. If you get a ballot you need to vote "yes" or "no". If you don't vote, your neighbors will be making the choice for you and you will have no say. Last year the cost of paving was approximately \$1,000 per year for 20 years added to your Palm Beach County tax bill. Presently, I have not heard a specific figure for this years paving project proposal, but it was supposed to be lower than last year.

Sidewalks were next and are moving along. Currently 155th and 75th have been completed. 75th looks great and is getting used quite often. I haven't heard which roads are next but I do know they have moved the sidewalk on 150th from the south side to the north side of the road to better accommodate the school kids and bus stops. The sidewalks on 69th, 64th, 143rd, and 150th should begin soon.

There were a few other subjects mentioned on the dues forms but the one that stands out the most is loose dogs. In the past few months I received 3 calls from residents who said they were bitten by loose dogs. There were other complaints of being chased or charged while walking or biking. Some residents are afraid to walk in our neighborhood because of this issue. I understand that occasionally a dog may "escape" a fenced yard or get out through an open gate or door. These are not the dogs I'm referring to. I'm referring to the dogs that are "allowed" to roam free. These are the dogs causing the problems. It's against Florida law to allow your dog to roam off your property. By law they are to be on leash or under voice control when off the owners property. If you are chased or harassed by a loose dog I suggest calling the owner. If this doesn't work call Palm Beach County Animal Care and Control at (561) 233-1200. I know no one wants to be confrontational with their neighbors, but this is a safety issue and needs to be addressed.

There were two other comments on the dues forms I would like to share:

"Respectful neighbors" and "Safety and respect! Kindness and common sense doesn't hurt either." I think if we all practiced a little more kindness and respect for our neighbors, issues like this wouldn't occur. A little commonsense doesn't hurt either.

Thank you, *Chris Reinhardt* - President

Annual Election Results

On May 18th the Donald Ross Landowner's Association conducted their annual meeting to elect new officers. The offices that were up for election were President, 1st Vice President and Secretary. Chris Reinhardt was re-elected for a second term as President and Kevin Baker was re-elected as 1st Vice President. Merry Lunsford did not run again for the secretary position. Ellen Meehan was nominated and elected as our new Secretary. Please welcome Ellen as the newest member of our Board as well as a new resident in PBCE.



"SIRWCD working on Flood Zone Revisions"

Several hundred homes in PBCE are still designated by FEMA as being in a flood zone designation. As a result of this designation property owners are sometimes required by their mortgage companies to obtain flood insurance. The drainage systems implemented and operated by SIRWCD have greatly altered flood problems in PBCE, however some homes still are being forced to pay for this expensive insurance, when their neighbors are not, because of the designations on the FEMA maps.

As a result of this, Michael Danchuk, Board member of SIRWCD, has asked the SIRWCD staff and engineers to work with FEMA to get the designations updated. Currently an individual can try to exempt themselves from the flood zone designation if they still are marked as being in a flood zone, however this requires surveying and individual costly filings to be obtained from FEMA.

The SIRWCD engineers are now looking into ways to correct the problems for all residents as a group and update the FEMA maps. Len J. Lindahl, SIRWCD engineer, has provided the following update on the current situation and what is being done:

"The Federal Emergency Management Agency (FEMA) has two processes an entity can apply for to change its flood zone designation. SIRWCD staff has been evaluating the ability to re-designate the flood zone for portions of the community by processing all necessary paperwork for a FEMA Letter of Map Revision (LOMR) application. In addition, staff has been evaluating the ability to achieve the same re-designation through a streamlined Letter of Map Revision based on a filing called a LOMR-F. The LOMR-F is based on structures being higher than the base flood elevation of the flood zone by placing fill on the individual parcels. As additional information becomes available, notifications will be published."

If you are still designated in a flood zone and have questions you can contact Michael Danchuk, 339-3485, for an update.

COP Update

COP had our biggest month yet. There were 517 hours and 5,745 miles on patrol last month! Total volunteer hour were 809. That included time for our annual training session at the Sheriffs Department Road Course where they checked everyone driving abilities and we participated in scenarios that a volunteer may encounter, such as a disabled motorist or a vehicle accident. The training session was informative as well as enjoyable.

We have had several residents ask about "House Checks". The COP Program offers House Checks for people who are out of town. Volunteers will drive by your house for a visual check during patrols while your away. You can get the forms from any volunteer you see on patrol or you can go to the Sheriff's Substation at Sierra Square Shopping Center (Sunoco) on Indiantown Road.

We have many openings in the schedule for more volunteers. Consider helping your community be more safe by volunteering with the COP. The car is available 24 hours a day. Patrolling is a relaxing way you can provide needed help to our neighborhood.

Contact Mike Ryan at a1aei@bellsouth.net or 747-3233 for more information.

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2010 Dues are Due

If you have not yet paid your 2010 dues please do so and support your community.

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Donald Ross Landowners Association

Minutes - March 9, 2010

Meeting was called to order at 7:33 by President Chris Reinhart. In attendance were 1st Vice President Kevin Baker, 2nd Vice President Sheri Murray, Treasurer Kevin Parkes, and Secretary Merry Lunsford.

Treasurer Report: We want to thank everyone that has sent their dues money in. About \$12,000 in dues has been received. Plus, \$840 was added in legal contributions and \$470 was received for advertising. Operating balance: \$10,270 & Legal balance: \$8,216. **Secretary**

Report: The minutes for the January meeting were printed in the newsletter. They were approved as printed in the newsletter. **Park**

and Playground Report: There has been no new fund raiser. We are still accepting bids on the parking area until March 31st. Anyone interested in making a bid please contact Bob Berman, his contact information is in the front of the newsletter. Pepsi has a PEPSI REFRESH Program. They are giving grants to those winners. We have to post our park and the project wins by votes. We will let you know when you need to vote at refresheverything.com

Sidewalks and Roads: The sidewalks are being installed. 75th is 90% done. 150th, 69th, 143rd, and 64th are also scheduled to be completed. We are not sure in which order they will be completed. There are still problems with the roundabout. Please use the right lane for 69th. Please be aware of other drivers. The county is still working on signage to help people understand the roundabout. **Neighborhood**

Watch: Mike Ryan said we still have sign up sheets for the neighborhood alerts. We have been having problems with people cutting the manes and tails of horses in our area. Horse owners, please be aware of this problem and watch out for people that shouldn't be in your area. There is space available to join the COP program. Saturday mornings need more coverage. It was suggested that when having a garage sales, people could be looking into your garage to see what you have, and then returning to steal. Last month between the combined COP program of PBCE and Jupiter Farms, 340 volunteer hours, and 3929 miles were covered. Thank-you to all those volunteers. You are making a difference! The sheriff's response and presence are also making a big deterrent to our crime. House checks are also available you need to sign up for that. The cars being broken into are unlocked. Please lock your car doors and close your garage doors. Midmorning to midafternoon and late night 11-3 am seen to be our problem times.

Boat ramp: If any one is interested in a community boat ramp please let us know. A small ramp limited to engines under 25hp is being explored. We are still checking with FEMA for their updated flood maps. The SIRWCD engineers are working with FEMA to get this done.

New Business: Road paving petitions have been approved by SIRWCD. The roads that have been approved will get ballots including a cost estimate. A majority of the votes cast for each individual street will decide if that street gets paved. If you want your choice to count you need to vote.

The entrance sign is being repaired to hold it over until we decide what we are going to do for a new one. Again, we are working on gathering bids for a new one. The options will be posted on the website for everyone to vote on.

Dr. Mark Marciano who is running for State House, District 83 introduced himself.

Meeting was adjourned at 8:33

Submitted by: *Merry Lunsford*, Secretary

Bluegill Trail Is Coming To Your Neighborhood!!!

Something new is on the horizon in Palm Beach County and will be in your neighborhood before you know it! Earlier this year construction began on Bluegill Trail, the first of five proposed multi-use trails that will connect various conservation lands and activity and education centers that make up the Northeast Everglades Natural Area (NENA). Bluegill Trail is the first trail within the NENA footprint to be constructed in Palm Beach County (PBC). Ultimately, the trail will provide a connection that is 9 miles long between PBC's Riverbend Park in Jupiter and Grassy Waters Preserve in West Palm Beach, passing through the County's Loxahatchee Slough Natural Area and Sandhill Crane Access Park in Palm Beach Gardens.

Phase 1 of Bluegill Trail will stretch from Riverbend Park to Sandhill Crane Access Park along the east side of the C-18 Canal. Over 5 miles of dirt road will be improved with shell rock to provide a hardened surface for pedestrian, equestrian, and bicycle use. Amenities will include: a 10-foot wide shell rock path for better bicycle and pedestrian access, a chickee shade shelter, 4 informational kiosks, a well with hand pump offering non-potable water for equestrian use, native trees for shade and habitat, and a bridge over the C-18 canal at Riverbend Park. Residents in the Palm Beach Country Estates neighborhood can directly access Bluegill Trail at 154th Street and the C-18 Canal. During construction activities, access to the C-18 Canal at 154th Street may be closed periodically. Phase 1 construction is anticipated to be completed in October of 2010.

NENA is a collection of 165,000 acres of conservation lands stretching from Southern Boulevard in Palm Beach County northward to Bridge Road in Martin County and from the Atlantic Ocean to Lake Okeechobee. These natural areas and over a dozen activity and education centers will be connected by unique trail and information systems to create a world class destination. The five main NENA connector trails will meet at a centralized hub, Riverbend Park in Jupiter. The conservation lands that encompass NENA are owned and maintained by different government and private organizations. PBC's Department of Environmental Resources Management (ERM) is the lead agency for providing planning, permitting, and construction of the connecting trails, as well as public outreach and support to the various partners within the NENA footprint and to the public. For more information regarding NENA, contact ERM at (561) 233-2400 or visit NENA's website at www.pbcgov.org/erm/nena/.

Donald Ross Landowners Association

Minutes - May 18, 2010

Meeting was called to order at 7:40 by 1st Vice President Kevin Baker. In attendance: Vice President Sheri Murray 2nd Vice President, Kevin Parkes Treasury, Merry Lunsford Secretary. President Chris Reinhardt was unable to attend.

Annual Meeting: We started with the Annual Meeting to elect officers. Chris Reinhardt was nominated and re-elected as President and Kevin Baker was nominated and re-elected as 1st Vice President. New officer Ellen Meehan was nominated and elected as Secretary.

Treasury Report: We have \$13,300 in the operating account and \$8,200 in the legal account. We collected approximately \$15,000 in assessments this year and \$930 in legal contributions.

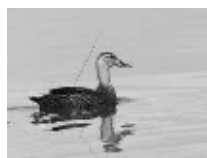
Secretary Report: The minutes from the meeting are included in the Newsletter.

Guest Speaker: Jeff Copper spoke regarding the issue of foreclosures and abandoned properties. **Min. Cont. Pg 5**

5/18/10 Min. Cont. Jeff pointed out that there were more than 1000 new foreclosures in Palm Beach Gardens in the month of April. There will be a free workshop sponsored by the Living Oaks Ministries Church on June 24 from 6:30-9:00pm. Local professionals will be covering the topics of foreclosures, short sales, loan mediations, personal real estate and commercial real estate and loans. All residents with interest in any these topics are invited to attend and the workshops are open to anyone else who would like to attend. The workshops are informational only; there will not be any sales presentations. Neighborhood Watch: David Kochanski and Bob Berman updated us on the COP program. We continue to have success with the program with a significant decrease in crime this year. We are looking for additional volunteers to assist by driving the COP vehicle 2-3 hours per week. Full training is provided. Please go to pbcenw@aol.com if you can help. Also remember that COP does house checks for residents who are elderly or on vacation.

Old Business: Mike Danchuk reported on the Flood Maps situation. Some properties in PBCE are still paying large premiums for flood insurance because they are designated as flood zones. The South Indian River Water Control District is working with FEMA to have all PBCE properties free from the flood insurance requirement. Until this objective is reached you can apply to FEMA for a personal exception for your property. The engineers are putting together a standardized program for this option. The ballots for the proposed paved roads should be going out to the residents on those roads in June. You will have 30 days to complete your ballot and return it to **Min. Cont. Pg. 6**

Mottled Duck Research Project



Have you seen this truck in our neighborhood lately? Are you curious as to what they are doing? Well here is the answer you have been waiting for. Beginning in September 2008, researchers with the FWC Waterfowl Management Program began a three-year study to determine

how mottled ducks use the habitats in Florida throughout their annual cycle. Researchers will attempt to radio-mark 100 adult females each year. Fifty of the birds will be marked in or near the Everglades Agricultural Area (EAA) south of Lake Okeechobee, 40 will be marked in the urban/suburban area to the east of the EAA, and 10 birds will be marked in the Kissimmee River Basin north of Lake Okeechobee. Marked birds will be followed daily on the ground and weekly from the air.



The objectives of the project are to: 1) estimate annual survival rates of adult females, 2) identify cause-specific mortality sources, 3) estimate home range size, 4) identify any movement patterns associated with surface water availability, 5) identify the types of habitats used, 6) characterize the habitats used, 7) characterize nest sites, 8) estimate nest and nesting female survival, 9) and compare these parameters between urban and rural caught birds.

If you see any traps on the canal banks please do not disturb them or the ducks that may be inside. They are only being caught to be tagged and then released.

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5/18/10 Min. Cont. the Supervisor of Elections. Please note that these are the ballots and not the petitions. The petitions were already submitted; now the residents of those streets must vote via ballot and the majority vote (50% plus 1) determines the decision which thus affects the taxes on the properties on that road. **IT IS VERY IMPORTANT THAT YOU SUBMIT YOUR BALLOT.**

The sidewalks on 155th and 75th are completed. Still on the future agenda are 69th, 64th, 143rd, and the north side of 150th. These are being scheduled by the county.

New Business: The new Bluegill Trail is being built on the west side of the neighborhood which will provide an additional nature trail along the C-18 canal that connects the Riv-erbend Park to the Grassy Waters Preserve.

We are looking for new ideas for fundraisers for the park. Please contact one of the board members if you have any ideas.

We have looked into building our own boat ramp in PBCE. Although it is possible in several locations, each location would negatively affect the private property of the residents in the immediate area. So, at this point there is no specific plan for a boat ramp but we will continue to consider possibilities.

A resident informed us that the Living Oaks Ministries Church of God which kindly allows us use of their facility for our meetings is urgently in need of additional funds and suggested we might make a donation in appreciation for use of their facilities in excess of the existing compensation arrangement. The board thanked Living Oaks and explained that they could review the option however the association has limited funds all of which are budgeted for existing association expenses. Upon understanding the cost of producing the newsletter and other upcoming unfunded expenses, such as rebuilding the front entrance sign, the resident withdrew the suggestion.

Meeting was adjourned at 8:20.

Submitted by: *Ellen Meehan*, Secretary

Juana Geldres D.D.S., P.A. (DN16169)

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How to Save Your Home or Business

Palm Beach Country Estates

No Cost Distressed Property Workshop

Hosted by Living Oaks Church of God- Pastor Larry Richardson

Date June 24

Time 6:30 - 9:00 PM

In today's economy it is critical for all homeowners to understand what options are available to them. Short Sales, Foreclosures, and Government Programs are all very confusing. Our workshop is informational only. Our intent is help you gain a clearer understanding of all the options that are out there.

We have a team of experts from all segments of the industry. Local and National Banks, Residential and Commercial Real Estate Agents, Short Sale and Foreclosure Attorneys For Sale By Owner for this workshop.

Break out workshops

Residential

Business/ Commercial

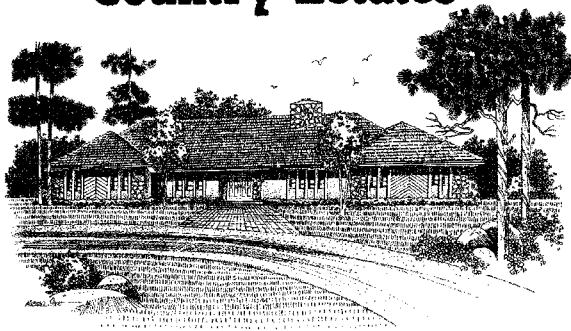
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If you would like to attend Please RSVP to Jeffcopper@CopperConsulting.net

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****Land Owners Meetings****

Tuesday, July 13, 2010 at Living Oaks Ministries Church on 64th Drive

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