

Countryside Living...

A PERIODIC PUBLICATION OF THE DONALD ROSS LANDOWNERS' ASSOCIATION, INC. AKA, DBA
PALM BEACH COUNTRY ESTATES LANDOWNERS' ASSOCIATIONSM

IT'S ALL ABOUT FREEDOM OF CHOICE

According to the original Articles of Incorporation and By-Laws, our Elected Board was formed to represent the landowners of Palm Beach Country Estates.

The Association is an avenue of communication where residents can express concerns to the Board and these elected volunteers will represent YOU and your concerns at meetings that you may not be able to attend. It was not formed for the purpose of "paving all the roads".

As elected volunteers, we bring back information that may affect YOU and provide it through meetings, speakers, newsletters, the website and special meetings. It has always been a voluntary membership; the membership has always been based on small dues; and membership has always been required for voting.

Unlike claims on a lot of misleading information,

it is not about being "for or against" paving water, animals or any other issue. It is about preserving our rights of FREEDOM of choice and having our voices HEARD.

Private agendas, causing residents to fear hateful, mean-spirited threats and attacks, have no place on this Board.

We, the current duly elected/appointed Board have shown by example that we represent YOU, not a private agenda: We have encouraged open financial policies, an updated website, disclosed non-filtered information in answer to all resident questions including road extensions, bordering parks, political issues, animals, horses, and more. We have made the By-Laws easily available for everyone and updated them to include more community involvement. Since most members never received the old By-Laws, these were also made available for all residents to have. We have arranged Special Meetings, important speakers, computerizing of financial records and addressing issues "head-on" that affect this community and may have been avoided in the past.

The current Board has no financial or political gain. We are volunteers who have made ourselves available to address and represent YOUR concerns. We have introduced an "open door" policy and invited everyone, including those who are not members, to call us at

any time on any issue.

The issue in this election is not about paving, water, animals, horses, motorcycles, pathways or trails... it is about electing a Board that protects and represents your right to have FREEDOM of CHOICE and HAVE YOUR VOICES HEARD.

Because of the qualifications, ability to do a great job, willingness to represent all residents, and because they are not associated with any particular group thus providing us with the opportunity to have a clean slate and a fresh start,

the current Board endorses the following candidates:

President
Joe Keller

1st Vice-President
Mike Ryan

2nd Vice-President
Damien Ferrari

Secretary
Arie Strobel

Treasurer
Judy Marron

*by Jose Diaz-Arvesu,
1st Vice President*

COMPLETE CANDIDATE LIST INSIDE...

***Member ByLaws available on web!
Visit YOUR New Website!
New & improved, informative and
comprehensive... it's all about YOU!***

www.pbce.org

(previously palmbeachcountryestates.org)

OFFICERS

President	Angela Powell-Craney	575-3756
Vice-President 1	Jose Diaz-Arvesu	630-3944
Vice-President 2	Dan Elefante	624-4201
Secretary	Arie Strobel	748-6784
Treasurer	Wynn Davis	743-3622

COMMITTEES

Community Festival	Lisa Janero	743-3747
Community Festival	Scott Rice	723-5552
Welcoming Committee	Arie Strobel	748-6784

ASSISTANTS

Jennifer Corcoran	research
Beth Brunman	research
Mary Blasko	general
Jose Diaz-Arvesu	web

EQUESTRIAN

C.O.P. Mounted Patrols	Jeannie Millette	747-1913
Equestrian Information	Beverly Bean	575-4411

***The current Board of Directors of the Donald Ross
Landowners' Association, established in 1980 to
represent residents living in
Palm Beach Country Estates,
wishes to thank ALL of the residents and advertisers for
their dedicated support.
Again, THANK YOU!***

PRESIDENT'S MESSAGE

"Angela will be running for President and I feel she will do an excellent job representing our community as she has the energy and level headedness to speak well for us."

PRESIDENT'S MESSAGE from
Mike Danchuk / March 2004
Countryside Living newsletter

"As our area grows, we will no doubt have some big issues facing us in and around PBCE. A top priority for me as President is to keep our community informed as these issues arise."

PRESIDENT'S MESSAGE from
Angela Powell-Craney / May 2004
Countryside Living newsletter

You have just read a segment of Mike Danchuk's endorsement of me as a candidate for President in March 2004, just prior to the Annual meeting and the elections for a new Board of Directors for the Donald Ross Landowners' Association. You also read a segment of my first President's message written just after being elected President almost a year ago. Mike's comments that you read were some of the nicest compliments I have received and I told him that at the time.

In the Spring of 2003, I was heartily lobbied by Mike Danchuk to run for the position of Secretary on the Board of Directors of the Donald Ross Landowners' Association. After being elected Secretary by the members and with Mike's

endorsement, I served on the Board with Mike for the year 2003-2004. Mr. Berman failed to mention in his autobiographical publication that I had served as Secretary for the year prior to being elected President. When Mike decided to step aside and not run for President again in the Spring of 2004, I volunteered to run after confirming with my fellow Board members serving at that time, that they were not interested in the position. Soon after I volunteered to run for President, Mike took me to a political event honoring Commissioner Marcus and introduced me to the Commissioner and her staff as "our next President". I was honored to already be acquainted with the Commissioner and was grateful for Mike's energetic support.

Mr. Danchuk, Mr. Berman and the previous Board were all aware and in support of my goals to provide information to the community and to enhance and encourage opportunities for resident input on any and all issues regarding our community. My purpose was and is for the Landowners to have access to unfiltered information. What we do with it is our choice. As I began to make my goals clear to Mr. Danchuk, it became obvious that I was expected to steer clear of certain residents and instead focus on the chosen few and their interests only.

Mr. Berman made this clear in his autobiographical publication when he made reference to just wanting to be sure I was aware of "the issues". The only issues of which I became aware at this time from Mr. Berman and Mr.

Danchuk were that selected residents were to be left out of the process. My commitment however was to ALL members and ALL issues.

I stand strong in the satisfaction that my goals as your elected President have been met this year. Our open door policy has created more open opportunities for communication which has proved successful according to your responses and involvement. We have improved access to governmental agencies on the local, state and federal levels at our fingertips when necessary. We have also provided information for our community on a number of important issues regarding PBCE including Jog Road, Scripps, pathways, clarity on residents' rights to have animals and horses, Riverbend Park, bordering Greenways, water updates, hurricane clean up, invasive plant removal, Commissioner Marcus and local candidate "open forums", etc... information that is provided at your request, not on the previous "need-to-know" basis which had become the norm. The ByLaws of the Association have been updated and designed for member involvement which was not before provided. All this and more has been accomplished for you in a positive, proactive and professional manner which shows in your supportive, encouraging feedback and in the dramatic increase in the number of you engaged in the process.

Despite unparalleled written and face to face harassment, threats of lawsuits and misstated financial burdens for the Association, direct attacks on our character and attempts to

discredit and dissolve this Board, all as a Body and individually, your Board has risen above the fray, regrouped with strength and continued to lead by example to conduct the business for which we were elected...to represent YOU. These unwarranted attacks seemed to be a result of providing you with unfiltered information and well intended efforts to protect your community's name, which has historically been used for years through the Association. In the big picture, all the other is merely a blip on the radar when compared to your encouragement and involvement.

There is a robust interest in our Annual Meeting and the elections for the Board of Directors to be held on Tuesday, May 17, 2005. You have an opportunity to become engaged in the process by paying your voluntary dues and voting in the election. By doing so, you give yourself a CHOICE and a VOICE in securing the future of our community.

It has been an honor to serve as President of the Donald Ross Landowners' Association this year. It is with strength and support that I have served the Association, its members, this community and its residents. The opportunity to meet and talk with you has been the best part of serving as your President. I look forward to a new Board who will continue to stand with integrity for our best interests...OUR choice, OUR voice and OUR lifestyle.

With sincere respect and gratitude,

Angela Powell-Craney
President

Florida Coast Construction Services, Inc.

specializing in

• Granny Flats • Horse Barns • Hurricane Repairs
for Palm Beach Country Estates

Call today for a **FREE ESTIMATE**
561-624-1231

Dan Elefante
PBCE resident since 1994 State cert. GC lic# CGC060514



TOTAL EARTH CARE

STUMP GRINDING • TREE REMOVAL
LANDSCAPE DESIGN & PLACEMENT

...LICENSED & INSURED...

Richard Craney
(561)

352-7386

Office
(561)

575-3736

Angela Powell-Craney
MASTER GARDENER
(561)

352-7787

PALM BEACH COUNTRY ESTATES ASSOCIATION SPECIAL MEETING

Draft Minutes from April Newsletter for review and approval at May 17th, 2005 meeting.

Meeting was held at the Church of God on 64th Drive North.

President Angela Powell-Craney called the meeting to order at 7:30 PM and introduced the Board members present: Angela Powell-Craney, Dan Elefante, Jose Diaz-Arvesu, Arie Strobel. Wynn Davis was not available due to business demands.

Angela Powell-Craney explained that this is a special meeting to host Commissioner Marcus. She was slated to appear at the March Association meeting, but was forced to cancel due to illness. Angela also noted that the meeting was being tape recorded in lieu of formal notes.

Jose Diaz-Arvesu clarified the amendment to the ByLaws. Candidates for the upcoming election of Board members are to be Association members in good standing—which means dues paying members not involved in any legal action with the current Board. Dissent is welcomed, but must be channeled correctly; we want everyone to be informed and involved.

Reminder that dues are to be paid no later than May 2 to be eligible to vote in upcoming election of May 17.

Discussed recent communications from resident Robert Berman and letters he sent to the community and the Board. This Association is for everyone. The Board is open. This is not about horses. It is about our freedom to choose the lifestyle that we like best.

The next newsletter will be May

with all candidate names and positions.

Unfortunately we have been forced to retain an attorney to recover financial records of the Association from the previous treasurer; they were not passed from the previous Board to this one. We need them to prepare a statement.

All members of the present Board received a letter from Robert Berman threatening a \$ 5 million suit as he claims he owns the Palm Beach Country Estates name. Attorney is of the opinion that we do have the right to use the name. We will not take any action until the Board is chosen and they can decide how they want to proceed at that time.

Angela introduced Commissioner Karen Marcus. She will review Jog Road Extension, Scripps, and community concerns. She will then take questions from the attendees; there is a basket for any other questions. Please put them in there and she will answer as best she can.

Angela also thanked Pastor Larry for allowing the Association the use of the church for our meetings.

Commissioner Marcus was elected in 1984 and has a long history with the north county. In our area she has been instrumental in helping with the Loxahatchee Slough, location of Abacoa versus preservation of the Loxahatchee Slough, location of cell towers, 23,000 acres purchased for preservation, and granny flats. She has consistently worked with our

community and Association Board in these matters.

Commissioner Marcus and her team explained plans for Jog Road Extension, where a two-lane section will be completed from Okeechobee Boulevard north to Donald Ross Road, where it will terminate. There is no further extension of Jog Road; that has been removed from all plans. Also, Donald Ross Road terminates on the west end at Jog Road. There will be no further extension of Donald Ross Road.

The Jog Road/Donald Ross job is slated for 2006/2007 budget year. It includes two roundabouts and an additional west-bound through lane. The speed limit on Donald Ross is set for 45 with 15 in the roundabouts. Several residents asked questions and expressed concerns about heavy traffic; safety issues; etc. The road team explained that traffic lights are not possible and that roundabouts are found to be safer. Once completed they will monitor the area for any necessary adjustments.

Sidewalk plans – they are waiting for water installation so sidewalks can be done. Water is not through County, but through Town of Jupiter.

Commissioner Marcus discussed and answered questions about:

Scripps and current choice of Mecca Farms site for the Scripps science village

County hurricane preparedness – even better prepared than last year.

Palm Beach Country Estates is designated as rural tier which allows animals.

Palm Beach Country Estates water district (SIRWCD) is a special district.

Sound walls – she will follow up with Turnpike authority.

Riverbend Park – equestrian and pathways connection: Horses are allowed; Palm Beach Country Estates has connections for horses from our community to the new Greenway and Riverbend Park. Riverbend Park should be open this year.

No further business and meeting was adjourned at 9:15 PM.

*Respectfully submitted,
Arie Strobel, Secretary*

Correction notice and up-dated information:

The annual voluntary Membership dues for the Association, according to the ByLaws, is due 7 days prior to the May 17, 2005 elections. This means that dues would need to be received by May 10th, 2005 by the current Donald Ross Landowners' Association Board of Directors in order to vote.

In a follow-up discussion with John Street, superintendent of Riverbend Park, the park will start limited openings via special activities that will be advertised such as led walks, programs, etc.. They are hoping to start this mid summer as they are still cleaning up after last years hurricanes.

A SPECIAL THANK YOU!

to the Living Oaks Ministries Church of God, previously Palm Beach Country Estates Church of God on 64th, for years of opening your doors to include our community and community meetings.

14156 64th Drive North,
Palm Beach Gardens
(West on Donald Ross Rd
under I-95 - turn right on 64th)

SUNDAY A.M.

**9:45 Bible Study for All Ages
10:30 Morning Worship**

WED. 7 - 8 P.M.

**Youth Group and
Bible Study**

For more information,
please call:
627-9288
Pastor Larry Richardson

WELCOMING COMMITTEE PACKETS

The Welcoming Committee has info packets for new residents of our community. Residents of PBCE are welcome to include info about their businesses in the packets. We would welcome flyers, coupons, promotional items, etc. If you are new to our area or have a neighbor who is, please let me know so packet and something sweet can be hand delivered. Thanks!

Arie Strobel
16388 75th Avenue North
Palm Beach Gardens, FL 33418
Phone: 561-748-6784
Fax: 561-575-4135

DUES ARE DUE FOR 2005. YOU MUST BE CURRENT TO VOTE

Voluntary Dues for 2005 must be received by May 10, 2005 to be current to vote in our upcoming Voluntary Landowners' Association Elections.

Annual Voluntary Membership is January to January.

If you wish to vote but are not sure if you are current, check the box at the bottom of this form.

PLEASE CUT AND MAIL THIS PORTION WITH YOUR CHECK:

Make check(s) payable to: Donald Ross Landowners' Association. Please designate "Association Member Dues" or "Legal Defense Fund" on the check(s). Mail to: Donald Ross Landowners' Association, P.O. Box 30638, Palm Beach Gardens, FL 33420

NAME _____

PHONE _____

EMAIL _____

ADDRESS _____

☐ I am sending my voluntary dues but am not sure if I have already paid for this year. Please refund if I am already current.

GARY POLAND

CHUCK GEORGE

P.T.L. Lawn Maintenance

*"Quality is our Service -
Lawns are our Business"*

561-747-6239

P.B.C. Estates Resident

Free Estimates

Mortgage Loans



Jose Diaz-Arvesu

Licensed Mortgage Broker

Mobile (561) 262-7525

Your neighbor at Palm Beach Country Estates

EXCELLENT SERVICE SETS US APART!

- PURCHASE OR REFINANCE
- FIXED OR ADJUSTABLE RATE LOANS
- INTEREST ONLY PROGRAMS
- FROM \$75,000 TO \$2 MILLION

American Pioneer Mortgage Services, Inc.

JEFF STROBEL

AIR CONDITIONING

All Your Cooling & Heating Needs

561-748-4553

TUNE UP SPECIAL

FOR OUR PALM BEACH COUNTRY ESTATES NEIGHBORS

\$55 PER SYSTEM

(through 5/31/04)

WE SERVICE AND INSTALL ALL MAKES AND MODELS
RESIDENTIAL - COMMERCIAL
SAME DAY SERVICE AVAILABLE

Call about our **No Payments Same as Cash**
for six months for purchases through June 1 -
also FPL rebates!

ALL MAJOR CREDIT CARDS ACCEPTED
LICENSED AND INSURED #CAC058451

TRANE AUTHORIZED DEALER

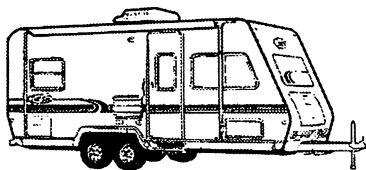


TRANE

It's Hard To Stop A Trane®

Have a cool day!

Lite-n-Lively!



If you're shopping for a new travel trailer, we'd like to help you be informed. We don't think anyone actually starts out looking for a heavy, wood-framed trailer assembled with staples, with a particle board roof or floor, and with the aerodynamics of a condominium, but unfortunately it happens every day. Hundreds of these sort of RV's are purchased all over the country, every day.

At Great Time RV's, we specialize in lightweight, easy to tow travel trailers and fifth wheels built with welded aluminum frames, fiberglass exteriors, and aerodynamics such as a smooth underbelly that play an important role in maintaining highway speeds with today's tow vehicles. Sound interesting, we hope you think so. Call us today or stop by for a visit and we'll help you make your RV ownership nice and easy! (By the way, we've got a sale going on now - don't miss it!)

Bob Clark's Great Time RV's

3850 Burns Road
Palm Beach Gardens, FL 33410
www.greattimervs.com



561-799-7078 • 800-330-6978



Phone (561) 358-6344
RaymondClements@keyes.com
www.keyes.com

Call 'Ray Clements'

For **ALL** of your **REAL ESTATE** Needs !
Serving

"Palm Beach Country Estates"

and the
Northern Palm Beaches

I don't just list your house.

I market your house to make sure it gets sold for the highest price in the optimum time frame that meets your personal and financial needs.

Call for a FREE Highest Price Analysis or to get answers to any questions regarding Real Estate.

As a long time resident of PBCE I am interested in maintaining the standard of living for which we have become accustomed.



618 US Hwy 1
North Palm Bch, FL 33408

J
U
S
T
S
O
L
D
!

CANDIDATES: MAY 17TH ELECTION

These are the candidates for the upcoming election. We would like to add that even though five of these candidates did not fully comply with the requirements to announce their candidacy, the Board decided to allow them to run with the hope of avoiding further confrontation and ill feelings.

The present Board feels very strongly it is time to put all of these petty agendas and bickering behind us so we can concentrate on doing some

useful work for our community.

This is the main reason we are endorsing candidates with exceptional qualifications, which are NOT involved with any of the opposing groups.

Although the present Board is endorsing the candidates we feel will provide the best direction for the Association, we want to use this opportunity to wish all the volunteers running for Officers the best of luck.

President: Joe Keller – Endorsed by the present Board
Michael Danchuk

1st Vice-President: Mike Ryan – Endorsed by the present Board
Kevin Baker

2nd Vice-President: Damien Ferrari – Endorsed by the present Board
Bob Berman

Secretary: Arie Strobel – Endorsed by the present Board
Stephanie Duncan
Nicolle Campbell

Treasurer: Judy Marron – Endorsed by the present Board
Daniela Russell

ELECTION PROCEDURES

May 17th is our Annual meeting and election for the Board of Directors of Donald Ross Landowners' Association d.b.a./a.k.a. Palm Beach Country Estates Landowners AssociationSM. In order to avoid confusion we would like to go over the procedure.

If you are a member and have not already voted, there will be a table where a volunteer will check your name against a list of active members and give you a Ballot with ALL of the names of qualified candidates and the position for which they are running.

Mark your choices on the Ballot and cast your vote in the Ballot box provided.

All proxies must have the name,

address and phone number of the current volunteer Member and include his/her signature. and their choice of the candidates and the position for which they are running. There will be no substitutes, write-in candidates, or new positions.

Should there be two Proxies for the same parcel, the official Proxy of the Association is the one that will be counted.

Each position is duly elected by the candidate who receives the most votes, within the position for which they were running.

A volunteer will validate the Proxies and Ballots. At a pre-determined time, the votes will be tallied and the results will be announced.

Your Carpets Will Dry in 1 to 2 Hours Instead of 1-2 Days

Ask About the
"RAZOR" for
Tile Cleaning



Resident of PBCE

Enjoy the ChemDry Difference

- One Tenth of the Moisture Usage of Steam Cleaning
- Carbonation Breaks Up Dirt & Soil
- SAFE & Non-Toxic For Pets & Children
- Asthmatic Association Recommends ChemDry
- No Residue So Carpets Stay Cleaner Longer

If Your Stains Return So Do We!



Drier. Cleaner. Healthier.™

Serving All of Palm Beach County

775-7711

Call now to schedule your cleaning appointment.

Superior Carpet and Upholstery Care



Independently Owned & Operated



Advertise with Money Mailer of North Palm Beach For Info Call (561) 743-6373 or 1(800) MAILER1

Atlantic
ChemDry
Drier. Cleaner. Healthier.™

\$35 Off

Carpet Cleaning of
5 Rooms or More

With coupon. Expires 6-15-2005.

Atlantic
ChemDry
Drier. Cleaner. Healthier.™

20% Off

All Upholstery &
Oriental Rug Cleaning

With coupon. Expires 6-15-2005.

Atlantic
ChemDry
Drier. Cleaner. Healthier.™

\$15 Off

Carpet Cleaning of 3 Rooms

With coupon. Expires 6-15-2005.

Atlantic
ChemDry
Drier. Cleaner. Healthier.™

\$25 Off

Carpet Cleaning of 4 Rooms

With coupon. Expires 6-15-2005.



Team Lending Group

Correspondent Mortgage Lender

"Bud" Luke
Mortgage Consultant

315 11th Street
West Palm Beach, FL 33401
bluke@teamlending.net

Off: 561-433-0915
Fax: 561-433-0916
Cell: 561-371-9321

25 Yrs in P.B.C.E.

All PUMPS & WATER
Inc.

- Pump Repair & Installation
- House, Pool & Sprinkler Pumps
- Pressure Tanks & Well Repair
- Water Softeners • Iron Filters
- Odor Filters • Drinking Water Systems
- Monthly Service • Bacteria & Water Testing

EMERGENCY SERVICE AVAILABLE

746-5664

Lic. # 2005-10071



NORTH PALM EXPRESS LUBE & TIRE ⚙️ Havoline® Express Lube

NORTH PALM BEACH SUNOCO

100 U.S. Hwy. 1
(Just south of Northlake Blvd.
on the corner of Palmetto & U.S. 1)
863-5248

NO APPOINTMENT NECESSARY • OPEN 7 DAYS A WEEK

**10-Min.
Oil Change**



\$19.95

Rotate & Computer Balance

Most Cars • Mags Extra • Disposal Fees Apply

Front Brake Special

\$99.95

Includes: New pads, machine rotors,
top off fluids plus
FREE SAFETY INSPECTION

Not Valid With Other Coupons On Same Service • Most Cars
Disposal Fees Apply

A/C System Performance Test

\$19.95

Inspection of hoses, belts, compressor,
evaporator & up to 1 lb. of Freon

Not Valid With Other Coupons On Same Service • Most Cars • Disposal Fees Apply

**Full-Service
Lube, Oil & Filter**

Only **\$19.99**

With
Coupon

Reg. \$24.99

**Plus
FREE Car Wash with Oil Change**

Includes up to 5 quarts of Havoline
Motor Oil, chassis lube, new oil filter,
and 14-point service check.

Also valid for \$6.00 off Havoline Synthetic Oil Change.
With Coupon Only • Not To Be Combined With Any Other • Disposal Fees Apply
Coupon Or Discount Offer • Most Cars. Some Slightly Higher

A GRADE ABOVE

Tractor Service Inc.

John Pollak

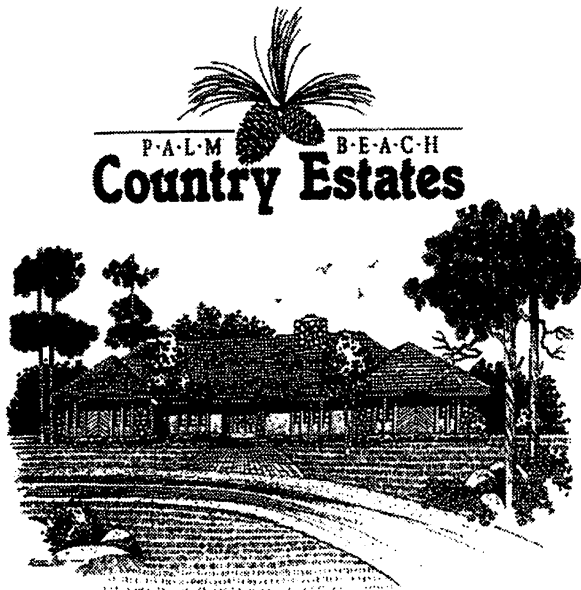
Tel: **561-262-1999**

Fax: **561-575-1648**

**Concrete Driveways
All kinds of Dirt Work**

Lic. & Insured
Resident of Palm Beach Country Estates

EXCLUSIVELY REPRESENTING



627-1118



6731 Donald Ross Rd.
Palm Beach Gardens, FL 33418

PBCE EQUESTRIAN INFORMATION

COMMISSIONER MARCUS CLARIFIES THE HORSE ISSUE: THEY ARE ALLOWED.

In an answer to 2 questions regarding horses in Palm Beach Country Estates, Commissioner Marcus explained what a unique community we have because of the freedoms we have. These lifestyle choices include the right to have animals, including horses. It is not an issue, it is a CHOICE that is the right of every resident living in Palm Beach Country Estates. Commissioner Marcus informed the community that horse owners also had the ability to ride from the community directly to a State designated Greenway as well as to Riverbend Park, which she stated has plans for direct access for horseback riding from our community.

In appreciation for the many lands and preserves connected by the new Greenway, Beverly Bean presented a Token of Appreciation, crafted by local residents, girl scouts and boy scouts, to Commissioner Marcus. The Token had planned to be presented at the successful Ocean to Lake Greenway 2005 Equestrian Event where residents had the opportunity to ride their horse from Palm Beach Country Estates, through preserves and parks and connect 7 equestrian communities all the way to Lake Okeechobee.

The second question asked of Commissioner Marcus was whether or not our community could be considered a "motorcycle community" if there were more motorcycles than horses. The Commissioner replied: they are both allowed.

General Information:

Palm Beach Country Estates is Agriculture / Residential 2.5. We are in the Exurban Tier, which protects our "country" lifestyle, denotes our larger lot sizes, and includes rural privileges. "Additionally, the County encourages the continuation and enhancement of the equestrian industry by acknowledging the keeping, raising and training of horses as an agricultural use and shall allow a wide range of related activities and accessory uses..." FLUE Obj 1.4

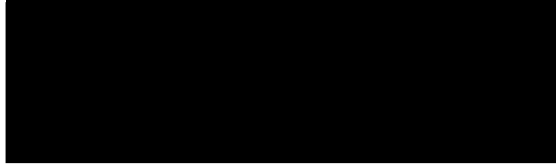
In the Greenways Program the County encourages providing for "bikeable, walkable, and equestrian friendly" communities, consistent with Florida Pedestrian System goals". (GLOSP Obj 2.5, 5). Community Connection, Inc., a not-for-profit 501(c)(3) formed by volunteer residents, has worked very hard toward planning a Trail Network system throughout our community... a Plan that works for EVERYONE, including equestrian, pedestrian and bicycle. The "pathways" do not eliminate ANY proposed sidewalks, (as a rumor stated) but rather add to it by including a natural area beside the asphalt surface for "non-concussive" low impact activities such as jogging, hiking, horseback, and walking your dog. This group has met with the County to propose a way to provide trail access along County roads. Regarding 69th, the Pathway division stated that the sidewalk/pathway is proposed to be 6' wide and border the ROW along resident properties on the east side. With the widening of the road, there will be very little room left. It has been suggested that the horses can use the west side of 69th with access to a parallel easement, which allows pedestrian and equestrian use. This is an example of how an inexpensive effort can work for everyone.

PBCE has been advertised as being inclusive of equestrian use for 20+ years. For those who have been led to think this is an issue: it is not. It is a choice. It is about working together.

The rights to have animals and horses are protected by the County Comprehensive Plan, Future Land Use Plan, Greenway and Linked Open Space Program, and Unified Land Development Code. These public documents can be found on the County website as well as our official Landowners' Association website: www.pbce.org
Click: IMPORTANT INFORMATION Click: EQUESTRIAN

Donald Ross Landowners' Association, Inc:
Palm Beach Country Estates Landowners' AssociationSM
P.O. Box 30638
Palm Beach Gardens, FL 33420

PRESORTED
FIRST-CLASS MAIL
U.S. POSTAGE
PAID
WEST PALM BCH FL
PERMIT NO. 1312



LANDOWNERS' NEXT REGULAR MEETING: March 15th, 2005 at 7:30 pm
Living Oaks Ministries 64th Dr., (previously PBCE Church of God)

Janero Construction & Services Inc.

Relax...

President
CHRIS JANERO

General Contractors
PBCE Resident

- Estate Pools
- Spas
- Custom Designs

*Call
Today...*

phone
561-575-3227

fax
561-744-0260

Insured
Licensed # U16987
Palm Beach County



Southern Water Services INC.

- Sales & Service • Water Softeners • Reverse Osmosis
- Iron Filters • Carbon Filters • Pumps • Pressure Tanks

**Pure
Water**

Guaranteed!

624-1870

Fast, Professional Service!
Palm Beach Country Estates Resident

\$ 29.95 Service Special!
1st time customers

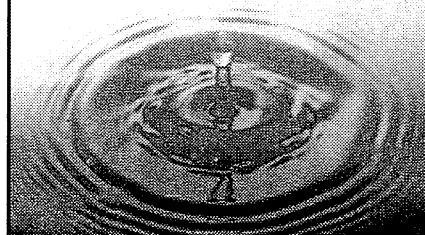
**FREE Consultation
& Analysis**

**New Water Systems
from \$1,495.00**

100% Financing



since 1986



Peter Muirhead

Juno Beach Tire and Auto Center
13841 U.S. Highway One, Juno Bch, FL 33408
(561) 624-2211 Fax: (561) 624-4669
Email: junotire@bellsouth.net

GOODYEAR

PBCE RESIDENT SINCE 92'
ASK ABOUT THE PBCE DISCOUNT

Home Safe and Sound
Home and Pet Care



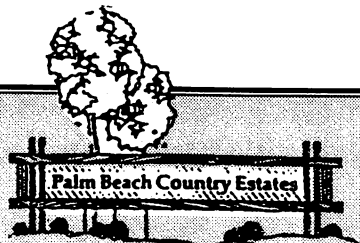
THE BEST care for your home and pet when you are away

Services provided:

- Pet Care • Mail & Newspaper Collection
- Plant Care • Lights on/off • Liaison Contact for Maintenance
- Documented Daily Log • Much More

Lisa Skinner, PBCE Resident
Licensed, References Upon Request

561-721-5175
FREE ESTIMATES!



Countryside Living...

A PERIODIC PUBLICATION OF THE DONALD ROSS LANDOWNERS' ASSOCIATION, INC. AKA, DBA
PALM BEACH COUNTRY ESTATES LANDOWNERS' ASSOCIATIONSM

PRESIDENT & BOARD COMMENDED BY RESIDENTS

Residents showed tremendous support with applause as the President and Board were presented the following certificates of thanks for volunteering their time for our community:

Angela-Powell Craney

President, 2004-2005

Secretary, 2003-2004

*Residents and Members thank you for the 2 years
you served on the Board.*

*You have listened to all residents,
conducted affairs with integrity*

*brought antiquated procedures up to date,
supplied complete information and important speakers,
introduced an "open door" policy
and made yourself available to everyone... at all times.*

You have made a difference.

Thank you.

Jose Diaz-Arvesu

First Vice President, 2005

*Residents and Members thank you for your volunteer
efforts to help our community,
and for the strength to continue in the
overwhelming face of adversity.*

*Thank you for representing the residents,
committing to an "open door" policy,
updating general operating procedures,
and for making yourselves available to the community
while putting forth extraordinary amounts
of volunteer time.*

*Most importantly, thank you for demonstrating
honesty and integrity in all of your efforts.*

The above Award of Appreciation was also presented to the other Board Member volunteers including Dan Elefante, 2nd Vice President, Wynn Davis, Treasurer and Arie Strobel, Secretary. Thank you all for the great job and dedication to our community!

ELECTION RESULTS & VOTES:

The following candidates were elected for the new Board:

<i>President</i>	<i>2nd Vice-President</i>	<i>Treasurer</i>
Mike Danchuk 450	Bob Berman 441	Daniela Russell 427

<i>1st Vice-President</i>	<i>Secretary</i>
Kevin Baker 424	Nicole Campbell 424

Thank you to all volunteer candidates for running. The transition to the new Board is being conducted according to the ByLaws which state that an organizational meeting of the newly elected BOD will be determined by the Chairperson of the Elections (Angela Powell-Craney) not later than 14 days after the election of the new Board. At that time all related documents will be turned over.

LAST NEWSLETTER FROM YOUR 2004 - 2005 BOARD

The 2004-2005 Board is following the precedent of producing this Annual Meeting & Election newsletter, as set last year by Mr. Danchuk. Despite a recent email from Mr. Danchuk requesting the non-publication of our newsletter to the community, the intention to follow established procedure for this publication was announced and printed as an Agenda item at the Annual Meeting. There were no objections. Since November 2004, the Board has received all design and layout services for FREE as well as getting a 20% discount for the printing. This issue is small in order to off-set the quicker postage rates so that residents can know the results of the Elections as quickly as possible. *Countryside Living* has been the only official newsletter produced by the Donald Ross Landowners' Association, Inc., established in 1980. The *Neighborhood News* is a Real Estate driven publication produced by Berman Realty and is not associated with this official Landowners' publication.

Member ByLaws available on web!

Visit YOUR Website.

www.pbce.org

***Please download any information you need as there is
no guarantee the new Board will allow the community
to keep this resident driven website.***

***Months in advance of being elected, members of the new
Board have been using the name Palm Beach Country
Estates Landowners' Association, Inc., listing THEIR
names (under Contact Information) along with OUR
newsletters, OUR Minutes and OUR Who's-Who. This
real estate driven website is controlled through Berman
Realty. The community was told that it belonged to the
Landowners' before it was taken away for personal use.***

palmbeachcountryestates.org

See: "Contact Information"

PRESIDENT'S MESSAGE

As your President of the Donald Ross Landowners' Association for 2004-2005, I want to thank you for your support this year. I leave the Board with the satisfaction that our goals of "open door" policies were achieved. We accomplished a great deal for the community with the members and residents in mind including updating antiquated Bylaws, organizing financial documents into a computerized format for easy access by the Board and by members, increasing attendance at Association meetings and building relationships with officials on all levels of government, just to name a few.

This Board continued to operate under the Bylaws by appointing new Board members

when others resigned. I would especially like to thank Lisa Janero, Wynn Davis, Jose Diaz-Arvesu, Pixie Blasko, Dan Elefante and Arie Strobel for stepping up to the plate to help their community. They all did an incredible job. Thank you to Beverly Bean for her hard work and dedication with our beautiful Countryside Living newsletter and for extending her professional 20% printing discounts to the Association. She has put countless hours into its production for free because of her love and dedication to this community. I thank you again for your support, your encouragement, your kind words and for all the many friends I've made here in our community.

Respectfully,
Angela Powell-Craney

Additional Information regarding NEC questions from Minutes:

The NEC (Northern Educational Coalition, Inc. was filed with the State on 10/17/02 by Michael Danchuk. It had 3 Officer /Directors of which 2 lived in Jupiter farms and 1 (Michael Danchuk) in PBCE. The For Profit Corporation listed the Donald Ross Landowners' Association P.O. Box 30638 for their official address. This continued in 2003, 2004 and 2005. This P.O. Box is paid by Landowners dues. On 4/27/05, weeks in advance of the Landowner elections, the P.O. Box address was changed. www.sunbiz.org Corporations

Most residents OWN THEIR OWN ROAD. Do not feel forced to pick either OGEM or County Paved. You can also choose to keep what you have: it is natural and best of all, it is Dirt Cheap!

COUNTY SUPPORTS 2004-2005 BOARD

During our "Meet the Candidates" meeting, Mr. Danchuk, speaking as a candidate for the new Board, implied that the relationship between the County and the Association

had dissolved and that the County was awaiting a new Board to be elected to re-establish this relationship. In expressing this concern to the County, I was

commended for our professional working relationship and was encouraged to publish this letter sent to me from Commissioner Marcus:

Angela Powell-Craney, President
Palm Beach Country Estates
Donald Ross Landowners Association, Inc.
15688 83rd Way North
Palm Beach Gardens, FL 33418



May 3, 2005

Dear Ms. Powell-Craney:

As you end your term as President, I would like to thank you for all your hard work and dedication you have given to your community. Heading up an Association is never easy, but you really made a difference.

Your positive attitude and dedication to the community have been outstanding, and it has been a real pleasure working with you and your fellow board members.

As you know, I have always supported the Association and the great job they have done over the years. Your continued relationship between my office and the Donald Ross Landowners Association this year has proven successful in furthering communication and benefitting the community. The residents of Palm Beach Country Estates should be proud of the volunteers who have given their time to support their community. Through their efforts they make my job easier.

I look forward to working with the new board and hope that you will stay involved in the efforts of your community. Best of luck in your future endeavors.

Sincerely,

Karen T. Marcus
County Commissioner

LETTER OF REPRESENTATION, WRITTEN BY BOB BERMAN OCT. 18, 2004

..."the members of the Board of Directors have no authority what-so-ever either individually or collectively as a Board to represent all Landowners in Palm Beach Country Estates. At the very most, they may represent the interests of those property owners who have paid a membership to the Association. I estimate that number to be less than 500

owners. There are 1548 lots located in the subdivision. The ONLY information that should be expressed by the Board of Directors would be the results of the vote taken on any particular subject." ... "The Board should not only report the vote but also how many members were in attendance at any meeting. The truth is that there NEVER would be an occasion where the

representation could be made that the decision was made by all members regarding any subject matter. It would also be true that whatever the representation made by the Donald Ross Landowners Association, Inc., it would NEVER represent even a majority of owners of property in the Palm Beach Country Estates area." "The Board of Directors certainly

may state their own personal opinions either individually or collectively as a Board, however, may not represent that it is the opinion of the Association unless approved by a majority of the membership at a regular or special meeting." It was suggested that the new Board follow these guidelines, written by Mr. Berman, and adopt them into the ByLaws. **See Minutes.**

PALM BEACH COUNTRY ESTATES ASSOCIATION SPECIAL MEETING

Draft Minutes from Palm Beach Country Estates Association Annual Meeting, May 17, 2005.

Meeting was held at the Church of God on 64th Drive North. Ballots were available for Association members to vote for new Board of Directors until 7:45.

President Angela Powell-Craney called the meeting to order at 7:45 PM and gave final opportunity for members to vote for new Board of Directors. The Board members present: Angela Powell-Craney, Dan Elefante, Jose Diaz-Arvesu, Arie Strobel. Wynn Davis was not available due to business demands.

Angela Powell-Craney reviewed the agenda for the meeting while the votes were counted. Jose Diaz-Arvesu and team counted the votes and proxies. Motion to approve the Minutes for the previous meeting as printed in the May newsletter; seconded and approved.

OLD BUSINESS

Pathways: Commissioner Marcus' office confirmed that sidewalks for 69th are a go. The County is waiting for the water project to be completed. Asphalt pathways have been slated for 69th at this time.

Water: Town of Jupiter received a contract for the Water Project on May 16 from SIRWCD. The Town is reviewing for approval and will be announcing at the SIRWCD meeting this Thursday, May 19. Mike Danchuk confirmed that the meeting is at 7:30 on Thursday, May 19, regarding water for PBCE.

Jog Road: Residents voiced concerns after the April 15 meeting about access to Donald Ross Road from 64th and speed limits. These concerns have been taken to the County. They are aware of the concerns and will be in contact with the Association as project continues forward. Commissioner Marcus' office number is 355-2201.

NEW BUSINESS

Angela Powell-Craney clarified some items of concern to residents:

Costs for road surfaces

(SIRWCD District Engineer's Report, Evaluation of Open Graded Emulsified Mix OGEM, Jan. 2003) over 20 years:

Untreated native (dirt): **\$53,700**
OGEM: **\$131,100**
Local county road paving: **\$246,700**

PBCE is not Suburban. We are in the Exurban Tier with Rural Privileges. Our community is joined to our east by modern upscale development (Abacoa). We are surrounded on the other three sides by preserves, natural areas, and state-designated greenway trails (Palm Beach County Planning and Zoning).

Procedures: These minutes and all other information regarding this Annual Meeting will be in the next Countryside Living newsletter which will be compiled and published by the current Board. In the meantime, the current Board will be working with the newly elected Board in transferring whatever is needed between now and the next regularly scheduled meeting.

Excerpt from letter sent to Palm Beach County and copied to Angela Powell-Craney was read by Angela and recommended for inclusion in Association By-Laws. Letter was sent by Bob Berman in October 2004. (See "Letter of Representation".)

Angela thanked the Association for their support during her past year as President. Current Board has provided information and now it is for the members to do with as they wish. We have raised the level of conversation within the community. Board encourages the members to remind the new Board of who they represent.

A resident presented certificates of appreciation to Angela, Jose and current Board members.

OPEN FORUM

Attendees were encouraged to submit any questions they had for the current board to answer. Following items were reviewed and discussed:

President Angela Powell-Craney is happy that the level of awareness has been raised in the community. She has been representing the membership and not a special interest group.

Threats of \$5 million lawsuits per person were made by Bob Berman to Board members for using the name Palm Beach Country Estates for the community.

Treasurer resigned because he did not agree with by-laws requiring two signatures on all checks. The signatures required are Treasurer AND President or Secretary. The Treasurer's signature is always required.

Other Board members that resigned during the year stated family reasons but resigned the same week Bob Berman sent yellow postcard telling residents not to pay dues to Association.

Palm Beach Country Estates, Bob Berman could request the State to give the generic name to the Landowners. He owns Palm Beach Country Estates, Inc.

How many Landowners registered after the "Meet the Candidates" meeting and did new Association members pay for their own memberships? Jose confirmed that any member can have a list of the membership. We have no records based on when members signed up. We received personal checks from most individuals; there were 25-30 cash payments for one side and 5-6 on the other.

Park: If finished, what is the cost to the homeowners? The current Board does not know. Mike Danchuk said Bob Berman donated the property to SIRWCD for park use only. It cannot be used for anything else. All work will be done by volunteers and fund raisers. It is SIRWCD property and they will be responsible for up keep. Can they assess the landowners for the upkeep? Mike Danchuk does not know. He will find out at the SIRWCD meeting on

Thursday, May 19, 2005.

NEC: Previously used the Donald Ross Landowners Association P.O. Box, but Mike will make changes to published info. Mike Danchuk founded for-profit NEC because the north county did not have enough representation on the school board. NEC set up candidates debate; boundary committee for the county. If the school board proposes boundary changes, NEC will know in advance.

Treasurer's records: Legal fees were incurred to get Association records returned from the former treasurer, Kevin Baker. The Association did not pay Kevin Baker for the copying as he previously demanded. The Association was forced to get an attorney to get compliance from Kevin Baker.

Audit: Motion was made to audit the financial records of the Association. The motion was seconded; only six members in attendance were opposed. The motion passed. After discussion and additional vote, it was decided that a committee will investigate the cost of an audit for the past five years. One member related her experience on a non-profit board that audits were normal course of business and performed each year. 6 residents volunteered for the Audit Committee which will report at the next Association meeting on the cost of auditing previous years' records. There has never been an audit as far as anyone knows.

Exurban—how can we keep the designation? Will getting a park or community center cause us to lose this designation? Discussion followed that we do not know the answers. Angela will follow up with the County.

Subdivision: Can we be subdivided? We do not know. Angela will get an answer.

Rooster: One member asked if there was anything she could do about next door neighbor's alarm-clock rooster? No.

Donald Ross Landowners' Association, Inc.
Palm Beach Country Estates Landowners' AssociationSM
P.O. Box 30638
Palm Beach Gardens, FL 33420

PRESORTED
FIRST-CLASS MAIL
U.S. POSTAGE
PAID
WEST PALM BCH FL
PERMIT NO. 1312



NEXT MEETING: To be determined by the new Board

MINUTES CONTINUED FROM PAGE 3

Election results for Board of Directors 2005/6: (see Cover).

Bob Berman offered to return any member's dues if they are not happy with the elected board. He will hold firm on that per Mike Danchuk. Mike and Bob are planning a get together

for everyone that is unhappy with them to answer questions and discuss concerns.

No further business and meeting was adjourned at 9:15 PM.

*Respectfully submitted,
Arie Strobel, Secretary*

A SPECIAL THANK YOU!

to the Living Oaks Ministries Church of God, previously Palm Beach Country Estates Church of God on 64th, for years of opening your doors to include our community and community meetings.

SUNDAY A.M.

9:45 Bible Study for All Ages
10:30 Morning Worship

WED. 7 - 8 P.M.

Youth Group and Bible Study

14156 64th Drive North, Palm Beach Gardens
For more information, please call: **627-9288**
Pastor Larry Richardson

Janero Construction & Services Inc.

Relax...

President

CHRIS JANERO



General Contractors
PBCE Resident

- Estate Pools
- Spas
- Custom Designs

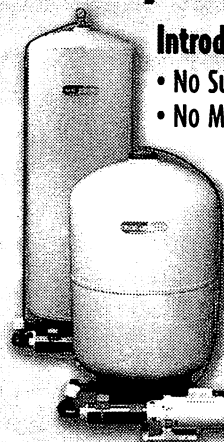
*Call
Today...*

phone
561-575-3227

fax
561-744-0260

Insured
Licensed # U16987
Palm Beach County

You Don't Have to Live in the City to Have City Water.



Introducing the Odor Oxidizer[®]

- No Sulfur Smell
- No Monthly Maintenance
- No Chemicals
- Boosts Water Pressure
- NSF Approved for Safe Drinking Water
- Enclosed System Keeps Water Contaminant-Free
- Flush System Just Once-A-Year

**For Clean, Fresh
Maintenance-Free Water,
Call 741-7059.**

Comparison to city water meant to reflect maintenance-free water.

