



# Coral Ridge Newsletter



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Coral Ridge Association, Inc.

December 2020

Mary Peloquin, President of CRA

[CoralRidgeAssociation.Org](http://CoralRidgeAssociation.Org)

Ron Laffey, Editor

## Happy Holidays!

From

### The Coral Ridge Association



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## From Our President Mary Peloquin



Season's Greetings in this the strangest of holiday times. Decorations will go up, special food prepared, the table set with festive china and the wine poured in crystal goblets. Sadly, like many of you, a large portion of our family will not be with us. Following the advice of the CDC and our doctors we decided as a family it was too dangerous for our northern children and grandchildren to travel to our house. This decision was made out of love and respect for the health of us Boomer Grandparents. This was heartbreaking and tears were shed, but it would be shattering should one of us get sick or worse.

The good news is that effective vaccines are being reported by several companies. There is hope these vaccines will be available to most everyone in 2021. All we have to do is stay well until then. Please wear masks when out in public, keep social distancing and do not attend or create gatherings outside of your bubble. Keep your bubble small and guard it!

Murphy Pipeline sent the following rundown on the Redundant Sewer Line project. Hopefully nothing happens to delay the below schedule. Note some of this is in Coral Ridge Country Club.

- Bayview Drive between 21<sup>st</sup> Street and 21<sup>st</sup> Terrace – We have been working in this area for the last two weeks. We anticipate completing this work by December 23<sup>rd</sup>.
- Bayview Drive and 37<sup>th</sup> Street –

We are currently working on the connections between both directional drills. This should take approximately 4 weeks to complete.

- Bayview Drive and 30<sup>th</sup> Street – We are currently working on the flushing and testing of the force main between 30<sup>th</sup> Street to 21<sup>st</sup> Street. We should be done with that work in the next week or so. Subsequently, we will be working on the connections between both directional drills. This should take approximately 4 weeks to complete.

Recently, many neighborhoods in Fort Lauderdale were severely flooded for days as Tropical Storm Eta's dirty side of the storm dumped nearly a foot of rain. The ground was already saturated and water table full from heavy rains the previous week. While some roads in Coral Ridge experienced flooding there were no reported floods in dwellings and standing water did drain away. We are fortunate to be living on higher ground (the word Ridge having some meaning here). Over the years many streets have had drains and valves upgraded. Makes us all appreciate the infrastructure we cannot see but know is there.

On October 22<sup>th</sup> we had our General Membership meeting via Zoom. This was our best attended General Membership meeting ever with over 70 in attendance. Twelve candidates running for Congress, Sherriff, Mayor, School Board, State Representative and State Attorney all spoke. They were very impressive and I was honored to work with each of them to set up this forum. My hat is off to anyone who runs for public office. Additionally, Karen Warfel, from the Transportation and Mobility Department presented the NE 26<sup>th</sup> Street project. The project has since

been approved by the City Commission and the Broward MPO. While the start of this project is a few years away at least it is on the schedule. A photo of that project is on page 7.

Another recent election was for the Coral Ridge Association Board of Governors. Brand new Board Members



for 2021 are Abby Laughlin, and Scott Toth. Former and returning Board Members are: Gale Butler, Doug Coolman, Patty Escharte and Christian Petersen. Those continuing to serve on the Board are Aaron Baron, Jack Bascome, Karon Carpenter, Linda Mannix Burt, Owen Cylke, Steve Davis, Brian Farley, Chuck Murawski, Tom O'Loughlin, Chip Shealy and Chris Williams. Since the year is coming to a close, several members of our Board will be finishing their terms. Thanks to the following for their years of service to the Coral Ridge Association Board: Al Massey, Carol O'Brien, and Carol Lee Ortman. This is also my third year on the board so I will be cycling off but I plan on staying active in our community and city.

Let us look forward to a New Year and toast to everyone's good health and let us keep working together to keep Coral Ridge a wonderful neighborhood.



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- SOLD!** 6940 Plantation Seller
- SOLD!** 2308 NE 37<sup>th</sup> Dr Buyer
- SOLD!** 250 SE 9<sup>th</sup> Ct 3/2 Seller
- SOLD!** 2508 NE 29<sup>th</sup> Ct Seller/Buyer
- SOLD!** 1217 Seabreeze 4/3 Pool Seller
- SOLD!** 411 NE 43<sup>rd</sup> Ct, 3/2 Pool Seller
- SOLD!** 1424 NE 23<sup>rd</sup> St Income Seller
- SOLD!** 321 SE 3<sup>rd</sup> Street 101G Seller

- SOLD!** 1729 NE 42<sup>nd</sup> St Seller
- SOLD!** 2608 NE 21<sup>st</sup> Ct Buyer
- SOLD!** 2608 NE 21<sup>st</sup> Ct Seller
- SOLD!** 2624 NE 26<sup>th</sup> Ct Seller
- SOLD!** 5841 NE 22<sup>nd</sup> Av Seller
- SOLD!** 2175 NE 59<sup>th</sup> Ct Buyer
- SOLD!** 2175 NE 59<sup>th</sup> Ct Seller
- SOLD!** 1503 NE 18<sup>th</sup> Ave Buyer
- SOLD!** 500 NW 30<sup>th</sup> Ct Seller

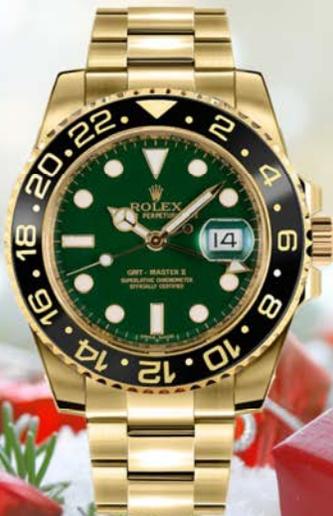


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## *From Our Mayor Dean Trantalis*



The municipal elections are now behind us. This cycle was the first ever held in November in conjunction with the presidential race, and I am happy so many residents voted. In fact, it was a record number of people who voted for the mayor and a commissioner. Many thanks to everyone who took part in our city election.

I look forward to continuing to work with a tremendous team of colleagues both on the City Commission and in city management over the next four years. Our goal is to improve our quality of life and keep Fort Lauderdale the great community it is.

Having said that, we already are witnessing new challenges facing us.

After a brief brush with Hurricane Isaias, it appeared Fort Lauderdale would emerge from an extraordinarily active Atlantic storm season unscathed. But then came Tropical Storm Eta, and many low-lying parts of our city experienced heavy flooding never seen before.

Allow me to talk for a minute about what happened and what the city did to prepare.

While not a powerful storm, Eta was very large in the area covered by its rain bands. They were unusually intense, and South Florida was on the stronger side of the storm. During its course over South Florida, Eta dropped up to 14 inches of rain within a matter of hours. It was truly a once-in-a-lifetime deluge. In one day, some areas saw four times the amount of rain they do in a whole season!

But even worse, the storm came on the heels of a rainy October. The groundwater table was extremely

saturated already and could not absorb the additional rainfall brought by Eta.

The city mobilized before the storm.

Almost 6,000 sandbags were filled and distributed. Public works crews began days in advance of the storm to clean and inspect storm drains and reduce stormwater retention levels as much as possible given the circumstances I already stated.

Those crews pumped water out of saturated neighborhoods that have drainage challenges like Melrose Park and Melrose Manors. We contracted for extra giant water vacuum trucks, increasing our fleet from five to 23. They pumped out as much water as they could in advance of the storm ... and even while it was on top of us.

After the storm, the city conducted rapid impact assessments to determine the extent of flooding and coordinate our response in critical areas.

City crews engaged in around-the-clock pumping, but the additional rain we've received in the days after has not helped. Gov. DeSantis' state emergency management team, including Jared Moskowitz, reached out to us and we obtained a pledge for additional pumper trucks. We also worked with the county and state regarding our ability to discharge the water collected outside our city stormwater system.

While the flooding has been a priority, the city has been busy elsewhere as a result of Eta. Rescue crews assisted with numerous vehicles stalled in high water. We also cleared sand from State Road A1A and nearby areas.

So, what's our plan going forward?

And after years of preparation, a major stormwater infrastructure upgrade was approved in September. The City Commission voted to commence construction in seven areas that frequently flood either because of high tides or heavy rain.

These areas are Durrs, Dorsey Riverbend, Edgewood, Progresso Village, River Oaks and Victoria

Park as well as the greater Southeast Isles area of the Las Olas Isles and Rio Vista.

The city will add tidal control valves, exfiltration trenches, catch basins, permeable pavement, swales, force mains, pump stations and stormwater pipes. The work will cost about \$200 million and take five years to complete.



Designs for the next phase of improvements will also begin. Round 2 encompasses Flagler Village, Harbour Inlet, Harbour Isles, Melrose Manors, Riverland, Sailboat Bend and Tarpon Bend.

However, I think TS Eta shows the need for some re-evaluation.

The city's prioritization of areas was set with the assistance of environmental consultants who studied our flood history and existing infrastructure. But TS Eta has shown that there are areas not slated for work until Phase 2 that have very serious problems now.

I want to discuss with staff and my commission colleagues what can be done expedite a response to their needs. This is especially true for the Melrose Park and Melrose Manors areas.

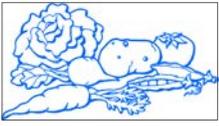
In closing, I want to mention a couple pieces of good news.

In late October, we activated the section of the new sewer line that runs from the sewer treatment plant at the port under the New River to the Beverly Heights area. This replaces the line that has been so plagued with problems.

The entire 7-mile project is more than 60 percent complete and on

*(Continued on page 12)*





## The Garden Project Anthony Gross



On one hand it is hard to believe we are in December, on the other 2020 has been a year I am ready to move past. With COVID-19, enough named Tropical storms to use up all the assigned names and the Greek alphabet, a political stage like nothing we have seen before, economic challenges for most of us, an iguana invasion that has pushed me past the point of even trying to have a food garden, it seems we could all compile a list of negatives. So, as I write this, I am going to reflect on a positive highlight.

What comes to mind, is a friend, colleague, and scientist that I know. In our lives, we all get to meet interesting people, many who are devoted to their work and careers, but I have had the privilege of knowing one of those rare people who love what they do so much they always seem to be in their element. **Adam Pitcher** was a colleague of mine who has moved on to advance his education and is currently enrolled in the Dr. of Plant Medicine program at the University of Florida, in Gainesville. I have had the privilege of interacting and more recently working with him for several years now. He is one of those rare people that loves what he does and is always practicing his interest. He would spend weekends out in our natural areas making observations, and would always have a vile or jar of some sort to collect insects and other samples. Monday mornings at the office would always be an educational review of his weekend discoveries and observations. In short, he taught me a lot. I miss the daily challenges of “name this insect” and his quick answers to almost any type of ID question posed to him. So, it was a bittersweet departure as he left Broward County to move to Gainesville and start his graduate work.

However, **Adam** has not forgotten us actually has already made a discovery and had his first published paper! In past writings, I have mentioned the

app **iNaturalist**. It is a citizen science identification app and Adam is a regular contributor and reviewer. As such, he validates people’s posts confirming or correcting the identification of the picture posted, be it an insect, reptile, plant etc. As a regular contributor to the app, he of course combines his passion for insects with scouring these contributions. Recently, while doing so, he noticed a new type of variation to a bug. One that most of us would look at and think “hmm what type of black beetle is this?”. Adam on the other hand analyzed the photos and realized it was an altogether new species for South Florida identifying it as the Black Bean bug *Brachyplatys subaeneus*. The bugs were located on seagrape plants near the North Miami Beach boardwalk.

It is important to understand this identification has led to the Florida Department of Agriculture and Consumer Services issuing a pest alert and a request for reporting sightings to their offices. Here is the link to the alert:

<https://www.fdacs.gov/content/download/94143/file/PESTALERT-Blackbeanbug01936.pdf>. I encourage you to visit the alert, as once again this is a pest from Southeast Asia and as such, has a potential to impact several agricultural crops grown here in South Florida. There is a table of plants impacted so far at the end of the alert.



Black bean bug colony on *Canavalia rosea* in Miami. Photo by Cory Penca, USDA

For those who might be thinking, “Ok, so how does it directly impact me?” Please note, this insect has already been identified on two South Florida Native plant species: Seagrapes, *Coccoloba uvifera* and Coastal Jack-bean, *Canavalia rosea* as pictured above.

Both of these plants are important in our defense against coastal beach and dune erosion. For our tourists, they are an integral part of the seascape as backdrops in photos, etc. Seagrape has a long history in our landscapes. Remember the Ficus whitefly and how it changed our hedgescape. We were not vigilant in the initial stages of that infestation, this is why FDACS has asked for your help in reporting sightings and issued the pest alert.

Let’s review these two plants:



SeaGrape is a native plant to our zone 10b/11 climate. It has generally been referred to as pest free/disease resistant, and roots are not reported as a problem. Here is a quote from a UF/IFAS EDIS document Publication #ENH334:

“*Seagrape can take on a variety of shapes, depending upon its location but typically forms a multi-stemmed vase shape if left unpruned. The large, almost circular, broad, leathery, evergreen leaves of seagrape have distinctive red veins. The leaves*

(Continued on page 8)

(The Garden Project Continued from page 7)

frequently turn completely red before they fall in winter. The new young foliage is a beautiful bronze color which is set off nicely against the dark green, shiny leaves. The inconspicuous ivory flowers are produced on foot-long racemes and are followed by dense clusters of 3/4-inch diameter green grapes on female trees only, ripening to a luscious deep purple in late summer. Males do not produce fruit. The grapes are often used to make a delicious jelly and are also popular with birds and squirrels.”

This plant has been used in our South Florida landscape for various purposes since the beginning of our development as an urban area. Many would say it is iconic.



### Coastal Beach Bean

From a UF/IFAS EDIS document Publication #FPS100,

“This ground cover resists erosion by wind and light surf and is ideal for coastal landscapes. The bright green leaves and showy flowers of this plant are sure eye-catchers. It is a wonderful utility plant for stabilizing sandy soils and makes a nice bed for trees and shrubs. Beach bean, as the name implies, has a high drought and salt spray tolerance. It prefers well-drained soils and full sun exposures. Small racemes of pink to purple flowers occur among these bright green leaves throughout the year. These beautiful flowers are followed by robust, woody pods”

If you research Seagrape and Beach Bean further, they are both key plants in our defense against coastal erosion. This article, “Native Plants for Coastal Dune Restoration:

What, When, and How for Florida” from the USDA provides this perspective.

[https://www.nrcs.usda.gov/Internet/FSE\\_DOCUMENTS/nrcs141p2\\_014913.pdf](https://www.nrcs.usda.gov/Internet/FSE_DOCUMENTS/nrcs141p2_014913.pdf)

So, Adam has not only assisted in the identification of this new pest invader, he has taken it to the next level. His first scientific publication on this subject can be found here,

### **Insecta Mundi** publication 0814 **First report of *Brachyplatys subaeneus* (Westwood) (Hemiptera: Heteroptera: Plataspidae) in the United States** **Adam J. Pitcher**

Entomology and Nematology Department, University of Florida, IFAS, 1881 Natural Area Dr., Gainesville, FL 32611

Here is the link to the publication for those of you who are interested:

[https://centerforsystematicentomology.org/insectamundi/0814\\_Eger\\_et\\_al\\_2020.pdf?fbclid=IwAR1Zhek0kF5ML43tOG4kuV0xuVUTdiC4k7zfYUcpsK63n6epB7srGrGWy7c](https://centerforsystematicentomology.org/insectamundi/0814_Eger_et_al_2020.pdf?fbclid=IwAR1Zhek0kF5ML43tOG4kuV0xuVUTdiC4k7zfYUcpsK63n6epB7srGrGWy7c)

If, as you are out on your walks to the beach or along A1A, and you see this bug, please be a part of the solution and containment by reporting it to Florida Division of Agriculture and Consumer Services. Here is their website:

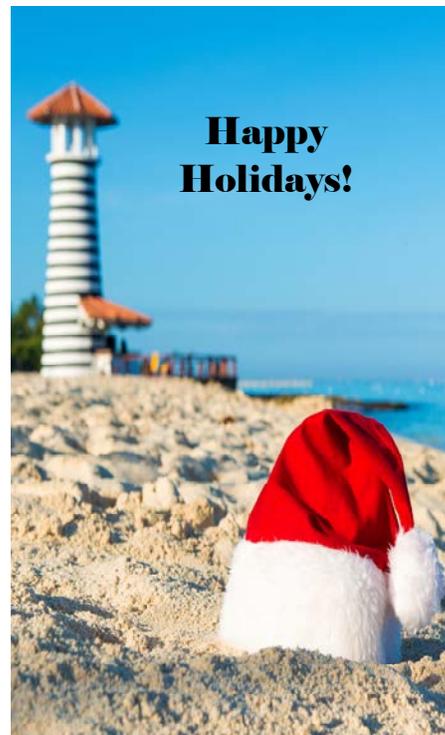
<https://www.fdacs.gov/Divisions-Offices/Plant-Industry/Business-Services/How-to-Submit-a-Sample-for-Identification>

As I close this year, experiences like this with Adam are what I choose to focus on and remember for 2020. There are people in this world, that silently make a difference. They are out there on the forefront of their field, working hard to help the greater good. In particular, this includes all our scientists and medical professionals working so hard on the battle against COVID-19. Let us all, not forget these unsung heroes in different areas of science.

I wish all of you the best of the Holiday Season and hope that everyone’s prospects for the 2021 New Year bring you something you are working hard to achieve and hoping for.

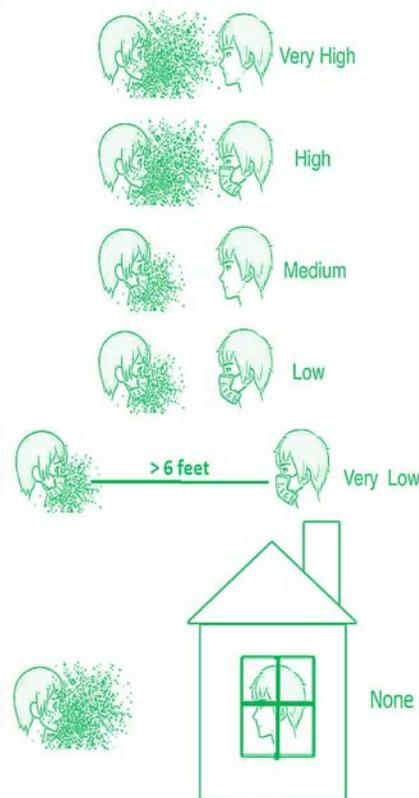
Your Neighbor,  
Anthony Gross  
[anthonylfgproject@gmail.com](mailto:anthonylfgproject@gmail.com)

**Editor’s Note:** This newsletter, along with this article, can be found on: [CoralRidgeAssociation.Org/newsletters/](http://CoralRidgeAssociation.Org/newsletters/) where the connections that Anthony gives to us are much more easily followed!



## Happy Holidays!

### Chances of Transfer





The City's **Adopt-A-Drain** program is a *volunteer-driven* cleanup campaign that enables neighbors and organizations to take a hands-on role in eliminating stormwater debris and reducing localized flooding.

With 300 miles of inland waterways and low elevations, the City of Fort Lauderdale is particularly prone to flooding after heavy rains. While the City has approximately 8,900 storm drains to help move the water to waterways, storm drains can quickly become clogged with debris, causing localized flooding. This flooding can cause significant damage to properties and carry debris to our waterways, endangering wildlife.

Although the City proactively targets known problem drains, volunteers are needed to "**Adopt-A-Drain!**" Similar to the popular "Adopt-A-Street" program; neighbors, service organizations, and faith-based organizations can play a vital role in making sure that our storm drains are clear of waste, vegetation, and other debris.

For more information email:

[adoptadrain@fortlauderdale.gov](mailto:adoptadrain@fortlauderdale.gov)



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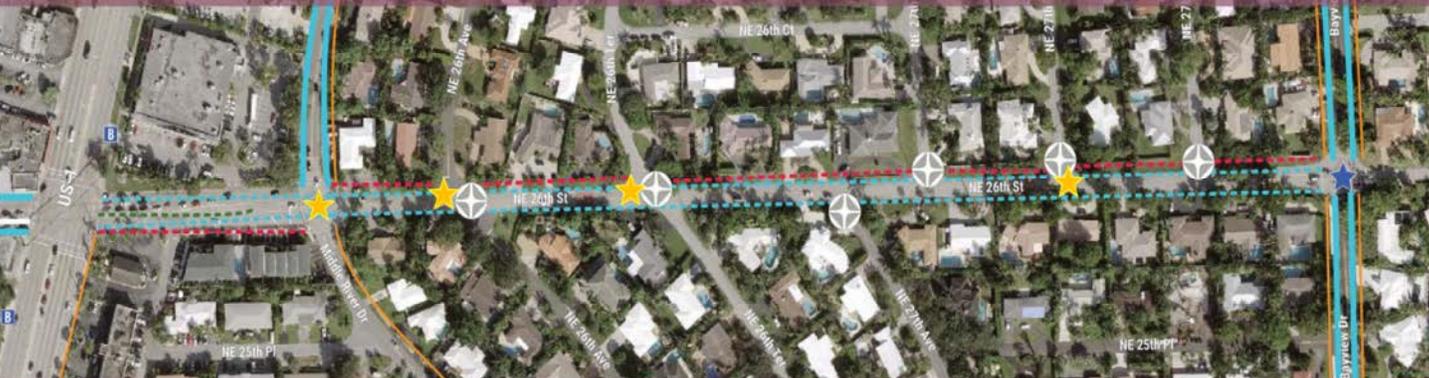
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# NE 26th Street CSLIP



- B Existing Bus Stop
- Existing/Programmed Bike Lanes
- Existing Sidewalk
- - - Proposed Extended Turn Lane
- - - Proposed Bike Lanes
- - - Proposed Sidewalk
- ★ Proposed Roundabout
- ★ Proposed Raised Intersection
- ⊕ Tighten Curb Radii

**PROJECT DESCRIPTION**  
The NE 26th St. project is a complete streets project to improve mobility for all users of the street including vehicles, pedestrians, and bicyclists. The project is on NE 26th St. from US 1 /Federal Highway to Bayview Drive.

**This project will include:**

- Extend left turn lane at US1 westbound to improve vehicle traffic flow from NE 26th Street to US1 /Federal Highway southbound
- Install roundabout at Bayview Drive to improve vehicle traffic flow and safety
- Install bike lanes from US 1 to Bayview Drive that will create connectivity to existing and upcoming adjacent bike lane projects
- Install raised intersections at Middle River Drive, NE 26th Ave, NE 26th Ter, and NE 27th Ter. to calm traffic speeds
- Install new sidewalk to provide a safe space for pedestrians that will connect to sidewalks on Bayview Drive, Middle River Drive and US1/Federal Highway
  - North side from Middle River Drive to Bayview Drive
  - South side from US 1 to Middle River Drive
- Tighten curb radii at intersections to slow turning vehicles and create improved drainage swales
- Remove of existing speed humps Mill and resurface entire roadway
- Upgrade roadway lighting to LEDs



# Coral Ridge Real Estate

## Waterfront Pricing retreats while Dry lot Volume increases

By Chris Williams



Good news! The number of homes sold thru October (84) is up 25% compared to last year. Waterfront volume has shown an increase of 8% while dry lots are up significantly with an increase of 35%. However, waterfront pricing is actually down 23% and dry lot prices are basically flat with a 1% increase. We still have solid demand for our neighborhood. Sellers will have to be realistic about pricing as we move into 2021.

In the month of October waterfront sales prices dipped again by 27% as compared to last year. Because we are averaging less than 3 sales per month it's easy to see fluctuations in pricing month-to-month. Keep an eye on the YTD #s. The average sales price continues to be lower than last year by 23%.

On the other hand, dry lot home sales were up 167% in October as compared to last year. And pricing was up 92%! However, as I've mentioned in previous articles, disparity of product plays a role in these huge price changes. A good indicator is square foot pricing, which increased by 21%.

Here's a snapshot of Coral Ridge statistics for October 2020 and Year-to-Date<sup>1</sup>:

### Waterfront Homes (October - 2020)

	Number of Sales	Avg Sales Price	Avg Median Price	Sales Price per sq. foot
<b>2020</b>	3	\$2,304,667	\$2,679,000	\$550
<b>2019</b>	2	\$3,150,000	\$3,150,000	\$668
<b>% Change</b>	+50%	-27%	-15%	-18%

### Waterfront Homes (YTD thru October 2020)

	Number of Sales	Avg Sales Price	Avg Median Price	Sales Price per sq. foot
<b>2020</b>	26	\$1,865,788	\$1,395,000	\$519
<b>2019</b>	24	\$2,425,875	\$2,540,000	\$625
<b>% Change</b>	+8%	-23%	-45%	-17%

### Dry Lot Homes (October - 2020)

	Number of Sales	Avg Sales Price	Avg Median Price	Sales Price per sq. foot
<b>2020</b>	8	\$1,239,875	\$1,050,000	\$400
<b>2019</b>	3	\$642,967	\$609,000	\$330
<b>% Change</b>	+167%	+92%	+72%	+21%

### Dry Lot Homes (YTD thru October - 2020)

	Number of Sales	Avg Sales Price	Avg Median Price	Sales Price per sq. foot
<b>2020</b>	58	\$988,633	\$777,500	\$363
<b>2019</b>	43	\$976,263	\$810,000	\$346
<b>% Change</b>	+35%	+1%	-4%	+5%

There has been a slight decrease in the current amount of inventory (Thanksgiving week). We have 47 single family homes for sale in Coral Ridge (23 waterfront, 24 dry lot). Given the YTD rate at 8.4 homes sold per month, that gives us almost 5.5 months' worth of inventory (a dip from end of August which was 6.8 months).

### Current Inventory (Thanksgiving Week)

	Number of Listings	Avg List Price	Avg Median Price	List price per square foot	Days on Market Avg.
<b>Waterfront</b>	23	\$3,800,490	\$2,990,000	\$720	144
<b>Dry Lot Home</b>	24	\$1,461,433	\$1,200,000	\$462	112

Looks like we'll beat last year's sales rate of 88 homes (only 4 more to go). How do you feel about 2021? How about the first quarter? I'd like to hear from you. Let me know your thoughts about Coral Ridge Real Estate. I can be contacted at 954-830-2242 or Chris@HomesInCoralRidge.com

If you have questions about your home's value and marketability, be sure to consult a qualified Realtor. *Chris Williams is a Fort Lauderdale Native and has lived in Coral Ridge for more than 50 years. Chris is the current Treasurer of the Coral Ridge Association. He is also a Board member of the City of Fort Lauderdale Budget Advisory Board. Chris has been a Realtor® with RE/MAX Preferred in Coral Ridge since 2006.*

<sup>1</sup> Broward Palm Beaches and St. Lucie Realtors®

# Dollars and Sense in Coral Ridge

by Thomas Balcom, CFP®, CAIA, MBA

TINA – There Is No Alternative is the acronym used today for investors who are forced to assume some degree of risk in order to accomplish their short and long-term financial objectives. With the 10-year Treasury yielding 0.95% as of November 10<sup>th</sup>, investors cannot live from coupon (income) payments provided by their bond holdings. In order to earn returns of mid-single digits in this environment, investors must either invest in high yielding bond investments, dividend yielding stocks or other investments that are also more volatile (risky) than most investment grade bonds.

We occasionally meet investors who claim their municipal bonds are yielding 3-5%. These investors falsely believe that they can live off this yield for many years. Unfortunately, they do not realize that they are not actually earning a yield of between 3-5%. This is because they are not buying these bonds at par value. Par value is defined as the face value of a bond. Typically, the par value of a bond is \$1,000. A municipal bond that has a yield of 3-5% is unlikely to be purchased at par value. These bonds are typically sold at a premium, meaning that the investor may pay higher than \$1,000 for each bond. Over the life of the bond, the investor will receive income (coupon) payments, but at maturity, the investor will receive their par value. The decline

from a figure above par value to \$1,000 over their holding period will reduce the overall return to the investor. Our advice to you if an individual approaches you with a bond that is offering an attractive yield is to inquire as to whether you will be purchasing the bond at par value (\$1,000) or at a premium (\$1,000+). Once you determine your purchase price, you can subtract the difference from par value from the coupon payments over the duration of the bond to determine your actually yield.

Also, investors should inquire as to the duration or maturity date of the bond they are purchasing. Is the bond short-term (<3 years) or long-term (10+ years)? The reason why this is critical in evaluating a bond is that interest rates and bond prices are inversely related. Interest rates are expected to rise at some point in the future so the price of your bond will decline which would likely result in a loss of principal. As an example, if you own a bond yielding 3% and interest rates increase, similar bonds may now be yielding 4%. In order for your bond to offer a comparable yield of 4%, you will have to reduce the price of your bond resulting in a price decline or loss. Please be sure to determine the duration of your investment as well as the initial price you are paying before you purchase

an individual bond.

What should an investor do at this time when yields are at historically low level? We are suggesting to our clients who have mortgages on their first or second properties that they seek to refinance at lower interest rates. While there are closing costs associated with refinancing, the costs savings over time should result in increasing their principal payments and reducing interest payments on a monthly basis. This would result in increasing your personal net worth on a monthly basis. Please be sure to reach out to your financial advisor or private banker to determine if this would make sense for you at this time.

Investors should also review their current asset allocation to determine if any rebalancing is required. If certain parts of your portfolio have performed well on a year-to-date basis, it might be prudent to “take some chips off the table” and rebalance your portfolio. As always, please consult your investment professional to determine if rebalancing is necessary at this time and if any other changes should be made to your portfolio.

If you have any questions related to this article or have suggestions on future topics, please feel free to email me at:

**TomBalcom@1650wealth.com**

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Our neighborhood community

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## From Our Commissioner Heather Moraitis



It seems natural around the holidays to start thinking about all the things you're thankful for... and this year is no exception. Friends, family, good health, and a job that I love -- these are all things that make the top of the list each year. But given the events of *this* year, my perspective has shifted and I'm now thankful for things I haven't considered in years' past.

Today, I am thankful for "normal" moments. Not the "new normal" but the boring normal. Whether that's days that are uneventful and moments where I can catch my breath, or hours-long commission meetings, where the agenda items are about policy to build our city up, not shut our city down.

We are able to return to this normal because we live in a state committed to reopening businesses, schools, and churches. While residents of other states have experienced long term lockdowns, I am thankful for our leadership that has prioritized a smart balance. Simply put, I am thankful to live right here in the city of Fort Lauderdale!

Now here's something I never thought I'd say: I am thankful for

traffic. I know this statement may seem a little alarming, but let's take a look at what traffic represents. We are driving to work and our kids to school. Tourists and seasonal residents are back in town, eating at our restaurants, shopping at our stores, and stimulating our local economy.

During the height of the virus, there were weeks that our roads were like a ghost town. Given all that's gone on, I am truly thankful for traffic. Now with that in mind, I will continue to work with the county to get smart technology installed on our lights, to improve the traffic flow, and make navigation around our growing city easier. I may be thankful but it still tries my patience!

While I didn't have all the traditional Holiday gatherings this year, I am especially thankful that we were able to play our first home game at the new high school football stadium at Lockhart Park on October 29th. School board members, city officials, parents and student athletes were able to gather for a Grand Opening ceremony to commemorate the first game. Generations of Fort Lauderdale residents have played football on the



property and we were able to usher in the next era in style.

While I lament the tragic pandemic, I continue to give thanks daily. I pray that we will all take the extra time this holiday season to give thanks for our blessing and to show love to our neighbors as we emerge from a time of fear and isolation. We don't know what the New Year holds but we do know that we will face it together and I am truly thankful to be able to serve you through it.

Stay safe, have a wonderful holiday season, and I hope to see you around District 1 soon!

Sincerely,  
Commissioner Heather Moraitis

(Mayor's Article Continued from page 6)



track to be finished ahead of an already aggressive schedule. As we complete additional segments of the new line, we will transfer as much service as we can to minimize the possibility of future breaks.

Also, we conducted a successful and safe version of the Fort Lauderdale International Boat Show.

It was a significantly smaller

crowd, and we put into place dozens of measures to ensure public health was protected amid the COVID-19 pandemic. People in the industry tell me that they had strong sales, and it also boosted other local businesses. That's tremendously important for our economy as we try to navigate through COVID-19.



So as we approach the holiday

season, I hope we can all find ways to enjoy our families, our friends, and the spirit of the season, while still remaining safe. Let us all appreciate the good things that come our way, and try to help out others that have suffered personal setbacks, especially as a result of the impact of COVID-19.

Stay well my friends.

Yours,



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# Coral Ridge

ASSOCIATION



## MEMBERSHIP 2021

The purpose of the Coral Ridge Association is to represent property owners, to protect their interests, and to aid and advance the development and improvement of the community. The Association has identified key areas to accomplish its purpose:

~ Represent ~ Beautify ~ Community ~ Protect ~ Impact ~ Inform

Annual Family Membership Dues are \$50.

Please renew online at [www.CoralRidgeAssociation.org/Membership](http://www.CoralRidgeAssociation.org/Membership), or you can complete this form and send a check payable to Coral Ridge Association, Inc. to: P.O. Box 11298, Fort Lauderdale, FL 33339

Name: \_\_\_\_\_ Phone Number: \_\_\_\_\_

Address: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_ Zip Code: \_\_\_\_\_

Email Address: \_\_\_\_\_



Find us on:

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@CoralRidgeAssociation

**REPRESENT CORAL RIDGE:** The Coral Ridge Association is recognized by the City of Fort Lauderdale as the official representative of Coral Ridge, and acts in that role by:

- ~ Being an active member of the Council of Fort Lauderdale Civic Associations
- ~ Representing the interests of our neighborhood with the District 1 City Commissioner
- ~ Providing a forum for political candidates
- ~ Acting as a liaison with City Code Enforcement
- ~ Lobbying on behalf of Coral Ridge for improvement funds available thru Federal, State, County & City programs
- ~ Representing Coral Ridge interests with the City Parks & Recreation Department
- ~ Successfully lobbied the City Manager and staff to replace the old canal cleanup boat with an "up to date" waterway cleanup boat

**BEAUTIFY OUR NEIGHBORHOOD:** The Coral Ridge Association is always working to improve the appearance of our community through projects such as:

- ~ Maintaining and beautifying the entry points into Coral Ridge
- ~ Keeping the posts and landscaping at the entry ways beautiful and in good repair
- ~ Getting involved in canal cleanups
- ~ Organizing Volunteer Days for Beautification Projects in conjunction with the City
- ~ Raising funds and applying for Neighborhood Improvement Grants (asphalt removal, sign posts, entryway signs, swale recovery, playground equipment, etc.)
- ~ Plan and apply for funds with Metropolitan Planning Organization projects, which includes road, pedestrian and bike lane improvements

**CREATE COMMUNITY:**

- ~ Providing the Coral Ridge Newsletter 5 times per year
- ~ Organizing and Hosting the Children's Easter Egg Hunt
- ~ Organizing and Hosting the Children's Holiday Party
- ~ Encouraging residents to share stories in the Newsletter and on our Facebook page
- ~ Fostering a robust membership
- ~ Raising funds to pay for Association activities
- ~ Hosting and participating in Volunteer Days

**PROTECT OUR CITIZENS:** The Coral Ridge Association works with the City of Fort Lauderdale Police Department by:

- ~ Receiving a monthly police report and crime statistics for Coral Ridge
- ~ Providing timely tips on crime prevention directly from our neighborhood Police representative at our monthly meeting
- ~ Acting as a liaison with the neighborhood Police Unit
- ~ Requesting action plans and progress reports to address crime spikes
- ~ Slowing traffic with the aid of police presence and electronic signs
- ~ Addressing issues with the Transportation & Mobility Department to help plan improvement of safety and traffic flow

**IMPACT DEVELOPMENT:** The Coral Ridge Association impacts development in our community by:

- ~ Reviewing all development projects affecting our neighborhood prior to City Design Review Board meetings
- ~ Representing neighborhood interests when reviewing development proposals affecting Coral Ridge
- ~ Establishing project specific guidelines in any proposed construction in order to minimize traffic problems that affect the tranquility, safety and quality of life of our members

**INFORM OUR RESIDENTS:** The Coral Ridge Association informs Coral Ridge residents of issues impacting our community by:

- ~ Publishing a newsletter 5 times per year
- ~ Hosting two General Membership meetings annually
- ~ Maintaining the Coral Ridge Website
- ~ Promoting NextDoor and joining discussions to provide accurate information
- ~ Maintaining an interactive Facebook Page
- ~ Sending issue specific emails directly to our members



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- Dr. Charmaine Johnson

# "Words of Wisdom"

## **No Table Food for Fluffy**

We're all guilty of slipping our pets a few extra treats every once in a while. Staring into those big round puppy dog eyes, it can definitely be hard to say no. But while a bite of chicken here and a nibble of steak there can seem harmless, feeding animals food from the table can actually be more dangerous than you'd think.

In general, the food that we eat is too rich and fatty for a pet to properly digest. Eating typical human food can upset your pet's stomach and lead to vomiting and diarrhea. It can even lead to more severe conditions like pancreatitis.

**It Can Be Toxic:** From pizza and pasta, to burgers and desserts, many of our favorite foods often contain ingredients that are toxic to animals. Foods like chocolate, raisins, grapes, nuts, onions and garlic are harmful for pets to ingest. In large enough

quantities, certain foods can even lead to seizures, kidney failure and heart attacks.

**It Can Lead To Weight Gain:** When combined with regular daily meals, it's important to be cautious about giving snacks. While it may seem like feeding your pet scraps under the table won't drastically affect their weight, even the one or two bites can be enough to tip the scale.

**It Can Cause Behavioral Problems:** Another problem with feeding pets from the table is the behavioral issues it can lead to. Sneaking treats from the table to your pet reinforces begging behavior. While begging may seem cute, reinforcing the behavior can lead to eating food directly off the table or counter. It may even lead to some pets refusing to eat their own food when they become used to eating human food.

When it comes to figuring out how often to feed your pet and what to feed them, consult your veterinarian.

The doctors and staff at Seiler Animal Hospital are available seven days a week to offer nutritional advice and counseling. Feel free to call the office or make an appointment to have a doctor examine your pet to decide what diet is best.

*By: Kathleen Thieme*

Dr. Thieme and the staff at Seiler  
Animal Hospital  
5800 N. Federal Highway  
Fort Lauderdale Florida 33308  
(954) 491-1222



## **New Research Shows Connection Between Gum Disease and Covid-19**

More and more research is emerging to help us to better understand Covid-19. The dental community and researchers are finding that there may be a connection between gum disease and how well you fare in healing from Covid.

Emerging research has suggested there's a connection between gum disease and SARS-CoV-2, according to a new report, "The Mouth COVID Connection (MCC)." The review study, which has been accepted for publication for the October 2020 issue of the Journal of the California Dental Association (JCDA), suggests that hospitalized coronavirus patients with prior underlying gum disease can be at higher risk for respiratory failure.

The MCC study suggests a link between the bacteria in inflamed gums and bone loss—symptoms of chronic disease—and COVID-19 complications. Researchers suggest that patients with high levels of IL-6 (interleukin), a harmful protein that is elevated in gum disease, can be at greater risk of suffering life-threatening respiratory problems. A

critical study in Germany tested COVID-19 patients for the IL-6 protein while they were hospitalized and determined that patients that presented high IL-6 levels were more likely to need a ventilator to breathe.

MCC researchers urge anyone concerned they have gum disease to schedule a dental appointment as soon as possible, since several studies show that gum disease can lead to high IL-6 levels.

Researchers say periodontal disease is the most under-diagnosed disease in dentistry and they urge those who think they may have periodontitis to get treatment as soon as possible.

"As the death toll keeps climbing, the CDC now predicts the virus will be among the leading causes of death in the United States, just behind heart disease and cancer," said Dr. Molayem. "Periodontitis can make it even deadlier, if you're worried that you may have gum disease, your next trip to the dentist may actually save your life."

Don't skip your dental appointment due to the current pandemic. Your Fort Lauderdale dentist is taking all precautions to keep every patient safe, including wearing additional protective gear, minimizing the number

of people in the office at one time, monitoring all patients and staff for symptoms of coronavirus, and increasing cleaning frequency. You can feel safe and well cared for at the Premier Smile Center. Contact us today to schedule your cleaning and checkup with Dr. Charmaine Johnson.

<https://www.google.com/amp/s/www.news-medical.net/amp/news/20200630/Oral-hygiene-and-severity-of-COVID-19-e28093-the-connection.aspx>

Meta: Gum disease and Covid-19 may actually be related. New research is continuing to evolve daily. Listen in as Dr. Johnson discusses these updates.

COVID-19 has had a big impact on just about every aspect of our daily lives. New research now shows a correlation between gum disease and COVID-19. Fort Lauderdale dentist, Dr. Charmaine Johnson discusses these updates and the importance of visiting your dentist for your regular check up and cleaning during these crazy times.

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# Recycle In Coral Ridge

## Simple Things to Help the Planet

Every day brings more news of poisoned oceans, melting glaciers, and endangered species. Here are simple steps you can take to help reduce your carbon footprint.

1. Buy recycled, not just recyclable. Paper products are the most common recycled products available on the consumer market. These include printer paper, paper towels, and, yes, toilet paper. If every American family bought a roll of recycled toilet paper just once, we could save 400,000 trees.
2. Shop with reusable grocery bags, many of which are made of recycled plastic. Four trillion plastic bags are used worldwide per year and only 1% of these are recycled. Several major retailers give a bag credit for each reusable bag that you use.
3. Avoid plastic straws, single-use plastic drink cups and water bottles. Use your own ceramic coffee mug at work. Americans buy 50 billion water bottles per year and less than a quarter are recycled. Using a reusable bottle can save 156 bottles per year.
4. Designate one, or more, meals a week as "meatless." A vegetarian diet puts a lot less burden on the environment, and is better for your health. Meat production produces significantly more greenhouse gases than vegetable production and a hamburger requires 660 gallons of water to produce while a salad uses just 21 gallons.
5. Don't waste food. Use those perishable groceries before they go bad. In the U.S., 40 percent of edible food is wasted. Food accounts for 3 billion tons of carbon emissions and uneaten food is the single largest source of trash in landfills.
6. Program your air-conditioner thermostat to a higher temperature when you're not at home.
7. Unplug electronics that you rarely use. Also, unplug the AC adapters that power small electronics when not in use. 75% of appliance energy use comes from when the appliance is turned *off*. LED light bulbs can cut energy use by 80% and use only 12 watts to produce as much light as a 60-watt incandescent bulb.
8. Go paperless. Request bills and statements by email. Request to be removed from marketing mailing lists.
9. Inflate your tires to the recommended pressure. This could save as much as a gallon of gas on every fill-up.
10. Spread the word. Encourage your network to adopt these and other best practices.



## CORAL RIDGE TRASH COLLECTION SCHEDULE

**Black Garbage Carts: Mondays & Thursdays**  
(food wastes, non-recyclables and household trash)  
Do not put garbage in bags on the curb, only in the carts.  
The truck can only pick up the carts!

**Green Yard Waste Carts:**  
(Branches, leaves, grass, yard trimmings)  
**Mondays for those living North of 26th St.**  
**Thursdays for those living South of 26th St.**  
**DO NOT PUT YARD WASTE IN BAGS.**  
Plastic Bags contaminate yard waste!

**Blue Recycle Carts: Thursdays**  
(Paper, plastic & aluminum per Mix it, Curb it items)  
**DO NOT PUT RECYCLABLE ITEMS IN BAGS!**  
Plastic Bags contaminate recyclable waste!

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# COVID-19

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We will get back to you within 24 hours.

Or you can call and leave a voice message at:

954-661-1502

Our next issue is March!



# Coral Ridge HOA Members



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 Chuck Murawski & Jorge Leon  
 Michael Murphy & Roni Costa  
 Jason Natt  
 Mary Negrey  
 Mark Turner & Charles A. Nicholls  
 Bob & Kathryn Nichols  
 Carol O'Brien  
 Pat & Courtney O'Loughlin  
 Tom & Amanda O'Loughlin  
 Carol Lee Ortman  
 Leone & Teresa Padula  
 Charles & Laura Palmer  
 Gil & Stephanie Pasarin  
 Dorothy & Mark Peck  
 Robert & Mary Pelouquin

Dolores Perez  
 Amy Peters  
 Christian & Ramona Petersen  
 Paul Pfadenhauer & Willaim Sibberns  
 Seth & Suzann Platt  
 Veronica Potenti  
 Rich & Linda Pratt  
 Claudia & Kevin Prine  
 Ivan & Kristi Puente  
 Frank Rambusch  
 Heidi Steiger & Charles Ranson  
 Christopher & Eleny Ratel  
 Larry & Robin Revier  
 Max Ribbler  
 Sam & Helen Ribbler  
 Chris Ricci  
 Gabrielle Rinaldi  
 Laline Rivero  
 Lisa & Carlos Rodriguez  
 Wilmer Roehrich  
 Mike & Kathleen M. Rolfes  
 Oana Romasan  
 Maureen & Bill Rotella  
 Gregory Roth  
 Paul Rubenstein  
 Howard & Carol Rubinson  
 Jose Ruggero  
 Bob & Kelli Russell  
 Michael & Kayla Russell  
 Ruthie & Rich Ryan  
 Walter Boyd & David Santee  
 Drew & Angela Scarbrough  
 Chris Hooper & Robert Schmidt  
 Ellen & Laz Schneider  
 Marc & Sylvia Scholey  
 David & Melanie Schrand  
 Stacey Schweiger  
 Peter Schweitzer  
 Frank & Rosemarie Sequin  
 Cindy Sessoms  
 Julie & Craig Shapiro  
 Chip & Julie Shealy  
 Thomas Shelton  
 John & Gerri Shook  
 Patricia Shub  
 Deborah Sigler  
 Dr. Loren & Judy Simkowitz  
 Roman & Ashley Siryk  
 Jim Cunningham & Mark Snapp  
 Diane Sobo  
 Pete & Stephanie Sorrentino  
 Oscar & Angela Soto  
 Suzanne Southwell  
 Helene Spivack  
 Robert & Deborah Spring  
 Bill & Mary Diane Stefan  
 Joel & Rosa Stein  
 Jeff & Sandi Stemler  
 Scott & Jaclyn Strauss  
 Edward & Elizabeth Sullivan

Bob & Cindy Talley  
 Jay & Kacee Tannenbaum  
 Erin & Doug Thieme  
 Paula Tighe  
 Gary & Patricia Torian  
 Scott & Dina Toth  
 Robert J. Trate  
 Angel & Gloria Trujillo  
 Gregory Trusivich  
 Richard & Tika Van Den Hurk  
 Gary Van Horn  
 Vasan & Barbara Venkataraman  
 Joseph & Josie Vidal  
 David & Jeanne Villari  
 Kevin Schoeler & Philip van der Voet  
 Alan & Sandy Vordermeier  
 Dennis & Donna Wagoner  
 Tim & Suzanne Waterhouse  
 Beth Watts  
 Ted & Marguerite Welding  
 James & Kim Wenig  
 Thomas & Cindy Jo White  
 Thomas L. White & Scott V. Watkins, M.D.  
 Roberta Stanley & James Welzien  
 John & Karen Wharey  
 Chris & Connie Williams  
 George Willias  
 Mike & Erika Wilson  
 Lynne Wines  
 Amber Witzel  
 Garfield & Christine Wray  
 David Yanness  
 Thomas & Mindy Yianilos  
 Chun & Lai Ying Yeung  
 Raymond & Deborah Young  
 Suzanne Zarrillo  
 Judy Zimmer  
 George Zimmerman

.....  
 To edit how your name appears in  
 the Honor Roll, please email your  
 change to:  
**treasurer@coralridgeassociation.org**  
 (or if you do not see it)

## Membership Renewal for 2021

A 2021 membership form has been mailed to all the residential addresses of Coral Ridge for 2021. If you are a member for 2020, you will also receive an email soon so that you can renew online. There is a membership form on page 14 that you can mail to us as well.

If you know of anyone who did not receive this newsletter, please give us the name and address so we can add them to the mailing list!

**membership@coralridgeassociation.org**

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Attention Coral Ridge Homeowners

YOU as well as your gardener can now be FINED if they blow leaves into the street or Canal when cleaning your property. It is your responsibility to speak to your gardener about this to prevent receiving a fine. Lets' all work together to make our neighborhood a clean and safe place.



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## HANDY PHONE NUMBERS

### City of Fort Lauderdale

24-Hour Customer Service Line.....	954-828-8000
Alarms & Alarm Registration	954-828-5476
American Civil Liberties Union.....	954-764-1694
American Red Cross	954-763-9900
Animal Control.....	954-359-1313
AT&T/Bell South Home Repair	611
Auto Tags & Registration .....	954-765-4697
Broward Addiction Recovery Center (BARC)	954-765-4200
Broward General Hospital Emergency.....	954-355-5700
Bus Transportation	954-357-8400
Canal Maintenance .....	954-828-8000
Center One - Anyone in Distress	954-537-4111
Children's Diagnostic & Treatment Center.....	954-728-8080
Citizens Advisory Boards	954-828-5002
Citizen Services .....	954-828-5944
City Clerk	954-828-5002
City Commission Office .....	954-828-5003
City Hall General Information	954-828-5000
City Manager's Office .....	954-828-5013
Code Enforcement/Community Inspections	954-828-5207
Division of Emergency Management.....	850-413-9900
Federal Emergency Management Agency FEMA	800-621-3362
Florida AIDS Hotline.....	800-352-AIDS
Fire - Rescue.....	954-828-5700
Fort Lauderdale Executive Airport	954-828-4955
Garbage Cart Service &/or Repair .....	954-828-8000
George English Park	954-396-3620
Graffiti Hotline .....	954-828-6402
Holiday Park	954-828-5358
Homestead Exemption.....	954-357-6830
Hospice Care of Broward	954-467-7423
Inspections.....	954-828-5191
International Swimming Hall of Fame	954-462-6536
Main Library.....	954-357-7444
Marine Facilities	954-828-5423
Mayor's Office.....	954-828-5003
Parks & Recreation	954-828-7275
<b>Police Non-Emergency .....</b>	<b>954-764-4357</b>
Public Information	954-828-4746
Social Security SSI/SSDI (U.S.).....	954-356-7335
Special Events Information Hotline	954-828-5363
Street Lights .....	954-828-8000
TECO/People's Gas Company	877-832-6747
Trash/Waste/Recycle Pick-up .....	954-828-8000
Veteran's Administration (U.S.)	954-714-2381
War Memorial Auditorium.....	954-828-5380
Water/Sewer/Storm Drain Problems	954-828-8000
Water Billing.....	954-828-5150
Zoning	954-828-5191

## Coral Ridge Association Board of Governors 2020

**President:** Mary Peloquin  
**Vice President:** Al Massey  
**Secretary:** Carol O'Brien  
**Treasurer:** Chris Williams

### **Governors:**

Aaron Baron  
John (Jack) Bascome  
Karen Carpenter  
Owen Cylke  
Steve Davis  
Brian Farley  
Josie House  
Brian Karp  
Linda Mannix Burt  
Chuck Murawski  
Tom O'Loughlin  
Carol Lee Ortman  
Chip Shealy

### **Beautification & Park:**

Chris Williams, John Bascome, Brian Farley, Mary Peloquin,  
Paul Rubenstein, Brian Karpf, Owen Cylke, Tom O'Loughlin

### **Bylaws:**

Carol Lee Ortman, Carol O'Brien, Al Massey, Chip Shealy

### **Fort Lauderdale Civic Association Rep:**

Mary Peloquin, Linda Mannix-Burt

### **Code Enforcement:**

Brian Farley, Steve Davis, Aaron Baron, Chip Shealy

### **Development/Traffic:**

Chris Williams, Brian Karpf, Chuck Murawski, Carol Lee  
Ortman, Mary Peloquin, Doug Coolman, Owen Cylke

### **Membership:**

Brian Farley, Carol O'Brien, Tom O'Loughlin, Gavin Mulligan,  
Mary Peloquin, Linda Mannix Burt, Chris Williams

### **Neighborhood Watch:**

Aaron Baron, Steve Davis, Carol O'Brien

### **Newsletter:**

Editor-Ron Laffey

### **Green Your Routine (Recycling/Volunteer Events):**

Karon Carpenter, Owen Cylke, Mary Peloquin, Chris Williams

### **Social:**

Mary Peloquin, Chip Shealy

### **Website/Social Media:**

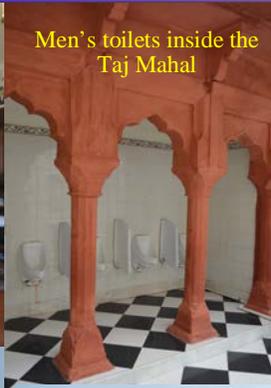
Mary Peloquin, Brian Karpf, Carol O'Brien, Chris Williams,  
Carol Lee Ortman  
(Chairperson)

# Past Travel Reflections!

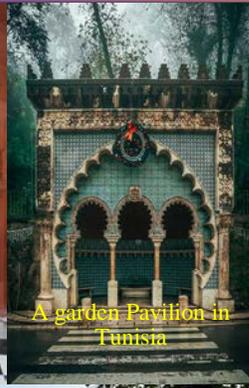
By Chuck Murawski



My office showing World Wide City Patches



Men's toilets inside the Taj Mahal



A garden Pavilion in Tunisia



City street in Kuala Lumpur



Catholic church in the water in south India



City Gardens by the hotel



Mont St Michel the day I climbed up to the top



The skyline of Abu Dhabi UAE



Shopping by boat under mall in Singapore



Indian style walk in car wash



Photo from the tallest tower in the world



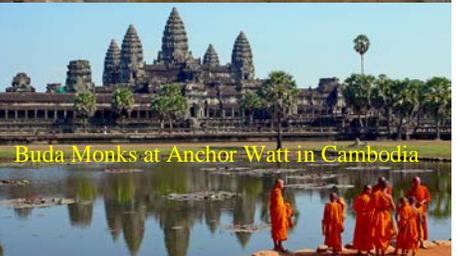
Indian Countryside mothers with children



The Taj Mahal from across the river



Hotel in Singapore with pool on roof



Buda Monks at Anchor Watt in Cambodia



How it was always wonderful to get back home to our house in Espana.

# Distinctive Homes

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## 633 N Victoria Park Road | Fort Lauderdale

\$2,395,000 | 6 BEDS | 5.5 BATHS | 4,990SF | EXPLORE » 633NVICTORIAPARKRD.COM  
NEWER HIGH-END GATED ESTATE | 11,000SF LOT | LARGE HEATED POOL



## 555 Middle River Drive | Fort Lauderdale

\$6,950,000 | 7 BEDS | 8.5 BATHS | 8,900 SF | EXPLORE » 555MIDDLERIVERDR.COM  
GORGEOUS WIDE WATER VIEWS - HIGH END FINISHES THROUGHOUT



## 701 N Fort Lauderdale Beach Blvd #TH1

\$1,569,000 | 3 BEDS | 4.5 BATHS | 2,470 SF | EXPLORE » PARAMOUNTTH1.COM  
RARE OPPORTUNITY | GORGEOUS NEW CONSTRUCTION | STEPS TO THE BEACH



## 5260 NE 28th Avenue | Fort Lauderdale

\$1,329,000 | 4 BEDS | 3 BATHS | 2,811SF | EXPLORE » 5260NE28AVE.COM  
STUNNING FINISHES THROUGHOUT | 157' FT ON THE WATER | 14,000SF LOT



## 4309 NE 22nd Avenue | Fort Lauderdale

LISTED PRICE OF \$1,029,000 | 4 BEDS | 3 BATHS | 2,382SF  
AMAZING ENTERTAINING HOME | 12,000SF LOT | HEATED POOL



## 2449 NE 27th Terrace | Fort Lauderdale

LISTED PRICE OF \$949,900 | 4 BEDS | 3 BATHS | 2,240SF  
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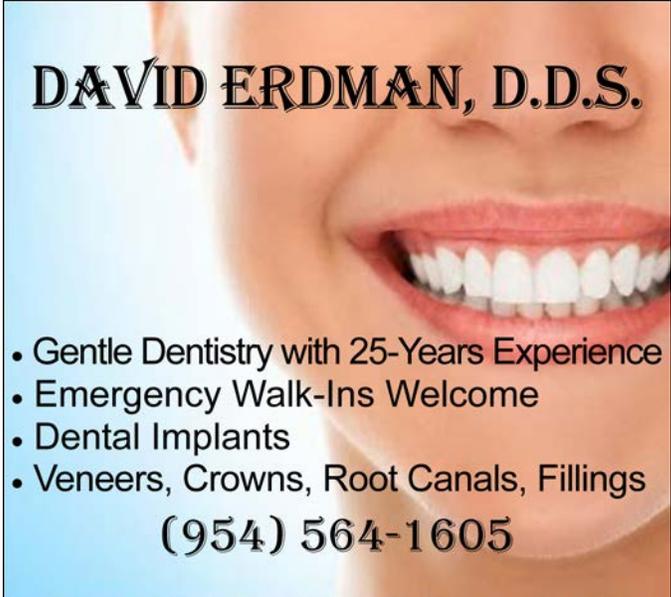
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- No appointment necessary.
- Same-day test results for the rapid (antigen) test.



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# Know the Signs

## TIMELY HEART ATTACK AND STROKE CARE MAKES ALL THE DIFFERENCE

During this uncertain time, Broward Health Imperial Point is working tirelessly to reduce the impact of COVID-19 in our community and when faced with a heart attack or stroke, timing is everything. Broward Health's leading Cardiac and Stroke Centers provide life-saving care close to home.

Recognizing the signs and symptoms and acting quickly could mean the difference between life and death. Learn the warning signs.

### Act F.A.S.T. During a Stroke:

- *Face Drooping*
- *Arm Weakness*
- *Speech Difficulty*
- *Time to Call 9-1-1*

### Signs & Symptoms of a Heart Attack:

- *Chest Discomfort*
- *Discomfort in Other Areas of the Upper Body*
- *Shotness of Breath*

If you experience any of these symptoms **CALL 9-1-1** immediately.



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Happy New Year*

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