



March, 2025 Editor: Dick Krull Published By The Park Place Homeowners Association

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And Much More



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- 4th - World Obesity Day
- 9th - Daylight Savings Time
- 15th - Ides Of March
- 17th - St. Patrick's Day
- 19th - Let's Laugh Day
- 20th - Spring Equinox
- 21st - World Poetry Day & National Memory Day & Let's Laugh Day
- 23rd - National Puppy Day
- 28th - Respect Your Cat Day



Rosemary A. Biegler I'm married to Guy and we have 2 sons, 4 granddaughters and 1 great granddaughter...and a great dog. I spent almost 38 years working for New York State, leaving as Director of the Bureau Of Administrative Support Services responsible for Facilities Management & 900 employees. Since early retirement we have traveled in our motorcoach, lived in Mexico, then moved to the Riverside Club Golf & Marina, another Sun Community, where I served on its Board. I believe my experience will help me to be an asset to our community.



Ed Branam My wife Diane and I love Park Place. We enjoy the people and the wide variety of activities. I am a veterinarian who has enjoyed an interesting career from a focus on clinical practice to professional education and risk management. However, my time has passed and as of last fall, I left those opportunities to a younger generation. Now I'm stepping up to share some of my abilities and experience, serving the Park Place community as so many others have before me.



Susan Hebert Hello PP Residents. For those of you I have not met in the 3 years that my husband and I have been here, I'm Susan Hebert. My husband Frank and I love Park Place and have many new friends here. I hold a Bachelors degree and work towards a Masters in Business Administration. I've worked in six states in a variety of positions including advertising, college administration, medical staff services director, hospitality rep, office manager and more. believe my varied background working with people at all levels will enable me to listen to residents and make solid decisions regarding the future for all of us in this wonderful community!



Cheryl Simpson: I was Board Secretary this past year. I moved to Park Place in 2022. I have lived in Florida for most of the last 35 years. I have BA from Penn State University. After graduating, I worked on a cruise ship and then for American Airlines for 28 years as a flight attendant. I love being in Sebastian and Park Place!



Well, it is March 2025, and this is my last note to everyone.

This is, as some would say, a bittersweet moment. It has been a privilege to serve as the President of the Park Place Homeowners Association for the past four years. Although we didn't achieve all the goals that we had set for the Association, we have accomplished many of them. Notably, we achieved them with civility and respect for the individuals affected while following the processes and guidelines as laid out in the PPHA By-Laws. I think it important to take a moment to remind you of what the purpose of the PPHA is, as stated in those By-Laws:

- To negotiate with the Park Owners, their management and/or agents and others when problems of common interest to homeowners of Park Place arise.
- To promote the general welfare of all homeowners, as well as the harmonious relationship between management and homeowners of Park Place.
- To inform the homeowners of Park Place of legal, environmental, and other developments that might affect the community.
- To educate the homeowners concerning Park Place Rules and Regulations.
- To ensure the rights of homeowners as they pertain to the prospectus.
- To work with and encourage management and homeowners to maintain an attractive and appropriate home and common property appearance.
- To support volunteer, social, charitable, and educational groups for the general welfare of Park Place Homeowners.

Thankfully, over the course of these last four years, I have had the privilege of working with a talented group of individuals. It was a blessing to have such a valuable mix. To all the current and former PPHA Board members, thank you for all your help, expertise, work, and dedication to the community. I also thank the Block Captains for their support. They continually provide valuable services for our community as well as completing several projects each year in support of the PPHA. In addition, there are numerous volunteers who have assisted me throughout those years. My thanks to you as well. Lastly, I wish the new PPHA board success in all its endeavors. I strongly encourage you to give them the help and support like you gave us. That is the only way they can help you, and the community, as mandated by PPHA By-laws

Again, thanks to all of you for your support. I look forward to seeing you around the community.

With deep gratitude,

Kurt



SOCIAL SECURITY, WHEN TO COLLECT? – PART 3

Different financial advisors will advise people to start collecting at different ages. Is there any one best scenario? No, not really. The full retirement age to get 100% of your benefit is age 67 for those born after January 2, 1960. In 1960 a white male who reached age 65 was expected to live to 77.9. Today a 65-year-old male old has a current life expectancy of 82 years.

Each case is different. Some advisors say that if you don't need Social Security to have a comfortable retirement, then don't collect until age 70 ½. Some people want to get the largest amount possible for their S.S. amount, so they wait until 70 ½, when it reaches its maximum bonus amount. Likewise, advisors say to wait for the higher amount when you are older because you will have higher medical bills and require more money for household help.

Other advisors state that you should take Social Security at age 62 even though it is a lower amount than your full retirement age (FRA) benefit. If you start at age 62, you will collect for 5 years, or 60 months, of payments before age 67, the FRA. You will have the extra money while you are younger and healthier to travel and do hobbies,

The "break - even age", when someone who collects at 62 collects the same total amount as the person who waited until 70 to collect is age 80 ½. That's 18 years of collecting before the person who waited, and collected a higher amount, is equal with the 62-year-old.

If you are working in your 60's and you start collecting before age 67, part of your Social Security will be withheld. In 2025 if you make over \$23,400 year, then \$1 will be withheld for every \$2 of wages over that limit. Therefore, you may not want to start collecting until you reach full retirement age. At that age, which is now 67, you can make an unlimited amount of money and none of the Social Security must be given back or withheld.

Of course, before you collect you will want to consider how collecting your Social Security benefit will impact your income taxes. Up to 85% of your Social Security could be taxable if it exceeds the allowable limits. If you use the Social Security worksheet in the 1040 Income tax package to compute the taxable amount, you would take half of all the Social Security amounts and add them to the Adjusted Gross Income. If the amount is over \$25,000 for Single or \$32,000 for Married Filing Jointly, then part of the Social Security is taxable. The bottom of the worksheet computes how much is taxable. If you're taking your Social Security, you should consider when to sell stock, or take IRA withdrawals so they don't make as much of your S.S. taxable.

If want to help the federal government have enough money to pay those who really need Social Security, then you don't ever have to collect your Social Security benefits. There is no law that says you must collect Social Security.

Some prognosticators say the whole question of when to collect may be irrelevant if there isn't any money to pay Social Security benefits in the future. Next month's Part 4 article will discuss that issue in detail.

Betty Mattiford is a resident of PP, has a Bachelor of Science degree, 38 years' experience in tax preparation, and completes 18 continuing education credits/year per IRS requirements. The views, opinions, advice and/or recommendations that may be expressed above are strictly those of the author and are not a recommendation or an endorsement or guarantee by the Park Place PRESS, its' Editor,



Another Year

On the front you'll see bits of many PRESS covers from the past three years. As it enters its fourth year of publication, it's especially gratifying to me, and should also be to those of you that contribute to its' success.

I look forward to another year of designing, writing, and editing. As always, I ask for your constructive comments, criticisms, and concerns. I welcome new ideas, stories, and other contributions for my consideration.

Finally, a special thanks to the Park Place Homeowners Association, and its Board, for its encouragement, support and funding when necessary.

Diane



MARCH MEETINGS

BOARD OF DIRECTORS

Clubhouse Library
10:00 AM
March 11th

RESIDENTS

Clubhouse Auditorium
3:00 PM
March 25th

FACTS ABOUT THE AMAZING NUMBER 4

Here's a sampling that will get you thinking:

SEASONS: There are four seasons in a year. The seasons are spring, summer, autumn, and winter.

CARDINAL DIRECTIONS: The four directions that we use worldwide are the cardinal directions. The directions are North, South, East, And West.

CLASSICAL ELEMENTS: The four classical elements found on earth are: Earth, Air, Fire, and Water.

NUCLEOTIDES: This is the structural base of DNA or RNA. Nucleotides contain four chemicals: adenine, guanine, thymine, and cytosine.

QUADRANTS: In a quadrant, there are four intersections at 90 degrees. Therefore, we get four regions.

Suits In A Deck: There are four suits found in a deck, and those are spades, clubs, hearts, and diamonds.

THE FOUR GOSPELS: In the New Testament, we can find four Gospels. The Gospels are Matthew, Mark, Luke, and John. Among them, the first three are known as synoptic gospels.

YEARS IN HIGH SCHOOL/COLLEGE: This one is easy; we all spend four years in high school or even college. Each course takes 4 years to graduate.

THE BASE 4 NUMBERS: The quaternary numbering system has base-4. The digits are 0, 1, 2, and 3 to represent all the numerological issues.

THE FOUR DIMENSIONS: We have a 4D atmosphere with the elements: Length, Width, Height, And Time.

THE FOUR BASIC OPERATIONS: In mathematics, we do everything using these four basic operations: Addition, Subtraction, Multiplication, And Division.

BEATLES: Who doesn't still listen to the rock song of the Beatles? This English rock band was created in Liverpool in 1960 with four members in the band: John

FOUR TEETH OF WISDOM: We humans have four teeth of wisdom. These teeth are the toughest teeth that help us grind the foods while we eat.

FOUR PHYSICAL STATES: We have four physical states in our atmosphere. Science discovered the four states to be: Solid, Liquid, Gas, and lastly, Plasma.

THE FOUR HORSEMEN OF THE APOCALYPSE: In the New Testament's Book of Revelation, the Four Horsemen of the Apocalypse are symbolic figures representing Conquest, War, Famine, and Death. They are often depicted riding on horses of different colors: white, red, black, and pale.

THE FOUR FUNDAMENTAL FORCES: In physics, there are four fundamental forces that govern the interactions of matter: gravity, electromagnetism, the strong nuclear force, and the weak nuclear force. These forces are responsible for everything from the orbits of planets to the behavior of subatomic particles.

THE FOUR CHAMBERS OF THE HEART: The human heart is divided into four chambers: the left atrium, the right atrium, the left ventricle, and the right ventricle. These chambers work together pumping blood.

THE FOUR TYPES OF TEETH: Humans have four types of teeth: incisors, canines, premolars, and molars. Each type has a specific function in the process of chewing and digesting food.

THE FOUR HEMISPHERES OF THE EARTH: The Earth is divided into four hemispheres: the Northern Hemisphere, the Southern Hemisphere, the Eastern Hemisphere, and the Western Hemisphere. These divisions are based on the equator and the prime meridian.

THE FOUR STAGES OF THE WATER CYCLE: The water cycle, which describes the continuous movement of water on, above, and below the surface of the Earth, consists of four main stages: evaporation, condensation, precipitation, and collection.

THE FOUR TYPES OF SENTENCE STRUCTURES: In English grammar, there are four types of sentence structures: simple, compound, complex, and compound-complex. Each type has its own rules for punctuation and conjunction use.



SEBASTIAN HISTORY & ANNIVERSARIES

The city of Sebastian celebrated 100 years on December 8, 2024 with a huge event in the park complete with parade, an appearance by the Clydesdales, afternoon and evening entertainment, booths in the park and finally fireworks at night. How many of you recognized that the event marked the 100th Anniversary of the city's incorporation, and not the start of the city? The city actually got its name back in 1884, when there were enough residents to qualify for a post office and it hence needed a name.

Now Indian River County is celebrating it's 100th year in June 1925, but the land was already here and populated long before that. It was in Brevard County before the bottom was lopped off to become St. Lucie County. We stayed part of St Lucie County until the top portion was lopped off and became Indian River. Before those changes, it was Mosquito County, East Florida and a couple more.

Our Sebastian Area Historical Society (SAHSI) is celebrating its 40th Anniversary in May, but interest in history didn't start in 1985. Ramona and Jack Vickers, whose families were pioneers here, were already collecting stories from the families of the earliest settlers. Our museum opened in 1998 in the current Chamber of Commerce building at 700 Main Street. In 2007 we opened the current museum at 1235 Main Street in the historic Sebastian Grammar School, which itself will celebrate 100 years in 2027.

I can't remember the anniversary date but for more than 10 years I've written columns about local history in the Park Place publications, first the Pulse and then the Press (which is already entering its fourth year). So, this month I'm going to recap some books I've mentioned previously for further reading about local history.

Tales of Sebastian - series of 3 books published by SAHSI (Family histories, local life, interesting events and the basis of many of my articles)

Life and Adventures in South Florida by Andrew Canova (exploits of a soldier in the 3rd Seminole War, a chapter on life in Sebastian in 1858-1861, post-civil war adventures in rural south Florida, initially published in the Palatka, FI Sun). Google it on archives.org.

Diary of Jonathan Dickinson (Life of a shipwrecked Quaker family and crew in 1698 who walked from Jupiter to St Augustine, among many hostile natives, even spending a month in the Ais city of Jece*, believed to be Sebastian). Google it on archives.org google it on Archive.org.

A Land Remembered by Patrick D. Smith (Fiction, about cattle ranching in central Florida from the mid-1850s, but based on interviews

with families of pioneering cattle ranchers in Brevard county. Remember, the main industries in Sebastian were fishing, citrus growing, and third was cattle ranching.)

Pioneering Sebastian and Roseland by Ellen E. Stanley (a more scholarly history of the area through the 1920's, with a comprehensive bibliography)

So, when the summer doldrums leave you unwilling to venture out, here's a nice cool way to spend the day! Eileen Derrick

*Ais or Ays is the name of the Native American tribe that were living here when the Spanish arrived. The Spanish used the term Ays but more often we use the spelling Ais. They had a large central "city" called Jece in their territory which spread from around Fort Pierce up into Brevard County. The stories say it was in Vero but the evidence says in Sebastian. Jonathan Dickinson and his party spent a month here waiting for a ship to come rescue them and take them to St. Augustine in late fall 1698

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Answers elsewhere In the *PRESS*

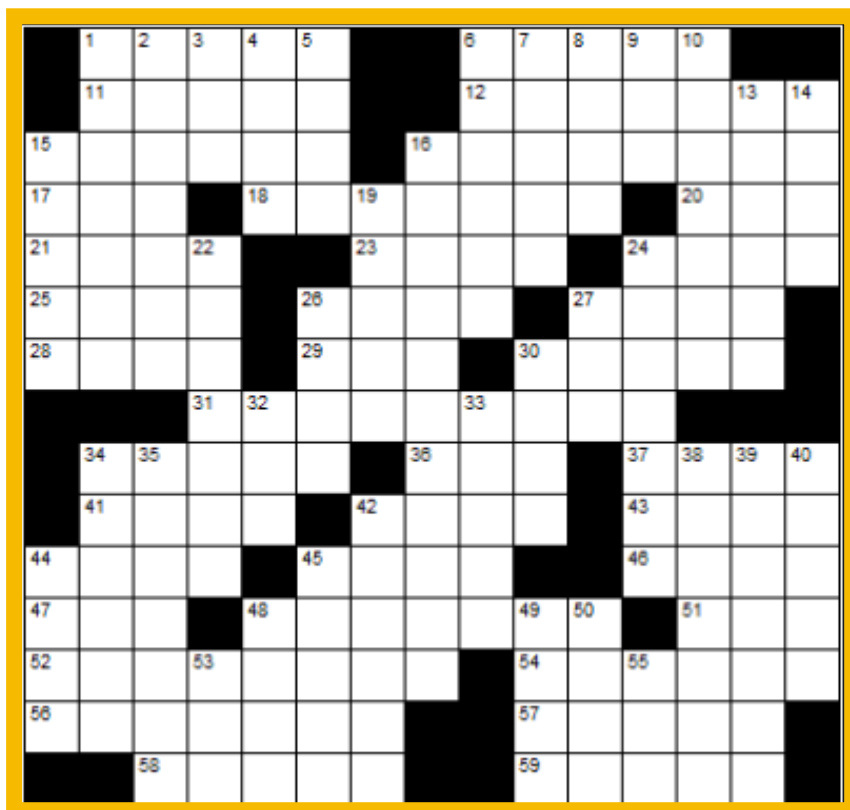
RIDDLES

1. I can't be bought, but I can be stolen with a glance. I'm worthless to one, but priceless to two. What am I? 2. Mr. and Mrs. Mustard have six daughters and each daughter has one brother. How many people are in the Mustard family? 3. What has 88 keys, but can't even open a single door? 4. What comes once in a minute, twice in a moment, but never in a thousand years? 5. I may be simple, I may be complex; I may have a name, but no gender or sex; I am often a question, or statement as a setup; I tend to have an answer, 'til you find it I won't let up. What am I?

CROSSWORD PUZZLE

ACROSS

1. Scottish landowner
6. Odor
11. Master of Ceremonies
12. Long and tiresome
15. Gland that produces melatonin
16. Noncommissioned officer
17. East southeast
18. Food-related
20. Golf ball support
21. Backside
23. Military
24. Fraud
25. Diva's solo
26. Applications
27. Dregs
28. Jump
29. Anagram of "Eat"
30. Destitute
31. Book of scriptures
34. A rustling sound
36. Guff
37. Frosts, as a cake
41. Expresses relief
42. Assistant
43. Naked
44. Teller of untruths
45. Skin disease
46. Smile
47. Paintings
48. Spartan
51. Stomach muscles, for short
52. Menacing
54. Roam
56. Tales
57. Ancient Roman magistrate
58. Rips
59. Genders



DOWN

- | | | |
|--------------------------|---------------------------------|-------------------------------|
| 1. Relaxation | 15. Flower feature | 35. More of the same |
| 2. Inability to remember | 16. Style of train | 38. Able to be healed |
| 3. Frozen water | 19. Artist's stand | 39. Comestibles |
| 4. Anagram of "Dear" | 22. More content | 40. Feeling |
| 5. Sandwich shop | 24. Searching | 42. Entry |
| 6. Water vapors | 26. Mormon state | 44. Young woman |
| 7. Joyous | 27. Fifth sign of the zodiac | 45. Daisylike bloom |
| 8. Jittery | 30. No | 48. Largest continent |
| 9. Falsehood | 32. South southwest | 49. Ticks off |
| 10. Despised | 33. Basin for washing anal area | 50. An abandoned calf or lamb |
| 13. Apprehensive | 34. Apparition | 53. Anger |
| 14. Flower stalk | | 55. Combine |



Meredith McElroy, Chairperson

ANOTHER YEAR HAS PASSED

Boy oh boy, time certainly does pass quickly as we grow older. Already we're into the month of March and our annual **Food4Kidz** fundraiser dinner/auction has passed for another year. Many thanks to all who partook of another scrumptious dinner and bought tickets for a chance to win some terrific prizes.

For more than 10 years, year after year, the cooks, bakers, servers, setup and breakdown people, publicity helpers, ticket sellers and table decorators show up for this worthy cause. Once again, these individuals have given of their time and effort contributing towards another successful gathering!

Currently we provide 20 children from Sebastian Elementary with four meals each weekend (2 breakfasts and 2 lunches) consisting of cereal, milk, juice, snacks, pasta and treats. Most of our food is purchased at BJs Wholesale with some "finds" at local merchants (Walmart and Dollar Tree). BJs does allow us to use as many coupons as we can collect for individual items which at times can amount to \$50.00 - \$70.00! We ask any BJs members to provide their catalogs/flyers to PH385 when finished with them.

Thanks, again, for another very successful event. We look forward to our ongoing efforts that help the needy children in our area.

HUNGRY CHILDREN CAN'T LEARN!!

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POLICE DEPARTMENT**

PRESENTS

**CURRENT SEBASTIAN AREA
CRIME TRENDS
&
SCAM ALERTS**

**MARCH 14TH
10:00 AM**

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Editor, Designer, Copywriter, Graphic Artist:

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BLOCK CAPTAIN NEIGHBORHOOD WATCH PROGRAM



Tom Butts, Team Leader

FREE AED FREE

Automated External Defibrillator
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**MARCH 28TH
10 - 11:30 AM**

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On The Block Captain's Bulletin Board
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Presented By

Tom Butts, Team Leader

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10 - 11:30 AM**

Show Your Interest By Signing Up
On The Block Captain's Bulletin Board
In the Postal Center

Presented By

Tom Butts, Team Leader



NAME	DAY	PH #
Arthur Cohane	2	67
Carol Goodfellow	3	262
Claire Gray	3	241
Barbara Zitz	5	229
Shirley Petersen	5	297
Julie Halton	5	431
Gary Petronaci	6	174
Mary Jo Lhamon	7	158
Tom Butts	7	460
Carol Gledhill	7	221
Joseph Acquavella	8	280
Bonnie Rother	8	7
Howard Bell	9	343
Joe Lodge	11	40
Mark Spencer	11	369
Genny Papa	12	248
Jerry Mozonski	13	151
Greg Sniegowski	13	53
Gerard Moussette	15	99
Jack Sykes	15	127
Judy Ward	16	18
Deb Kisielewski	16	423
Pat Goodfellow	17	262
Pat McKiermin	17	332
Mela Rath	19	407
Dick Bedard	19	118
Richard Rath	20	407
Leona Plante	20	150
Debby Clark	21	52
Mary Armentrout	22	6
Bill Diebels	23	106
Martha Walters	25	76
Margie Dingee	27	353
William Magee	28	63
Thomas Nippa	30	115
Joey Constantino	31	232

NAME	DATE	PH #
Randy & Lee Jernigan	3	188
Gary & Cathy Argraves	9	393
William & Patricia Henckel	11	414
Martin & Juanita Kloss	11	26
Frank & Susan Hebert	18	251
Michael & Shelby Sorci	22	27
Joe & Marie Delrose	23	406
Tom & Barbara Butts	24	460

MARCH WEATHER
SEBASTIAN, FLORIDA

AVERAGE HUMIDITY.....72%
 AVERAGE TEMP... High 73.8 F... Low 64.1
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Hello all, hope everyone survived our recent cold spell, I know our pocketbooks took a hit when we got our electric bills!

We know that we were always taught not to speak to strangers, but there is an exception to every rule, especially when sitting on a plane. On a recent return home, we struck up a conversation with the person sitting next to us and of course it turned to food and good restaurants. Just so happened this person was from Barefoot Bay and raved about a restaurant called Frigate, as in the bird. After a few chuckles, they went on to tell us about the great food and wonderful atmosphere. So, of course, we had to try it.

Its name, actually, is Frigate's Waterfront Bar & Grill, and it's located at 1120 N Harbor City Blvd, Melbourne. The Frigate bird is legendary to sport fishermen and its presence is an indicator to a bountiful catch, good times and success.

Frigate is located on the Eau Gallie River and is the newest tropical restaurant on the Space Coast. Their hours are Monday through Thursday 11 AM to 9 PM, Friday and Saturday 11 AM to 10 PM, and Sunday 9 AM to 9 PM with brunch served from 9 AM to 1:00 PM. Outside there is a covered bar with many flat screen TV's and a large deck area with tropical palms, with island music playing, and tiki torches lit to give you the feeling of being nestled on a tropical island; oh, and did I mention the gorgeous sunsets? The only downsides are a train going by occasionally, loudly blowing the horn and there are quite a few steps to get to the river seating. There is a small inside seating area on the first level. But certainly, the ambience is on the lower level.

On to the food: Appetizers: Cracked Conch flash fried with spicy remoulade sauce, \$19.00; Roasted Brussel sprouts with seasonal squash, candied pecans, tossed in a spicy maple glaze, topped with crumbled goat cheese, \$13.00; Frigate's award-winning chicken wings traditional buffalo style, at least 8 - 10 wings, \$16.00. All the appetizers were delicious. On to the entrees: Sweet potato seared Mahimahi, served with rice and a salad garni, topped with mango salsa and citrus beurre sauce, \$26.00; Grouper filet encrusted with macadamia & coconut flash fried and served with mango chutney on a brioche bun with lettuce, tomato and Bermuda onion, \$21.00; Blackened Shrimp Panini topped with pepper jack cheese, crumbled bacon, lettuce, tomato, onion and guacamole aioli on pressed panini bread, \$19.00; Blackened Mahi Reuben served on toasted rye bread, Swiss cheese, slaw and 1000 island dressing, \$19.00. All handhelds were served with fries. After the delicious food there was no room for dessert. Our rating is a solid 5, hope you will try Frigate (the restaurant). We'll see you next month!

The views and opinions expressed in this review are strictly those of the authors and not a PRESS endorsement or guarantee that the reader's experience, will be the same.

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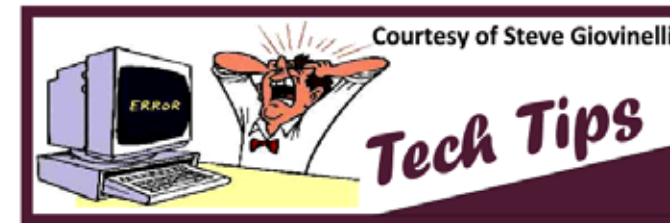
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Don't give your personal information. Scammers hope you'll click on links that will take your personal information or download malware on your device. Delete the message without clicking on the links and don't respond.

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Spring Forward!
Daylight Savings Begins

1 HR MARCH 9TH



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Your step-by-step guide to phone number sleuthing

The TruePeopleSearch.com website works with both landline and cell phone numbers. It allows you to do a reverse phone lookup for any type of phone number, whether it's a cell phone or a landline. It's important to note that the availability and completeness of information can vary depending on the specific number and its associated public records. In most cases, with just a few simple steps, you'll go from "Who the heck is calling me?" to "Aha! Now I know exactly who this is." Note that you can also search by name, address, and email as well, but for our example, we'll use a phone number.

Step 1: Fire up your device and navigate to TruePeopleSearch.com

Grab your preferred device – be it a computer, smartphone, or tablet. Any browser will do, so launch Chrome, DuckDuckGo, Safari, or whatever. Type in truepeoplesearch.com in your browser's address bar. The layout might vary slightly depending on your device, but don't worry – functionality remains the same.

Step 2: Initiate the phone search

On your smartphone, tap **phone icon**.

On a computer? Click where it says,

"Phone Search."

Step 3: Enter the mystery number. Now, type in that perplexing phone number that's been nagging at you. Hit the search button and watch the magic unfold.

Step 4: Explore the results

Prepare to be amazed by the wealth of information at your fingertips. Click the **"View Details"** button next to or under the actual search results, depending on your device. You might discover the person's name, age, date of birth, current address, previous addresses, as well as email addresses, relatives, friends, associates, and more. It's astounding how much data a simple phone number can unlock.

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 - Information accuracy can depend on how recently the data was updated
- Certain privacy settings or legal restrictions may limit the information displayed

Always use this service responsibly, respect individual privacy, and understand that results may be incomplete or vary significantly between different phone numbers.

Pro tip: Invest in personal data removal services

Try searching for your own phone number. You might be surprised at the amount of information that pops up. If you're uncomfortable with the information available about you, consider investing in a personal data removal service to have that information taken down. While no service promises to remove all your data from the internet, having a removal service is great if you want to constantly monitor and automate the process of removing your information from hundreds of sites continuously over a longer period.

A service like **Incogni** can help you remove all this personal information from the internet. It has a very clean interface and will scan 195 websites for your information and remove it and keep it removed.

Key takeaways

This free tool empowers you to take control of solving the mystery of who is calling you. No more wondering about unknown callers or potential spam. With just a few clicks, you can unmask the mystery and decide whether to answer, ignore, or block that call. Submitted By Steve Giovinelli, Written by Kurt Knutsson February 6, 2025



Carports

Benefits of Having a Carport:

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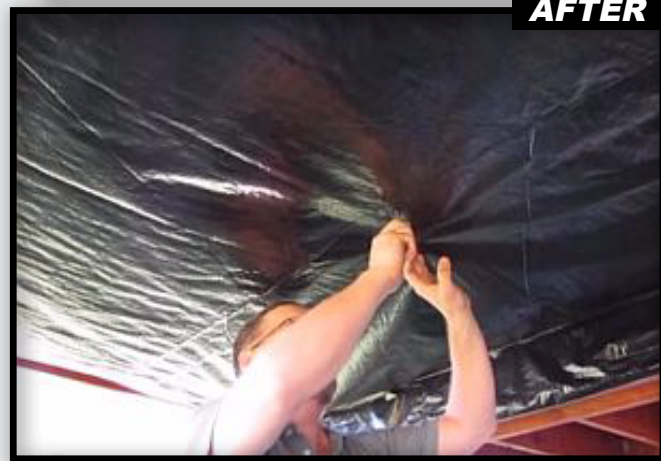
RIDDLE ANSWERS

1. Love. 2. Nine. Since each daughter shares the same brother, there are six girls, one boy, and Mr. and Mrs. Mustard. 3. A piano. 4. The letter M. 5. A riddle.



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Kathy Fulton, District Manager

Spring is in the air, time to step outside and look at your homesite. Trimming of trees, weeding of landscape beds, spraying for dollar and other weeds, and pressure cleaning your homes. Remember to do a 4-sided inspection: the front of your home may look great, but the side and back of the home that does not get full sun may become mildewed and need cleaning. When weeding your homesite, please remember weeds that grow up in the expansion joints in your driveway.

A reminder to all our seasonal residents who will be heading to cooler temps for the summer. Bring in, or secure items that could become a projectile during a hurricane. Your homesite must also be maintained during your absence, so please make sure you have someone watching over it to ensure that all is taken care of while you're away. Enjoy your summer and we look forward to your return in the fall. Also, to ensure that you receive any mailings from Sun while you are away, please let the office know if you would like us to change your address.

PLEASE, be aware of your speed while driving through our beautiful community. We cannot say this enough, we have walkers, pet walkers, electric chair riders, cyclists, and tortoises who really need everyone to be vigilant in maintaining our posted speed of 15 mph. If you know of someone who is a habitual speeder in our community feel free to report that to the office (your name will be kept anonymous).

I would also like to remind everyone that if you are having any exterior changes done to your home site, such as paint, new roof, tree removal etc. etc. you **must** stop by the office and complete an exterior change request form for approval prior to any work beginning.

Bulk trash pick-up is the 1st Saturday of the month, our pickup in March is scheduled for Saturday, March 1st. Please do not place bulk pick-up curbside until the evening before the scheduled pick-up day. I would recommend not waiting until the morning of and placing your bulk trash curbside the evening before.

Back by popular demand and enjoyed by many our Coffee Hour is brewing!! Save the date: Friday, March 21st at the clubhouse 9:00 a.m. – 10:00 a.m. SEE YOU THERE!!!

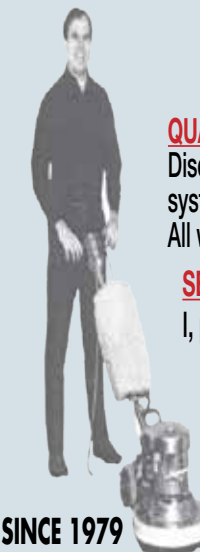
I do have an open-door policy and am available if you need to meet to discuss anything. If you need an extended period, please call the office to set up an appointment.

PLEASE OBEY OUR SPEED LIMIT 15 MPH AND DON'T FEED ANY WILD ANIMALS IN PARK PLACE!

THE TEAM AT PARK PLACE WOULD LIKE TO WISH EVERYONE A VERY "HAPPY ST. PATRICK'S DAY"



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MONDAY, MARCH 31ST, 1 - 3 PM
SATURDAY, APRIL 5TH, 10 - 12 AM



Federation of Manufactured Home Owners of Florida

Dave Daniels
Park Place FMO Representative

IMPORTANT NEW LEGISLATION
JANUARY FMO WATCHDOG EBLAST

ISSUE: Florida is home to hundreds of thousands who have chosen the lifestyle found in manufactured/mobile home communities and parks. Many live on fixed incomes without the ability to increase their income. In many cases our mobile home residents are forced to choose between paying the lot rent or buying food and medicine.

PROPOSAL: During the 2025 Regular Session, FMO will work to amend sections of Chapter 420 to assist mobile home owners who own their homes that are placed on leased land with lot rent payments. Assistance will be based on the home owner's financial need. Draft language to accomplish this has been placed with the House and Senate Bill Drafting Offices. Specifics include and are not limited to:

Eligibility:

- Determination of eligibility to participate is outlined in Chapter 420, Part VII, Florida Statutes, and specifically persons of very low income, low income, or moderate income who own their home that is placed on leased land will be added. The program will assist persons and households having annual incomes of not more than 140 percent of area median income.

Require proof of income, tax returns, Social Security benefits, or unemployment status to determine the level of assistance.

Process:

- An eligible home owner must apply to the county or eligible municipality to participate in the Local Housing Assistance Plan to assist with lot rent payments.

- The Local Housing Assistance Plan must provide an application process for eligible persons.

- The Local Housing Assistance Plan must provide payment to directly lower the amount of lot rent for qualifying mobile home owners based on their financial need. Allow participants to renew for assistance annually, with updated income verification, to ensure that assistance continues for those who continue to need it.

Accountability:

- The Florida Housing Finance Corporation, (FHFC), must monitor local governments to determine compliance with program requirements.

- Local governments must submit detailed reports to FHFC each year by September 15.

- Local governments must make the annual report available to the public for inspection and comment prior to submission.

FHFC's compliance monitoring agent will determine compliance with program requirements. FMO supports home owner's concerns about lot rent increases. We must eliminate the discrimination that exists against mobile homes within the larger conversation about affordable housing. When the bills have been filed and numbered in the House and Senate, we will begin our outreach efforts for support among legislators.

SPRING FORWARD!
Daylight Saving Time



March 9th

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SCAM ALERT

Grandparent and Family Scams

Here's how they work:
You get a call: "Grandma, I need money for bail." Or maybe an email from someone claiming to be your brother or a friend who says they're in trouble. They need money for a medical bill. Or some other kind of emergency. The caller says it's urgent — and tells you to **keep it a secret.**


But is the caller who you think it is? Scammers are good at pretending to be someone they're not. They can be convincing: **sometimes using information from social networking sites**, or hacking into your loved one's email account, all to make it seem more real. And they'll pressure you to send money before you have time to think.

Here's what to do:

- Stop.** Check it out. Look up your family member's phone number yourself and **call another family member** to check out the story.
- Pass this information on to a friend.** You may not have gotten one of these calls, but chances are, you know someone who will get one — if they haven't already.

ReportFraud.ftc.gov

Report Imposter Scams Online to the Federal Trade Commission



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