

THE VOICE OF HOLLYBROOK

December 2022/January 2023
No. 151



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all 2023!



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On the cover: Major holidays are represented on a beautifully decorated tree in the Administration Building. The December 2022 issue was combined with January 2023 due to breaking news and events.

President's Message From the desk of Alan Eisman



2022 at a glance

As 2022 comes to an end, I've taken some time to reflect on the projects we've managed

to start, finish and now wind down to completion during the past year. The list is impressive and credit goes to the dozens of dedicated volunteers, committee chairs, Board members and employees who give 100 percent of themselves. I certainly hope you appreciate the effort, energy and dedication it took to create the vast amount of improvement projects that all of us now enjoy.

Golf

Bunker restoration
Cart path repair
Dry jet aerification
Tee box modifications
PGA and Executive greens revitalized
Hired qualified course Superintendent
Hired a PGA Certified Director of Golf

Construction

FES lighting program
Playhouse roof
Playhouse mold mitigation
Renovations of Playhouse interior
Renovations of four restrooms begun
Pools 4 and 5 Diamond Brite refinishing
Patio and landscape outside of restaurant
New roofs on Buildings 12, 14, 15, 53, 54
More than two dozen roofs repaired
Pipe lining project finished
New pool canopies and deck furniture
Pool decks and pool houses resurfaced
Repainted satellite BBQ areas
Added BBQ at Tennis Pro Shop patio
Tennis Pro Shop landscape upgraded
Phase 6 Tennis Courts repaired
Phase 6 Tennis Court canopy installed and landscaping upgraded
Tennis Courts 1 and 2 recarpeted
Car wash expanded and upgraded
Reclaimed four utility trucks

Landscaping

Renovated landscaping communitywide
Modified flower beds

Plant overgrowth removed at north border
Rock gardens, native plant islands created
Orchids on palm trees community wide

Safety Issues

Retrofitted Security monster cart
Crackdown on illegal occupants
Gate A walk-in, remote lock gate installed
Pickleball lights, divider screens installed
Motion sensors installed in all laundry and recycling rooms
Walking path painted between Phase 1 and Phase 2

Hollybrook Feral Cat Taskforce
Security pickup truck purchased

Miscellaneous

Washer, Dryer contract renegotiated
Can-Am and Golf Now contacts negotiated to serve Hollybrook simultaneously
New auditor and accounting firm hired
50th Anniversary special activities began
Hired new pool company
Complete review of insurance needs and bidding process

Administration

New telephone system installed
Bellwether paperless inventory and PO system launched
Computers updated, security approved
Facilities leadership team redefined for improved efficiency
New General Manager hired

Special thanks to Vice President Gilles Chevrier and the following for helping with all of our projects:

Legal Committee: Matt Sarnell, Alan Horn and Ann Peterson

Safety Committee Chair: Reine Fortier

Golf Committee: Greg Jamieson, Gilles Chevrier, Louise Bergeron, Robert Hache, Howard Bowles, Tim Cahill

Rules Committee Chair: Myra Markowski

Landscape Committee: Anna Antes, Edwin and Anette Moreno, Allen Francis

Volunteer Coordinators: Dawn Chevrier, Mickey Breton, Roiann Bruno

50th Anniversary Chair: Lois Hollands

Interior Designer: Celyne Lavigne

Some of you are aware that many inflammatory comments are being made on social media against me and other Hollybrook leaders. Because of that, it is necessary for me to address those comments.

Contrary to an accusation that the Administration is profiting from vendor contracts, this is not true and I find it discouraging that any Hollybrook owner would even consider the notion. The

accusation was made after an owner requested an exception to park his pickup truck differently than the Board-passed rules regarding pickup truck parking. I refused to go against the Board decision and then I became his target for relentless retaliatory accusations on social media.

Another inference on Facebook, made by two owners, suggests that more than \$700,000 has been wasted on roof replacements. The roofing system that the two owners claim is less costly for Hollybrook, had been used on several of our buildings in the past but were more costly to Hollybrook because the roofs had to be replaced prematurely. Furthermore, that same roofing system was not recommended by Pembroke Pines Building Department officials. Management did its due diligence in regard to hiring a company for our roof replacements.

In another contentious thread, an owner refers to an unfortunate situation. As part of the 40-year recertification, we encountered issues with the catwalks and balconies at Building 50. We did make mistakes and Building 50 residents were put through some unnecessary rough times. For this I apologize. Fortunately, we learned a lot and we will do our best not to let it happen again. Further, I want owners to know that if your balcony needs repair for our 40-year recertification, the cost to replace roll-down sun shades is not Hollybrook's responsibility, in fact, they no longer meet city code. The owner who keeps posting negative content on social media was not reimbursed for what he said was a cost of \$20,000. When he was told by management that he could only be reimbursed for the frame and screens (about \$3,500) his social media attacks began.

Moving forward . . .

To everyone whether we have agreed, argued, or agreed to disagree, for the rest of 2022 and for the future of Hollybrook, let's try to put negative opinions and accusations to rest. I like to go by the motto: "Don't go backwards, strive to move forward". This is what I have been doing and will continue to do.

Wishing you all a happy and healthy holiday season and another successful and productive year ahead.

Your President,
Alan Eisman

VOH Information

THE VOICE OF HOLLYBROOK

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Ext. 262

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Quarter page	3½x5	\$60
Eighth page	1¾x5	\$30
Eighth page	3½x2½	\$30

Color

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All classified ads must be received with full payment by the 10th of the month for the following month's VOH. Classified ads are \$35 for 5-line maximum. Each additional line is \$5.

VoH Submission Procedures

To all contributors of articles, photographs and other material for print in the Voice of Hollybrook (VOH):

We must have all articles in our office by the 10th of the month for the following month's VOH. All items and articles are subject to editing, condensing or omission, depending on the space available, at the discretion of the editor.

Please print or type, check the spelling of names and list the telephone number of the writer of the article in case of questions. The following are two excerpts from the Guidelines of the Voice of Hollybrook:

1. The Voice is an in-house paper, specifically for the purpose of publishing factual information, Hollybrook news and items of primary interest to all residents of Hollybrook. The magazine is not for investigative reporting.

2. That all articles by the VOH staff, prior to publication, must be thoroughly screened for accuracy of facts. Subjects should be local and news items should report facts. No advocacy position is to be expressed in any articles.

Neither the Officers, the Editor, nor the Business Manager assume personal responsibility for the ads or articles printed herein.

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THE VOICE OF HOLLYBROOK

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Vice President - GILLES CHEVRIER

Treasurer - MARY LOPRETO

Financial Secretary - JONI ESSER-STUART

Recording Secretary - ELAINE YOST

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Phase 1 - RAYMOND PRIMONATO, CAROLE RAPPAPORT, GUILLERMO GUERRERO

Phase 2 - REINE FORTIER, ALAN HORN, ALI MUNJU

Phase 3 - MICHAEL EATON, ENRIQUE GONZALEZ-REGUEIRA, ROSALIE LABATE

Phase 4 - LOUISE BERGERON, DONALD HIPP, MYRA MARKOWSKI

Phase 5 - ANDY INGRAM, STUART KLAR, VIRGINIA WEBBER

Phase 6 - ROIANN BRUNO, GREG JAMIESON, MATTHEW SARNELL

Towers - ANN PETERSEN, SAL DIPP



NEW HOLLYCATS FERAL TASKFORCE Needs YOU!

We're looking for hardworking residents to help control a burgeoning number of loose, un-neutered cats that roam Hollybrook.

We've partnered with a Broward agency to trap, neuter and then release back into the wild, cats from a feral colony. No cats will be harmed in the effort to decrease continued overpopulation and subsequent suffering of homeless and sick kittens. Call ext. 262 if you'd like to help.

Or, send a message to communications@hollybrook.com

We know you care about our feral cats, but *do not* feed them. Doing so breaks their natural instinct to hunt for food - but that's not the only problem. The adult cats may stop fending for themselves and could die of starvation; the kittens will wean from the mothers too soon then be outcast from the feral community. You risk harm to yourself, neighbors and housepets via contagious diseases and injury from bites and scratches.

Unit Sales



'Welcome'
Hollybrook
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Neighbors

Our condos are *hot, hot, hot!*

**Here's who purchased in
September and October 2022**

BLDG/APT	SELLER - BUYER	BDRM	PRICE
05-105	Adeyemi to Kochneva	1	\$112,900
07-305	Peterson to Bornstein	2	\$140,000
08-107	Lor to Serota	2	\$121,900
08-108	Schwimmer to Downey	2	\$235,000
11-209	Bonacquisti to Diaz	2	\$110,000
17-209	McCoy to Golding	2	\$142,500
18-207	O'Neill to Adelson	2	\$139,500
34-308	Pemberton to Recht	2	\$95,000
35-206	Noonan to Hanna	1	\$117,500
50-107	Riccio to Castellano	2	\$200,000
51-206	Augello to Plastina	2	\$240,000
55-105	Levine to Barnes	1	\$85,000
57-104	DeCarlo to Cuevas	2	\$145,000
60-209	Tralins to Parks	2	\$153,900
68-403B	Tynan to Disano	1	\$135,500

**Here's who joined Hollybrook in
November 2022**

BLDG/APT	SELLER - BUYER	BDRM	PRICE
05-305	Casanova to St. Pierre	2	\$175,000
06-206	Arrau to Lamirande/Aube	1	\$140,000
18-210	Leone to Miron	2	\$184,000
28-201	PF Development to Mahfood	2	\$170,000
34-104	Foley to Swanson	2	\$187,500
38-105	Oyola to Varghese	1	\$110,000
42-308	Stern to Belfi	2	\$185,000
56-107	Ledesma to Manning	2	\$245,000
60-204	Rackner to Hernandez	2	\$180,000
61-304	Toral to Torres	2	\$159,800

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Chief Tirado thanked for Pines Police assist

Hollybrook Security Chief Mike Tirado was commended on December 16 for providing important assistance to the Pembroke Pines Police Department's General Crimes Unit.



In a letter delivered via email, Detective Y. Nader wrote: "On Tuesday, December 13, 2022, I responded to the Hollybrook community in an attempt to obtain suspect information regarding a theft. The only lead I had was a still photo of the suspect. When I met with Chief Tirado, not only was he very courteous and friendly, but also very helpful. I appreciated the effort he (put in) to help me out in trying to identify the suspect.

I provided Chief Tirado with the picture of the suspect and the very next day, he was able to provide me with a good identification. Due to his actions, I was able to close out my case."



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Yul Lopez, APRN

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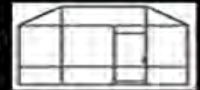
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Vice President's Message



VP Report From Gilles Chevrier

I am happy to report that TOTAL is continuing to work closely with us to address owner issues. However, for those who contract with TOTAL, here is important information that serves as a warning for residents regarding air conditioner coverage:

If you have air conditioner replacement on your total contract, and your air conditioner unit breaks down and needs to be replaced by TOTAL under your replacement clause, the new air conditioner unit will only carry a 1-year warranty on parts and labor.

The 5-year warranty on the new air conditioner covers only the compressor.

Therefore, if you want your new air conditioner unit to be fully covered for replacement after it has been installed for one year, you need to take the air conditioner replacement option on the contract to be fully covered.

Please be aware of this important warning when choosing options on your upcoming TOTAL contract renewal. Many of you may have been under the impression that your newly in-

stalled air conditioner unit had a full 5-year warranty on parts, labor and compressor. That is not so.

TIPS ABOUT TOTAL COVERAGE

1.) Horizontal pipes: Under Hollybrook By-Laws, horizontal pipes are the unit owner's responsibility. Luckily, under their contract, TOTAL includes replacement of the pipes. I have witnessed many situations when owners without a TOTAL contract, who experience issues with their horizontal pipes, discover that replacing the pipes may cost upwards of \$1,500 out-of-pocket. If you want peace of mind, I also strongly suggest that you include the replacement option offered by TOTAL at a minimal cost.

2.) Appliances: Many owners have told me that they did not take coverage because their appliances were new. Please beware - in most cases appliances are only covered under warranty for a one-year period.

3.) If you are faced with a problem with your TOTAL coverage that is not resolved in a timely manner, contact me at 954-431-0600 ext. 237, or come see me at the Administration Building.

GOLF

As of the end of October, we exceeded last year's record year to date income by \$7,000.

Our agreement with Golf Now has helped compensate for the drastic drop in golf walk-ins compared to last year. We are assured that if their players book a tee time and do not show up or

Vice President - Continued on page 11

LISA FOX
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FIRST NOTICE OF ELECTION

NOTICE IS HEREBY GIVEN that the election to fill Phase Director and Officer positions on the Board of Directors of Hollybrook Golf and Tennis Club Condominium will be held on **February 16, 2023 at 7:30 P.M. in the Playhouse.** Any unit owner desiring to be a candidate for Officer or Phase Director shall give written notice of their intent to run to the Association at the address indicated below **no later than January 6, 2023.** In addition, although not required, if a candidate wishes to submit a one sided 8 1/2" by 11" information sheet providing information about him or herself, such information sheet must be submitted to the Association at the address indicated below **no later than January 12, 2023.**

Written notification from individuals desiring to be a candidate for Officer or Phase Director should be directed to Carol Mazza at the following address:

Hollybrook Golf and Tennis Club Condominium
900 Hollybrook Drive
Pembroke Pines, FL 33025

Additionally, the Board of Administration has authorized electronic voting by Unit Owners in the conduct of this election. To vote electronically you must give written consent to the Association **prior to January 17, 2023.** To obtain the requisite form to consent to electronic voting please contact Carol Mazza at 954-431-0600 ext. 234 or email her at Carol@hollybrook.com. Alternatively, the form can be accessed at www.hollybrook.com and then clicking on the link that begins with "Hollybrook Voters".

ONLY ONE VOTE IS ALLOWED PER CONDOMINIUM UNIT.

Financial Secy's Report



Diligent work good results

From the desk of
Joni Esser-Stuart

My volunteer job here at Hollybrook is enjoyable because I work with wonderful people. The financial office utilizes a team approach to collecting maintenance payments, processing checks and handling delinquencies. Alex Ivanaskas, Etna Chery and Julecia Farris are diligently working with me to collect from unit owners who are in arrears. At the end of October, nine unit owners are in collections with Straley and Otto.

Our Quarterly Maintenance Payments were due on October 1st. Approximately 20 unit owners still have not paid the fees owed to Hollybrook. Letters have been sent to these unit owners (less than one percent of all owners). We are working diligently to collect from these owners. Unit owners who are behind in their maintenance payments or owe money to Hollybrook cannot collect their 2022-2023 restaurant cards until their accounts are paid in full.

Our monthly golf income for October was \$143,585 and thus our October golf income was higher than our golf income in both July (\$125,804), August (\$121,994) and September (\$101,909). I am also pleased to report that our October golf revenue was higher than the income during October of the previous year (\$111,039).

The Board approved a yearly budget of \$1,662,000 for the current fiscal year versus a yearly golf budget of \$1,158,000 during the 2021-2022 fiscal year. During the first seven months of the current fiscal year, our year-to-date income is 53% of our yearly budget. The total golf income for the 2022-2023 fiscal year is \$881,800 versus the 2021-2022 year-to-date golf income of \$873,565.

Several pertinent golf motions were approved during the October 24th Board meeting (see minutes) and these motions may positively impact our financial outlook during the remaining months of our fiscal year. In addition, our golf course is extremely busy during the winter season.

The cart fees from our owners were \$17,173 during October and an additional \$44,900 came from guest fees. Walk-in golfers accounted for \$50,721 of our golf revenue. Our contract with Golf Now provided \$12,847 while our negotiated contract with Canam provided \$5,976 of revenue during October. Additional sources of golf income during October were \$3,897 from our military and first responders, driving range fees of 2,224, Par 3 fees were \$318 and tournament fees of \$5,200.

Best wishes to all for a very happy and festive holiday season! Our Hollybrook Restaurant is initiating beverage and food specials to entice unit owners to enjoy socializing and dining with friends and relatives here in our community. Please consider hosting family and friends in our restaurant over the holidays and plan to enjoy eating on the outside patio areas. The weather lately is so pleasant with lower temperatures and much lower humidity.

Treasurer's Report

\$\$\$ Update

From the desk of Mary LoPreto



Our operating expense were in line with our budget at the end of October except for our utilities that exceed by 10% and our insurance by 13%. Those expenses are offset by our income other than maintenance that is 10% better than budgeted. We are closely following all of the expenses that are under our control.

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Recording Secretary



From the desk of
Elaine Yost

SPECIAL BOARD of ADMINISTRATION MEETING MINUTES

October 24, 2022

President Alan Eisman called the meeting to order at 7:40 p.m. on October 24, 2022. There were 23 board members present; absent were Bruno and Guerrero; Primonato absent for 22 vote total. Also in attendance were Kyle Hatakeyama (General Manager), Alex Ivanaskas (Comptroller), Shane Laasko (Purchasing Manager), and Eileen Soler (Communications Director).

This BOA meeting was conducted live from the Administration Building Lobby as well as virtually utilizing the Zoom conferencing platform. The meeting will be broadcast live and repeated on Channel 93.

NEW BUSINESS

MOTION A – TO OPEN THE P.G.A. GOLF COURSE TO OUTSIDE GOLFERS FOR THE 2022-2023 WINTER SEASON

Louise Bergeron made a motion to open the P.G.A. golf course to outside golfers for the 2022-2023 winter season. The motion was seconded by Elaine Yost. A

vote was taken, and the motion passed unanimously with 23 affirmative votes.

MOTION B – TO APPROVE GOLF RATES FOR OUTSIDE GOLFERS FOR THE 2022-2023 WINTER SEASON

Louise Bergeron made a motion to open the P.G.A. golf course to outside golfers for the 2022-2023 winter season. The motion was seconded by Andy Ingram. A friendly amendment was made to change the resident's cart and greens fees on the executive course to \$6.00 (including tax) and the guest's cart and greens fees on the executive course to \$7.00 (including tax). A vote was taken, and the motion passed unanimously with 23 affirmative votes.

MOTION C – TO DESIGNATE FEBRUARY 16, 2023, AS THE DATE OF THE ANNUAL MEMBERSHIP MEETING

Matt Sarnell made a motion to designate February 16, 2023, as the date for the annual membership meeting. The motion was seconded by Gilles Chevrier. A vote was taken, and the motion passed unanimously with 23 affirmative votes.

MOTION D – TO APPOINT A COORDINATOR FOR THE 2023 ELECTION

Matt Sarnell made a motion to appoint

Mickey Breton election coordinator for the 2023 election. The motion was seconded by Louise Bergeron.

A vote was taken, and the motion passed unanimously with 22 affirmative votes; Ray Primonato was absent from the vote.

MOTION E – TO RENEW THE TOTAL APPLIANCES CONTRACT EFFECTIVE 1/1/2023 - 12/31/2023

Gilles Chevrier made a motion to renew the Total Appliances contract. The motion was seconded by Reine Fortier.

A vote was taken, and the motion passed unanimously with 22 affirmative votes.

MOTION F – TO REALLOCATE FUNDS FROM THE GOLF COURSE ALLOCATED CONTINGENCY FUND TO RESTORE BUNKERS

Greg Jamieson made a motion to fund the project to restore bunkers at the cost of \$48,000 from the Golf Course Allocated Contingency fund, with a balance of \$187,000. The motion was seconded by Gilles Chevrier. The two problems that are of concern are playability and safety; sand has become thin and is exposing rocks. A vote was taken, and the motion passed unanimously with 22 affirmative votes.

MOTION G – TO REALLOCATE FUNDS FROM CART PATH REPAIR (\$69) AND GOLF COURSE ALLOCATED CONTINGENCY (\$187) TO PURCHASE A TURF SWEEPER COSTING \$39,000.00

Greg Jamieson made a motion to fund the purchase of a turf

Minutes -Continued on page 26

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Cynthia J. Arevalo

Vice President - Continued from page 7

do not cancel 24 hours prior to play, we get reimbursed. In just October, no-shows brought in around \$4,000.

For Canam, the company doubled what they sent us last year and in April they sent us \$60,000 up front.

Keeping on the golf topic, Grounds Superintendent Walter Chavez is diligently working to improve course conditions. I came to Hollybrook in 2008 and have never seen our greens in such excellent condition as they are now. At the last Golf Committee meeting, Walter said he is committed to neutralizing most of the weeds by the end of next summer. He also provided another welcome change: He brought the gold tee on Hole 9 forward by 50 yards; a request made by female golfers for several years.

The pace of play has improved. Director of Golf Bill Friesing proposed to the Golf Committee that tee times be spread to eight minutes rather than seven, and the full Committee agreed. Starting December 15, tee times began eight minutes apart. Bill will also ensure that starters and rangers are instructed on rules, especially concerning pace of play and protocol for making tee time requests.

ROOF INFO

Paul Bange was awarded contracts for full replacement of some roofs. They identified more than 15 roofs that only need partial repairs. The maintenance department received no complaints after the repairs were done. Additionally, we adopted a motion authorizing the replacement of six roofs. One of them, Building 13, was still under warranty. In following up with our insurance carrier, our roofer got the insurance carrier to accept that Building 13 did not need a roof replacement. We thus saved the allotted amount of \$161,000 which was approved for the replacement.

Playhouse renovation finished



It was a race to the finish with elements of a soap opera - grueling labor, undying dedication, strained relationships, whispered rumors, heartache; even blood, sweat and tears. And with one snip of a red ribbon, The Hollybrook Playhouse returned from the dead after a year-long makeover just in time to ring in 2023 and launch the first day of Hollybrook's 50th Anniversary year on January 1. From left: Facilities Engineer Joe Pellegrino, President Alan Eisman, Interior Designer Celyne Lavigne and Amir Home Improvement representatives. Below left: The new ladies room. Below right: A modern ceiling light fixture illuminates the Playhouse lobby.

Staff Photos



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City and County



From Pembroke Pines Mayor Frank C. Ortis Pines Prepared for 2023

Looking back at 2022, we are thrilled that many of our events returned full swing *and* we introduced new programs for residents to enjoy. From Taste of Pines and Pines Day, when we celebrated turning 62, to the various holiday events, programs, camps, sports, senior classes, art exhibitions and more, we gave it our all and hope that we met every resident need.

We enhanced our very popular free Jazz in the Pines concert series by replacing it with a new free music and food series “Savor the Sounds.” And, we are so pleased that the City of Pembroke Pines Art and Cultural Division continues to feature live painting artists compliment the featured musician. There is plenty of room to set up lawn chairs or spread out blankets at the outdoor (weather permitting) concerts. Sorry, no pets are allowed but we hope to see all of our tolegged neighbors and friends – like you – at the events.

The Frank Art Gallery saw a major change with the hiring of a new curator. A new mural, “The Spirit of Us”, now

graces the building’s exterior with Florida’s beautiful wildlife and plants. From special art exhibitions to workshops and art talks, the gallery has truly become a place for people of all ages to enjoy, learn about and experience art. Stop by to see the mural, take photos of yourself and others in the scene, and just enjoy.

Our Carl Shechter Southwest Focal Point Community Center continues to offer plenty of classes, programs and events. For your needs, new informative and fun programs are regularly added so the center is always a “focal point” of bustling energy.

As we face the end of 2022, we can’t help but consider and plan for the future. The results from a Transportation Master Plan Survey and a Parks and Recreation Master Plan Survey, introduced this year, provided important feedback from our residents and visitors so we may address key mobility needs and improve the city’s transportation system, as well as determine best use of city parks, recreation amenities and facilities in the future. Surveys are great tools but we also want our residents to know that our doors are always open to listening to ideas and concerns to better serve our communities.

Have a safe and joyful holiday season and a prosperous New Year!

Contact Frank Ortis at 954-450-1020 or fortis@ppines.com.



From Pembroke Pines District 1 Commissioner Tom Good

Make New Year Bright, VOICES HEARD



The links will help you a.) access the presentation made to the Commission, b.) see a draft of the recommended solutions, and c.) express your concerns.

a.) **Presentation Video Link: [Transportation Master Plan Commission Presentation](#)**

[Video via YouTube](#)

b.) **Link (Large PDF): [Transportation Master Plan \(Draft\)](#)**

c.) **Link: [Public Comment Survey for Draft Transportation Plan](#) (The survey available until Jan. 19, 2023.)**

Are you concerned about the rising traffic congestion and hazards beyond the gates of Hollybrook? If so, here’s a chance to let the City of Pembroke Pines know what you think and where efforts for improvements need to be placed.

Pembroke Pines engaged a traffic engineering consultant to provide recommendations for our city’s ongoing traffic dilemma and they made a presentation at our last Commission meeting. Much of the report was about traffic capacity, and very little on traffic calming. I expressed great disappointment in this as I have made it known that there is no more room for new roads east of Flamingo Road. There needs to be emphasis on solutions that will slow cars down and cause drivers to comply with traffic laws. They heard me; but they can hear you too.

The links provided here will help your voice be heard.

It is vitally important for you to comment so the consultant knows that you live in a community where traffic laws are being ignored and that we need solutions to reduce infractions. Please share the links with your neighbors and ask them to lend their voices as well. It takes only a minute to state that traffic calming is important. The more voices heard, the louder the call for action. Please let me know if you need help with the links.

The **[Public Comment Survey will end on Jan. 19](#)**. After that date, the consultant will not enter public comments into the record.

Contact Tom Good at tgood@ppines.com or 954-290-5189.

Rumors R Us

Doors to understanding

Dear Ms. Holly,

I am so confused about who is responsible for painting my front door. I have heard that the Maintenance Department will do this but my neighbor told me that I was responsible. Also, my other neighbor told me we weren't allowed to paint and he was frustrated because his door needs to be painted. Can you help clarify this for us?

Thank you,
Confused in Hollybrook

Dear Confused in Hollybrook,

Thank you so much for your question. Sadly, Ms. Holly limits her painting to the fine arts, visiting museums and Hollybrook's lovely Arts and Crafts Room in the Recreation Building. Regardless, she can certainly understand why you might be confused. Ms. Holly went straight to Ed Alexander, Maintenance Dispatcher in Hollybrook's amazing Maintenance Department. Ed also understood why you might be confused. As he explained to Ms. Holly, new doors will be painted by Hollybrook. You just need to request it. Homeowners are responsible for maintaining their own door but ever helpful Ed noted that the paint is free to Hollybrook residents. You just need to bring a quart size container to the Administration Building, and they will drop the paint off at your door, usually within 24 hours. Mr. Alexander also shared that if you don't feel that you can paint your own door, he is willing to connect you with a maintenance staff member with whom you are responsible to negotiate getting your door painted. You can contact the Maintenance Department at 954-431-0600 ext.226.

Opening doors happily for Hollybrook,
Ms. Holly



Letter to the Editor



'Thank you' 24/7 Memorial

Dear Editor,

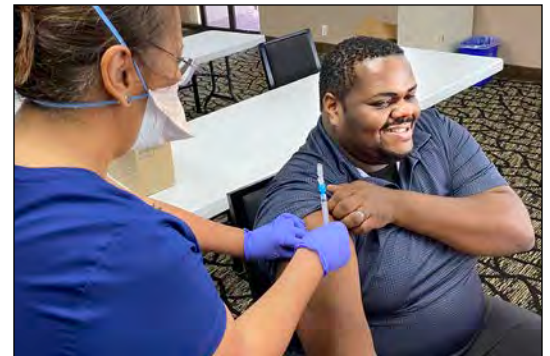
Health care professionals encouraged flu shots this year like other years, especially for aging adults and other vulnerable populations. On October 15, approximately 110 free shots were administered to Hollybrook residents, employees, and vendors in the Social Hall at our annual Flu Clinic provided by Memorial Pembroke 24/7 Care Center. We realize that shots help to protect the health of all participants and perhaps their families.

We thank Memorial staff for administering the free vaccines. Refreshments were provided to participants through the generosity of our insurance carrier Brown & Brown, thanks to our General Manager Kyle Hatakeyama who coordinated the effort. Restaurant Manager Justin Cleveland and staff did a superb job of purchasing, displaying and replenishing refreshments throughout the morning.

Thanks also to the following Hollybrook staff and volunteers: Woodley Jeune for preparing the room, and Nikki Abbey, Eileen Soler, Lois Hollands and Shane Laasko. Finally, thank you to Rosalie Labate and Paul Stuart for supporting the clinic and for registering participants seamlessly throughout another successful flu clinic.

Sincerely,
Joni Esser-Stuart, Flu Clinic Chair
28-110

Right: Restaurant Manager Justin Cleveland gets a flu shot courtesy of staff from Memorial Pembroke 24/7 Care Center. About 110 people from Hollybrook received the free shots.



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## Election 2023 Timeline finalized by Election Committee

Unit Owners, in good standing, are called to vote for the 2023-25 Board of Administration



Voting season is not just a national, state or local government thing. In Hollybrook, election season occurs for roughly 12 - 16 weeks preceding an agreed upon end date in the February of every odd numbered year.

Hollybrook's Board of Administration essentially launched the Election 2023 season in October when they voted unanimously to set Hollybrook's Annual Meeting for February 16, 2023. On that evening, following the final hours of the vote, all ballots will be tallied and the winners will be announced.

### WHO MAY VOTE?

One vote is allowed per unit. Unit Owners in good standing may exercise their voting privilege in order to seat five Officers and 20 Phase Director positions on the Hollybrook Board of Administration for a two-year term.

### WHO MAY RUN FOR OFFICE?

All Unit Owners in good standing may seek a position on the Board.

### HOW DO I SIGN UP TO RUN AND HOW WILL UNIT OWNERS KNOW I'M A CANDIDATE?

Those who plan to run for a seat on the Board must forward a written notice of their intent to Carol Mazza at the postal or email address below NO LATER THAN January 6, 2023. The formal Notice of Candidacy form may be picked up in person at the Administration Building, or it may be emailed to you upon request.

Additionally though not required, if a candidate chooses to submit a one-sided 8 ½" by 11" information sheet to be included in the unit owner voting package, the sheet must be submitted to Carol Mazza at the physical address below; the email below or in person, NO LATER THAN January 12, 2023.

**Hollybrook Golf and Tennis Club Condominium**  
C/O Carol Mazza  
900 Hollybrook Drive  
Pembroke Pines, FL 33025  
Email address: Carol@hollybrook.com

Also, read below under "CANDIDATES PLEASE READ" to find out how to be part of The Voice of Hollybrook's traditional, FREE, black and white magazine election issue featuring candidate supplied campaign advertisements.

### HOW DO I VOTE?

One vote is allowed per unit. The unit owner voting packages will be mailed from Hollybrook to addresses on record no later than February 2, 2023. Mailing address change requests should be called in or emailed before January 12, 2023 to allow enough time for the postal service to deliver the voting packages.

Votes may be cast by unit owners in good standing in person at the Administration Building, by mail, in person on the last evening of the election during specific hours to be announced, or electronically (online).

To vote electronically you must have provided to the Association written consent via the Consent for Electronic Voting form no later than January 17, 2023. *If you signed up for electronic voting in the past, there is no need to sign up again.*

Electronic voting forms are available at the Administration Office or by sending a request via email to communications@hollybrook.com. The form must be received at Hollybrook by January 17, 2023.

### CANDIDATES PLEASE READ

If you choose to be included in the free Hollybrook Election 2023 special publication produced by The Voice of Hollybrook staff, send your photograph and your message by email as soon as possible to communications@hollybrook.com. Remember, inclusion is your choice.

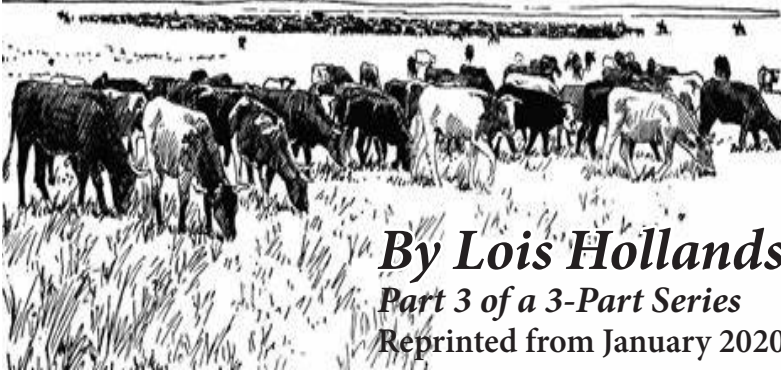
Each candidate is entitled to a free black and white, horizontal 5 inch by 7 1/2 inch space in the special publication. The absolute deadline for submitting your campaign ad for the free issue is 4 p.m. January 12, 2023

No content designing or edits of any kind are allowed by Hollybrook Communications staff or volunteers; to do so is against Florida law.

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# From Pastures We Rose: Change in the Air



**By Lois Hollands**  
**Part 3 of a 3-Part Series**  
**Reprinted from January 2020**

*To prepare for Hollybrook 50<sup>th</sup> Anniversary year 2023, we paused to look at how we got here. The following is a reprint of part-three of the series 'History of Hollybrook', published in the Voice of Hollybrook in winter 2019-2020. This installment, Change in the Air will be followed by Remembrances of the First 50 Years which begins with the next issue.*

In the early days, according to former President Carl Mack, Hollybrook's population was about 85 percent Jewish. The first owners came from all over the United States but mostly New York, New Jersey, Wisconsin and Miami. Many were friends in their home communities and as a result, large groups relocated here bringing with them their rich heritage, customs and love of community. Some encouraged their family members to pull up roots and join the Hollybrook family. One such family were the Shechters who became pillars of Pembroke Pines. Joni Esser-Stuart's mother was among the last of her group of friends from Wisconsin to come live in Hollybrook. Many residents stayed very active in Jewish organization such as B'nai B'rith, Tel Chia and Hadassah, and created strong Hollybrook based support.

Hollybrook's originals also brought with them their love of theater and established the Hollybrook Players. The group performed off Broadway quality productions complete with a Hollybrook musicians who made up the orchestra. Musicals included Guys and Dolls, South Pacific and Fiddler on the Roof in which Saul Shechter is remembered for his outstanding performance as Tevye. Now in his 90's, Saul can still recite his role and sing every word of each song.

There was an annual Yiddish Night when performers poked fun at themselves; and Friday night dinners at the restaurant that featured an orchestra and dancing on the terrace. Events were "very upscale" said Rosalie Labate. She remembers elegant induction nights for new board members that demanded black tie attire. Additionally, there were many clubs including the Square Club, Camera Club, Women's Club and even a Social Club. Most of the clubs were dropped as the population grew older and the younger generation chose not to take their places.

However, the completion of the Recreation Building in 2005 has afforded residents many opportunities for group activities and personal enjoyment. The building includes several card rooms, a billiard room, a secured arts and crafts room, an impressive workout facility and a library with a comfortable reading room with a golf course view. It has been reported

that one couple took "activities" to the extreme in the library by participating in a certain recreation that is best confined to the bedroom.

Our 18-hole PGA golf course has been the scene of noteworthy events in addition to golfing. In June 1982, Ina Antin rescued Charles Sumper who had suffered a heart attack, lost control of his golf cart and landed in a lake. Ina dove in, extracted Sumper and performed CPR in an effort to revive him. On a lighter note, in 1991 before the Playhouse was built, Rhoda Lustgarten drove her 1986 Grand Marquis onto the golf course and into a lake. She suffered a broken nose in the ordeal, speeding over a concrete parking bumper and a parking lot sign,

swerving to avoid the 9<sup>th</sup> green, hung a left at the putting green and drove into a lake 15-feet deep. Someone witnessing the event called out that there was a girl driving her car on the course, but Lustgarten's husband was heard calling out "that's no girl, that's my wife". We have no word about what happened to the car, but Rhoda lived to tell the tale.

As was the common practice in early the 1970s, Hollybrook developers retained a 99-year lease on the common elements and placed a recreation lien against every unit in the complex. What started at a nominal sum of \$40 per quarter has risen to the present-day assessment of \$634 per quarter. This became a financial hardship for residents on fixed incomes. The practice was outlawed in 1979 by the courts, but existing recreational leases were grandfathered in. The developer offered a buyout of those leases several times over the years and many owners took advantage of the offer, unfortunately for those who did not the option is not presently available. There are 183 units with rec lease assessments intact for a total annual payment of \$512,380. The amount is paid into a trust reportedly composed of 17 members of eight families. Recreational leases are among the reasons for below market value sales of some recent units.

Over recent decades, Hollybrook has become a more diverse community that welcomes residents of different ethnicities and backgrounds. Our two leading social clubs, the Caribbean American Club and the Italian Culture Club, welcome all residents into membership. In fact, the most recent past president of the Italian Culture Club is Irish. In just the past few months, the Hollybrook Singles Social Club was established that already boasts about 30 members. And when a resident joins the Men's or Women's Hollybrook Golf Associations, they will likely learn a bit of French from day un considering that roughly 98 percent of members are French Canadian.

The latest trend in new ownership is young seniors. Proof comes in the renewed popularity of high energy activities and events that include pickleball play, sold out parties that showcase music from the 60s and 70s; participation in trendy exercise including aqua Pilates; more frequent use of the gym, and a surge in community volunteerism. So, if you haven't already become involved in activities or volunteer opportunities at Hollybrook, step out and come in, ***we look forward to meeting you in 2023!***



# Get ready to party!

By Lois Hollands  
50th Anniversary Chair

Hollybrook's year-long 50<sup>th</sup> Anniversary Celebration year will kick off at The Hollybrook Playhouse Friday night, January 13, featuring a concert called "The History of Rock & Roll". We'll pay tribute to the legends of rock music from the 50s through the 70s with musical nods to Roy Orbison, Jerry Lee Lewis, Rickey Nelson, Chuck Berry and many more. Ticket prices for the show are \$20 per person and are on sale in the Administration Building 9 - 11:30 a.m. Monday through Friday.



On February 11, the "Fabulous Fabulons" will stage a fantastic mix of the 50s and 60s. There will be no wallflowers when the dancefloor fills with Hollybrookers raring to move and groove. Tickets cost \$20 per person.

The next show will be on Friday, March 3, when we'll go back into time for a "Night at Studio 54". Prepare for a re-creation of the one and only Studio 54, the most infamous night club in New York, presented by the professional and very experienced Mix-master DJ Gil Blake. Put on your dancing shoes Hollybrook and prepare to hustle the night away. Tickets are \$20 per person

For folks who will attend all three concerts, if you purchase all at once the cost is \$55. Bring your own bottles and snacks. Doors open at 7:30 p.m.; shows start at 8 p.m.

If you're looking to cook up a storm to celebrate Hollybrook's golden year, our 50<sup>th</sup> Anniversary Cookbook has arrived and are available for \$10 each Monday through Friday, 9 - 11:30 a.m. in the Administration Building.

Other events in the planning stages include the return of the Italian Culture Club's Goofy Golf and their always popular cookoff - with a 50<sup>th</sup> anniversary twist; Hollybrook's take on a traditional English Tea Party, and an exciting celebrational charity golf tournament. Pickleball, tennis, and other groups will also check in with some fun stuff slated to be super fun, super golden and very 50<sup>th</sup> Anniversary-centric.

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"I have always taken pride in my ability to work with anyone in attempting to do what is best for all, not just a few."

***FOR HARMONY IN HOLLYBROOK***

# News

## Hurricane help: all hands on deck

Countless lives were turned upside down when Hurricane Ian struck the west coast on September 28. Within days, Hollybrook residents felt compelled to help in some way – any way.

President Alan Eisman, Financial Secretary Joni Esser-Stuart and Communications Director Eileen Soler brainstormed ideas for a Hurricane Ian Relief Day at the golf course. Before long, plans included department heads, volunteers, other residents, and Pembroke Pines community leaders and vendors who work with and at Hollybrook.

Joni presented a list of charities that would benefit from the help, and her top options. Harry Chapin Food Bank of Southwest Florida was then chosen, largely because of its community reach and their consistently caring reputation.

The event on October 21, 2022, was a smashing success and Hollybrook provided a check to the food bank for \$18,062.40.

"Charity Golf Day was brought to life with help from Golf Course Superintendent Walter Chavez and Director of Golf Bill Friesing, who prepared the course for the long day; and General Manager Kyle Hatakeyama who garnered more than 60 hole sponsorships from many Hollybrook vendors and business associates.

Donations were also received from "Beat the Pro" and "Closest to the Pin" contests led by Assistant Pro Pete Wyndorf and resident Greg Jamieson. Many guests helped further by purchasing a BBQ lunch provided by Hollybrook Restaurant Manager Justin "JC" Cleveland and head waiter Mark Curran.



Photos by Mark Favus



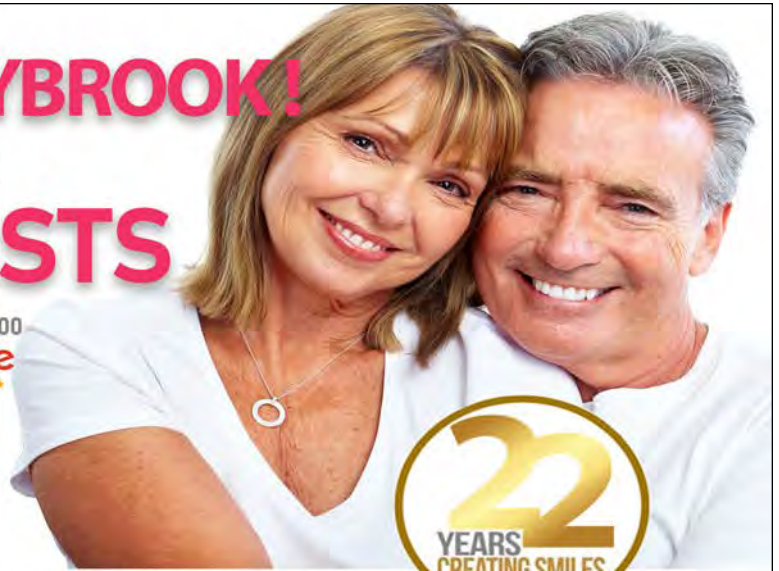
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## CITY OF PEMBROKE PINES MINOR HOME REPAIR GRANT PROGRAM

The City of Pembroke Pines has grant funding available benefiting low- to moderate-income households. The Minor Home Repair grant program is administrated by its housing consultant Community Redevelopment Associates of Florida.

Programs aimed at rehabilitation of existing dwellings are designed to correct building code issues as well eliminating health and safety problems among other items.

Emphasis is placed on improving handicap accessibility and the removal of architectural barriers.

Installation of ramps and grab bars, renovation of bathrooms and other living spaces to provide greater mobility and accessibility for persons with disabilities are possible.

Additional information may be obtained from the City's website at <https://www.ppines.com/371/Housing-Programs> or Community Redevelopment Associates website at <https://www.crafla.com>, where you may download an application.

Interested parties may contact Virginia Bermudez, Community Development Coordinator at (954) 431-7866 x110 for information. Se Habla Español.

## News

### Welcome back to bocce ball, y'all



If you're ready for a fun time and zero stress, meet up with Marv at 1 p.m. on Thursdays at the Phase 6 bocce court. For more info call Marv at 860-514-7574



## Golf Committee resets online Chelsea request/lottery option

An uptick in requests for prime tee times, and knowledge that "working the system" had become rampant and unfair, caused the Golf Committee to recently clarify how golfers may use the online Chelsea system for preferred tee time requests, aka the lottery system.

Regular online booking remains the same.

In the interest of fairness, and with support from Director of Golf Bill Freising, on December 9 the committee reaffirmed the core intent of 2018 amendments to Hollybrook's Golf Rules in an advisory eblast.

1. Groups of players that are awarded a tee time by the request/lottery system may not ask Proshop staff to substitute players. If a group of players needs to change one or more of their players, that group must forfeit the awarded tee time –

unless a valid unavoidable reason is provided for player substitutions. Upon forfeit, the group may then attempt to rebook the group.

2. The requirement for players to show their Hollybrook ID card at the Proshop when checking in *and again* to the starter before the round begins will be enforced.

#### More Information

In addition to providing daily tee sheets, the online request/lottery system permits golfers to request preferred tee times but operates so no group monopolizes the best times.

1. The more a golfer plays, the less chance they have to be "awarded" the prime tee times requested using the online request/lottery system.

2. Points for play are accumulated per resident and then are allocated to the unit in which they live. Those with less points have the best shot at being awarded their preferred tee time - it is fair.

3. Many resident groups learned how to "work" the system to their advantage, which effectively shut out other residents from best times.

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## News

### Kurt Brandt: respected, loved

Kurt Brandt, a dedicated volunteer and Hollybrook resident since 1984, sadly passed away November 29 at age 95. He was preceded in death by his loving wife of 72 years, Sarah, who died on February 26, ten months earlier.

Kurt was born August 2, 1927 in Lim Sprunge, Germany. He escaped the Nazi regime at age 9, when his family fled in secrecy to the United States and settled in New Hampshire. Kurt witnessed the very horror of Kristallnacht when German soldiers destroyed his family's small store, dozens of shops and homes, then gathered the men of his town; some of whom were never seen again.

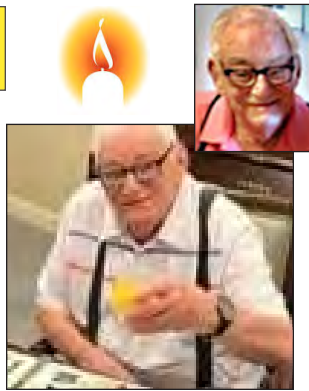
Determined to succeed, Kurt finished high school in New Hampshire but while he attended many night classes at several colleges, he boasted later in life, "I ironically never took an exam."

He was a self-made man who rose in the food service industry from menial labor in an industrial cafeteria to managing a bustling Kosher deli. Before retiring, he managed a hospital cafeteria and retail store for the Veteran's Administration.

Kurt met Sarah, the love of his life, on a blind date, February 4, 1950. They married after only seven months; 34 years later, the devoted couple purchased an apartment in Building 43 and retired.

But Kurt never stopped working. He was almost a daily fixture at the Administration Building as a volunteer for several departments including Rules Enforcement and Animal Control, and serving on many committees such as the new resident interview committee, security committee, and the barcoding committee – but not before he worked out at the gym.

"He'd give you anything anytime



**Kurt Brandt  
1927 - 2022**

you needed him," said Records Manager David Dickinson. "As long as you didn't interfere with his morning exercises."

Sarah was just as busy as a volunteer in the Records Department. She was also a leading member of Hollybrook's chapter of Hadassah. Hadassah is an international Jewish women's organization (though anyone may join) dedicated to the health-care and empowerment.

When Sarah became too fragile to care for herself, Kurt became her support system.

Kurt and Sarah were parents of one son, Eric Brandt. They are survived by Eric and his wife Ruth, three grandchildren and four great-grandchildren.

May Kurt and Sarah Brandt rest in peace and may our memories of both bring us joy.



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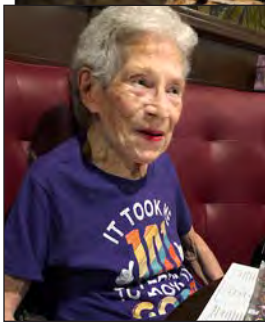
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# Mary Ellen Alba: Life of the party 1921 - 2022



Mary Ellen Alba, pictured here, always brought laughs with her when she attended events. She danced, joked, told off color yet clean stories, and she was loved.



No one wore a tigris costume on Halloween better than Hollybrook's most daring, sexiest and youngest 96 year old, Mary Ellen Alba. The year was 2017. This month, on December 4, at age 101, Mary Ellen passed away, leaving a void among Hollybrook residents and staff, many of whom wished that their always funny and feisty friend would live forever.

Mary Ellen was born in Boston on May 18, 1921. She and her husband Sam were original Hollybrook owners who purchased their Phase 4 unit even before it was built.

Before becoming the epitome of cheerful Hollybrook volunteers, as the first receptionist to "woman" the Administration Building lobby, Mary Ellen owned a beauty parlor in Miami Lakes.

She volunteered before being asked. In fact, Mary Ellen was Hollybrook's original Volunteer Coordinator, a post she held for nearly 25 years.

Mary Ellen loved to dance and was light on her feet. She danced for any reason, and sometimes all by herself. She loved to party. After Sam died, and until only months ago, she joked that all she wanted in her elder life was a younger man who could keep up with her.

Everyone knew Mary Ellen. She was ever present at events, sometimes the first to arrive, and she rarely missed her daily happy hour. For more than 15 years, she was the treasurer for the Italian Culture Club.

Never one to stay still, when Sam became ill and Mary Ellen stayed home to care for him, she taught herself to paint.

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## Gilles Chevrier for President of Hollybrook



- **EXPERTISE.** My expertise is risk management and financial administration. This is your money, and we need to support our community at the best possible cost.
- **TRACK RECORD.** I have been your Treasurer, your Financial Secretary, and I am now your Vice President. In these roles, I reduced maintenance delinquencies, assisted in keeping our maintenance payments at a minimum increase, maximized the revenues from golf, assisted owners with their TOTAL contract issues, and ensured we got the insurance coverage we needed at the best possible cost.
- **CHALLENGES.** The pipes coming out from our buildings have been lined, and now the pipes inside the buildings are old and breaking. Upcoming projects include painting our buildings, modernizing our elevators, and fixing leaky roofs, to name a few. Based on recent legislative mandates, we must also conduct structural reviews of our buildings and fix deficiencies. Also, our reserves must be built up to 100% of replacement costs.
- **COMMUNITY.** We are owners who want to live and play here comfortably and to be proud of our home. We need to be neighborly, polite and helpful to each other. I believe in listening to people, addressing their concerns, treating all with respect, even when we disagree. With the challenges ahead we will need to be a community.
- **COMMITMENT.** Yes, I am a snowbird who has, during my time here, spent 5 days a week for the last 5 years, in the Administration office. When I am not here, I still invest at least 20 hours a week supporting Hollybrook. As President, I will work in conjunction with the General Manager who is responsible for day-to-day operations and engage with Directors to ensure Owners' interests are considered. Many corporations use virtual tools effectively to manage across borders. I am committed to being present if there is a recovery needed after a hurricane has affected our community. My commitment to you is I will always be there for you.

## Hollybrook Day trip Miami Open, April 1

There's nothing like watching tennis championships up close and personal.

Hollybrook resident Judy Thomas, for the second consecutive year, is pulling together a day trip, via the Hollybrook Bus, to Hard Rock Stadium, April 1, for the Miami Open Women's Finals.

Seats will be located in Level 200. Cost is \$70. Please call Judy at 773-754-5536 or email her at [jthomaswho@aol.com](mailto:jthomaswho@aol.com).



*For more Hollybrook sports news, turn to page 34.*

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## Planning a BBQ soiree? Who ya gonna call?

### BBQ Captains for Each Hollybrook Phase

**Phase 1 - Serge Breton \* 305-733-9696**

**Phase 2 - Ellen Zweig \*954-639-7218**

**Phase 3 - Mike Eaton \*727-410-2001**

**Phase 4 - Dennis Killeen \*954-517-0106**

**Phase 5 - Elie Nicoleau \*786-641-2883**

**Phase 6 - Serge Breton \*305-733-9696**

**Towers - Serge Breton \*305-733-9696**

**Planning a private party at a BBQ area where you will need full use of the BBQ grills and/or tables and chairs? FIRST, call your BBQ Captain.**

**They will tell you if the BBQ area and furniture is available for that date and time and will help you reserve the space, or another space, for your need.**

Minutes - Continued from page 10

sweeper at a cost of \$39,000.00. The motion was seconded by Mike Eaton. A vote was taken, and the motion passed unanimously with 22 affirmative votes.

**MOTION H - TO REALLOCATE FUNDS FROM 2 CAPITAL PROJECTS: WORKMAN UTILITY VEHICLE (\$31k) AND STAND ALONE SPRAYER (\$13,500) TO PURCHASE DEP APPROVED EQUIPMENT WASHDOWN DRAINAGE SYSTEM**

Greg Jamieson made a motion to fund the purchase of a wash-down drainage system to avoid potential EPA violations. The motion was seconded by Elaine Yost. A vote was taken, and the motion passed unanimously with 22 affirmative votes.

**MOTION I - TO AWARD CONTRACT TO COMPASS GROUP USA, INC. (CANTEEN DIVISION) TO OPERATE THE RESTAURANT AND RELATED PREMISES**

Alan Horn made a motion to contract with Compass Group USA, Inc. to operate the restaurant and related premises. The motion was seconded by Matt Sarnell.

The motion was tabled by Alan Eisman and seconded by Alan Horn. A vote was not taken to table.

There were 7 emails submitted to [Forum@Hollybrook.com](mailto:Forum@Hollybrook.com) opposing the motion and some had several unanswered questions concerning services and current practices.

Alan Eisman adjourned the Board of Administration Meeting at 9:00 p.m.

Respectfully Submitted by  
Elaine Yost  
Recording Secretary

**SPECIAL BOARD of ADMINISTRATION  
MEETING MINUTES**

*Tuesday, November 8, 2022*

President Alan Eisman called the meeting to order at 7:28 p.m. on November 8, 2022. There were 24 board members present. Also in attendance were Kyle Hatakeyama (General Manager), Shane Laakso (Purchasing Manager), and Eileen Soler (Communications Director).

This BOA meeting was conducted live from the Social Hall as well as virtually utilizing the Zoom conferencing platform. The meeting was not broadcast live on Channel 93 but was aired later.

**NEW BUSINESS**

**MOTION A - TO AWARD A BULK SERVICE CONTRACT TO LUX SPEED INC. (LSI) TO PROVIDE INTERNET SERVICE TO HOLLYBROOK**

Reine Fortier made a motion to engage in a bulk internet service contract for Hollybrook with Lux Speed Inc. The motion was seconded by Matt Sarnell. Several emails were received at [Forum@Hollybrook.com](mailto:Forum@Hollybrook.com) and forward to all board members before the meeting. 14 residents signed up to speak at the meeting; 12 were opposed and 2 were for the motion. After some comments by board members, Stu Klar moved to table the motion. It was seconded by Joni Esser-Stuart. A vote was taken to table the motion. There were 13 affirmative votes to table and 11 against (Chevrier, Dipp, Eisman, Fortier, Guerrero, Horn, LoPreto, Munju, Petersen, Primonato, and Sarnell). The motion was tabled.

Alan Eisman adjourned the BOA Meeting at 8:30 p.m.

Respectfully Submitted by  
Elaine Yost, Recording Secretary

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 LANGUAGES: ENGLISH, SPANISH AND CREOLE

**SPECIAL BOARD of ADMINISTRATION  
MEETING MINUTES**

*Tuesday, November 22, 2022*

Vice President Gilles Chevrier called the meeting to order at 7:30 p.m. on November 22, 2022.

There were 18 board members present.; absent were Dipp, Gonzalez, Klar, Labate, Munju, Rappaport. Also in attendance were Kyle Hatakeyama (General Manager), Shane LaakSo (Purchasing Manager), and Eileen Soler (Communications Director).

This BOA meeting was conducted live from the Administration Building as well as virtually utilizing the Zoom conferencing platform and broadcast live on Channel 93.

**NEW BUSINESS**

**MOTION A – TO APPROVE A CONTRACT WITH PAUL BANGE ROOFING FOR THE REPLACEMENT OF THE MANSARD AT BUILDING 12**

Matt Sarnell made a motion to contract with Paul Bange Roofing to replace the mansard on building 12 at a cost of \$93,550.00. The project will be funded from roof reserves previously allocated from roofing reserves for the building 13 roof which is no longer needed. The motion was seconded by Reine Fortier. Mike Eaton made a motion to call the question; Reine Fortier seconded. A vote was taken; there were 17 affirmative votes to call the question and 1 opposing (Eaton). A vote was taken on the motion; it passed unanimously with 18 votes.

Gilles Chevrier adjourned the BOA Meeting at 7:51 p.m.

Respectfully Submitted by  
Elaine Yost, Recording Secretary

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**Features**



**Recycling sign project wraps up**

*By Recycling Committee Co-Chair Mike Eaton*

For more than a year, signs created to help residents understand what, how and where to recycle unwanted items, were boxed at the Communications Department waiting for teams to place them at all buildings. The signs went nowhere.

About three months ago, Recycling Co-Chair Harvey Munk and myself took over the failed plan and began tackling the recycling sign project one building at a time.

A great big "shout out" goes to Harvey Munk and his good friend Bill White for taking care of posting the signs at recycling and trash bins throughout the complex. As of Friday, Dec. 16, only a few buildings were left to finish.

Remember, the only items allowed for recycling at Hollybrook are paper, plastic (no plastic bags) and cardboard. Unfortunately, glass and aluminum are not accepted for recycling at this time. **Do not** place any other items in the bins as that may cause the recycling company to refuse the entire bin.

Read below for the 2023 Pembroke Pines hazardous waste drop off schedule. Read carefully for what items are allowed.

.....

**Residential Household Hazardous Waste  
Drop Off in Pembroke Pines**

The City of Pembroke Pines will provide household hazardous waste drop off events in 2023. Drop offs are your responsibility. Please adhere to the list of items that are allowed to be dropped off.

**2023 Household Hazardous Waste Disposal Schedule**  
Hours of operations: 8 a.m. to 2 p.m. ONLY on the dates below  
March 4, 2023  
June 3, 2023  
September 9, 2023  
December 9, 2023

Take items to the City's wastewater treatment plant • 13975 Pembroke Road

|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                                                                                                                                                                                                                                                                                                                                            |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <p><b>Acceptable Hazardous Waste</b></p> <ul style="list-style-type: none"> <li>Paint thinner/stripper</li> <li>Paint, oil or latex</li> <li>Auto fluids- motor oil, coolant, etc</li> <li>Pesticides/Insecticides</li> <li>Fertilizer</li> <li>Pool chemicals</li> <li>Fluorescent tubes</li> <li>Flares</li> <li>Mercury thermometers</li> <li>Spot removers</li> <li>Oven and drain cleaners</li> <li>Furniture and metal polish</li> <li>Items containing mercury</li> <li>Batteries- rechargeable, auto and marine</li> <li>Propane tanks</li> </ul> | <p><b>DO NOT BRING UNACCEPTABLE ITEMS LISTED BELOW</b></p> <p><b>Unacceptable Hazardous Waste</b></p> <ul style="list-style-type: none"> <li>Biohazard/medical waste</li> <li>Explosives</li> <li>Tires</li> <li>Business generated HHW waste</li> <li>Alkaline batteries- AA, AAA, C&amp;D, 9V please dispose in regular trash</li> </ul> |
| <p><b>Acceptable Electronic Waste</b></p> <ul style="list-style-type: none"> <li>Computers, monitors, keyboards</li> <li>Computer mice</li> <li>Terminals and Printers</li> <li>Fax machines and modems</li> <li>Cell phones</li> <li>Televisions</li> <li>Desk top copiers and scanners</li> <li>Rechargeable batteries</li> </ul>                                                                                                                                                                                                                       | <p><b>Unacceptable Electronic Waste</b></p> <ul style="list-style-type: none"> <li>Office furniture</li> <li>Stereos/Speakers</li> <li>Musical Instruments</li> <li>DVD players and VCRs</li> <li>Appliances</li> <li>Microwave ovens</li> <li>Electronic hand tools</li> <li>Trash and debris</li> </ul>                                  |

Residents must bring proof of Pembroke Pines residency to use the drop off services. If you are snowbird, please take your Hollybrook ID card and any other documents that show you live here part time.

For more information please contact the City of Pembroke Pines at 954-518-9000 or visit our website at www.ppines.com

## Features

### Book Club turns page to winter chapter

By Dorothy Aaron

Winter season brings Hollybrook readers raring to discuss books. The first meeting of the Hollybrook Book Club was Dec. 14 at the patio beside the Tennis Pro Shop, just east of the Towers.

Author Sadeqa Johnson's "Yellow Wife", a period novel about a woman's struggle to survive as a slave while protecting those she loves the most, was a great choice to kick off the season.

In a review of the novel, New York Times bestselling author Kathleen Grissom said: "Seldom do I get to enjoy a novel so wholly engrossing, so exquisitely researched, so timely."

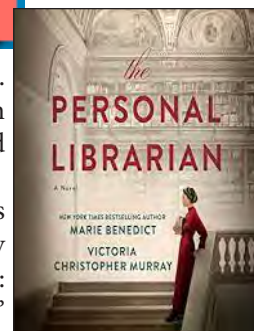
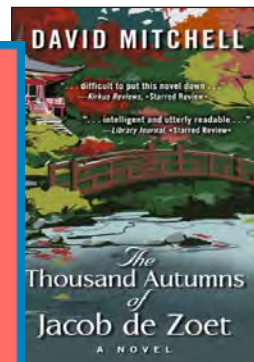
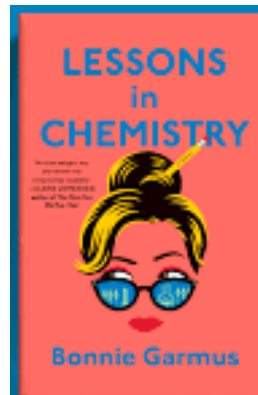
Book club member Sara Garnick led the discussion. It was a beautiful day and 17 men and women attended. Several books were suggested for our next few meetings; the following were chosen:

Wednesday, January 18, 4 p.m. – "Lessons in Chemistry": "Bonnie Garmus'

novel follows single mother Elizabeth Zott, who is a brilliant chemist in a man's world (1950s America) who becomes a cooking show host and a role model for her daughter. Member Lorraine Diment will lead the discussion.

Wednesday, February 22, 4 pm – "The Thousand Autumns of Jacob de Zoet" by David Miller: Set in the summer of 1799 at the Dutch East India Company trading post Dejima in Nagasaki, the story reveals a Dutch trader's love for a Japanese midwife who taken away into a mountain temple cult." Member Mark Favus will lead the discussion.

Wednesday March 22, 4 pm - "The Personal Librarian" by Marie Benedict and Victoria Christopher Murray, is the now revealed story of the remarkable, Belle da Costa Greene, J. P. Morgan's personal librarian who became a powerful female player in New York while keeping a



dangerous secret. Member Marilyn Foreman will lead the discussion.

Other books recommended by members were: "The Measure" by Nikki Erlick; "The German Wife" by Kelly Rimmer, and "The Magnificent Lives of Marjorie Post" by Allison Pataki.

For more information call Dorothy Aaron at 954-671-7372. All Hollybrook residents are welcome to join.

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## Features



### Library volunteers provide peace, quiet

If you're looking for a good book, DVD, challenging puzzle, or just quiet time in a book lover's paradise, visit the Hollybrook Library in the Recreation Building - and thank the volunteers who make it possible.

Volunteer Co-chairs Lise Lambert and Carole Rappaport operate the library with team members Millie Jimenez, Louise Grossgold, Charles Borgida, France Thomassin and Christine Fournier. They take in donations then sort, code, and shelve books in color categories that span two rooms.

Visitors will find fiction, non-fiction, classics, games and magazines. Thanks to donations, books in Spanish, French and English are available.

The library also boasts many books about golf - a community that provides two amazing golf courses should always have a golf section.

"People are very generous . . . it is a

win win," said Lise.

Lise manages the library in the winter when she returns from her primary home in Canada. Carole, who also serves as a board member, takes responsibility in the summer.

Books from 2006 to the present are accepted and appreciated. Borrowing works on the honor system.

"We try to keep the library as modern as we can," Carole said.

The co-chairs agree that volunteering to run the library is a pleasure.

"Just walking around this space gives me peace," Lise said. "I love books and I love people . . . it is fun and rewarding to see people enjoying our books."

Anyone interested in being a library volunteer can do so by donating one or two hours each week. No tasks are unimportant. Time, a little or a lot, is a gift to the community.

Call Lise at 954-999-1573.



### Sylvia's Milestone B-Day



Courtesy of Sylvia Landow

Sylvia Landow, one of Hollybrook's longest and cheeriest residents, celebrated her 101st birthday, December 14, surrounded by friends.

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### Walking does Hollycouple good

By Mike and Nancy Gordon



Courtesy of Mike & Nancy Gordon

Just after a cool rain, Fred and Irene Barrett enjoy a walk around Hollybrook.

working as a photographer.

The Barretts lived in Hollybrook since the community's earliest years. They have four children who live from Australia to California. They have five grandchildren and nine great grandkids.

"Sitting in a chair for more than 15 minutes at a time will kill you" Fred advised. "People should be more like the animals we see on our walks. Don't worry so much and keep moving!"

Many Hollybrookers enjoy a good walk around the property, but perhaps none are more dedicated than Fred and Irene Barrett.

Some may have seen the Barretts, both in their 90's, on one of their three-daily two-mile walks. Whether it is rainy, cold, or in South Florida's oppressive heat, they rarely miss their daily march.

Married 69 years, they begin their walks from their Phase 6 condo, make their way to the front gate and then head back home.

Originally from Brooklyn, Fred and Irene met on Irene's sister's wedding day when Fred was

## This 'n that with Barbara S

# Holiday Happenings for Everyone

By Barbara Saksenberg

The holidays gifted us with a wonderful time of year filled with peace, love and joy. Here were a few happenings on that many enjoyed with friends, family or all by yourself.

**Hanukkah Fair and Menorah Lighting** - From 12:30 - 5:30 p.m., December 18 at Las Olas Oceanside Park, 3000 E Las Olas Boulevard on Fort Lauderdale Beach. Hanukkah began with a grand Menorah lighting at 6 p.m., but first the kids had a blast on mechanical rides and bounce houses. Food trucks and sweet treats were available.



**Symphony in Lights** - Through December 30. People packed up pals to go see brilliant lights dancing to festive holiday music every hour on the hour 6 - 11 p.m. at Gulfstream Park Village, 901 S Federal Highway, Hallandale Beach.

**Kwanzaa Night Festival** - The Broward County African American Research Library and Cultural Center, featured a free Kwanzaa family event that coincided with the fifth day of the seven-day celebration of Kwanzaa. Established in 1966, Kwanzaa brings African American culture to the forefront while focusing on seven principals of Nguzo Saba (Fruit of the Harvest). The festival marked Nia (Swahili for Purpose) and offered holistic workshops on health, wellness and purpose. A display in the library lobby featured the History of Kwanzaa Exhibit. The library is at 2650 Sistrunk Boulevard, Fort Lauderdale. Call 954-357-6282.



**Annual Christmas at The Oasis Lights & Activities** - A half million lights, nightly snowfall, music and more were on display at The Oasis church, 12201 SW 14<sup>th</sup> Street, Pembroke Pines. Donations helped keep the decades old tradition alive. Smores, hot cocoa, train rides were available for purchase.

**WE'RE BACK!**

The Caribbean American Club  
Monthly meetings will be held on every second Tuesday of the month. Meet us in the recreation building at 7:30 in room 218! New Members are welcome to attend this meeting and join our exciting club.  
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## Your Health

### Keeping diabetes in check

By Louise E. Vigneault, Health Educator,  
Certified Fitness Professional, Resident

Type 1 and Type 2 diabetes are serious conditions that can lead to similar serious complications. However, millions of people with diabetes live full, long and happy lives.

Basically, to stay healthy as a diabetic, you must eat according to a healthy meal plan, increase your physical activity and learn what causes diabetes and how to manage it.

Work with your doctor and other health care specialists to monitor your condition. To achieve blood sugar targets, you must be diligent with your diet, take your pills as directed and/or insulin as needed. Be aware of your blood pressure always by checking it regularly. Whenever possible, at your doctor office, health clinic or health fairs, test your blood cholesterol so that you stay ahead of potential problems by adjusting your life style or medication.

No health and fitness expert will ever stop advising to eat healthy. Food is your first line of defense. Eat plenty of fruits and vegetables every day, and add legumes, beans, nuts and fish a few times each week. If you are not sure about what, how much and when to eat in your diabetes management routine, make your doctors part of your food health by asking them to refer you to a registered dietician.

Physical activity is vital to managing your diabetes, but if you have not exercised for a while, or you are a beginner, make sure that you check with your doctor before starting.

At least 150 minutes per week of moderate to vigorous aerobic exercise for heart and respiratory health is very important. You can start by walking just 15 minutes a day and then add five minutes every few days. Set a personal goal to eventually walk five days every week for at least 30 minutes. When you begin to feel stronger, (and you will), add some resistance exercise and weight training to your routine two to three times a week. Let your doctor know about your progress.

Know what your healthy weight should be and try to attain it by eating right.

Because diabetes can cause blurry vision and weaken your eyesight, be sure to have your eyes checked as frequently as your doctor and eye specialist recommend. Foot care is also very important as nerve damage and poor blood circulation is a common side effect; diabetics report most nerve damage occurs in their feet and legs. Remind your doctor to check your feet for ingrown toenails, cuts and sores so that infection does not occur. Poor circulation, nerve damage and infection creates a perfect storm that may lead to amputation of toes, feet or legs. If you smoke, you should quit.



## Pet Health

### Naughty or Nice? Tips for keeping your Hollypets holiday safe



*Guide to celebrating with pets cautiously*

By Lu Shifrin

December is a very busy time filled with holidays to enjoy. Some Hollybrook residents decorate apartments in the spirit of the season, but because we live in a community where pets are welcome, let's be mindful of our beloved pets. Below are a few reminders to help keep our Hollypets safe.

**Candles and Electric Lights:** Candles and/or electric lights are central to Christmas, Hanukkah, and Kwanzaa. Remember to place lit candles in areas that your pet cannot easily reach, and never leave the candles unattended. Otherwise, your pet might knock them over accidentally, spilling the wax or even starting a fire. Be certain to check sockets and cords for fraying or other damage before you use them. Also, consider where the cord will be placed. If you are stringing electric lights on a Christmas tree, keep them from the bottom where pets can reach them too easily. Note also that some pets like to climb up or into trees. They might get caught in wiring and could knock a tree over.

**Tinsel, Ornaments, and Presents.** As with electric lights, tinsel and breakable ornaments should be kept away from the bottom of the tree. Concerning presents around the tree or near the Hanukkah menorah, beware - cats love to play with ribbons, pounce on interesting-looking attachments that adorn beautifully wrapped gifts, and even leave their "mark" to claim the colorful territory. A puppy or a kitten could have a field day!

**Toxic Plants.** Seasonal plants can add a very nice touch to festivities. Certain ones, though, are toxic to pets if eaten, so they should be kept out of reach. Toxic plants include include ivy, holly berries, mistletoe, and poinsettias.

**Toxic Food:** No holiday is complete without food. However, when preparing and serving these gastronomic delights, remember that some foods are toxic to your pets if they eat them. There are numerous foods (and drinks) that need to be kept far away from curious cats and canines. Included on the list are alcoholic drinks; almonds; apple stems, leaves, and seeds; avocados, chocolate (including white chocolate); caffeinated coffee (including grounds and beans) and tea, and other caffeinated drinks; garlic; grapes and raisins; grapefruit; fruits with a pit; macadamia nuts; moldy food; mushrooms; onions; raw or under-cooked meat, eggs, and bones; salt; gum or candy that contains the artificial sweetener xylitol; and yeast-containing dough. The list is not all-inclusive, so it's probably best to keep all human food away from pets and secure trash cans from prying paws.

Once you've taken special care to ensure your pet's safety, you may relax and enjoy a wonderful holiday with your loving pet.

*Happy 2023!*

**Hollybrook's 50th Anniversary launched at New Year's Eve soiree in newly renovated Hollybrook Playhouse**





## Fun Stuff

### Fast Eddie's Aventura Adventure

*Or: For they were jolly good fellers, RIP Gigi*

By Ken Schlossberg

Bark, bark, everybody, I'm checking in from my human sister Lani's beautiful balcony overlooking a canal that leads to the Intracoastal with a panoramic northern view that includes the always lovely Aventura Mall.

"Bark, bark?" you ask facetiously. Why aren't I snuggled up to Sophia and Kenny in our comfy Hollybrook home on the 11<sup>th</sup> Hole where I can watch the ecstasy and agony that unfolds on the wickedly, trickedly, sliding, sloping tough green?

(BTW, kudos to Walter Chavez and his hard-working staff for putting new sand in the traps. Kenny tells me it is a dream to be in a bunker, whether he barely touches the ball or blasts it out of the ballpark.

But, let's barken back to Aventura.

About a month ago, Sophie and Kenny came down with one of the dreaded viruses simultaneously. So my human sister (Lani), Sophie and Kenny's offspring, suggested that she and Pedro let me stay at their Aventura place until my pet parents got back on their feet to walk me again.

Kenny asked me what I thought since Marley has been jealous of my special relationship with Gigi after learning that Gigi and I lived together with Kenny and Sophia while Lani was working in China.

Marley was so aggressive towards me when we visited Lani that I had to hide in a bathroom. Then I had an attack of canine PTSD and had to see a local pet shrink. He fixed me up with calming pills but I have since steered clear of Marley, staying home at Hollybrook when the parents go to visit.

But this was an emergency! They couldn't take care of me! When Pedro came to collect me, I put PTSD aside and trotted off to face Aventura like a lion.

Pedro is himself a calming pill. A judo expert, he's used to being in a tough spot. He talked to me on the way over, assuring me that he and Lani had Marley "under control".

Then, when we entered the apartment, I wasn't so sure. Marley came right after me like a Doberman instead of a sweet cocker but Pedro stopped her in her tracks and she backed off. Lani picked me up and gave me a big hug. (I really love Lani.) Right away, I got a treat. To be on the safe side, she gave Gigi and Marley treats too and everyone was happy.

The five of us settled into a routine, spending a lot of time watching TV on Lani's bed, hanging out in the living room, and lazily lying on the wrap-around balcony. I loved watching the mini-yachts coasting up and down the canal, meandering out to the horizon, then returning from the Intercoastal and the ocean back to dock. Oh, how I sniffed and sniffed the salty Atlantic breeze.



Left: Fast Eddie and his family friends, Gigi and Marley, of Aventura, pose for a photo by Marley and Gigi's human, Ilyana (Lani) Schlossberg during a recent stay at Lani's home.



But then something went wrong with Gigi. Years before, when she went to China, she was infected by MRSA, a horrible staphylococcus bacteria. Somehow, she managed to fight it off for almost ten years. Lani and Pedro had done everything they could to help, but this time a cancer vet said the bacteria developed into an untreatable cancer and he gave Gigi a pill to take away the pain.

We all stayed by her side until she drifted into forever sleep. I cannot describe how much Lani and Pedro miss her; for that matter me and Marley, Kenny and Sophia, too. Especially, just before Thanksgiving.

In the end, with all of my barking this and barking that, I know one thing is truly rebarkable for Marley, me, and all of our humans including you - life is so very precious.

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## Fun Stuff

### Join the Italian Culture Club

Our first Italian Culture Club happening is set for 7 p.m., Tuesday, January 17 in the Social Hall.

Wine, cheese and fun surprise entertainment will be served **FREE with Membership!**

Membership fee is \$20 pp; ALL are WELCOME.

To join the awesome Hollybrook club, write a check to ICC for \$20 then put the check in the Italian Culture Club mailbox at the Golf Pro Shop.

Officers will be elected at the first event. To run for office, please submit a written request and place it in the ICC box in the Golf Pro Shop or bring the request with you to our first event on January 17.

### Hollybrook Enhancement Activities

If you have a club or activity to advertise, tell Communications! Email [communications@hollybrook.com](mailto:communications@hollybrook.com) or dial ext. 262

**DOMINOES** - Monday thru Saturday, 2 - 5 p.m.; Men's locker room, first floor.

**SILVER SNEAKERS FITNESS** - Monday, Wednesday, Friday - 9:30 a.m.; Thursday - 12:15 p.m. All classes in the Social Hall.

**BINGO IS BACK!** Starts January 12 at The Hollybrook Playhouse. Doors open at 6:30 p.m.; Bingo begins 7:30 p.m. Ice cream at intermission. Bring family and friends!

**NEW! BOCCIE BALL** - If you are interested in fun without the stress and wear and tear on your body - Call Marv - 860-514-7574

**BRIDGE GAMES** - Contact Carol Airst for more info 754-210-6114

**LINE DANCING** - Put on your western gear and sashay to the Social Hall, 7 p.m. on January 7 for the return of Line Dancing with Lise and Marthe! Pass the word. Call Lise at 613-701-3238 or Marthe at 954-381-5452 for details.

**PICKLEBALL** - Interested in having some fun and meeting new people? Pickleball play is Mon-Wed-Fri - 5:30 p.m.; and Saturday and Sunday at 8 a.m. at the courts closest to the Golf Pro Shop. Spectators welcome; and if you want, we will teach you how to play. The courts are lit for evening play, too. Free lessons Friday mornings.

**DISK GOLF** - Mini course on the Par 3. You'll see three buckets at holes 1-3. Sign out equipment at the Golf Pro Shop.

**SOJO SINGERS - ARE IN THE HOUSE!** - If you sing, play an instrument or both, join SOJO Singers from 2 - 5 p.m. every first and third Saturday in Room 218 - Rec Building. Call Lily 954-450-0801 for details.

**TENNIS** - Reserve your court time by using the Tennis Reservation System in the resident only private portal. Go to [www.hollybrook.com](http://www.hollybrook.com) and log in. Then go to Tennis Reservations and follow the directions.

**BOOK CLUB** - Winter Book Club meets 4 p.m. at the patio outside of the Tennis Pro Shop (by the Towers). Call Dorothy at 954-671-7372.

**HOLLYBROOK SINGLES CLUB** - If you like to play pool, shuffleboard, pickleball, cards, ping pong and more, or just like to hang out, chat or watch a movie, come hang with us! Call Virginia Falco at 954-638-4094.

**ITALIAN CULTURE CLUB** - Join us! Call Kathy McHugh 585-820-3422.

## Sports

### New winter season tennis news

By Dorothy Aaron

Hollybrook tennis courts are always very busy during winter. Here is some information that may be helpful:

- If you were able to get a tennis court easily during the off-season, this may no longer be the case. To be on the safe side, please use the online Tennis Reservation System accessible to owners through the Hollybrook website portal. (Renters should ask owners to book for them.)
- In the absence of a tennis pro, Dawn Chevrier is continuing as Tennis Coordinator, at least until mid-February. As such, she is administering the online Tennis Reservation System. If you have a problem with the system, you can reach her at [dawnchevrier@yahoo.com](mailto:dawnchevrier@yahoo.com). Be kind; Dawn is a volunteer.
- Regular groups that choose to reserve weekdays in advance each month (up to twice per week) must submit a form to Dawn by the 15<sup>th</sup> of the previous month. Bookings for doubles must be for 8 to 10 a.m. *or* 10 a.m. to noon.
- Monday through Thursday mornings, one soft and one hard court are available for individuals to book online up to three days in advance. There is more availability on Fridays and weekends.
- New carpeting has been installed on Courts 1 and 2, behind the Towers. The hard courts in Phase 6 (Courts 11-14) have been repaired and a shade awning will be provided shortly.
- The Tennis Committee hosted a social "round robin" the morning of Sunday, December 11. The event was an opportunity to re-acquaint with other tennis players and perhaps meet some new ones.
- The tennis ball machine is available daily from noon to 5 p.m. For reservations, call Rene Desharnais at 514-804-4165 or send an email to [rene.desharnais@me.com](mailto:rene.desharnais@me.com).
- Tennis Committee members are taking responsibility for checking courts twice weekly for cleanliness and maintenance issues and then reporting issues to Dawn. If you notice a problem, please email Dawn at [dawnchevrier@yahoo.com](mailto:dawnchevrier@yahoo.com) so she may report the problem to the Maintenance Department.
- For other tennis issues or suggestions, contact committee chair Gilles St. Pierre at [gillesetdiane@yahoo.fr](mailto:gillesetdiane@yahoo.fr).

### Bringing home da bronze

Hollybrook resident pickleball player Bram Ordel (at left) and his friend Steve Miller won bronze medals at the 2022 Franklin Delray Beach Pickleball Classic, December 1. The duo competed in the Level 3 60 - 64 age category. The intense tournament featured 987 amateur and professional players.



# Sports



Photo by Sylvie Chavanel

The Hollybrook Women's Golf Association leaders from left: Sylvie Chavanel, Cecile Bois, Colette Dubois, Monique Robert, Marie-France Lebel

## HWGA promises awesome season

With enthusiasm and expectations, the HWGA recently launched our 2022-2023 golf season and with our new elected officials, we present a calendar of activities to satisfy golfers of all levels, on and off the green. Our weekly activities are held on Thursdays and Saturdays, from November to March.

Women who want to join in the fun may simply visit the ladies' locker room to check the bulletin board for events, inscription forms, a list of committee members, sign-up sheets and more.

Last season's members are already on board and we welcome new members. Joining-in is a great way to meet new golf girlfriends, and participate in friendly competitions. Our social gatherings, either after weekly rounds or the end of the season party, include plenty of laughs and music.

For more information, contact your HWGA committee: President Colette Dubois, [cubois11@gmail.com](mailto:cubois11@gmail.com); Vice-president Sylvie Chavanel, [schavanel1952@gmail.com](mailto:schavanel1952@gmail.com); Treasurer, Marie-France Lebel; [mflebel2125@gmail.com](mailto:mflebel2125@gmail.com); Secretary Cecile Bois, [cecilebois533@gmail.com](mailto:cecilebois533@gmail.com); Captian Monique Robert, [mrobert1234@gmail.com](mailto:mrobert1234@gmail.com)

## Annual round robin social event

Typically, tennis is quite a competitive sport. On December 11, the Hollybrook Tennis Committee turned



it upside down with round robin matches played just for fun. Exactly 32 players turned out to enjoy the sport, meet people and (maybe) learn a few tennis tricks - just because.

Wow! Players played just for fun December 11 at the annual Tennis Social Event. Above: George Nozick, Gisele Lavoie, Guylaine Barber and Larry Cohen. Right: Charles Larin, Marie Doye, Sylvie Masse and Pierre Thibodeau



Photos by Judy Thomas

## Chavez wins spot in Race to Orlando

Hollybrook's own Course Superintendent Walter Chavez has advanced to a spot in the inaugural BRANDT Cup - Race to Orlando. Earlier this year, he represented Florida in the National Superintendent's Golf Championship at Torrey Pines, in LaJolla, California.



## When your game needs professional help



**Women's Golf Clinic**  
Mondays, 2 p.m.  
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**Golf Pro Paul Blockoms**

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**Men's Golf Clinic**  
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Cost: \$20

Given by  
**Golf Pro Peter Wyndorf**

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## Mr. Zweig scores third ace



Samuel Zweig is a killer on the course! How do we know? Reportedly, according to reliable sources, Sam recently scored his third hole-in-one, against all odds, on January 4, 2023.

According to the National Hole-in-One Registry, the odds of the average golfer making a hole-in-one are 12,500 to 1.

Sam's third ace was made on Hole 17.

# Sports

## Jim McCambly Par 3 Tournament kicks off New Year on January 6

*Annual Tourney returns for fun, friendly competition*

By Hélène Gagnon

Hollybrook's annual Jim McCambly Par 3 Tournament was to return on Friday, January 6.

All are welcome to be part of the group, but everyone needs to be registered for the 2023 season; and the membership fee of \$8 must be paid. If you want to join the friendly competition, registration will be at 9 a.m., January 6, at Hole 10 (across from Pool 3). Participants will pay \$2 weekly to play each Friday morning starting on the first day, January 6.

Traditional after-game gatherings will be held at Pool 3 in the BBQ area. There, drinks and snacks will be served and prizes will be awarded to winners.

The Par 3 Tournament has been a staple of Hollybrook winter golf for about 15 years. The name honors long-time resident and golfer Jim McCambly for leading the transformation of the course about 25 years ago from dilapidated to desired.



JIM MCCAMBLY

To be placed on the mailing list for tournament updates and more information, please send your email address to Hélène Gagnon at [info@helenegagnon.ca](mailto:info@helenegagnon.ca) Help us help you stay in touch.

The Par 3 Team looks forward to meeting you on the Par 3 Course.

## Winter pickleball, busier than ever

By Gilles Voyer Chairperson

The winter pickleball season is well underway and players continue to frequent pickleball courts finding pleasure in sharing their passion for the game.

During the summer season Judy Thomas served as the summer coordinator. I thank her warmly for organizing sporting events and for promoting of improvements to the facilities including the addition of lights.

The schedule displayed on the courts scoreboard reflects how the game is now played at Hollybrook. Data collected over the past six years speaks for itself. All courts are open 7 days a week. Some groups were formed according to their affinities and their level of play. Most of the time slots are mainly open to social/recreational play now. For more information contact me at [hollybrookpickle@hotmail.com](mailto:hollybrookpickle@hotmail.com)



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Monday - Thursday - Saturday

Drop off time: 10 a.m.

Pick-up time: 11:15 a.m.



*Publix, Dollar Tree, Einstein Bagels, and Denny's Restaurant ONLY*

Monday - Tuesday - Thursday - Friday - Saturday

## Morning Route

Pick-up - Hollybrook 9:30 a.m.

Drop off - Publix/Dollar Tree 10 a.m.

Pick-up - Publix/Dollar Tree 11:30 a.m.

## Afternoon Route (Includes Broward Library at Broward College)

Pick-up - Hollybrook 1 p.m.

Drop off - Publix/Dollar Tree/Library 1:30 p.m.

Pick-up - Publix/Dollar Tree/Library 3 p.m.

**Wednesdays ONLY: Pembroke Lakes Mall, Super Walmart, Sedanos, Pembroke Pines Carl Shechter Community Center (Senior Center)**

Pick-up - Hollybrook 9:30 am

Drop off - Senior Center 9:45 a.m.

Drop off - Sedanos 9:55 a.m.

Drop off - Pembroke Lakes Mall 10 a.m.

Drop off - Super Walmart 10:15 a.m.

Pick-up - Senior Center 1:15 p.m.

Pick-up - Sedanos 11 a.m.

Pick-up - Pembroke Lakes Mall 1p.m.

Pick-up - Super Walmart 12:45 p.m.

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