

## **BOARD OF ADMINISTRATION**

Mary KingPresideBob HealyV.P. / SPaul PignoletSecretaClyde HarmonTreasuAnthony StalhoodDirectoDave ReffDirectoEdgar CormierDirectoOFFICE HOURS:Mon – Fri, 9am-12pm

President / Clubhouse V.P. / Seawall Secretary/ Beautification Treasurer/ Storage Director/ Maintenance Director/ Rules & Regs Director/ A.R.B.

Shelly Stevens Administrative Assistant Leroy Carter Maintenance

Office: 321-723-3353 Fax: 321-723-8875 3092 Indian River Drive NE, Palm Bay, Florida 32905 E-Mail: pbestates@gmail.com Website: www.palmbayestates.com



## 2021 ANNUAL Statement of INCOME & EXPENSES:

The FL Statute 719 says all shareholders have a right to a copy of the CPA report

each year. It is posted on the website, and if you want a printed copy of your own, just ask Shelly to make a copy for you. If you need it mailed, we will have to charge for postage, but the copies are free. As an overview, the below are the income received and the expenses paid in 2020. This is a VERY healthy park with over \$600,000 in replacement fund reserves:

## Income:

Shareholder/Lot Rent Fees	\$477 <i>,</i> 480
Storage Fees	\$ 14,615
New Shareholder Applications	\$    4,935
Net Sale of Lot #111	\$ 18,863
Interest & Other Income:	\$ 860

**TOTAL INCOME:** 

## Expenses:

Administrative	\$ 12,772
Management	\$ 30,600
Insurance	\$ 15,480
Legal & Professional Fees	\$ 25,092
Maintenance / Pool Expenses	\$ 62,368
Grounds	\$ 77,130
Utilities, incl cable & internet	\$141,733
Reserve Funding	\$150,120

TOTAL EXPENSES:

\$515,295

\$516,753

Net Income for Year (Underbudget): \$1,458



#### PALM-BAY ESTATES A RESIDENT OWNED WATERFRONT COMMUNITY

MANAGEMENT:Reconcilable Differences, IncMichelle Davis, ManagerSarah Schunk, Bookkeeper2560 Palm Lake DriveMerritt Island, Florida 32952Office:321-453-1585Cell:E-Mail:office@recdif.comWebsite:www.RecDif.com

## WINDOW SCREENs: Please

remember to check your window screens and screened rooms for signs of wear and tear. If you notice holes and/or fading, you should replace the



screen. It will no longer protect you from mosquitos, no see-ums and UV rays.

# REMINDERS FOR DEPARTING SEASONAL

**RESIDENTS:** Remember, as you leave this year, to be sure to put everything away that has a possibility of being blown around in a strong wind. This includes outdoor furniture, yard



decorations, etc. Please also remember to tie down your boat. These can blow around as well and possibly be damaged or cause damage to the property of others. Make sure you have a plan in place for someone to be checking on and keeping up with the needs of your home during the months you will be away. Not being on-site is not an excuse for a home to be in a neglected state. Weeds and mold must be kept in check yearround. Also, remember to let the office know when you will be returning to your summer home. It is important that we know where to send your mail. Enjoy your summer!



**CLUBHOUSE:** As a reminder, the lockbox code to enter the clubhouse from the pool area is 1459. Please remember to lock up and put the key back in the lockbox for the next resident.





**BULK ITEMS:** Please remember that bulk items (appliances, furniture,

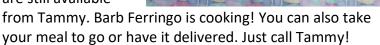


construction materials such as wood, etc.) cannot be left out all week. Please put it out WEDNESDAY evening for THURSDAY morning pick-up. Thank you!



# <u>EASTER</u> <u>SUNDAY –</u> APRIL 4

Tammy Reff is hosting a Buffetstyle Easter dinner on Sunday. Tickets are still available





Memorial Service: Please join us on APRIL

20<sup>th</sup> at 11:00 am in our clubhouse as we gather to honor the memories of those neighbors we lost

during the last 2 years. Food will be served afterwards.

**DOG OWNERS:** Just a reminder that as our weather warms up, the pavement becomes quite hot. This can burn those sensitive pads. Be sure you are walking



your dog during the cooler parts of the day. If your fourlegged friend must go out while it is still warm, keep to the grass or protect their paws with pet socks.



blessings.

SUNSHINE LADY: Our condolences go out to the family of Phil Dunn, and we wish Bill Bechtol, Richard King, and Sandy Aanonson healing

Look at our lovely new glider at the corner of Turkey Creek and Indian River! Try it out on your next walk around the park. This was a joint venture between the Social Club and the Association.



**POOL REMINDERS:** Please remember shower to before swimming. Do not bring pets into the pool area or clubhouse. Please do not pee in our pool. No one under 18 is allowed unless accompanied by an adult. must Guests have recreational passes unless accompanied by a resident. If you move the furniture,



please put it back where you found it. Use towels on chairs if you are wearing sun block.

# NEW NEIGHBORS: We are

happy to welcome our newest neighbors, **Kerry, Brenda &** 



Charissa Wyatt at 3034 Indian River Drive. We also welcome Ronald & Kathryn Poast at 3172 Tangelo, Debra Baker at 2970 Indian River Dr. and Barbara Mays Ballou at 3052 Indian River Dr.