



Countryside Living...

A PERIODIC PUBLICATION OF THE DONALD ROSS LANDOWNERS ASSOCIATION, INC.

Twisty Pines Playground is Coming!

Palm Beach Country Estates is on it's way to building one of the best playgrounds in Northern Palm Beach County! Designed by our children, with help from the internationally acclaimed Leathers & Associates, this playground will provide our children with challenges, exercise, and good old-fashioned fun.

Leathers & Associates is the company that helped the people of Jupiter plan and build Imagination Station. They did the same at Bryant Park in Lake Worth, Science Center in Boca, and Tiger Shark Cove in Wellington. They have 30 years of experience and have worked closely with communities to build more than 1,600 unique, one-of-a-kind projects worldwide.

The volunteer, community-built experience offers a rare opportunity for individuals to join together to give something back to their community, resulting in a beautifully crafted, unique expression of shared pride.

There is still much work to be done. We need motivated, enthusiastic people to help plan and organize the playground. There are many different ways for you to help build this playground:

* **Fund-raising:** Creative, enthusiastic people to help raise funds to cover our playground construction costs.

* **Volunteer Table:** Greet participants and assist them as they sign in and locate the area where they will work.

* **Food Service:** Contact businesses and restaurants to collect promises of food donations or meal sponsorships.

Then during construction week, you'll be busy supervising the serving of breakfast, lunch OR dinner.

* **Tools Trailer:** Helping to collect and organize the tools needed for construction week. Then during

construction week, man the tools trailer, checking tools in and out.

* **Childcare:** Help care for kids in the childcare facility or supervise teenage volunteer sitters.

* **Build Week:** Volunteers who want to build are assigned to work in 3 or 4 person teams led by a Construction

Captain. You do **NOT** need to be skilled to build. There are many, many different jobs to be preformed that require no building skill at all.

There are also a wide variety of jobs for high schoolers needing volunteer community service hours and Boy & Girl Scout troops.

Check out the website at twistypinesplayground.org for more information and updates. From the website you can also print out an order form for personalized brick pavers, fence pickets, adopt a component or register as a volunteer. Or you can call Bill Meyers at 745-6632 or email at bjmeyers@bellsouth.net or Chris Reinhardt at 743-8725 or reinham@bellsouth.net to volunteer or for more information.

Remember this playground is for the children of our community. Whether you have children of your own, grandchildren who come to visit, nieces, nephews, friends, your neighbors, someone you know will benefit from this playground. Be a part of it!

Thank you for your participation in this community project.

Chris Reinhardt - Marketing/Fundraising Co-coordinator

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Information:

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RV/Camping Club - Connie McCormick	744-2938
SIRWCD - www.sirwcd.org	747-0550
Landowners Association - www.myPBCE.org	
Park - www.twistypinesplayground.org	

Disaster Preparedness and Neighborhood Watch

Even though we came through quite well in the most recent hurricane season, as a community we need to be prepared for any future events. Because of this need we are attempting to set up two networks that will be working together. The disaster preparedness network will be available with community volunteers that can help if some one had an emergency and the normal channels are not available or can not help quickly enough. **Anyone interested in becoming part of this network should call Bill Bolds at 626-7638.**

In addition we are again attempting to set up a neighborhood watch system. There has recently been an outbreak of break-ins, especially during the daylight hours, when many of our residents are at work. We therefore need to set up block captains to help implement a neighborhood watch program. **Anyone interested in becoming part of this network should call Joan Bolds at 626-7638.**



Message from the President

It is the time to put pressure on our elected officials about property insurance. I currently get more calls about insurance than any other one topic in Palm Beach Country Estates. As huge rate increases come in and some policies are being non-renewed, residents are calling asking what we can do. As many of you know from prior newsletter articles and a recent Palm Beach Post article, I have made two suggestions to our elected officials in Tallahassee and Washington that I think can help.

In short they were to allow Florida insurance companies to write homeowners insurance coverage with an option to exclude windstorm coverage if the homeowner requests it. The second idea was that banks not be allowed to force insurance on a homeowner if their equity is in excess of the loan amount.

I am happy to say that after almost six months of follow up it seems our Tallahassee politicians are finally saying they will likely change the Florida laws and allow insurance companies to give homeowners the choice on windstorm coverage. This will allow those homeowners that were thinking of not insuring their homes to instead keep all their other coverages but without windstorm, at a greatly reduced price. It should also bring in more insurance companies back to Florida which should reduce rates through competition for all other homeowners.

But my other recommendation is going to take some consumer oriented politicians in Washington that do not feel indebted to the banking industry. We must have legislation passed that will not allow banks to force insurance upon a homeowner, even when their loans are already protected. To date I have not seen our Washington politicians willing to take on the banking special interests.

In this election time we must call and write our politicians and candidates and get them to push for these changes. It will save us money and help bring the insurance crisis back under control.

Michael Danekub

Water Costs

At the request of a landowner we are providing an update of the costs involved in the water project that is currently being implemented. The following breakdown was provided by Charles Haas, of Rachlin, Cohen & Holtz LLP, the Treasurer for the South Indian River Water Control District:

The original cost of the improvements was estimated in 2003 to be \$11,000,000 exclusive of financing costs. By the time the bonds were about to be issued in May of 2006, two items changed this estimate. First, \$3,100,000 had to be included for the up-front payment to the Town of Jupiter for prepaid connection fees. It is expected that this amount will be repaid to the District as landowners hookup to the system and so will not be reflected in additional assessments. The second factor was the additional costs of construction due to a 60% increase in pipe, a 50% increase in valves, fittings, hydrants and other appurtenances and a 31% increase in in-kind restoration. These two items increased the amount to be financed to \$17,435,200. The cost of issuing the bonds was \$1,164,800 (including prepaid interest of \$603,322) for a total face value of the bonds of \$18,600,000.

Since the interest rate on a portion of the bonds will vary, depending upon the ultimate maturity, the final cost of the interest factor can only be estimated. The estimate at the time of issuance in May 2006 was the total interest to be paid over the 25-year life of the bonds would be \$15,845,773. The total debt service then would be \$ 34,445,773.

Charles Haas

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