

2/9/2026 COMMUNITY MANAGER'S REPORT

By Donald Foster, LCAM

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WWW.UNITEDCIVIC.ORG

PBC PZB PRESENTATION- On 2/6, CV unit owners attended a presentation given by the **Palm Beach County Department of Planning, Zoning and Building**. This presentation was recorded, and can be viewed on our **Community TV channel 590** and on our Community Webpage: WWW.UNITEDCIVIC.ORG.

These annual presentations, which cover code compliance, contractor certification, contractor licensing and insurance, have helped CV Directors prevent unsafe and unpermitted construction work from happening, and there has been a decrease in the number of “red tagged” units inside CV.

TAX DEED FRAUD ALERT SERVICE- On 2/6, Palm Beach County Clerk of Court and Comptroller **Mike Caruso** addressed the UCO Delegate Assembly about a growing problem, **Property and Deed Fraud**, which involves criminals recording documents at the Court which could result in a homeowner's property being “hijacked” and the phony owner securing cash loans on the hijacked property. In some cases, the hijacked properties are even sold to unsuspecting purchasers. To combat this problem, Mr. Caruso has set up a “**Property Fraud Alert Service**”. After a homeowner signs up for this free service, the Clerk's Office will send an email notification whenever a document is recorded in the Official Records of Palm Beach County. By receiving these notices, homeowners will be able to jump on fraud attempts instantly, before they become bigger problems that will be complicated and expensive to resolve.

After the UCO Delegate Assembly meeting, many CV unit owners lined up to sign up for this service. CV unit owners who would like to register or see more information about this service, please use the following Internet link:

<https://www.mypalmbeachclerk.com/services/property-fraud-alert>

PLYMOUTH LAUNDRY- Starting today and until further notice, the **Plymouth Laundry** will be closed. This facility is being gut renovated: new doors and windows, new epoxy floors, an ADA compliant rest room, and the addition of a large capacity washer and dryer. Updates on progress for this project will be sent out to the Community.

TURNPIKE WIDENING- On, **2/4**, UCO Officers met with representatives from the **Florida Department of Transportation (FDOT)** to discuss the Florida's Turnpike Widening Project, which has finally reached Century Village. At this time, a twenty foot high wall is being installed along the border between the Turnpike and the Windsor and Camden sections. Next year, this wall will be extended north of Century Village, covering Northampton and Sussex sections.

PAVING REPAIRS- This week, **Federal Maintenance** will be making road and walkway repairs at various sections of Century Village.

SOUTH CANAL- Shenandoah Construction is working on the easternmost section of South Canal, in the Andover and Bedford Sections. Our **Engineer/Project Manager, Kyle Duncan**, is certifying that the newly refurbished canal meets his specifications. Restoration work will start soon: sod replacement, installation of parking bumpers, and other "punchlist" items. Installation of a new fence along the south side of the canal, by **Superior Fence**, should begin this week or next.

NORTH CANAL- Planning for this project continues. Building plans and Request For Proposal, created by **Engineer Derek Shenevar**, are in hand. UCO Officers will meet with Derek this week to review these plans. Once approved, the bidding process will begin. **Attorney Paul Lester** continues to work on obtaining ownership of an old roadway easement just north of the canal, stretching from Haverhill Road to Sussex F.

END OF REPORT



DOVER C- 2/7, CAR VS. BUILDING. THE DRIVER WAS UNHURT. THE UNIT WAS UNOCCUPIED AT THE TIME OF THE CRASH.



DOVER C- THE CAR WAS PULLED OUT AND REMOVED FROM THE PROPERTY. PBFR SHUT OFF THE POWER. PBC BUILDING DEPT. CERTIFIED NO STRUCTURAL DAMAGE.



DOVER C- THE PBC BUILDING INSPECTOR TAGGED THE UNIT UNSAFE FOR OCCUPANCY.



SERVICE MASTERS ARRIVED 8:00 PM TO BOARD UP THE FRONT OF THE UNIT.



DOVER B- FRONT OF UNIT BOARDED UP 10:00 P.M. ON 2/7. PLASTIC SHEETING IN BACK OF THE PLYWOOD. THANKS SERVICE MASTERS.



CV CLUBHOUSE- ON 2/6, CV UNIT OWNERS ATTENDED A PRESENTATION BY PBC DEPARTMENT OF PLANNING, ZONING AND BUILDING.



CV CLUBHOUSE- ON 2/6, PBC CLERK AND COMPTROLLER MIKE CARUSO SIGNED UP CV UNIT OWNERS FOR THE PROPERTY FRAUD ALERT SERVICE. FOR MORE INFO, GO TO:

<https://www.mypalmbeachclerk.com/services/property-fraud-alert>

W.P.R.F. RULES REGARDING IGUANA KILLING:

Prohibition on Killing or Harassing Wildlife

The killing, injuring, capturing, harassing, or attempting to kill, injure, capture, or harass iguanas or any other wildlife is strictly prohibited on all recreation property, including but not limited to clubhouses, pools, courts, parking lots, landscaped areas, shorelines, walkways, and other common grounds.

No person shall discharge firearms, air rifles, pellet guns, bows, traps, chemicals, or any other device or method on recreation property, including but not limited to clubhouses, pools, courts, parking lots, landscaped areas, shorelines, walkways, and other common grounds.

Violation of these rules may result in fines, suspension of recreation facility privileges, and/or referral to local authorities as permitted by law.



ANDOVER SECTION- NEW SOD READY TO BE INSTALLED ALONG SOUTH CANAL.



ANDOVER SECTION- SOD WAS INSTALLED ALONG THE CANAL BANKS ON 2/7.



DORCHESTER K- THIS CAR, WITH EXPIRED REGISTRATION TAG, HAS NOT MOVED IN MONTHS. THE ASSOCIATION'S PRESIDENT ORDERED IT TO BE REMOVED FROM THE PROPERTY.



DORCHESTER K- THIS CAR WAS REMOVED BY SISTERS TOWING ON 2/8.



SOMERSET SECTION- ERIK CHABOT PULLED AN IRRIGATION PUMP AND PUMP MOTOR FOR SHOP SERVICE ON 2/5. IRRIGATION ALONG THE MAIN ROADS OF CV WILL BE OFF FOR A FEW DAYS.



Haverhill Road Entrance- This over forty foot long truck was denied entry to CV on 2/7.



EASTHAMPTON D- LARGE PIECES OF GLASS MUST BE PUT INTO THE DUMPSTER AND BUSTED UP. WASTE PRO WILL NOT PICK UP LARGE PIECES OF GLASS BY HAND.



CAMDEN P/K- LARGE PIECES OF GLASS MUST BE PUT INTO THE DUMPSTER AND BUSTED UP. WASTE PRO WILL NOT PICK UP LARGE PIECES OF GLASS BY HAND.



SHEFFIELD J- YELLOW TOTER WITH BUSTED LID. A REQUEST FOR REPAIR WAS SENT TO WASTE PRO.



CHATHAM R- BLUE TOTER, BUSTED LID. REPORTED IN BY A CV UNIT OWNER. A REQUEST FOR REPAIR WAS SENT TO WASTE PRO.



BERKSHIRE E- RUSTED OUT DUMPSTER. CALLED IN BY A CV UNIT OWNER. A REQUEST FOR REPLACEMENT WAS SENT TO WASTE PRO. PLEASE SEND BUSTED DUMPSTER REPORTS TO UCOGARBAGE@GMAIL.COM. PICTURES ARE VERY HELPFUL.



CAMBRIDGE C- A NEW DUMPSTER WAS DELIVERED LAST WEEK.



Florida's Turnpike/SR 91 Widening Project from North of Southern Boulevard to North of Okeechobee Boulevard

Project Overview

Florida's Turnpike Enterprise (Enterprise) is widening Florida's Turnpike/State Road (SR) 91 from north of Southern Boulevard/US 98/SR 80 (Exit 97) to north of Okeechobee Boulevard/SR 704 (milepost 101) in Palm Beach County.

Project Benefits

- **Increased Traffic Flow:** Adding two lanes, for a total of four lanes in each direction, from north of Southern Boulevard to north of Okeechobee Boulevard.
- **Increased Connectivity:** Reconstructing the Turnpike interchanges at Okeechobee Boulevard and Jog Road, including the addition of a new northbound Turnpike entrance ramp from Jog Road and a southbound Turnpike exit ramp to Jog Road.
- **Strengthened Resilience:** Reconstructing the bridges at Okeechobee Boulevard and Jog Road to increase longevity and reinforce durability.
- **Enhanced Safety:** Installing new roadway lighting, updated signage, fresh pavement markings, and guardrail to promote safer and more efficient travel.
- **Reduced Traffic Noise:** Installing sound barrier walls along qualifying residential areas.

Construction and Traffic Impacts

Construction activities will occur during both daytime and nighttime hours. Nearby residents and businesses may experience occasional impacts from construction-related light, noise, vibration, or dust. The Enterprise is committed to minimizing these disruptions and takes steps to limit traffic delays and noise.

Lane closures will generally take place during off-peak hours to reduce impacts to drivers. Information about closures will be provided in advance via the South Florida and Treasure Coast Weekly Lane Closures and Work Zone Advisory.

Project Schedule and Funding

Construction Timeline: Work is anticipated to continue through 2030.

Project Cost: Approximately \$236 million.

Community Outreach Contact

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