

COUNTRYSIDE AT VERO BEACH HOA NEWSLETTER October 2024



Hello Countryside Residents,

I hope everyone is doing well.. As you know we just had our monthly HOA board meeting and the general meeting for the start of our new season, it was nice to see such a good turn out. The Board realizes and understands the frustration residents have with the pool being closed for repairs. I would like to also remind everyone that your HOA board has been actively working on the many issues that we are all dealing with.

As I mentioned in last months newsletter, the social committee is always looking for fresh ideas for events and social functions that will draw more people so please get involved, attend the meetings and as always we appreciate everyone that volunteers their time to help decorate and setup for the events. Remember the Countryside at Vero Beach Homeowners association Inc. is your representation between ELS and the residents, so get behind and support the HOA, we always have our community in everyone's best interest. Take pride in our community, we all strive to make Countryside at Vero Beach a better place to live for everyone.

If you are interested in Joining the HOA during our Membership drive that runs until October 31st the Fee to join has been reduced to \$5 however through generous donations this \$5 fee has been paid for the first 40 people that join. Please contact Doreen Dispensa by Email at duckydispensas@gmail.com

Sincerely
Steve Sheehan
HOA President

2024 HOA Board Members

President, Steve Sheehan 603-312-6991
Vice President, Keith Manley 239-537-4160
Secretary, Jeanette Lynn 805-428-9260
Treasurer,

Director, Tom Carboni 610-357-5511
Director, Richard Muentener 201-349-4216
Director, Mary Muentener 201-286-3610
Director, Vickie Sheehan 603-312-6990
Director, William Hubert Jr. 860-402-9628



SCOOP:

PICTURED L/R **Standing:** Keith Manley, Tom Carboni, Rich Muentener, Bill Hubert, Steve Sheehan

Seated: Jeanette Lynn, JoAnne Huffman, Vickie Sheehan, Mary Muentener



Hello Everybody!

Well, September sure brought a lot of issues to the attention of our community, and our first general meeting was invigorating! Residents cheered and residents jeered, but we were all engaged.

First of all, please know that we encourage any of our community members to run for the board and join us in inputting ideas and change. However, it is not like waving a magic

wand. The board spends numerous hours and effort obtaining the answers to all the concerns our community has. We give you the answers we receive from park management. We understand that many of these answers are vague, but they are the answers we receive. We have implemented the "Nelson Procedure" which limits the amount of time given to answer our concerns and documents all previous communication with management prior to escalating the concern to the next level. This is done via email so that each level in the chain of command can see that the concern was not taken care of by the subordinate below. It is our understanding that this is the course to take. It may not be yours, but this is the route we must use as your community HOA.

Ask not what Countryside can do for you, but what you can do for your community. Is your personal space as inviting as it could be? If all residents took pride in their homes there would be no need for the four point inspections. We all need to participate in order to make Countryside great again. Lets stop using the Facebook page as the complaint form and move forward into the future. Negativity and complaining are not the solutions.

In closing, I remind you we have a great group of people here at Countryside and we are a "family" of sorts. With that said, we are going to have disagreements and differences of opinions; but with all residents working together we can strive to see the changes and improvements we deserve. I love our community and all of you who make it a great place to be. Let's move forward with positivity, negativity is not working.

Take care of yourself and others.

Mary Boots

COUNTRYSIDE FLEA MARKET

NOV. 30TH - 8AM TO 2PM.

TABLE RENTALS-

8FT - \$10.00

6FT - \$8.00

PLEASE DON'T WAIT
UNTIL THE LAST MINUTE
TO RESERVE TABLES
THEY GO FAST. CALL
DONNA 772-299-6584

COMMITTEE CHAIRS & OTHER CONTACTS

BENEVOLENCE – Diane Metzinger

BINGO – Bill Hubert, Jr.

Community Posting (by laundry) – Vickie Sheehan

Decorations – Vickie Sheehan

Flea Market – Donna Peck

Kitchen/Café – Tom Carboni

Membership Cards – Jeannette Lynn

Poster Display Cases – Kathy Carboni

Bingo Café – Carol R. Tessier

Social Committee – Vickie Sheehan

Ticket Sales – Vickie Sheehan

Website/Email Blasts – Steve Sheehan

Welcome Committee – Joanne Huffman-Hagge

Newsletter/Calendar – Mary Muentener

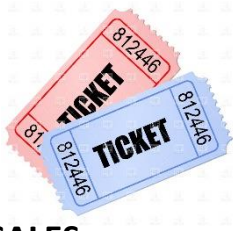
Phone Book – Keith Manley

SPECIAL NOTICE

There is now a bulk pickup on the third Saturday of every month. If you need a pickup at any other time you will need to call Waste Management at 772-569-1776 to schedule service.

EVENTS FOR OCTOBER

- **_End of Summer-Welcome Back Cook Out/Pot Luck with DJ**
- **1 PM Saturday October 5th**
- **Saturday October 12th-Karaoke with Ron T.- 7PM to 9PM-Free**
- **Wednesday October 16th- Pot Luck 6PM**
- **Thursday October 31st- Halloween Party with Frank & Wanda**
- **7PM to 10PM---\$10.00 per person**



TICKET SALES

Tuesdays - 4:30-6:00 PM

Thursdays – 10:30- 12:00

All ticket prices are the same for everyone. **NO**
TICKET SALES AT THE DOOR. If you have a problem
getting tickets, contact Vicki Sheehan at 603-312-
6990



MEETINGS

Social Committee Meetings – Wednesday,
October 2nd at 10:00 AM in the card room. Please
come!!

HOA Board Meeting – **Monday October 7th** at
6:00 PM in the card room

HOA General Meeting – **Friday October 11th**
at 10:00 AM in the main hall.

2024 Annual HOA Membership Cards

Membership fee to join the Countryside HOA (\$42.00). Annual HOA dues (\$5.00) should be renewed by January 1st of each year. HOA members in good standing (those who are current on their dues) maintain their voting rights. The Welcome Committee is at the monthly meetings, and they will be happy to sign you up or collect your dues. You can also join or pay your dues by contacting Jeanette Lynn at 805-428-9260.

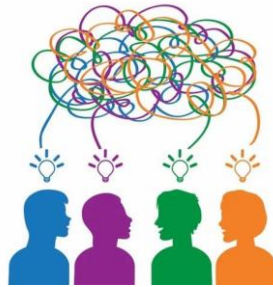
WELCOME NEW RESIDENTS

If you know of a new resident in the community who would like to receive information on functions in our community or would like information on joining the HOA along with a phone book or other valuable information, please contact Joanne Huffman at 239-848-6609

PHONE BOOKS

New Residents, be sure to contact Keith Manley at 239-537-4160 if you want to be in the next phone book. Current Residents, make sure all your information in the phone book is correct. The new books come out around October.

**JOIN US ON THE SOCIAL COMMITTEE
MEETINGS NOW ON
1ST WEDNESDAY OF THE MONTH
AT 10:00 AM**



Bring your ideas
Help us to brainstorm
Chair an Event
Any questions, contact Vicki Sheehan
603-312-6990



Thursday Night Bingo – Doors open at 4:30 PM and Bingo starts at 6:00 PM –
Any questions, contact Bill Hubert 860-402-9628
The café is open with a limited menu before bingo from 4:30-6:00pm

**PLEASE REGISTER ON OUR WEBSITE COUNTRYSIDE8775.COM
TO RECEIVE EMAIL BLASTS AND TO GET MORE INFORMATION**

If you have any problems getting on, contact Steve Sheehan at 603-312-6991

Celebrations in the Park:



OCTOBER
Pauline Whalen-4th
Linda Davis-28th



OCTOBER
Dianne & Carl Metzinger-26th
Betsy & Phil Berg-31st

Please let us know your birthdays or anniversaries so we can list them.

Library

Our library is located in the Club House and has more than just books and magazines! We have an excellent selection of CD'S and DVD'S! Come check us out, you'll be glad you did!

Please return any borrowed items to the library when you are through with them so that others may enjoy them as well. Thanks!

Benevolence:

Cards sent in April to:

Get Well:

Joann Arel
Donna Pech
Vickie Sheehan



Sympathy:

Be sure to let Diane Metzinger (570-590-0148) know if you know of anyone who should be getting a card.

FYI:

CLUB HOUSE RESERVATIONS:

Please contact the Countryside Office: For those residents wanting to reserve the clubhouse for an inhouse event will be required to leave a \$250.00 damage/cleaning deposit. This is for resident only events that does not include outside guests. If you are having a private event with outside guests invited a contract, insurance and deposit is required. The use of the kitchen is NOT included in the clubhouse rental.

Use of club house tables and chairs:

Some residents are removing tables and chairs from the clubhouse for personal use at home parties or events. Joyce said she will only allow chairs and tables to be taken from the hall under special circumstances on a case by case basis. Please contact the Countryside office before borrowing any chairs or tables.

Clubhouse Hours are 8:30 AM to 10:00 PM.

The By-Laws, approved Minutes, and Treasurer's Report of the HOA General Meetings are published on our website under HOA Documents." Anyone registered on the site has access.

If you have damage to your trash bins and need new ones, you will need to contact **Waste Management** at 866-909-4458. The local number is Waste Management is 772-569-1776.

If you see something say something! In an emergency call 911. In case of non-emergency call 772-569-6700.

Anyone wishing to have anything put in the next copy of the newsletter, please contact Mary Muentener at 201-286-3610 or Maryboots02@gmail.com The Newsletter is printed just before the first of the month.