



The Woodlands Word @ Rivendell

Your Community Resource

December 2019



Highlights, October 16

Board of Directors Meeting

By Carol Heckert; Reviewed by John Fitzgibbon

Attending: Ray Capuano, Maureen Emmons, John Fitzgibbon, Beth Miller (Lighthouse)

President's Report: (Ray Capuano)

- Larry Dobias has resigned from the Board. He has done a great job and will be missed.
- The County will repave some streets and curbs in Rivendell during the next 4-6 weeks. Map showing affected streets on website. The Board requested that a few additional streets be paved as well. Alleys will also be repaved.

Manager's Report: (Beth Miller)

- The 2020 budget has been finalized.
- According to Creative Woodlands, 15 homeowners have either put something into or taken something out of the preserves behind their homes. Letters will be sent to these homeowners. If not corrected, the County will fine Rivendell and those fines will be passed along to the homeowners responsible for the violations.

Treasurer's Report: (Ray Capuano)

We are currently \$14,000 under budget for the year.

Maintenance Committee: (Ray Capuano)

With Larry Dobias' resignation, the Maintenance Committee will be reconfigured. Scott Christie will be nominal chair and will oversee West Bay and Greentopps. Frank Freestone will oversee the ponds and preserves. Greg Volack will oversee the irrigation system, Lighthouse Mgt. and Ray Capuano will oversee the community pool. Scott Christie would like people to volunteer to act as Park Stewards for the various parks.

Ponds & Preserves: (Frank Freestone)

- Thanks to Larry Dobias for his support in starting the committee.
- Aquatic plants will be planted in some ponds to prevent erosion. These will be ponds visible from the street.
- West Bay is charging an additional \$405 a month to maintain the Low Maintenance Zones (LMZs).
- Mike Keegan of Florida Forest Service presented a preliminary plan to the committee for some mowed fire-breaks in our preserves to reduce the risk of damage from wildfires. Board and County approval needed to proceed.

Communication Committee: (Barbara Gahry)

- Thanks to Marilyn Probert for her excellent work on the newsletter.

(Continued on Pg.2)



Message From the President

Happy Holiday Season!

Welcome back to our residents who have returned for the winter season. There has been lots of activity, both with our neighborhood groups and the county workers who have been replacing the crosswalks, and who will soon be repaving the front portion of our community. They hope to be finished sometime around Christmas.

It has been another busy year of continuing to invest in the beautification of Rivendell. The Board is committed to our responsibilities both in maintaining our deed restrictions and investing in projects that continue to improve and upgrade our surroundings.

One such project is the refreshing of our front entrance (if it hasn't already happened by now).

Additionally, I would like to draw special attention to the Ponds and Preserves Committee. Our ponds are starting to show their age, due to natural and man-made erosion and

(Continued on pg.2)



There are three seats up for election on the Rivendell Board.

If you are interested in joining the board, please contact

John Fitzgibbon at john.fitz48@gmail.com or Beth Miller at bethmiller@mgmt.tv.

(Highlights, Oct 16 continued from Pg.1))

- Problem: not every house in Rivendell has been getting the Sarasota Observer delivered, which means those houses do not receive the Woodlands Word. No solution yet.
- The Ponds & Preserves, Communication, and Social Committees are coordinating to bring new spirit to Rivendell.
- The Communication Committee and the Social Committee will each get \$2,500 in the 2020 budget.
- Volunteers needed; particularly for more Block Captains. (Block Captain Chair, Mitzi Bruck)

Social Committee: (Carolyn Kenney)

- The Mix n' Mingles are resuming each month.
- The committee is considering a Christmas event at Crescent Park and a January dinner party at Mission Valley Country Club.
- Also under consideration is bringing food trucks into the community once or twice a month.

New Business:

1. Fining Committee met and levied one fine. Joe Sefack named chair of this committee.
2. The 2020 Budget will be mailed to all homeowners, and will be posted on our website. **The Budget Meeting will be held on November 13 at 6:00 PM.** Dues for next year will be \$824 for Woodlands (2 payments of \$412) and \$742 for Cottages (2 payments of \$371). Motion to accept the budget approved.
3. Three proposals to pave the alleys received. All prices similar. Motion made and approved to award the contract to Preferred Materials, the County's contractor for the street paving. Cost will be \$52,770.
4. Motion approved to pay West Bay an additional \$405 a month to maintain the LMZs on common property.
5. Motion to open an account with Ace Hardware for miscellaneous purchases approved. Beth Miller, Ray Capuano, and Scott Christie will have access to the account.
6. A Nominating Committee for next year's Board is needed. Ray Capuano will chair; volunteers sought. Three positions will be open. John Fitzgibbon and Maureen Emmons will run again to fill 2 of these positions.

Homeowner Comments:

1. At what time will Board meetings be held in the future? (4:30 PM, with the Budget Mtg. and Annual Mtg. at 6:00 PM)
2. Is the Document Review Committee funded in the 2020 budget? (No; the year will be used to organize)

Next Meeting: **November 13, 6:00 PM**

(Message From the President continued from pg.1)

shoreline deterioration The committee has been very active this year in pursuing a long-term strategy that, if successful, will save us having to fund a major expenditure at some point in the future. This is a challenge that all communities face as their pond infrastructure deteriorates over time. Rivendell is one of the few communities to have taken a proactive vs. a reactive approach in addressing this problem. Remember the old adage, "an ounce of prevention is worth more than a pound of cure". More details in 2020.

Another committee that has been very active this year is our Social Committee, which has spun up many new ways to welcome and interact with our neighbors. Hopefully you will join the post-holiday party on Jan. 17th at Mission Valley Country Club. Feel free to contact Carolyn Kenney for more details.

The Board would also like to extend its appreciation to the ARC, Communication and Maintenance Committees for all of their time and support in helping keep our community informed while overseeing our compliance and ongoing maintenance requirements.

We are always planning new improvements while remaining within budget. Hopefully, everyone is enjoying the many 2019 initiatives that were undertaken.

The Board would like to wish everyone and their families a Happy and Healthy Holiday season.

*Cheers,
Ray Capuano, President*

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Christmas Carol Concert and Party... And You are Invited!

Join us on Saturday December 21 when our holiday ensemble will, once again, share their music with our community.

After moving to Florida four years ago we wanted to keep alive our family tradition of instrumental Christmas caroling. Starting with a 4-person ensemble in 2015, it subsequently "snowballed" (pun intended) into a band of two dozen musicians! But this year, so we can share our music and holiday merriment with more of you, we'd like you to come to us.

In collaboration with the Social and Communication Committees, we're inviting you to join us for a special evening with your neighbors. The concert will start at 7 PM in front of our home, located at 862 Placid Lake Dr. Refreshments will be served and tables set up for those who would like to share a favorite holiday confection.

Let's get in the holiday spirit together! More details to follow on Nextdoor.com.

Stephen and Sabrina Cosentino



Save the Date! Rivendell New Year Kickoff January 17, 2020

The Social and Communication Committees, with the support of the Rivendell Board, invite you to join us Friday, January 17th for a dinner at the Mission Valley Golf Course in Nokomis. We will be honoring Rivendell volunteers, as well as welcoming new residents and returning snowbirds, while celebrating the start of 2020.

The evening will begin at 5 pm in the Club's bar area overlooking the golf course, followed by a full buffet served at 6. Dinner, tax and gratuities is \$44.50 per person. There will be a cash bar for alcoholic beverages. Further details (including RSVP & remittance information) will appear in the next *Woodlands Word* and on the Rivendell Association website: <https://www.rivendellcommunity.com> plus on the Next Door website for the Rivendell community.

We will be drawing a name at the end of the evening from those in attendance for a ride for two people at the brand-new Osprey Junction Trailhead (OJT). The winner will be one of the first to ride in the pedi-cab. What a great new addition to our community! Look for more information about OJT in the January *Woodlands Word*.



Candidates Sought for Board of Directors

If you are interested in becoming a candidate for the Board of Directors, please submit a Letter of Intent. The letter should consist of two paragraphs, with a word count of 250-350 words. The first paragraph should briefly describe your background, plus any experience that qualifies you as a candidate. The second paragraph should describe what you want to accomplish for the community as a member of the Board.

Please send the Letter of Intent to Lighthouse Property Management (bethmiller@mgmt.tv and natalie@mgmt.tv.) The letter, along with a photo, should also be sent to Marilyn Probert marilynprobert@gmail.com for inclusion in The Woodlands Word. The deadline for the January issue is December 10.

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Little Steps Now Prevent Expensive Repairs Later Let's Keep Ponds Healthy and Property Values Strong. By the Ponds and Preserves Committee

When Benjamin Franklin proclaimed that, **“An ounce of prevention is worth a pound of cure,”** he probably wasn't referring to our Rivendell ponds. However, we can still learn a valuable lesson here: it is better to try to avoid problems in the first place, rather than paying much more to fix them once they arise.

As detailed in many Woodlands Word articles, Rivendell's previous mow-to-the-edge policy is well documented as a formula for erosion. Erosion is a slow, but continuous process that eats away at our shorelines. After almost 20 years, shoreline loss due to pond erosion has been measured at 2-4 feet – with an accelerated pace over the past eight years. If nothing changes, our ponds could see another loss of 3-6 feet of shoreline in the next 8 years. Erosion has a significant effect not only on the abundance of wildlife attracted to our ponds, but also on our community's cost of operation and our property values.

Estimates of \$200/foot for engineered shoreline remediation are common. With over seven miles of shorelines, roughly half of which has previously been mowed to the edge of the pond – do the math! This option comes at a tremendous cost, possibly exceeding millions of dollars that will be shouldered by everyone in the community.

Our Erosion Problem is Real

Yes, we have a known crisis with pond erosion. We are also aware that several nearby communities are struggling with similar issues. And we can learn from their experiences. Venice G&CC underwent expensive shoreline remediation efforts to correct problems caused by previous geo-tube stabilization attempts (financed through HOA assessments). Waterford HOA (Venice) is undergoing a \$1.75 million engineered pond restoration (multi-year to spread homeowner payments). Other communities are involved in expensive remediation as well. The time for Rivendell to act is now - before costly



solutions are the only option.

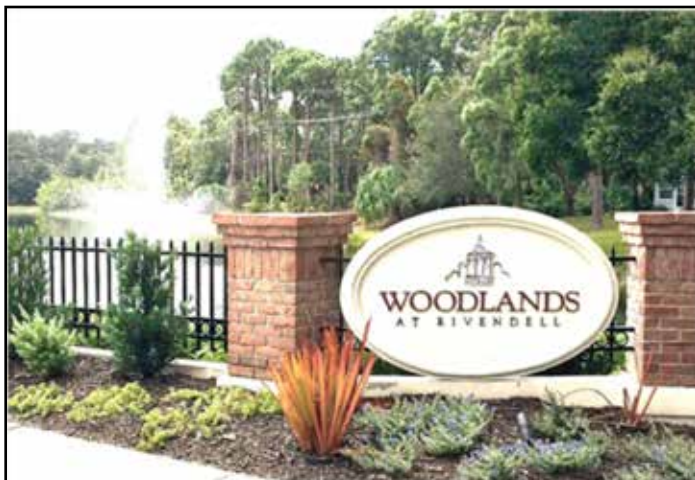
The Good News

Our Board, the P&P, and many homeowners have already committed to working together to implement key steps to reduce erosion and stabilize shoreline banks. We thank the many community residents who have joined the effort to keep our ponds healthy and attractive to wildlife by doing these small, yet very important steps:

- Install voluntary Low-Maintenance Zones (LMZs) along properties that border ponds.
- Support the planting of aquatic vegetation along ponds and embrace the new trimmed, natural LMZ shoreline appearance.
- Encourage neighbors helping neighbors to install LMZs.
- Follow Sarasota County recommendations for fertilizer-free zones and responsible irrigation.
- Leave wetland preserves untouched (no incursion).
- Photograph and celebrate bird and wildlife abundance at our ponds and preserves.

Going Forward – Continued Hard Work Yields Optimism

We are being praised for our community efforts - by Sarasota County's Stormwater team, SWFWMD (Southwest Florida Water Management District), Palmer Ranch Holdings, and many neighboring communities. We share experiences, trials and successes. There's still more to be done. We must continue to reduce erosion using the best practices we know. Working together, we can all do our part and enjoy the benefits from vibrant, beautiful ponds and strong property values. Again, Ben Franklin said it best, **“Tell me and I forget. Teach me and I remember. Involve me and I learn.”**



**Rivendell - a naturally balanced neighborhood.
Enjoy its beauty and strong property values.**



**Newly created LMZ at
Golden Pond attracts more birds.**



Construction progress as of September 30, 2019 ~ Photo by Pam Babbitt

Heartis Venice by Caddis

Excerpted from: Caddis Secures \$35.7 Million Construction Loan for Tampa-Area Senior Housing Project - SVN Commercial Advisory Group Commercial Real Estate Services Sarasota & Manatee Counties

The above photo shows the construction taking place on the east side of 41 going towards Venice, just north of Pincher's Restaurant and the junction of the KMI North Venice Bridge. It is located at 1199 S Tamiami Trail, near Curry Creek and Roberts Bay.

Caddis, a healthcare real estate investment, development and management firm, is constructing a senior housing project, named **Heartis Venice**.

The **Heartis Venice** is expected to consist of independent living, assisted living and memory care apartment units with amenities that might include courtyards, game and activity rooms, a beauty

and barber shop, and common areas. Services to be offered include a community shuttle service, nurse-supervised staff, 24-hour emergency call system, housekeeping and laundry services, and assistance with personal activities.



Artist's Rendition

The Dallas-based firm hopes that the Venice project will be completed by the summer of 2020. Georgia-based Freese Johnson is the project's general contractor. *This information was originally written & published on FEBRUARY 13, 2019.* Call 941-214-9885 for more information.



Have You Checked out Your New Website?

The Ponds and Preserves Committee has created the go-to place for news, information and updates about their activities and how they benefit our community.

- ✓ Visit www.rivendellcommunity.com
- ✓ On the home page, scroll down and click on the **Ponds and Preserves** program logo.
- ✓ Review the articles and click on the one you desire. You can also print any article.

Online? Click to reach this webpage directly: Rivendell Ponds & Preserves website

Due to the Christmas Holiday, garbage collection will be delayed one day and will occur on Friday December 27th.

Evie's @ Spanish Point Restaurant Gets A Makeover By Lesley Sterling

Rivendell residents should be excited to learn that an iconic restaurant in Osprey is getting a significant makeover. Evie's @ Spanish Point, a small tiki-style restaurant that has been welcoming boaters, locals, families and vacationers for years, is expanding and improving. The Evanoff Family bought the restaurant in 2015 with the hope of making this a destination location. The renovations are expected to be complete by August 2020.

Evie's serves tacos, burgers, chicken sandwiches, fish sandwiches, fish and chips, and other light fare. They have a small kitchen designed to deliver quality food quickly. The new restaurant will feature an expanded menu.

Being right on the intercostal is a real appeal. They have two docks with 28 boat slips. The restaurant is located at channel marker 38. The renovation includes adding more docks soon, plus docking for jet skis. Sounds like it will be a great place to watch the sunset at the end of the day!

The restaurant will be open during the renovation. If you would like to try them out, here is the address:

Evie's @ Spanish Point
131 Bayview Drive
Osprey, FL 34229
941-218-6114



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Low-Maintenance Zones (LMZs) Now On Community-Mowed Ponds By The Ponds & Preserves Committee

The RCA Board has committed to installing Low-Maintenance Zones (LMZs) around some pond shorelines on community-mowed property. The P&P Committee is working with our landscape vendor, West Bay, to develop and maintain LMZs - an effective strategy that helps reduce shoreline erosion and filter nutrient run off.

As part of the 2020 budget process, it was necessary to explore several options for installing and maintaining these LMZs. Upon careful consideration of all factors, especially financial, a decision was made to manage 3-foot LMZs on selected community-mowed property. These LMZs will be maintained on community-mowed shorelines bordering roads. Shorelines bordering preserves and upland areas that were previously mowed will now be allowed to grow naturally. Ongoing maintenance of these LMZs will be required to ensure a neat, consistent and trimmed appearance. With a small upcharge, our vendor will manually trim these LMZs at 8-12 inches, to meet our community standard.



A neat and trimmed LMZ is the community standard.

Sarasota County recommends a LMZ width of 6 feet and we encourage each Pond Steward and pond property owners to consider following that guideline. Experts believe a 6-foot LMZ is more effective than a 3-foot LMZ for both erosion control and nutrient management. However, the 3-foot LMZ is both easier and less expensive to maintain at a higher standard of appearance. We will carefully monitor the LMZs and erosion control progress.

In addition, we are proposing that aquatic plantings be installed around ponds in Rivendell starting in 2020. This will be a multi-year process as we leverage our budgets carefully. Target ponds will be identified for plantings each year. LMZs, along with aquatic plantings, are important steps toward strong erosion control.



Installing native aquatic plants reduce nutrient runoff and erosion.



At Egret Pond: Duck Potato & Pickerelweed.

Book Group Schedule

by Judy Sokal

The Book Group meets December 9 at Cindy Schmidl's home, 1100 Mallard Marsh Drive. Please call Cindy at 941-918-1570 or email CindyCWS1@aol.com if you plan to attend. The book selection for December is *The Great Alone* by Kristin Hannah and will be led by Barb Gahry.



The Book Group meets on the second Monday of the month at 7:30. All Rivendell residents are welcome; please notify the month's hostess if you plan to participate. Books are selected based on recommendations from the group members who have read the book. Members take turns volunteering to either lead a book discussion or host the group in their home.

If you think you might be interested in joining, here is the future schedule:

January 13, 2020 *Where the Crawdads Sing* by Delia Owens
Feb. 10, 2020, *News of the World* by Paulette Jiles
March 9, 2020, *Educated* by Tara Westover



It is time to start collecting photos for the 2020 Rivendell Directory!

This year's theme is NATURE. Photos do not need to be Rivendell specific but must be relative to Florida.

Please send high quality/full size photos of your nature shots to Kay Mruz at siestakeysunset6@gmail.com by December 31st, 2019.

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The Communication Committee is in desperate need of volunteers. If you are interested in writing/editing for the newsletter, helping with yearly delivery of the Rivendell directory or coordinating various communication on Nextdoor and the Rivendell website, contact Barb Gahry. Barb is the committee chair and can be reached at barbgahry@gmail.com. Most of what we do would only require an hour or two (or less) of your time a month.



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Rivendell Calendar of Events - December 2019

Become involved in your community! Volunteers are needed on many of the committees listed below. If you have an interest in getting to know your neighbors and getting more involved, please contact the committee chairs listed below.

There is no Board of Directors Meeting scheduled for December. Meetings will resume in January 2020.

There is no Communications Committee Meeting scheduled for December. Meetings will resume in January 2020. For more information contact Barbara Gahry at barbgahry@gmail.com

December 3...Social Committee meets 7:00 – 8:30 pm at the home of Carolyn Kenney, 733 Crane Prairie Way. Contact Carolyn Kenney at kenneycsrq@gmail.com for more information

December 4, 11 and 18...Play Euchre, a fun interactive card game. Learn to play and make some new friends! Location to be determined. For more information contact Mike and Annie Francis at 585-749-0430

December 5...Bridge Group meets 1:00 – 4:00 pm. Contact Barbara Loe at 651-398-2256 for more information.

December 9...Rivendell Book Group meets the second Monday of the month at 7:30 pm. This month's event will be held at 1100 Mallard Marsh Drive. Please contact Cindy Schmidl at 941-918-1570 or cindycws1@aol.com. To learn more please go to page 7 of this newsletter.

December 14...Dine In Group meets the second Saturday of the month. For more information contact Kristin Ellison at kristinellison1@gmail.com

December 16...Rivendell Book Club II meets the third Wednesday of the month at 7:00 pm. Location to be determined. Please contact Maria Ilioff at milioff85@gmail.com or 607-427-4192 for more information.

December 19...Bridge Group meets 1:00 – 4:00 pm. Contact Barbara Loe at 651-398-2256 for more information.

December 19...Mix and Mingle Social is scheduled 5:30 – 7:00 pm at the Rivendell Community Pool. Bring your favorite beverage and optional snack to share. Lots of fun meeting your neighbors! All welcome.

December 28...Dine Out Group meets the third Saturday of the month. For more information contact Kristin Ellison at kristinellison1@gmail.com

January 7...Architectural Review Committee (ARC) will meet at 4:30 pm at the Cottages Clubhouse. Contact Maureen Emmons at mauremmons@ymail.com

MARK YOUR CALENDAR! January 17, 2020...Rivendell New Year Kickoff Party. Dinner at the Mission Valley Golf Course in Nokomis. For more details, go to page 3 of this newsletter as well as the Rivendell website: <http://www.rivendellcommunity.com> and the Nextdoor website for the Rivendell community.

To make additions or corrections to the Calendar of Events, please contact Lesley Sterling at 703-919-0744 or lesley.sterling@yahoo.com



If you are interested in participating in a community garage sale on February 1, 2020, please contact Sallie Hawkins, aa5pilot@verizon.net
We need 30 plus people to commit.



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What's in store for Rivendell Home Values?

SUMMARY OF REAL ESTATE SALES IN RIVENDELL						
Year	Homes Sold	Current Listings	Monthly Supply	Average Sold Price	Average SP/SqFt	Average days on market
Jan-Oct 2019	28	4	1.5 months	\$426,900	\$177	102
Jan-Oct 2018	34	8	2.4 months	\$442,400	\$182	102
Change	-18%	-33%	-37.7%	-4%	-3%	0%

Short term trend

During 2019, 28 homes have sold in Rivendell compared to 34 during 2018. The housing market shows strength again, driven by high demand and lower interest rates. The inventory of homes for sale in Rivendell is very low, and we feel buyers have more urgency today compared to last season.

Long term trend

More than 70 million Americans will retire over the coming 15 years. 14 million are forecasted to move to Florida. This promise a healthy demand for real estate in our area in the foreseeable future.

We are Rivendell residents since 2003 and would be honored if you trusted us with your real estate needs or just want a professional opinion of your homes value.

The new Tax act works in favor of Florida Real Estate Values.

The new tax treaty, introduced in 2018, has a new cap of the right to deduct local, state and property taxes. This hits residents in high tax states hard, resulting in many successful businesses and residents from for example the north-east are leaving to move to Florida where we have no personal income tax and comparably low property taxes.



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Salade Niçoise

Submitted by Pam Babbitt originally published in FOOD; The Light Side, 9/29/1991 by Chef Jacques Pepin

The Salade Niçoise is thought to have originated in Nice, France (French pronunciation of Niçoise: nee-swahz). It is composed of tuna, tomatoes, Niçoise olives, hard-boiled eggs, and anchovies with vinaigrette dressing. It may be served on a plate or platter with or without a bed of lettuce and it may include other raw vegetables, but usually excludes cooked vegetables, except for green beans and potatoes.

INGREDIENTS

- ¾ pound red potatoes
- 1½ tablespoons Dijon mustard
- 5 cloves garlic, peeled, crushed and chopped (1½ table-
spoons)
- 1½ tablespoons red-wine vinegar
- 7 tablespoons extra-virgin olive oil
- 2 teaspoons salt
- 3 teaspoons freshly ground pepper
- 1½ cups water
- ¾ pound string beans (haricots verts or French green beans),
tips and strings snapped off
- 1 yellow pepper
- 2 ripe medium-size tomatoes (¾ pounds)
- 1½ cups sliced red onions
- 1 cup Niçoise or black olives
- 1 pound fresh tuna, cut into 1-inch cubes
- 1 teaspoon canola oil
- About 1 dozen lettuce leaves
- 1 cup (loose) basil leaves, shredded into large pieces
- 2 hard boiled eggs cut in fourths
- 6 Anchovy fillets



PREPARATION

1. In a saucepan, cover the potatoes with cool water and bring to a boil. Cover, reduce heat and boil gently for 25 to 35 minutes or until the potatoes are tender but still firm when pierced with a fork. Drain off the water and set the potatoes aside until cool enough to slice.
2. Prepare the dressing. In a large bowl, mix together the mustard, garlic, vinegar, olive oil, 1 teaspoon of salt and 1 teaspoon of pepper.

3. Peel the potatoes, if desired, and cut into 1/2-inch slices. Toss with the dressing.
4. Bring 1½ cups of water to a boil. Add the beans, cover and return to a boil for 3 to 4 minutes for haricots verts and up to 7 minutes for larger beans, or until tender but slightly firm. Drain and run under cool water to stop the cooking and preserve the bright green color. Cut the beans in half.
5. Peel the yellow pepper with a vegetable peeler. Cut the pepper through the pleats, remove and discard the seeds and continue peeling the skin from the pieces. Cut the peeled pepper wedges into thin julienne strips (about 1½ cups). Cut the tomatoes into wedges.
6. No more than 1 hour before serving, add the beans, yellow pepper, red onions, tomatoes and black olives to the potatoes. Mix well.
7. When almost ready to serve, heat cast-iron or heavy aluminum skillet over high heat for 4 or 5 minutes, until very hot. Sprinkle the tuna with the remaining 2 teaspoons of black pepper and 1 teaspoon of salt and then roll in the canola oil. Place the tuna cubes in the hot skillet and sauté over high heat for about 2 minutes, stirring the cubes until they are lightly browned on the outside and cooked until rare on the inside.
8. To serve, line a large platter with the lettuce leaves. Mound the Salade Niçoise in the center of the platter and place the freshly cooked tuna and the basil leaves on top. Arrange the eggs around the lettuce and garnish with anchovies. Serve immediately. Yield: six servings.



The Rivendell Community Web Site is available at

WWW.RIVENDELLCOMMUNITY.COM

Please contact Lighthouse Property Management for the password to the RESIDENTS / INFORMATION section.

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RESIDENTS HELPING RESIDENTS

CAVALIER KING CHARLES OWNERS! Do you have a well-mannered, potty-trained Cavalier and would like to reciprocate sitting services while away, or use in case of emergency? Must be current on all shots & flea/ heartworm protected. No monies involved, just assurance that our babies are taken care of & loved. Apollo would love to have a new friend. Call **Anita** at **941-321-0452**.

CERTIFIED HEALTH COACHES: Dr. Maggi Verhagen & Deb Holton-Smith RN BSN offer "solutions to optimal health" with their simple 5 + 1 program. Join the BeSLIM Club plan with our portion-controlled meals and lose an average of 10 lbs per month. Our coaching is FREE. Call to see if this is a good fit for you! Better Together, Neighbors!!! For consult call **Deb** at **845-661-9883** or email for information GetSLIM@Holton-Smith.com

COMPUTER REPAIR AND INSTRUCTION PLUS OTHER HOME ELECTRONICS (TABLETS, SMART PHONES, TV, Etc): I have been providing computer services to Rivendell and the surrounding neighborhoods for 6+ years! For Rivendell and Willowbend residents I offer a special \$20 an hour rate. I also offer a flat charge for any computer virus repair taking over two hours. I am a Rivendell resident with 35+ years computer & home automation experience. Call **Gary Mruz** **941-786- 6019** or email gary.mruz@gmail.com

COMPUTER REPAIR, TECH SUPPORT, AND TECHNOLOGY TUTOR: Setup-Build-Troubleshoot-Repair all your technology needs including virus removal, home technology installations and computer equipment. Learn more about all your devices. I have been a Rivendell resident for 12 years, attended Pine View School, and graduated UCF with a degree in Information Technology. For Rivendell residents only, my fee is \$25 per hour. Contact: **Ben McClannahan** Cell: **727-410-2413** Email: Bmccclann04@gmail.com

DOG WALKER, HOUSE SITTER SERVICE: **Lena Ho**, a Rivendell resident who has lived here for 15 years, has had experience walking and caring for dogs. I can visit and take care of your dogs and assist in maintenance of your home such as watering plants and sending updates while you are away. References provided. **Lena Ho**, cell: **407-575-0565** email: lho@bu.edu

HOUSE PAINTING, HANDYMAN WORK, & HOME WATCH SERVICES: Rivendell resident with 30 years of experience enjoys assisting neighbors with economical, meticulous, professional quality house painting - interior & exterior. Also help with general home upkeep - light electrical, plumbing & carpentry jobs, etc. Are you a snowbird or landlord? I can watch your home or help with rental upkeep (home detailing & deep cleaning for move-ins or move-outs). References provided upon request. Call **Charles Tanguy**: **941-539-5647** or email ctanguy@verizon.net

IS YOUR LAMPPOST LIGHT STAYING ON or NOT LIGHTING AT ALL? Rivendell resident **Bill Bloom** will repair your problem. Replacing a sensor is \$45 and includes all parts, labor, and cleaning. Replacing a burned-out bulb is \$18 and includes a new bulb and cleaning. Call **941-587-8439**.

LUNA RESTORE: For pool/lanai deck restoration and staining, interior/exterior painting, and "fix-it" projects to update and improve the appearance of your home, contact **Vic** at **LUNA RESTORE 941-735-2324**.

MATHEMATICS TUTORING: Calculus & Statistics, specializing in AP. Retired math teacher with 30+ years in public & private schools. Rivendell resident. Your home or ours! Multiple student discount available. Ref: Who's Who in American Education, NJ Governor's Teacher Award. Call Carol: **941-866-0270** or email gdontheroad@yahoo.com

PERSONAL WELLNESS COACH, PERSONAL TRAINER, PILATES AND YOGA INSTRUCTOR: **Kelly McClannahan** is a Rivendell resident since 2004. She is a certified Health Coach with the Dr. Sears Wellness Institute and a Certified Personal Trainer through NASM. I offer several tiers of coaching including nutritional coaching in which I will teach you simple changes you can make nutritionally for better health and weight loss. In addition, if you'd like to add fitness, we can group or personal train. I also offer cabinet makeovers and healthy cooking lessons in your home. Call me for information and details: **727-423-8208** or email kellymccclannahan@yahoo.com

PET SITTER, HOUSE SITTER: An adult resident of Rivendell for 15 years, I love cats, dogs, birds, & bunnies. Also very qualified to take care of your home while you are away. A dependable daily (for pets), bi-weekly, weekly, or monthly visit can be scheduled. Or I can stay at your home. My experience & references provide peace of mind that your pets and/or house are being well-cared for. Call **Carolanne Haddock** at **941-539-6176**.

PET SITTER SERVICE, HOUSE SITTER SERVICE: Rivendell resident and Pine View high school student who loves pets and has previous experience walking neighbors' dogs, will walk your dogs and care for any of your pets. As well, she can visit and care for your home daily or weekly to carry out chores such as water plants, check and send home updates while you are away etc. Have references. Please call **Erica** at **(941) 786-8478**.

POOL MAINTENANCE: **Leslie Casanova**, Rivendell resident, is the owner of a Pool Maintenance and Service company, Kraken Pool Service Inc., which services over 200 customers in the area. We offer full service weekly pool maintenance. For Rivendell residents only, we offer a special price of \$49 for the first month of service to new customers. Please call **941-993-5548** or email info@krakenpools.com

RESIDENTS HELPING RESIDENTS

TRAVEL SERVICES - Tired of fighting the internet and wasting hours researching your own trip components? After over 30 years in the travel industry, I have purchased a Cruise Planners - American Express franchise and am now a full service "no fee" travel agency, operating out of my home here in Rivendell. Please check out my website www.angelltour-sandcruises.com where you can search various cruises and tours to your heart's content. For Rivendell residents only: I will waive my "New Client Upfront Deposit" requirement of \$100.00 to plan your trip. Just send an email to mary.angell@cruiseplanners.com, and in the subject line show "add me to your database", to start receiving Cruise Planners' specials as they're released. **Mary Angell 941-918-1990.**

TUTORING: Pre-med student with experience being a peer tutor at Boston University's Educational Resource Center and working at Varsity Tutors. Graduated from Boston University in 2018 as a double major in human physiology and nutritional sciences with a minor in dance. Subjects I tutor in are ACT prep, biology, nutrition, and high school math. **Lena Ho**, cell: 407-575-0565 email: lho@bu.edu

Rivendell Residents

Please send your name, phone number, and a description of the service you can provide to other Rivendell residents. Email your information to Marilyn at marilynprobert@gmail.com



Join 515 of your fellow Rivendell Residents on the NEXTDOOR social network www.nextdoor.com

Are you seeking a service provider recommendation? Do you have an item to sell? Do you have any questions about Rivendell or other topics residents can help with?

Nextdoor is the world's largest social network for the neighborhood. Nextdoor enables truly local conversations that empower neighbors to build stronger and safer communities.

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Solutions Not a Sales Pitch

As a dedicated hearing specialist, some of the most rewarding experiences are getting to hear the positive impact I have had on people's lives. Here is what Mr. Bridle had to say about his experience:

"I have worn hearing aids for a number of years, on and off. I say on and off because it has been off more than on with my most recent pair purchased from another provider in Venice. I had an annoying problem with feedback, which neither they nor another local provider were able to correct or alleviate. Both told me I should consider newer, more advanced models, which they would be happy to sell me. Since mine were similar, I felt they were more interested in making a sale than helping me. As a result, they wound up in my dresser drawer.

I decided to give it one more go. A friend referred me to Blair Post at Contemporary Hearing. What they said couldn't be done, was done by Blair.

No sales pitch on newer models; just a willingness to listen to and work with me.

After testing my hearing, he patiently worked with me to make adjustments to the programming. He also refitted the aids with new leads and cones. The ones I had were not sized or fitted properly and caused much of the feedback.

I was given a follow up appointment the next week at which time Blair fine tuned the programming and changed out one of the cones for another size. These were simple, inexpensive solutions to a fixable problem.

Although I was advised of charges ahead of time, no payment was collected until I was satisfied.

Although I found Blair to have an abundance of knowledge, patience and humor, his greatest attribute is INTEGRITY. He honestly wants to help. I would recommend Blair Post and Contemporary Hearing to any person desiring to improve their hearing."

~ M.J. Bridle, Venice

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Architectural Review Committee Report - October 29, 2019

Meeting called to order 4:29 PM

Quorum present: Alex Castro, Richard Jurick, Neil Agruss

Absent: Joe Zwerling, Susan Lanza

Board Liaison: Maureen Emmons, Acting Chair

	Request	Address	Assigned To	Second	Status
1	Remove trees	656 Clear Creek Dr	Joe Zwerling	Richard Jurick	Approved
2	Landscape	674 Clear Creek Dr	Joe Zwerling	Alex Castro	Approved
3	Paint door –palette color	709 Crane Prairie	Alex Castro	Neil Agruss	Approved
4	Paint exterior	714 Shadow Bay Way	Neil Agruss	Alex Castro	Approved
5	New shingle roof	733 Crane Prairie	Susan Lanza	Neil Agruss	Approved
6	Landscape	937 Scherer Way	Neil Agruss	Richard Jurick	Approved
7	Paint door	979 Scherer Way	Alex Castro	Richard Jurick	Approved
8	Landscape front	832 Placid Lake	Susan/Maureen	Neil Agruss	Approved
9	Move existing fence	832 Placid Lake	Susan/Maureen	Neil Agruss	Approved
10	Add window rear	1101 Mallard Marsh	Neil Agruss	Alex Castro	Approved
11	Paint front door	717 Crane Prairie	Neil Agruss	Alex Castro	Approved
12	New shingle roof	799 Shadow Bay	Richard Jurick	Neil Agruss	Approved
13	Solar panels	1156 Mallard Marsh	Neil Agruss	Alex Castro	Approved
14	New shingle roof	1011 Oak Meadow	Richard Jurick	Alex Castro	Approved
15	New shingle roof	532 Meadow Sweet	Alex Castro	Neil Agruss	Approved
16	New shingle roof	723 Shadow Bay	Richard Jurick	Alex Castro	Approved
17	Fence on property line	832 Placid Lake	Susan/Maureen	* Richard Jurick	Approved
18	Steps & drain	545 Meadow Sweet	Neil Agruss	Richard Jurick	Approved
19	Paint porch	553 Meadow Sweet	Alex Castro	Neil Agruss	Approved
20	New shingle roof	561 Meadow Sweet	Alex Castro	Richard Jurick	Approved
21	Stepping stones	561 Meadow Sweet	Alex Castro	Richard Jurick	Approved
22	Arbor	561 Meadow Sweet	Alex Castro	Richard Jurick	Approved

#17 Necessary documentation provided by homeowner

Meeting adjourned 4:59

Next meeting **Tuesday January 7, 2020** at 4:30 PM at the Cottages Clubhouse. Request cutoff **December 31**.

Rivendell Community Contacts

Committees

Communication Committee

Chair: Barb Gahry (barbgahry@gmail.com)
 Board Liaison: John Fitzgibbon
 Block Captains Lead: Mitzi Bruck
 Newsletter: Linda Pearlstein, Marilyn Probert, Kay Mruz,
 Carol Heckert, Norma Lee Rhines, Frank Diteljan
 Directory: Kay Mruz
 Reporters: Mike Bergman, Lesley Sterling
 Webmaster: Gary Mruz

Architectural Review Committee (ARC)

Chair: Maureen Emmons (mauremmons@ymail.com)
 Board Liaison: Maureen Emmons
 (mauremmons@ymail.com)
 Members: Neil Agruss, Alex Castro, Richard Jurik,
 Susan Lanza, Joseph Zwerling

Maintenance Committee (MC)

Chair: OPEN
 Board Liaison: OPEN
 Members: Dave Gill, Carole Myles, Ken Heckert,
 Sallie Hawkins, Kevin Humbert, Greg Volack

Document Committee

Chair: OPEN
 Board Liaison: John Fitzgibbon
 Members: Ken Alarie, Ken Heckert, Mike Bergman,
 Steve Bragg, Carol Heckert, Joe Sefack, Robert Thierfelder

Ponds & Preserves Committee

Chair: Frank Freestone (paddlemania@verizon.net)
 Board Liaison: Ray Capuano
 Members: Robert Frank, Dave Gill, Ken Heckert,
 Tom Hurban, Carolyn Kenney, Edith Norby, Sue Remy,
 Norma Lee Rhines, Allie Sandow, Nancy Sinclair,
 Melle Lee Warren

Social Committee

Chair: Carolyn Kenney (kenneycsrq@gmail.com)
 Board Liaison: John Fitzgibbon
 Members: Kristen Ellison, Barbara Gildner, Kathy Halaiko,
 Sallie Hawkins, Deb Jones, Adele Kellman,
 Lenora McComas, Barbara O'Brien, Melle Lee Warren

Rivendell Board of Directors

Ray Capuano, President
 (raycapuano1@gmail.com)

Maureen Emmons, Vice President
 (mauremmons@ymail.com)

OPEN, Director At Large

John Fitzgibbon, Secretary
 (john.fitz48@gmail.com)

Steve Bragg, Treasurer
 (smbragg@ilstu.edu)

Sub-Association Boards of Directors

The Cottages: John Martin, President; Bill Vanik, 1st Vice President; Bob Metelko, 2nd Vice President; Bev Piraino, Treasurer; Carol Costa, Secretary.

Patio Homes: Bob Thierfelder, President; Dan Tavares, Secretary; Dave Rollinson, Treasurer.

The Villas: Dianne Enger, President; Barbara Loe, Vice President, Treasurer; Mary Poremba, Secretary.

Lighthouse Property Management:

941-966-6844 x604

Property Manager: Beth Miller
 (Bethmiller@mgmt.tv)

Assistant Property Manager: Natalie Munno
 (Natalie@mgmt.tv)

Rivendell Website

www.rivendellcommunity.com

Contact Lighthouse Management for password to RESIDENTS section.

Woodlands Word Deadline:

Submit articles and information to Marilyn Probert
 (marilynprobert@gmail.com)
 by the tenth of the month.

Updates to the Contacts Page:

Kay Mruz (siestakeysunset6@gmail.com)

Nuisance Alligator

Call Florida Fish & Wildlife - SNAP 866-392-4286

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-Patricia B. Age 77 - Bradenton, FL

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