

4200 Lakeridge Boulevard Sarasota, FL 34243

www.lakeridgefalls.org



A PICTURE BY BARBARA WEINTRAUB

A Message from Your Board...Thinking Ahead, Working Together

Rod Hayden, President

As we enter November, we pause to honor Veterans Day on November 11 — a day first proclaimed as *Armistice Day* in 1919 by President Woodrow Wilson to commemorate the end of World War I and to honor those who served. In 1954, it was renamed Veterans Day to recognize the service and sacrifice of all U.S. veterans. It truly is, "The home of the free because of the brave."

This year, we will proudly display our new set of U.S. flags around the clubhouse and community entrances. We're pleased that the replacement flags arrived in time for such a meaningful observance. A special thank-you goes to the Community Relations Committee for managing this project and ensuring our Association continues to honor our nation's veterans with pride and respect.

We also continue to explore ways to save on operating costs, and one of the simplest ways to help is by enrolling in electronic notifications (eNotifications). Every household that participates helps reduce postage and printing expenses. Our goal is 100% participation from each of our 399 homes. It takes just a few minutes to complete the form, available at TinyURL.com/LRF-Form or in the clubhouse office.

The 2026 Proposed Budget reflects one of the smallest increases in more than a decade. It is the result of solid financial planning and disciplined expense management over the years. Our reserves remain strong, and proactive maintenance continues to extend the life of our community assets. A sincere thank you to the Budget Committee for their tireless dedication and valuable insight throughout this process.

As we approach year's end, it's also time to think about Board elections. Serving on the Board isn't just about budgets and buildings — it's about teamwork, problem-solving, and helping Lakeridge Falls remain a safe and welcoming community. If you've ever considered volunteering, now's the time. It can be a rewarding and meaningful way to be part of shaping our future.

And as the Florida "season" begins and friends return, it's a perfect time to reconnect. Whether you've been here all year or are just arriving back, let's come together at the many holiday events ahead. Our community flourishes through mutual respect, inclusion, and connection — one neighborhood, one family. Let's continue to look out for one another and enjoy all that Lakeridge Falls has to offer.

Association Info



COMMITTEES

Architectural Review Board (ARB)
Mrs. Dianne Pezzimenti, Board Liaison
Chairperson - Mrs. Mary Cochran
Meetings: Second Thursday of the month at 10:00am

Budget Committee

Mrs. Dianne Pezzimenti, Board Liaison Chairperson -TBD Meetings: TBD

Buildings Committee

Ms. Dorie Parsons, Board Liaison Chairperson -Mr. Joe Zlatic Meetings: Third Wednesday of each month at 10:30am

Community Relations Committee (CRC)

Ms. Dorie Parsons, Board Liaison

Chairpersons - Mrs. Sue Selvidio-Stanley & Mrs. Jolene Ruffo

Meetings: Third Friday of each month at 10:30 am

Landscape Committee

Mrs. Dianne Pezzimenti, Board Liaison Chairperson - Mrs. Linda Cowett Meetings: First Tuesday of each month at 10 am

Pool Committee

Ms. Dorie Parsons, Board Liaison Chairpersons - Mrs. Fern Rouleau & Mrs. Linda Lorenz Meetings: Fourth Wednesday of each month at 10:00 am

Roads & Grounds (R&G) Committee

Mr. David Danilowitz, Board Liaison

Chairperson - TBD

Meetings: Third Friday of each month at 1:00 pm

Security Committee

Mr. David Danilowitz, Board Liaison Chairperson - Mr. Guenter Lorenz & Dan Meintel Meetings: Third Tuesday of each month at 10:00 am

Hurricane Preparedness Group

Mrs. Dianne Pezzimenti, Board Liaison Chairperson -TBD Meetings: as needed

Social Committee

Mrs. Fern Rouleau & Ms. Leigh Salby, CoChairpersons Meetings: First Monday of the month at 10:00 am

Art League

Mrs. Alice Dorn & Mrs. Becky Stevens, Co-Presidents Meetings: Second Monday of the month at 1:30 pm







BOARD OF DIRECTORS

President, Rod Hayden, President@lakeridgefalls.org Vice President, David Danilowitz, VicePresident@lakeridgefalls.org Treasurer, Diane Pezzimenti, Treasurer@lakeridgefalls.org Secretary, Dorie Parsons, Secretary@lakeridgefalls.org

OFFICE

Community Manager: Oded Neeman

Phone: 360-1046 Line #101

Email: PropertyManager@LakeRidgeFalls.org After hours Emergency Only: 941-444-7090

GATEHOUSE

Captain: Peter Palladino

Phone: 941-355-1328

Email: Security@LakeRidgeFalls.Org









Davide Ferriolo
General Manager

941.413.6600

David@HomeSmartInspections.Net HomeSmartInspections.Net Lincense # HI16286



ART LEAGUE NEWS



LakeRidge Falls Art League

The Art League has opened new exhibits of members' artwork in the Multipurpose and Activities Rooms. The Main exhibit is SKIES, the Challenge Project is BIRDS. The Featured Artists are Becky Stevens paintings, and Dick Stevens, photographs.

















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NOV 18 AT 9:30AM

COMMUNITY MANAGER REPORT - ODED NEEMAN

2026 PROPOSED BUDGET – During its last meeting, the Budget Committee concluded its two-month work of composing the proposed budget for 2026. Thereafter, the Committee voted to present it to the Board of Directors for its consideration and potential approval. This year, the Budget Committee is proposing a minor increase of about 1% a quarter, which is about a \$13-\$14 increase, for all neighborhoods. The Board of Directors is scheduled to review and potentially approved the proposed budget during its November 14th meeting.

This is a great opportunity to thank the members of the Budget Committee, Mrs. Nancy Blair, Mrs. Alice Dorn, Mr. Dick Dorn, Mr. Bill Feeley, Mr. Wayne Johnson, Ms. Lori Klein, Ms. Mitch Matte, Mrs. Jenny Milson, Mr. John Sullivan, and Mrs. Suzi Weinstein, as well as the Board of Directors, Mr. Rod Hayden, President, and Mrs. Diane Pezzimenti, Treasurer, for their dedication and hard work in preparing the 2026 proposed budget. These dedicated members volunteered endless hours composing a proposed budget that addresses all the needs of the community. Please take a moment next time you see one or more of the committee members to thank them for all their hard work.

BACK GATE – As many have noticed last month, the residents' entrance gate at Lockwood Ridge Rd was out of service during one of the weekends. Here is the way. During one of the Fridays, the Association received a report from the gatehouse that a utility van belonging to a local company was driven at an unsafe rate of speed and in a dangerous manner behind a member of the Association who entered through the resident-only gate. In the process, the van damaged the gates, making them inoperable, which prevented residents from utilizing this entrance for the entire weekend. As one would expect, we resolved the issue first thing the following Monday morning and restored gate functionality. Needless to say, the Association pursued the appropriate actions to ensure the company was held responsible for the damage and a payment was made to cover the expenses the Association endured as a result of the conduct of the company's employees.

With this in mind, please also note that on the vast majority of occasions, vendors and/or guests don't show up unannounced. They are invited by people who reside in LakeRidge Falls or by people who know residents of LakeRidge Falls. Therefore, we ask that you stress to your vendors and your guests who are not on your permanent list that they must enter the community using the vendor and guest entrance off of Tuttle Ave and register with the gatehouse. It is for everyone's own safety that we are asking for your attention on this matter.



CONSENT TO RECEIVE ELECTRONIC NOTICES – To date, 130 members out of 399 have submitted their consent forms. As reported in the past few weeks, agreeing to receive official communication by the Association via email would significantly reduce the Association's office expenses, i.e., printing, paper, postage, etc. For example, the 130 members who signed the consent to date have reduced the Association's printing and postage expenses by 32.5%... Therefore, members are encouraged to consent to receive official notices, as it would not only significantly reduce printing and postage expenses but also ensure the timely receipt of important updates while minimizing the risk of lost or delayed correspondence. Please make sure to fill out the consent, which can be found on the Association website and portal, and return it to our offices. For those who wish to fill it out electronically, we kindly ask you to email us, and we will make sure to email you back a fillable and signable electronic file. As before, thank you in advance for your assistance on this important matter.

ANNUAL FIRE INSPECTIONS & TESTING – During October, Piper Fire Protection, LakeRidge Falls' Fire System Service Company, performed the annual sprinkler, alarm, extinguishers, emergency/exit lights, and fire backflow inspections and testing. It should go without saying, but the main goal of these inspections and testing is to detect, correct, and ensure the effectiveness of the Association's fire protection systems. As a result of these inspections, some residents may have heard loud alarm noises and flashing lights coming from the Clubhouse and Club Room. Furthermore, a sulfur odor may have been smelled during the the day Piper Fire Protection was on site as part of the inspection involved the flushing of the fire sprinkler lines.

With the above in mind, this is a great opportunity, like each year, to take a moment to speak about the importance of fire extinguishers. Being the most commonly used tool for fire protection in many households, fire extinguishers are extremely important as they are the first line of defense against fires. While you are not required to know how to operate one, it was noted in the past that it would be wise to encourage all residents to familiarize themselves with the usage of a fire extinguisher. First, please note that there are several fire extinguishers throughout the clubhouse, club room/annex, and gatehouse buildings. For today's purpose, please be aware of the five more accessible extinguishers:

- Clubhouse Hallway 1 near the fitness center
- Clubhouse Hallway 2 near the activity room
- Kitchen
- Grand Salon near the north double exit doors
- Club Room near the double exit doors

Keeping the following in mind, here are the guidelines for using a fire extinguisher based on the Occupational Safety and Health Administration (OSHA) as it appears on its website:

"Most fire extinguishers operate using the following P.A.S.S. technique:

- PULL... Pull the pin. This will also break the tamper seal.
- **AIM**... Aim low, pointing the extinguisher nozzle (or its horn or hose) at the base of the fire. NOTE: Do not touch the plastic discharge horn on CO2 extinguishers; it gets very cold and may damage skin.
- SQUEEZE... Squeeze
 the handle to
 release the
 extinguishing
 agent.
- o **SWEEP...** Sweep from side to side at the base of the fire until it appears to be out. Watch the area. If the fire reignites, repeat steps 2 4.

If you have the slightest doubt about your ability to fight a fire - EVACUATE IMMEDIATELY!"



<u>FIRE SAFETY</u> – On a related matter, this is a good time to bring to residents' attention a couple of important matters related to fire safety. These matters, as a side note, were brought to our attention by a Southern Manatee Fire Rescue District Inspector and related specifically to the multi-dwellings units, four and six-plex buildings, located in the Sandstone Neighborhood, i.e., Cascade Falls Drive, Reynolds Falls Court, Ashford Falls Court, and Simpson Falls Court.

"Per National Fire Protection Association (NFPA) requirements, the multi-unit residential buildings in LakeRidge Falls are required to follow Florida State adopted NFPA codes shown below...:

<u>2021 Fire Prevention Code</u> - This code requires buildings with multiple units, (more than 3) to have fire extinguishers that are annually inspected and tagged. The extinguishers need to be installed on the exterior of the buildings so that they are no more than 75 feet of travel for any one unit, or each unit shall have one extinguisher inside. Because the buildings in this neighborhood are owned, and therefore maintained, by their homeowners, members of the Sandstone Neighborhood must ensure they have an operational fire extinguisher.

<u>Storage and Use of Gas Fired Grills, Hibachis, Charcoal or Wood Fired Grills</u> - Southern Manatee Fire Rescue District's Fire Prevention Ordinance 2017-01 states that:

- 13.1 No person shall place or maintain gas or propane cylinders on porches, breezeways or balconies or attached garages in multi-unit, multi-story buildings.
- 13.2 No person shall use or operate within any building or structure any unvented fuel or kerosene burning appliance, including those with woven wick, designed for heating purposes.
- 13.3 No person shall store or use a charcoal, gas or wood-fired heaters, grills, barbecues, or any other cooking appliance on porches, balconies, or breezeway in any multi-unit, multi-story building.
- 13.4 No person shall store or use any other heat-producing device or appliance which has been determined by the AHJ to be unsafe due to its application or use.

In simple and nonlegal terms, residents of the Sandstone Neighborhood CAN'T store propane tanks in the building, garage, and/or lanai, hence no propane gas grills are allowed, nor use other barbecue devices that are not at least 10 feet away from the building.

<u>Smoke Alarms</u> - Please also advise the residents required to check their smoke alarms to ensure they are in working condition.

We ask all Sandstone Neighborhood residents to take a moment and ensure the above is followed. Remember, an action by one resident may have the potential to impact adjoining units in the building. Unfortunately, it is more likely than not that these safety guidelines were written by professionals based on past experiences. For your own and your fellow neighbors' safety please make sure to follow these important directives. Thank you in advance for your attention and cooperation on this very important matter.

SIDEWALK MAINTENANCE – It was Sandstone time! Sandstone Neighborhood, i.e., Ashford Falls Ct, Cascade Falls Dr, Reynolds Falls Ct, and Simpson Falls Ct, had some sidewalk maintenance work done on it last month. As reported a couple of times in the past few weeks, LakeRidge Falls' Roads & Grounds (R&G) Committee surveys the Association's 5 miles of sidewalks each year as part of a preventive maintenance program. Once concluded, we submit their findings to a local concrete company, which evaluates and thereafter presents a professional opinion on what work should take place. As you may have guessed, the marked areas with neon orange spray were areas that were identified as ones that required attention. However, unlike previous years, this time repairs are being

done based on sections. Once the work on a section is concluded, a new section is being addressed. With this is mind, please note that the work on the Sandstone Neighborhood was concluded last month. This means that the next one on the list is the Stirling Neighborhood. As always, please make sure to exercise caution when walking along marked sidewalk sections. Thank you in advance for your cooperation and understanding in this matter.

On a related matter, the Board of Directors passed a resolution a few years ago, which resulted in the Association assuming the responsibility for cleaning most of the sidewalks and driveways in the Community, in addition to all common areas. We say most because it excludes the sidewalks that lead from the driveways to the entrances. Please see the picture below.

CREEN - ASSN RESPONSIBILITY TO GLEAN





RED - HOMEOWNER RESPONSIBILITY TO CLEAN



Mr. Tamas Pataki, who needs zero introduction, started last month working on cleaning the Association's sidewalks and driveways. The first neighborhood to be cleaned was Victoria Falls. At this time, it is unclear how long it will take Mr. Pataki to complete the project; however, what we do know is that it will greatly improve the overall look of LakeRidge Falls.

WATERFALL – Last month, we had a small repair work taking place at the Association waterfall. During a routine landscape maintenance that took place behind the large entrance monument, the waterfall's filter pressure gauge broke, as can be seen in the picture.

Now, and before we continue, some may wonder why a large waterfall, as the Association has, needs a filter. After all, a waterfall is not a designated swimming area for people to use, right?! Well, this is mainly because such filters assist greatly in the maintenance of the waterfall. You see, the waterfall's filter clears dust and pollen, which would otherwise clog the system and/or promote algae growth. Speaking of algae growth, filters reduce dependency on chlorine, which promotes equipment wear and tear and, above all, is very costly.

Back to our story, PoolWerx, the Association's pool and waterfall maintenance company, was on-site this week to replace the damaged part. But to perform the work properly, they installed a new lid, air relief valve, and pressure gauge. Once completed, they reported that the system was tested and everything was said to be in good working condition



Four Florida FOODIES Restaurant Ratings

Ratings by Fern & Bob Rouleau and Linda & Gunner Lorenz. These are our opinions for the particular day and time we went, which may change with different chefs and/or servers on a different day. In fact we HAVE found that the food has varied and would get different grades on different days, even ones we loved.



Arts and Central - C

611 Central Ave, Sarasota

- Difficult to find no sign
- Nice atmosphere
- Service ok
- Artsy
- Menu is for sophisticated palate
- Salad was good
- Food was "eh"

Classico Italian Chophouse - A

1341 Main St, Sarasota

- Good service
- Excellent food
- Nice atmosphere
- Inside or outside seating

Cheesecake Factory - B

130 University Town Center Dr, Sarasota

- Good service
- Large selection
- Skinnylicious menu
- Large place with plenty of seats
- Food was good

Percocos - B+

8131 Lakewood Main St Ste M101, I WR

- Very loud
- Excellent service
- Salads are wonderful
- Pizza crust is crunchy good
- Chicken parm is good
- Cavatelli was good but spicy

Clementines - A

536 13th St W, Bradenton

- Closes at 6pm
- Order at counter
- Great salads
- Wonderful grilled cheese variations
- Good nonalcoholic specialty drinks
- Great desserts
- Very few tables

BOOK CLUBS

WINE AND FICTION BOOK CLUB

James

by Percival Everett





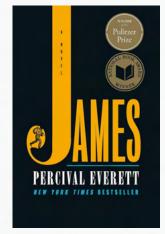
A retelling of Mark Twain's The Adventure of Huckleberry Finn, James is a novel told from the perspective of Jim, an enslaved man who is one of the principal characters in Twain's work. Serious in tone, it wrestles with themes related to morality, the nature of freedom, and enslavement. James delves deeply into the brutality of enslavement and Huck's moral development. Additionally, it brings to the forefront the resilience, intellectual acumen, and

humanity of enslaved people through the lens of contemporary discourses on Black experiences in the United States.

Due to the Thanksgiving holidays, we will delay our normal meeting time and will meet instead on:

TUESDAY, December 2nd @ 7:00 PM in the Grand Salon

At this meeting, we will also be selecting books for 2026. If you have books that you would like to recommend, please send the title/author to Barb Weigand (weigassoc@gmail.com).



TRF BOOK CLUB

The Tuesday morning book group will meet on the second Tuesday of the month, November 11th at 11:15 AM in the clubhouse.

This month's book selection is
THE SANDCASTLE GIRLS by Chris Bohjalian.
In addition, we will gather input for next
year's selections that is finalized in
December.

The January selection is Frozen River by Ariel Lawhon. We are always looking forward to meeting new members.

> Please come and try us out. Have a question? Contact Alida Gorin at 908 313 4067



ROYALTY IN OUR MIDST

If you have been out and about in LakeRidge Falls, no doubt you have met one very joyful, energetic and resourceful resident, Carol Brantley. But did you know that she now wears the crown of **Ms. Michigan Senior America**? Back home in Sterling Heights, Michigan for the summer, one of Carol's granddaughters suggested that Carol participate in the pageant. Unfamiliar with the contest, she reviewed the Ms. Senior America website. It is billed as...

"the world's first and foremost pageant to emphasize and give honor to women who have reached the "Age of Elegance". It is a search for the gracious lady who best exemplifies the dignity, maturity and inner beauty of all senior Americans".

With the endorsement and encouragement of family and friends, Carol entered the pageant, and she WON!

In early October, along with her husband, Jerry and a large contingent of family and friends, Carol flew to Atlantic City, N.J. to compete with other state winners for the title of Ms. Senior America. There she participated in interviews, talent, evening gown events and most importantly, each contestant's "philosophy of life". While Carol did not win the big crown, she met many accomplished, lovely, amazing women with whom she has made life-long friendships. Congratulations Carole Jean Brantley!





COMMUNITY RELATIONS COMMITTEE

JOIN THE VETERANS DAY FLAG BRIGADE!

The CRC is looking for enthusiastic volunteers to help place American flags throughout our community in honor of Veterans Day.

This is a wonderful way to show support for our veterans and connect with your fellow LRF residents. The task will take just about 30 minutes of your time, and your help will make a big impact!

• **When**: Sunday, November 9th

• Where: Clubhouse Front Portico

• **Time**: 4:00 PM

Come out, lend a hand, and be a part of this patriotic tradition! Everyone is welcome. We hope to see you there!



THE COMMUNITY RELATIONS COMMITTEE (CRC) IS LOOKING FOR SPIRITED RESIDENTS TO HELP PLACE AMERICAN FLAGS THROUGHOUT THE LAKERIDGE FALLS COMMUNITY. WE WILL BE INSTALLING THE FLAGS PRIOR TO THE ABOVE HOLIDAYS. IT WILL ONLY TAKE ABOUT 45 MINUTES FROM YOUR DAY. COME ONE, COME ALL!

SOCIAL COMMITTEE NEWS

SHARING OUR TRAVELS 2025







FERN ROULEAU WILL SHARE HER EXPERIENCES IN JAPAN FOCUSING ON HER VISIT TO TOKYO, KYOTO AND HIROSHIMA.

KAREN FUTORNICK WILL SHARE TRAVELS WITH HER

99 YEAR OLD MOM, NAN.

KAREN WILL HIGHLIGHT MANY OF THE 67 PORTS FROM THE 133 DAY

VOLENDAM POLE-TO-POLE GRAND VOYAGE!
PORTS INCLUDED SOUTH AMERICA, ANTARCTICA, WESTERN AFRICA,
EUROPEAN COAST PAST THE ARCTIC CIRCLE, ICELAND, GREENLAND &
CANADA.

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Group size limited to 7. FREE!
Meet in the Clubhouse.

NOVEMBER 5 from 4:00- 5:30 PM

Group led by resident Sue Selvidio-Stanley

Digital Media Educator / Award Winning Photographer

Connecticut Public Schools Professional Educator

Sign up for the session on the Bulletin Board.

SOCIAL COMMITTEE NEWS



Lake Ridge Falls Traditional

This is NOT a regular potluck dinner!

November 2 / 5:30 pm

BRING FOOD BY 5:15PM

CONTACT FERN ROULEAU TO SIGN-UP

FERNR27@OUTLOOK.COM

Adult guests of LRF residents welcome



THANK YOU FOR ATTENDING!!



SEPT







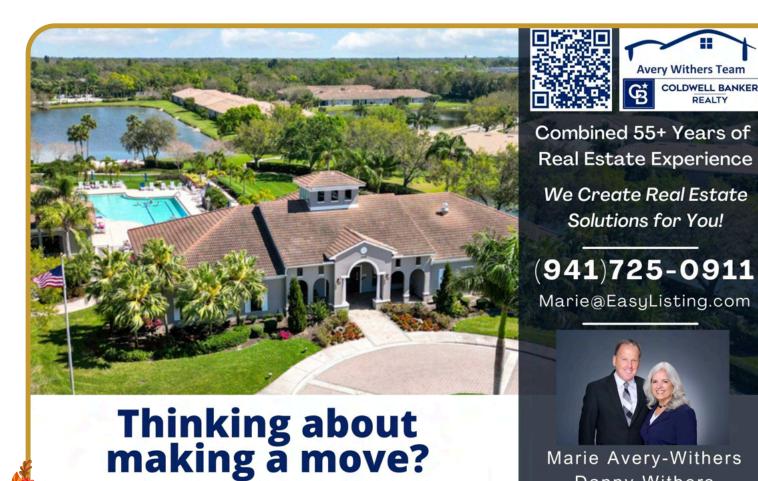












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