



A volunteer effort of the Summit Observer Committee

From The President -- Jeff Spiro, Ph.D.

How Contracting Is Done at the Summit

At the last Board meeting we discussed whether to award contracts to various bidders. During the discussions, some of our owners made suggestions as to what we should or should not include in our contracts. I decided to use this column to talk about what we require from contractors.

1. License: They need to show that their company is legally licensed in Florida to operate or offer services.
2. Permit: If the job requires a permit from Hollywood, the contractor needs to get it.
3. Insurance: They need to provide two types of insurance: Worker's Compensation, which covers accidents that might happen to their workers, AND Liability Insurance, which protects our residents and the Association.
4. Product Warranty: The contractor needs to provide us with a product warranty, issued by the manufacturer, which states the length of the warranty and what is covered.
5. Workmanship Warranty: The contractor needs to provide us written confirmation of length and coverage for their workmanship.

The discussion at the Board meeting focused on getting Performance Bonds. A Performance Bond is a surety bond issued by an insurance company or a bank to guarantee satisfactory completion of a project by a contractor. It is usually required when there is concern that the contractor might disappear in the middle of the job and never complete it.

I consulted our lawyer about acquiring a bond for our pool project. Our condo lawyer brought into the conversation a lawyer in her firm who specializes in bonds. We were told that the cost of a bond is anywhere between 1% and 5% of the project's value. The lawyer did not recall ANY case where a bond was issued on a job that was less than \$100,000. Bonds usually end when the

work is completed. If we want to extend the length of the bond, for example, to one year after the job is finished, we would have to discuss this with the bonding company, and pay an additional cost. Lastly he said that in any case, the bond would only cover the amount of the contract and not any additional cost. What that means is that if we had gotten a performance bond PRIOR to the initial repair of our pools and we had negotiated an additional year of coverage, we still would not have gotten back from the insurer the full cost of the repair and would need to sue the contractor for the balance. Finally, since a third party company issues bond, the ability to collect from these types of companies is subject to their own financial health and relative agreement to pay.

Our contracts call for staggered payments, making payments only after sections of work are done, with a large payment at the end of the job.

Awarding contracts is a complicated matter and there are no quick and easy short cuts.

Sandy passes us by

Hurricane Sandy passed us by to take aim at the mid-Atlantic coast. Our staff did a great job preparing, but we must remember that mostly we were lucky once again. We did suffer from flooded A1A and side roads through the week that followed due to unusually high tides brought on by the storm and a full moon. This was a light touch compared to the terrible havoc done to the northeast.

To help mitigate damage in a future storm we now collecting the bids and planning for the engineering study we need to allow us to decide whether to protect our windows with hurricane shutters. For now, we will have to depend on our dunes to protect us again from the type of storm surge seen elsewhere.

This time we only got just a bit more wind and rain than we usually get, but we got very high tides. Like New Orleans after Katrina, we saw the water rise the day after the storm passed. Parts of A1A, side streets and the Broadwalk ended up under water. Residents who left the Summit for errands in the beautiful morning on the day after

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Board term ends 14-1/2014 13-1/2013

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Grandma's Closet: Susan Spiro Recreation: Silvio Frydman
31st Party: George Lubeck Office Volunteers: Susan Spiro
Pool Deck: Mary Ann Consolo-Reisler Welcoming: TBA

Likely Special Assessment

With the near completion of the new alarm system, we are wrapping up a set of major building wide projects that have helped bring the Summit into the 21st century. The common areas look pretty, new and shiny. We have lots of new facilities including the sports games in the back, the new and improved gyms, the video game facilities, the sound system on the pool deck, the beach bins, the refreshed look inside and out, and many more. We are not quite done with improving our home.

On the pool deck we have heard complaints about why we have chosen one project over another. It should be no surprise that at least in some cases projects have been done because we had a volunteer with the expertise who could do it cheaply and fast. For example, the wonderful new pool deck sound system worked out to less than \$1/year/unit for the expected life of the system because longtime owner Bob Werner provided much of the know-how and labor. Do we think we each might benefit more from that system than one coffee at Starbucks every two to three years? Still there are projects that will cost enough so that we cannot fit them into our regular budget.

A special assessment is being put together to deal with the improvement projects we still need. For example, our two lounges look very tired with

the storm (Sunday) found themselves driving through (or hopefully around) large ponds of water. Some had enough trouble finding a safe way back that they called building Security for route advice. The almost four feet high tide left the water nowhere to go.

Fortunately, the Summit took on no water. Our position and beach dunes protected us. The waves were crashing. The life guards put up the no swim flags. The clearest sign of dangerous surf was that we had a significant number of surfers.

Board Resignations

Sometimes other responsibilities, including family and work make it difficult to fulfill responsibilities as much as board members would like. Both Bill Deery and Sam Kelman have come to that conclusion and resigned from the board. We thank them for their service to the Summit.

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- 511 North: 2 bedroom corner overlooking pool & intracoastal, south exposure, \$379,000
- 1411 South: Overlooking pool, views of ocean and intracoastal, 2 bedroom, 2 bath, \$369,000
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old flooring and facilities. The north lounge no longer meets the minimum requirements that caterers require. We cannot use the reserve fund for improvements.

Not Calling all Units

We have a system for doing mass telephone calls from the office in case of important announcements. Up until recently everyone got all messages. Sometimes this is appropriate, as when we have storm warnings. But sometimes it can be a bit of a bother, for example if you lived in the south tower you might get a message that said, "Here is a message just for the north tower ..."

Now the system has been adjusted so the office can send out messages just by tower or line. (Line is the column of all units above each other as in the "08" line.) Line is important because utility problems and water leaks often affect only the units in one column of apartments.

Of course, unless you have given your telephone number to the office you will not be getting any of these important messages. That can be dangerous!



"Real" Theatre & Party Rooms

We understand that generally, after looking at apartments (and their balconies and views), the curb appeal, the pool deck and the gyms, prospective owners look at how we otherwise compare with modern condos. At minimum modern condos have up-to-date party facilities and theatre rooms that are a pleasure to use.

We are looking at affordable ways to provide both. We presently use the north lounge for parties. It is being used less and less for this because it needs new flooring and lacks the food staging and serving areas caterers now expect. We presently use our south lounge for movies. This lacks the level of image and sound quality and seating comfort that many of us already have in our apartment's rooms. The Lounge Renovation Committee has come up with ideas that are being considered as part of the larger special assessment.

At this point it is not clear what will make the cut, but this is a small part of the amount of work and analysis being done by volunteers (including board members) and the staff to continue to improve the Summit. Trade-offs are complex, and can be painful, between what we need and what we want. But, be part of the solution, join a committee.

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Our Dry East Pool

Since two near hurricanes have not filled our east pool we are going to have to do it now ourselves. ☺ Seriously, with the delays for the legal issues, the engineering studies, the permits, and the time to get the proposals from multiple pool companies, we are finally ready to do it right. Hopefully our 'ducks are in a row' and they will be swimming in the east pool by sometime in December so that the snowbirds can dip either east or west. We plan to recover damages from the pool company that messed up our east pool but our east pool cannot wait for this case to wind its way through the court system.

So ... work is now underway now!

Protecting Our Building

Even with the help of our insurance recovery from Hurricane Wilma, the installation of shutters across our building is still likely to be, by far, the largest component of a future special assessment. At this point we have started getting back proposals from several shutter companies. We are also getting proposals from engineering services to help make sure the right job is done right.



Sundays at the Summit

We are kicking off our 2nd year of "Sundays at the Summit" with a talk by the president of the Hollywood Historical Society, Stephen Sarsfield, on December 9. He is a young, dynamic speaker who will fill us in on the stories and people behind our town and this part of southern Florida. Save the date for what should be a fascinating presentation.

We plan to continue the program going into February with interesting presentations by excellent speakers. Please send any suggested topics to Summit.ObsERVER@gmail.com.

Get Your Dogs Ready

After what seems like years of study, we have a design, permits, and proposals for built-in grills on the pool deck. Thanks to the team of Armando Sera, Bob Werner and many others for studying and planning for the issues associated with function, safety, and appearance. These will be installed under the canopy on the south side of the Café. They will provide larger and more attractive and safer, grilling and preparing space. There will continue to be a separate Kosher grill available.



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Cool It with VFDs

No it probably is not what you are thinking. Actually VFDs are Variable Frequency Drives for the building's condensed water system. They provide coolant for all our units' and common areas air conditioning. Today they pretty much run at full speed 24 hours a day to provide enough cool water as if it were our hottest day. This wastes lots of electricity and wears out this very expensive equipment sooner.

New VFD technology reduces these costs so dramatically that pretty much any condo that can is now converting. The payback period for this investment usually runs less than 4 years! At the board meeting on October 18, the board voted to proceed with Service America's proposal.

Because of the quick payback expected, this project can be covered with a loan paid for from savings on our electric bill. In addition we should also see some drop in our water bill because of the amount of water that gets used in the evaporation process. Finally, our next reserve study may reflect the longer expected life of our coolant system allowing us to possibly further reduce the rate at which we add to our reserves, while staying at full reserves. Yes we will both be a more "green" condo and save a lot of "green".

Pay Now or Pay (More) Later

Phone calls from the office have resulted in several owners delivering past maintenance payments that were delinquent for over 90 days. This program has avoided having these owners paying the significant extra fees associated with having their accounts going to our lawyers. The program has also brought our number of delinquent accounts down to what may be an all-time low for the Summit.

We still have a few significant delinquencies left. These are at our lawyers and are being handled with all the legal tools available to us.

Fire alarm

After an extensive two weeks of testing by the Hollywood Fire Department, the south tower's new alarm system is live. We have already had payback since we have had three leaks detected in A/C closets. In each case we may have avoided serious damage.

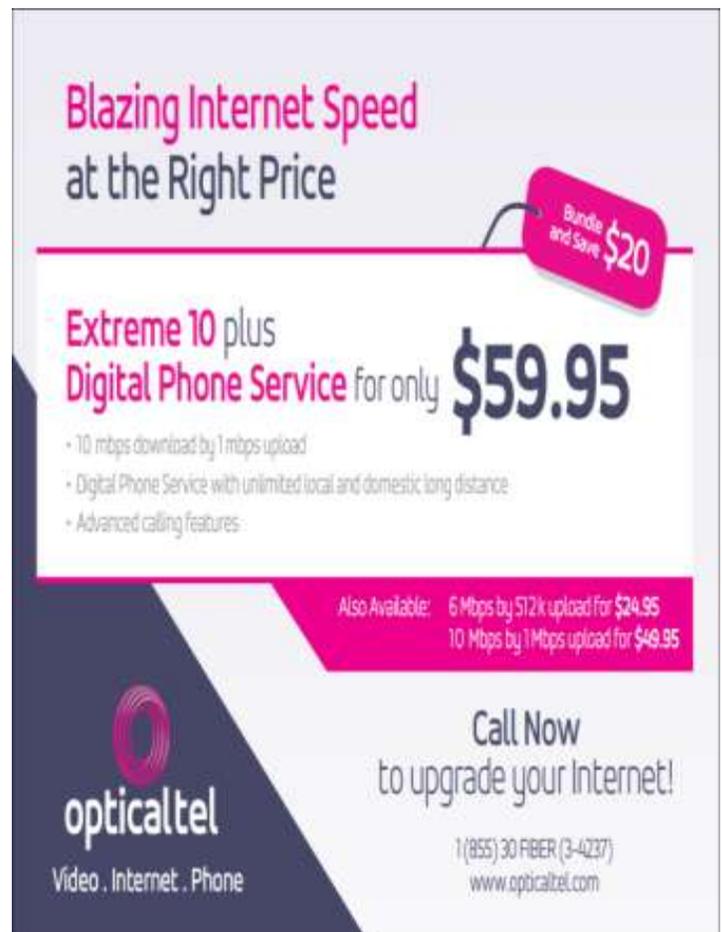
In the north tower all units and A/C closets are wired except for two into which we have had trouble getting access. (*Make sure your A/C closet keys are in the office.*) Soon the north tower testing will start. Wiring, detectors and alarm speakers in

the common spaces, including the garage, are being installed. At no time is any part of our structure left without an active alarm system. The old system is left active until the new system is put in place.



The new system provides much more information about a problem. Depending on the nature of the problem, it can automatically send the appropriate voice message to only the units on the floors surrounding the problem area. It helps the Fire Department to more quickly locate the nature and location of the problem. And, we expect fewer false alarms!

Because we have a dependable alarm system we no longer have the exception from the fire department that allowed us to turn off alarms that we thought were false. Only the fire department can now turn off the alarm. Of course, since the Hollywood Fire Department is now only three blocks away, we are not likely to wait very long. Of course, when the alarms start four minutes can seem like a long time.



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The Social Committee – Joe Garbis

I'm back from Atlantic City and ready for the next seven months here at the Summit. I attended the Halloween cocktail party on October 31, which was beautifully run with nothing but raves from all who attended.

At this time our full schedule is not complete but I can tell about what is already in the pipeline:

- New Year's Eve dinner dance
- January 24th 4-day cruise to Cozumel Mexico
- February 2nd Treasures and Trash Flea Market
- Easter Sunday activities and prizes for the children

A formal meeting of the committee will be held on Tuesday, November 6 at 10:00 am in the north lounge where other items and ideas will be explored. Our meetings will be held on the 1st Tuesday of each month. Anyone wishing to attend may do so. If you have ideas and cannot attend just call me at 954.921-7078.

Good to be back. Hope to see you soon.

Summit Mortgages

It should now be somewhat easier to get a mortgage on a Summit apartment. After several years of work, we have met all conditions that we know for having our mortgages purchased by Fannie Mae.

Fannie Mae and other similar organizations buy real estate loans from banks so that the banks have more money to lend. After the recent economic crisis Fannie Mae significantly raised its standards for the loans that it would buy. They made it especially difficult for Florida condos.

If you, or a prospective buyer, is told by a prospective mortgage lender that this is not the case, please contact the Summit Office for the information they need.

We have been told by one owner that their mortgage broker said meeting Fannie Mae's new standards must also be met for reverse mortgages.

Eating Off the Floor is OK

In October our Café passed the county health inspection with flying colors. Inspector's quote: "Cleanest kitchen I've seen, I will eat lunch here." That's an amazing statement from a restaurant inspector!



While Hurricane Sandy was starting to blow on the pool deck on Thursday, October 25, the Café was full for dinner

and this is not even close to our busy season yet. Congratulations to Patti, Benji, Paula, John, and Ami for making the Café such a wonderful resource for the residents. It is tough to make a private restaurant such a success.

Appreciating Nature Other Than Bikinis

It is probably not too soon to reserve a place at one or more of the presentations at West Lake Park's Anne Kolb Nature Center. They are very popular and usually sell out very early. 954.357-5161. visithollywoodfl.org/anne_kolb.aspx

- January 18 – The Manatees of Broward County
- February 22 – Protecting and Restoring our South Florida Ecosystems
- March 22 – Endangered and Threatened Wildlife of South Florida



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The Hollywood Beach CRA and A1A

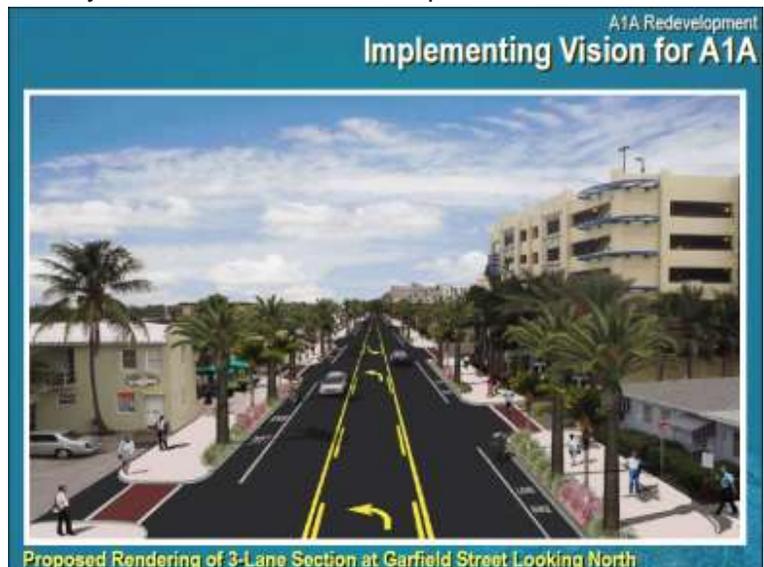
Community Reinvestment Agencies (CRAs) are governmental organizations set up for a fixed number of years to reinvest any increase in local real estate tax revenues directly back into a community. Without a CRA additional tax revenue would be divided between the city, county and state. CRAs are widely, but very selectively, used to make focused investments in areas that promise, with investments, to become major economic engines for an area.

Given how tourism drives the economy of southern Florida, it makes sense that our beach is seen as such an area. Much of the beautification we see on the Broadwalk and side streets is due to investments made by the beach CRA. Our property values and, therefore, the tax revenues, are definitely increasing. Some of this is likely due to CRA investments.

We are lucky to benefit from being in a CRA area since we get all the benefit without increasing our taxes rates. The CRA continues to work on the side streets and on new and better parking and transit. They are going to be putting our utilities underground and making many less visible improvements. For these generally uncontroversial investments we can just say, "Thank you!"

Now, much more controversially, they are looking to invest in A1A between the Hollywood

Boulevard and Sheridan bridges to make it an attractive walking, shopping, eating, and biking area. While this could make Hollywood Beach a more attractive place to visit and live in, there is a downside. Any such plan to expand the sidewalks, landscaping and bike paths would necessarily reduce the width allocated to cars. After all, they only have a fixed amount of space to work with.



One possible future A1A (from the Hollywood CRA)

They are looking at options such as having some parts of this stretch of A1A reduced to four lanes without center barriers or to three lanes with a dedicated center turn lane. Simulation models suggest that either would likely handle traffic growth as well as our existing system, but a lot of people are concerned that this new plan would slow down through traffic, thereby increasing the time it takes us to get to the Sheridan Street Bridge during the busy season. At a well-attended CRA meeting held on October 30 at our next door Community Center, there were many voices of opposition, and just a few in favor. For more information about this and many other ongoing and potential initiatives on Hollywood Beach see hollywoodcra.org

It is important to note that none of these potential options would affect A1A in front of our buildings.

Treasures & Trash Flea Market February 2nd Save the date and Sell your Stuff !!

– Nancy Fuller

Plans are now in place for a Sunday, February 3, 2013 flea market for residents. It should be fun and profitable. Registration details are available in the mailrooms and on MySummit.org.



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Why Hurricane Windows Still Make Sense

Some owners seem to be putting off decisions to install hurricane windows because the Association is considering having shutters put on our windows across the whole building. Building-wide shutters make sense because the shutters are much more affordable. But ... there are several good reasons for owners to individually still consider hurricane windows now:

1. They significantly decrease the noise, wind and rain coming in from outside much better than our original windows.
2. Unlike shutters, they are always ready for a storm.
3. They are less likely to implode than regular windows in case of the extreme pressure differences that can come with tornados.
4. Many of our 30+ year old windows need replacing anyway. Wouldn't it be nice to have solid, smooth moving windows again?
5. Now that hurricane season is almost over, you could probably get a better price than at any other time.

Of course, the combination of hurricane windows and shutters is the safest situation. So, many of owners with hurricane windows are looking forward to having the building get shutters.

Past Bills are not "Water Under the Bridge"

Our Association spends a lot on utilities every year, including water for all of us (~\$400,000), electricity for the common areas (~\$250,000) Because the invoices we get from the utilities can be long and complex and the rates and rules change over time, we can never be absolutely sure we paid only our fair share.

An industry has developed of auditors who study utility bills to see whether we have paid more than we should have. The auditors only get paid if they recover money for us from the utilities. We have contracted with a water billing audit company,

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American Water Audits, to go back years to find us some money. If this is successful we will try it with our electric bills.

Let's hope we end up recovering from the water company and they end up taking a bath!

Betty at 100

Our own Betty Levin celebrated her birthday with five generations of her family. Then she had an additional celebration at our Café with many of her Summit friends. She demonstrated her great sense of humor. She said she loves the Summit and refused her family's offer to move to her to a luxury managed care facility because the people there were way too young!

Would it not be great if everyone had Betty's positive attitude, energy, humor and enthusiasm for life?



Our 2013 budget

By now everyone should have their 2013 coupons. If you have not gotten your coupons yet please contact the office. You can pay on-line, in the office and by mail. The office is even equipped to process your check and hand it back to you in just minutes. If you have any questions please reach the office at 954.925.3337.

There is little change in the rate from last year as reported in the last Observer.

Odds & Ends from Our Assistant Manager

– Alex Gonzalez

Keeping the Summit a great place to live is a job of a thousand little (and big) details. Our staff does the vast majority of those invisibly, but here are a few that you should know about. Thank you for the opportunity to serve you.

1. Existing Beach Bins are all sold out, but we have created a waiting list. We will order the next row after it has been fully reserved. Contact me at the office to reserve a bin.
2. A/C Closet violations: We thank the owners that have cleaned their closets of debris and materials. We continue inspections and giving out violation notices where indicated.
3. Oil spills inside the parking garage: We just completed the pressure washing of the parking garage over the summer and plan to keep our garage clean. In the past garage oil got tracked on our floors and we do not want that happening on our new rugs, so we will continue identifying vehicles with oil leaks
4. Annual Window Cleaning coming up again in January, 2013 – specific dates TBD

It was so good it was Scary! – Laura Naron

Over 20 princesses, ninjas, pirates, soldiers, devils, angels and goblins came to the 2nd Annual Summit Children’s Halloween Party. We even had a Strawberry Shortcake. Parents, grandparents, staff and great-grandparents came to the south lounge for pizza and popcorn and special Halloween movies. Thank you to Connie, Monica, Sharon and Mary Ann for the spookily decorated room.

We know the other residents enjoyed the pool deck parade by our little scary monsters and the chance to give out candy,



The Adults Love Halloween Too!

On Halloween evening Patti and Benji (and a lot of friends) put on the perfect Halloween party at the Cafe. Even out of season they had over one hundred at the Halloween cocktail party with open bar and buffet. The food, fun and friendship ran for hours. We took full advantage of the new sound system to play Halloween favorites in brilliant digital sound. Our Halloween decoration volunteers reused the decorations from the children’s party to make the place up wonderfully

Patti and Benji returned to run our Café on November 1, 2011. Therefore, the Halloween party was on the very last day of their first year back. What a way to show how great it is to have them back! We really love you and your whole team, including Paula, Ami, John, and all.



Who's Coming to the Summit?

Security and safety are priorities for our staff, so we had to be careful when a couple visited without keys or fobs wanting access to a unit. The unit in question was listed only in the name of a corporation and nobody was identified as either an owner or an approved visitor. It took a day for the visitors to round up corporate papers that listed another person as an officer of the corporation and to have that person give the office permission for them to use the unit. During this time, unfortunately, they had to stay at a local hotel. Sounds harsh, but would you like just anybody to be let in?

Please do not let this happen to your friends and visitors. This was embarrassing and unpleasant for everyone concerned and absolutely unnecessary. If you have up-to-date contact information in the office they will quickly reach you if a question, such as this, comes up about your unit.

News from the Summit Hadassah

Nina Nissenfeld, Education Chair

On Thursday, November 15, we will be feasting at the annual Potluck luncheon. All the dishes and desserts will be homemade from our member's favorite recipes. If you are a paid-up member, contact Phyllis Finston at 954.920.7647 to confirm. Please let her know what your menu contribution will be. Plan to bring a friend who, perhaps, will join us as a new member.

Check out our bulletin board for details on the December 13 Hanukah Cocktail Party and Dinner. Also see the details of the book talks we hold every month on the 1st Thursday at 1 p.m.

Looking forward to meeting you at each event planned for this exciting season.

Election for 2013 Board of Directors

Our Association is supposed to have nine board members. Four come up for election this January. The benefit that comes from being on the board is the opportunity to continue to make life better at the Summit. If you are interested in running for one of those seats you need to submit by December 8, an "Intent to Run for Board of Directors" form, which you can get from the office or at mysummit.org.

Whether you are interested in the job or not, please at least peruse the education material about condo living and boards available at mysummit.org/CondoLiving.html

Click on the course list link on that page and consider such free courses as:

- Board Member Basics

The Summit Observer



- To Serve or Not to Serve
- Condominium Dollars and Sense
- Meeting Mayhem -- Maintaining Order

Staff of the Quarter – 3rd Quarter 2012

Thanks to our dedicated staff for making the Summit a great place to live. Special thanks to staff recognized for their special contributions. Please feel free to add your thanks when you see them.



Manville "Butch" Hunter
Kent Security



Joann Jimenez
The Continental Group, Inc.

From the Editor – Steve Naron

Take another look at *MySummit.org*. We are putting more information and flyers, notices and forms out there to cut down on trips to the office and to make these more readily available to those away from the Summit. It is becoming a timelier source of information about what is going on at the Summit. After Hurricane Sandy it even reported the times of high tides that were affecting the flooding of A1A.

We now have a "Save the Date" list with the dates of Summit related events until the end of 2013. The first page of this list is posted in the mailrooms and the entire list is available on *MySummit.org*. If you would like to have your events listed, please send a note to Summit.ObsERVER@gmail.com.

If you have a favorite business that you'd like to help, get them one of the applications for advertising at the Summit. 100% of this money is used to support our Association's activities. You can find an application in the office or at mysummit.org/Advertising.pdf.

All articles, event info, photos and ads must arrive by November 29th to make it into the December Observer. Depending on the nature of information you send, we will try to place announcements in appropriate places: The Observer, the monthly calendar, the posted weekly calendar, or on *MySummit.org*. Announcements of a commercial nature should be included in ads. Information on advertising options is available at MySummit.org/Advertising.pdf or in the office.

Summit Reference Material

We need your help in keeping this material up-to-date. Please send corrections to Summit.ObsERVER@gmail.com.
Much more information and forms are available at MySummit.org

Stuff You Need to Know

- **Summit Office** - 1st floor north tower, M-F 9-5 except holidays, 954.925-3337 to deal with issues such as: parking, accounts, moving, work in your unit, bicycle room permits & fobs, and any general Summit "how to" question. fax 954.925-0123.
- **Front desks** -- Visitors, packages, and lost & found are handled by front desk security - north tower 954.925-3336 or south tower 954.925-1270.
- **In case of emergency** call 911 & then building security (either front desk) or garage 954.923-6641.
- **Keys for your unit & A/C closet should be in office for emergencies.**
- **Cafe** (pool deck) -- Open 8:30-4:00 every day but Monday. Visit or call 954.921.4737 for takeout, delivery or catering. Dinner Thursdays 5:00-8:00.
- **Observer, MySummit.org & MiniObserver** -- Send info to Summit.ObsERVER@gmail.com. For commercial messages see MySummit.org/ad.pdf.
- **OpticalTel** – 855.303.4237 -- **Cable TV, internet, telephone**
- **Police & Fire** (non-emergency) 954.967-4357
- **AT&T** 866.620-6000 – **telephone, internet**
- **FPL** 954.581-5668 – **electricity**
- Independent maintenance firms: Service America 800.884.3500, Total 954.454.6801,
- Independent real estate office next to south lobby

Your Account

- Owners can review their account at continentalconnect.com/summittowers -- At this site owners can also see Summit's legal and financial reports including minutes of past board meetings under "My Community" and "Forms and Documents"
- Questions on account call (954)378-1099, visit office or email customerservice@thecontinentalgroupinc.com
- Payments can be made by mail using your coupons, by check at office or at thecontinentalgroupinc.com/pay-association-fees
- Quarterly Maintenance payments due January 1, April 1, July 1, October 1
- TV service and access to the pool deck, gyms, game rooms, bike rooms, and fence gates are not available to residents in units with over 90 day late payments.

Scheduled Association Meetings

All remaining regular board meetings in 2012 start at 7pm on Thursdays in south lounge: **November 8 and December 20.**

2013 election related meetings: "Meet the Candidates" – Tuesday, December 18, 2012 & election meeting – Thursday, January 17, 2013.

Excellent material about condos living & operation at caionline.org/events/boardmembers/volunteer. See "An Introduction to Community Association Living." Also see mysummit.org/CondoLiving.html

Some of Summit's Resources (open 24 hours)

- Two **swimming pools** -- no lifeguards, join group water exercise in west pool M-F 8-9 (but the east pool is closed for repairs)
- Two **Tennis courts** - in back, pick up team Daily 9
- Separate **Cardio & Weight Gyms** --3rd floor both towers, Please practice posted gym etiquette rules. Men's bathroom/shower/sauna attached to cardio gym. Women's bathroom/shower/sauna attached to weight gym
- **Shuffle board** -- SE corner of property, equipment at front desk, pick up team M/W/F 1:30-3:30,
- Two **Card rooms** in each tower (3rd floor), internet hot spots (see signs for names & passwords)
- **Internet hotspots** - North & South Women's Card rooms & near Café (all OpticalTel). South Women's Card room also has AT&T DSL network as backup. See **Internet Options** on MySummit.org. Also try next door public library (M-F 10-6)
- **Library rooms** - 2nd floor both towers
- **Game rooms** - 3rd floor both towers, including video game consoles, supplies at front desk
- **Billiard rooms** -- 2nd floor both towers, equipment at front desks
- **Ping-pong** -- 3rd floor game room north tower, equipment at front desk
- **Bike Storage** - 3rd floor garage, register bikes in office - use beach elevator to reach Broadwalk, walk bikes in garage. Adult tricycles storage area -- NE corner of 1st floor garage.
- **Parking facilities** – See office or MySummit.org for rules. Subject to availability, annual or monthly spaces may be rented in office.
- **Kayak Storage** -- garage 3rd floor NE corner -- See office with questions or to reserve a spot with a check - \$120/boat/year
- **Putting green, 1/2 basketball court, clay bocce ball court, horseshoe pit & golf pitching net** – on beach side of towers – selected supplies available at front desks
- **Beach Bins** -- garage 1st floor SE corner -- See office with questions or to reserve a spot with a check. Annual rental amount depends on bin size (\$60/year, \$90/year, \$180/year)
- **Soda/water vending machines** – through double doors on 1st floor of each tower

Outside the Summit

See our "Around Hollywood" bulletin board in mailrooms. Visit front desk of next door Community Center for numerous brochures and calendars of local activities. Many local links on MySummit.org & visithollywoodfl.org

Suggested Hollywood clubs:

- Service club: Hollywood Rotary Club, hollywoodrotary.org, 954.921.4500
- Public speaking club: Gelfand Good Morning Toastmasters Club, gelfand.toastmastersclubs.org

The Summit Towers

November, 2012

Office: 954.925.3337 9-5 M-F

In case of emergency call 911 first then
Security at:

North Lobby: 954.925.3336,
South Lobby: 954.925.1270, or
Garage: 954.923.6641

As of November 5, 2012

Send your event info to Summit.ObsERVER@gmail.com

The Summit Café

Open 8:30-4:00, closed Monday
Call 954.921.4737 for delivery or takeout.
Opens for Thursday dinner 5pm
Menu at MySummit.org/Cafe
Internet hotspot "Summit Pool"

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
If your event is not on the calendar it is because no one sent the information to Summit.ObsERVER@gmail.com . See updates on "What's Happening" on MySummit.org . Find outside activities at our Around Hollywood bulletin boards, MySummit.org , the Community Center and visithollywoodfl.org				1 1 Hadassah Book Talk	2 9:30 Exercise Class	3
4 End Daylight Savings Time 10a Landscaping Com.	5 Café closed 9:30 Exercise Class 10:30 Tap Class	6 National Election 10 Dancercise 10 Social Comm.Meet 7:30 movie & popcorn	7 9:30 Exercise Class 7:30 Tech Help	8 5p Café dinner 7p Board Meeting	9 9:30 Exercise Class	10
11 7p Landscaping Com. Café Rosh Hashanah dinner	12 Café closed 9:30 Exercise Class 10:30 Tap Class,	13 10 Dancercise 7:30 movie & popcorn	14 9:30 Exercise Class 7:30 Tech Help	15 1p Hadassah luncheon 5p Café dinner	16 9:30 Exercise Class	17
18 7p Landscaping Com.	19 Café closed 9:30 Exercise Class 10:30 Tap Class	20 10 Dancercise 5 BYOB 7:30 movie & popcorn	21 9:30 Exercise Class 7:30 Tech Help	22 Thanksgiving Office closed 5p Holiday dinner at Cafe	23 9:30 Exercise Class	24
25 7p Landscaping Com.	26 Café closed 9:30 Exercise Class 10:30 Tap Class	27 10 Dancercise 5 BYOB 7:30 movie & popcorn	28 9:30 Exercise Class 7:30 Tech Help	29 5p Café dinner	30 9:30 Exercise Class	End of Hurricane Season!!!

To Do's

- Look at the interest groups list in the office
- Opt-in to have your telephone number in our directory
- Make sure your maintenance contract and insurance are up-to-date
- Visit the front desk of the Community Center to see all that's going on
- Snowbirds should arrange an apartment watcher
- Write an article for the November Observer
- Eat at our Café or use take out or delivery

Usual Repeating Events – all activities are run by volunteers

8am **Water aerobics**, west pool
S 7pm **Landscaping Committee**, pool deck
MWF9:30pm **Exercise Class**, north lounge
M10:30am **Tap Class**, north lounge
T 5pm **BYOB** outside of Café, pool deck
T 7:30pm **Movie & popcorn**, south lounge
W7:30pm **Tech Help** for laptops/phones/pads, south women's card room
Check the MiniObserver in the elevators for last minute changes and updates.