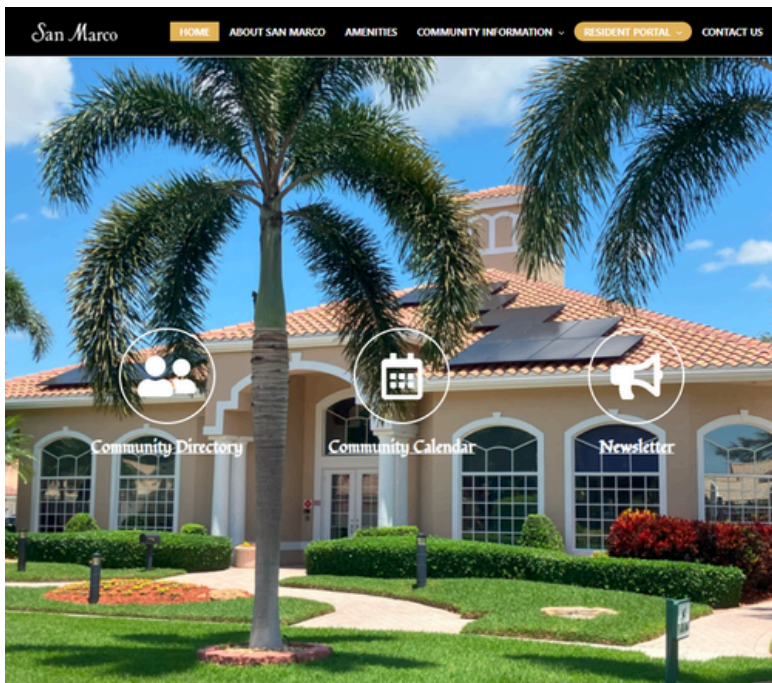


San Marco

The Estates of Westchester Country Club

NEWSLETTER

Check out our **Webpage**
www.SanMarcoHOA.org



Contact Info

Carolina Management Services

Onsite Office Information

Office Hours:

Monday, Wednesday, Friday: 9 am to 2 pm

Tuesday, Thursday: 9 am to 12 pm

Office Phone: 561-734-1666

Office Fax: 561-734-1608



April Birthdays...

Tara Simon - April 2

Sandy "Mama" Gordon - April 19

Eileen Carter - April 24



If you would like to be part of our birthday list, click here.

COMMUNICATIONS Committee

Newsletter Contacts

[Tara Simon](#) (Editor)

[Kathy Livecchi](#) (Chair)

[Lynn Weinberg](#)



Email HOA Communications

at

[SanMarcoHOACommunications](mailto:SanMarcoHOACommunications@gmail.com)

[@gmail.com](mailto:SanMarcoHOACommunications@gmail.com)

HOA BOARD PRESIDENT UPDATE



PRESIDENT'S MESSAGE

Bob Valerian, HOA President

The last workshop was a full house. Thank you all for attending and bringing your concerns to our attention. We yet again have comments about unsafe driving, speeding, parking on the wrong side and not stopping at STOP signs. Please be aware of your own driving and share these concerns with your visitors. In addition, walkers please use the sidewalks in the early morning and evening and wear reflective clothing for your safety.

Painting of our houses is planned for this September/October. The Board has selected a paint committee. They will begin meeting to review color schemes and we will communicate more details as we move forward.

Our new landscape maintenance company, Grandscapes, started on March 1. They will maintain our lawns, trim our shrubs and do the annual tree trimming. We look forward to excellent service and improvements to our irrigation system. Please put in a work order for any maintenance needs.

Hope you have a Happy Passover and a Joyful Easter.

See you at the Board meeting on April 23.

Have a great day.

**REMINDE YOUR
SERVICE VENDORS
-NO SOLICITING-**



Welcome New Neighbor

Patricia White – 7304 Modena Drive



April 2026

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
	Ping Pong is available daily if the table is free.		1 Passover 1p Billiards 4p Bocce 5:30p Pickleball 	2 8a Tennis 1p Billiards 6:30p Poker	3 Good Friday 1p Billiards 7p Game Night	4 8a Tennis
5 Easter 	6 1p Billiards 1p Poker 4p Bocce 5:30p Pickleball	7 8a Tennis 1p Billiards	8 1p Billiards 4p Bocce 5:30p Pickleball	9 8a Tennis 1p Billiards 6:30p Poker	10 1p Billiards 7p Game Night	11 8a Tennis
12	13 1p Billiards 1p Poker 4p Bocce 5:30p Pickleball	14 8a Tennis 1p Billiards 7p Game Night 7p Ping Pong	15 10:00a Finance 1p Billiards 4p Bocce 5:30p Pickleball	16 8a Tennis 1p Billiards 6:30p Poker	17 1p Billiards 7p Game Night	18 8a Tennis
19 	20 9:30a ARC 1p Billiards 1p Poker 4p Bocce 5:30p Pickleball	21 8a Tennis 1p Billiards 7p Game Night 7p Ping Pong	22 Earth Day 1p Billiards 4p Bocce 5:30p Pickleball 	23 8a Tennis 1p Billiards 6:30p Board Mtg	24 1p Billiards 7p Game Night	25 8a Tennis 11a Solo Club 5:30p Spring Fling 
26	27 1p Billiards 1p Poker 4p Bocce 5:30p Pickleball	28 8a Tennis 1p Billiards 7p Game Night 7p Ping Pong	29 1p Billiards 4p Bocce 5:30p Pickleball	30 8a Tennis 1p Billiards 6:30p Poker		Color codes: ACTIVITY EVENTS in Clubhouse LAWN CARE MEETINGS





The Social Committee invites
you to the 2026



Spring Fling Party

Saturday, April 25th, 5:30pm
Chinese Dinner, Dancing, & Karaoke, BYOB
\$20

Sign-up sheet is posted in the clubhouse
Sign up and Payment is due by Friday, April 10th
(space limited to 56 persons)

Check or money order payable to
"San Marco Social Committee"
Leave checks in the box outside the office
(No Cash)

Adults Only



SAN MARCO 2026

Upcoming Events

~~Saturday March 21~~
~~Bingo~~

Saturday, April 25th
Spring Fling - Dinner, Dancing, Karaoke

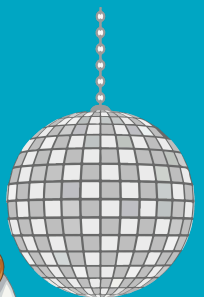
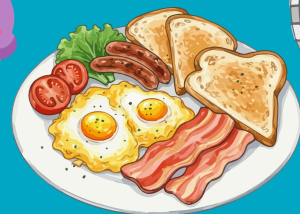
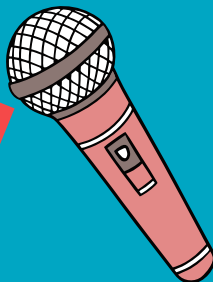
Saturday, May 16th
Ice Cream Social

Sunday, September 6th
End of Summer BBQ

Saturday, October 31st
Halloween Party!

Saturday, December 5th
Holiday/Italian night - Dinner & TBD

.. Friday, January 1st, 2027
Breakfast



SAN MARCO SHOUT-OUTS

Check out these superstar neighbors who've been spotted going the extra mile and then some!



Dennis Purwin - nominated by Tara & Rich Simon
“Thanks for saving us from flat tires by walking the neighborhood with your magnetic roller to collect the nails the roofers have left beyond.”



**Got a superstar neighbor in mind?
Give them a Shout-Out right here:**

Shout-Out Form



Solo's Club Update

The San Marco "Solo Club" was established to provide companionship and activities for our divorced, single or widowed friends in San Marco and the other communities within the Estates of Westchester.

Our annual dues are only \$5. Each month the group meets on the last Saturday at 11am in our clubhouse and we plan for the following months program. We go out to lunch or dinner and also plan an activity, such as a play, musical, or local event.

In the past, we have held a pajama party, a game show, a high tea, and discussion groups on various issues. In addition, we have holiday parties, card parties, luncheons and much more!

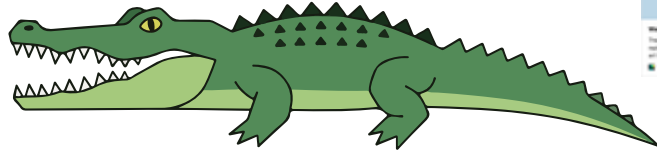
In 2026, we have planned miniature golf and lunch at Pop Strokes, an in house movie and pizza night, ice cream social, going to the Titanic Expo at PBS Studios and much more.

In April, we will see an Elton John Tribute at Delray Playhouse. For our monthly dining event we will be together at Josie's for lunch or dinner.

Please come out and join us, we will happily welcome you. The best part is you will find a bunch of great new friends.

**Mary Haberle, President
maryhaberle7249@comcast.net**

GREEN CAY NEWS!



Green Cay Phase II / RECAP

This project, slated to open in early 2027, will purify reclaimed (recycled) water and replenish groundwater supplies throughout the region. This innovative, state-of-the-art facility will serve as a dependable, drought-resistant source while protecting our water resources and creating new recreational experiences for residents and visitors of Palm Beach County. Palm Beach County Water Utilities Department is using state-of-the-art technology to develop a new purified water source without additional withdrawals from the underground aquifer. Following an advanced purification process, clean water will flow into lakes where it can recharge groundwater supplies.

Green Cay Nature Center and Wetlands, located at 12800 Hagen Ranch Rd. remains open for its usual hours and program schedule throughout the construction period. Click [here](#) to visit the Green Cay website for more information on hours and programs.

Why is this project important?

As Florida's population grows, so does the need for additional clean, safe, and sustainable water supplies. This innovative water reuse project will help replenish the region's limited water supply while ensuring resilient water resources now and in the future. This project will be the first of its kind in the state of Florida. PBCWUD is proud to be an industry leader in bringing the latest, state-of-the-art water treatment technology to Palm Beach County.

Green Cay Park

The lakes created by this project will provide new experiences for the public to connect with nature. A planned 63- acre park will include hiking trails and public access passive recreation opportunities. Green Cay Park will be located on the southwest corner of the intersection of Jog Road and Flavor Pict Road, in Boynton Beach. A planned boardwalk extension will connect the current Green Cay Wetlands with the future Green Cay Park, for one contiguous experience for visitors to enjoy. Parking at Green Cay Wetlands will remain the same, and an additional parking lot will be opened at Green Cay Park on Flavor Pict Road.

NEWS DROP!

The IT Committee
has a New Name -
We are now called
San Marco HOA
COMMUNICATIONS



FACEBOOK

Community Page

Please click here --> ["Facebook Page" ~](#)
["San Marco Community"](#)

This is **NOT** related to the HOA.

Just a fun resource for us all to communicate,
sell stuff, pick-up games, share news, etc.

You must live in our San Marco Community to join.

No Politics or Religion Permitted

COMMUNITY CHATTER

Check out...
San Marco
Community News
on Channel 99

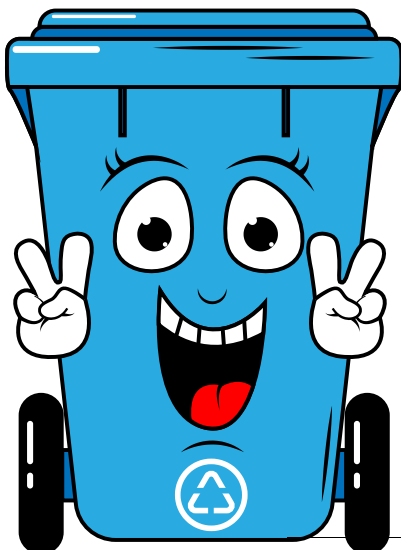


Did you get a new car?
Call the office if you
need a new sticker.

Please...
DO NOT
FEED THE
WILDLIFE



FreeSignPrinter.com



Sanitation Pick-up
Tuesday- Trash & Recycling
Friday-Trash/Bulk/Yard Waste

THANK YOU... David Damery
for compiling the Hotwire Channel
information for us!!!

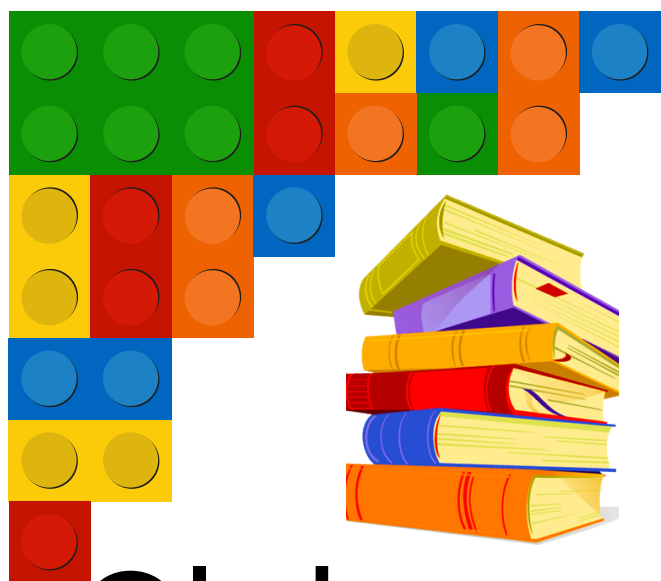


The attached spreadsheet has TABS:

- *Complete List by Channel**
- *Alphabetical by Station**
- *Complete List by Station**
 - *Digital Favorites**
 - *Music Channels**
 - *Digital Premium**
 - *The Works**
 - *Sports Package**

Please Click link:

[Channel List](#)

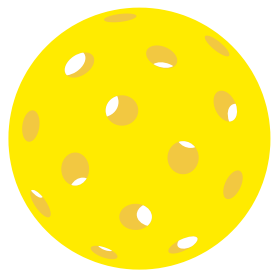


Join Us!

Clubs...

San Marco Clubs	Meeting Time	Location	Contact	Phone
Book Club	TBD	Clubhouse	Olga Grafals	305-338-7795
Poker	Mon 1-4pm & Thur 6:30-9:30pm	Clubhouse	Izzy Lebovic	646-852-4509
Juliet's	1x month	TBA	Evelyn Kendrick	315-372-9057
R.O.M.E.O's	2x month	TBA	Bob Yadiovker	954-290-5478
Solo Club	Every 4th Saturday	TBA	Mary Haberle	908-285-9191
Pickleball	Mon & Wed @ 5:30pm	Courts	John Betz	845-532-7286
Tennis	Tues, Thurs & Sat @ 8am	Courts	Phil Marquez	505-948-6067
Bocce	Mon & Wed @ 4pm	Courts	Josephine Glover	732-278-6397
Mahjong	Wed/Sun (day) Fri (night)	Clubhouse	Janet Fishman	561-736-8541
Canasta	Tues & Thurs	Clubhouse	Janet Fishman	561-736-8541
PingPong	Tuesday 7pm	Clubhouse	Harry Nerenberg	305-790-4755
Billards	Monday-Friday @ 1pm	Clubhouse	Wilson Grafals	305-903-5223
Game Night	Tuesday 7pm	Clubhouse	Olga Grafals	305-338-7795
Game Night	Friday 7pm	Clubhouse	Evelyn Kendrick	315-372-9057

Come Join US!
 Monday & Wednesdays
 5:30 PM
 At the tennis courts





Thank you to our **Delegate, Anne Sokoloff**, representing San Marco at the COBWRA meetings and sharing updates with us.

COBWRA is an association where all West Boynton communities come together to discuss and resolve issues within the West Boynton area.



Message from Mike Caruso, Clerk of the Circuit Court & Comptroller, Palm Beach County,

Property Fraud is on the rise in PBC.

His website has a section dedicated to this topic with efforts he has put into place to help us to protect ourselves.

Please click this link:

[Property Fraud Alert](#)

COBWRA Unequivocally SUPPORTS its members who want to remain part of UNINCORPORATED PALM BEACH COUNTY!

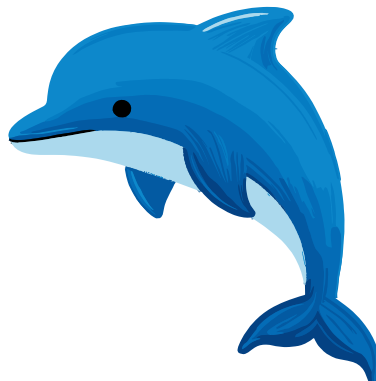
OUR MEMBERS WANT TO CONTINUE to BENEFIT FROM COUNTY SERVICES and

DO NOT WANT TO PAY HIGHER TAXES!

JOIN US IN SENDING A STRONG MESSAGE TO the CITY OF BOYNTON BEACH and to the BOARD of COUNTY COMMISSIONERS

Click this link to sign the petition:

<https://cobwra.org/boynton-beach-annexation-petition/>



[Click here for more information about COBWRA](#)

SAN MARCO HOA PING PONG NIGHT!

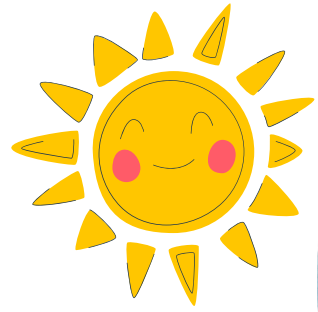


EVERY
Tuesday & Wednesday
7 PM

**BALLS
OPTIONAL**

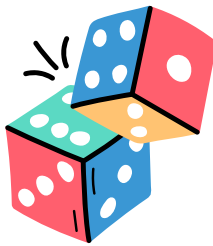
**JOIN THE FUN AT
THE CLUBHOUSE!**

trending
now



**GAME
Night**

Tuesday & Friday
7pm
in the Clubhouse

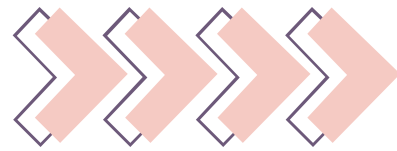


SOLO Club

Meet every 4th Saturday

Contact Mary Haberle

908-285-9191



R.O.M.E.O's

(Retired Old Men Eating Out)

Meet twice a month

Contact: Bob Yadlovker

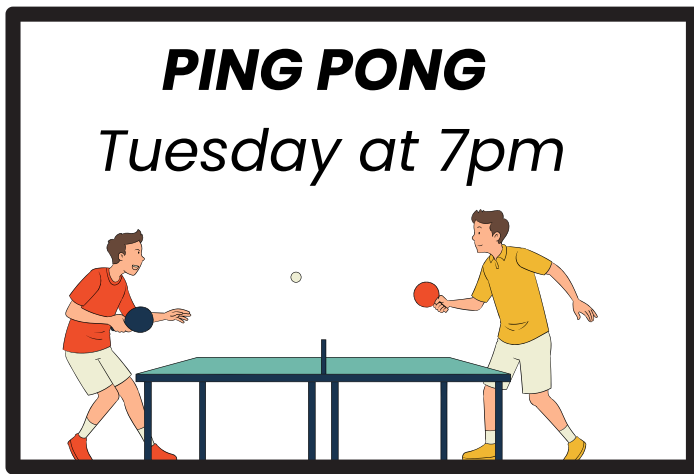
954-290-5478

JULIET'S LUNCHEON

Ladies meet once a month

Contact: Evelyn Kendrick

315-372-9057



PING PONG

Tuesday at 7pm

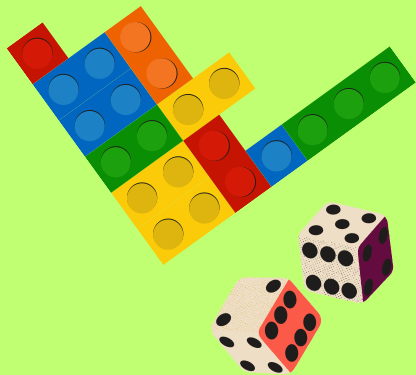
Have something to share?

Please email – San Marco HOA Communications

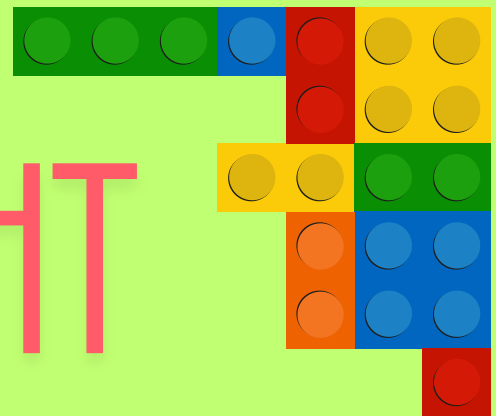
Closing date the 20th of each month

Please Join Us for Bocce!
The court (located behind the tennis courts) is open for play anytime.

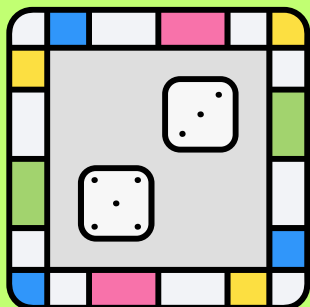
Players meet for pickup games on
Monday & Wednesdays at 4:00pm!



Game NIGHT



**TUESDAY & FRIDAY
7PM**



What is the ARC?

ARC = Architectural Review Committee



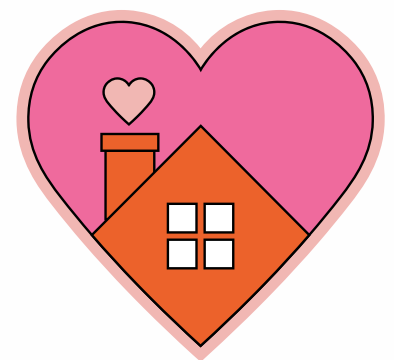
The ARC ensures all residents comply with the community guidelines. All exterior home improvements need the approval from the ARC. This includes:

- Landscaping beds and or adding shrubbery in non existing beds
- Garage doors
- Exterior lights
- Installing patio pavers
- Enclosing the lanai
- Replacing windows, front doors and storm shutters
- Replacing roofs, leaders & gutters
- Adding or removing screen enclosure in front of home
- Security cameras
- Removal of trees

ARC will fast track some items to let the resident start their project early. Please check with the office to see what is permitted. Forms are online and in the office.

Please secure the name of the company and license number, their insurance company with policy number and plans drawn out.

Always wait for an approval letter before starting your work.



Chair

Yoga



Friday Mornings 9am
**Lakeridge Greens
Clubhouse**

\$10 per session

Questions: Carolyn Wyss

540-589-1388

Instructor: Helene

561-312-6884



San Marco HOA Board Members - 2026

President: Bob Valerian

Vice President: Tom Confessore

Treasurer: Al Marquart

Secretary: Zona Stutman

Board Member: Wilson Grafals

Board Member: Israel (Izzy) Lebovic

Board Member: Fred Hagey

San Marco Committee Contacts

Clubhouse

Liaison: Wilson & Fred

Peter Cox	732-778-9211
Janet Fishman*	561-736-8541
Kathy Livecchi	845-546-7513
Harry Nerenberg	305-790-4755
Zona Stutman	917-406-8628

Finance

Liaison: Al & Fred

Arnold Carter	631-219-8624
Aaron Margulies*	561-707-3644
Harry Nerenberg	305-790-4755
Lynn Weinberg*	954-695-1485

Communications

Liaison: Zona & Bob

Kathy Livecchi*	845-546-7513
Tara Simon	914-844-0021
Lynn Weinberg	954-695-1485

Recreation/Pool

Liaison: Izzy & Zona

Linda Barbieri	315-254-6696
John Betz*	845-532-7286
Eileen Carter	631-848-3408
Peter Cox	732-778-9211
Jo Glover	732-278-6397
Evelyn Kendrick	315-372-9057
David Lammy	708-351-7910
Harry Nerenberg	305-790-4755

*Chair

Social

Liaison: Tom & Zona

Linda Barbieri	315-254-6696
Arnold Carter	631-219-8624
Eileen Carter	631-848-3408
Diane Confessore*	954-218-1879
Natholie Creiver	514-702-1847
David Damery	561-558-6475
Jo Glover	732-278-6397
Richard Goyer	514-820-6915
Evelyn Kendrick	315-372-9057
Dave Lammy	708-351-7910
Cheryl Lebovic	646-852-4537
Kathy Livecchi*	845-546-7513
Philip Marquez	505-948-6067
Steve Schour	561-843-4246
Stephanie Taksey	561-376-7474

Long Range Planning

Liaison: Al & Bob

John Betz	845-532-7286
Aaron Margulies	561-707-3644
Debra Nerenberg	786-731-3444

ARC

Liaison: Tom & Wilson

Carole Marquart*	516-659-0669
Josephine Glover	732-278-6397
Tony Imperatrice	954-336-5888
David Lammy	708-351-7910
Aaron Margulies	561-707-3644
David Ross	561-739-3480