

Paradise Village HOA Gazette

July 2026

Paradise Found
Paradise Village, Lake Placid, FL



Photo compliments of Pat Smith

A Quick Look Inside This Issue

Your HOA · Neighbors Helping Neighbors · P V Billboard · Community Interests · Calendar

Sponsored by the **Paradise Village of Lake Placid Homeowners Association (HOA)**

The Gazette and Calendar are available online: www.4communitymedia.com/cmnewsletters

Editor: Andy Capodiferro 305-302-6727 60pvhoa@gmail.com

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High A/C bills
Deteriorating AC ducts

BEFORE



**YOUR CRAWLSPACE
SHOULD BE CLEAN,
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AFTER



Signs you have moisture issues:

Musty smell inside your home
Floors feel soft & spongy
High energy bills
Visible moisture or standing water

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Paradise Village Homeowners Association

is a non-profit corporation registered in the State of Florida established in 2009 and operates under the Florida Mobile Home Act (Florida Statutes, Chapter 723). The HOA represents all homeowners in matters related to Chapter 723, Representation applies whether or not a homeowner is a member of the HOA. The Florida Statutes, Chapter 723 is available at: <https://www.flsenate.gov/Laws/Statutes/2024/Chapter 723>. Copies of the Paradise Village HOA By-Laws and Articles of Incorporation are available upon request.

Building Community Through the Gazette

Our primary aim in publishing this newsletter is to nurture a strong sense of community. For new residents, the Gazette can serve as a valuable lifeline, offering opportunities to connect with neighbors. The success of our newsletter depends on the information we receive from the community. To help create a vibrant and informative publication for everyone, we invite you to contribute by sending stories, jokes, anecdotes, helpful tips and photos, for the coming issues.

Why have a Homeowners Association (HOA) Under Florida Statute 723?

The HOA empowers mobile home park residents to collectively negotiate with park owners, fight unreasonable rent increases, address reduced services, and legally represent the community's interests' structure to engage in mediation and protect against retaliation. Also, the Paradise Village HOA provides the resources for training and certification of new board members, the printing of corporate documents, the monthly Paradise Village HOA Gazette and calendar, Welcome Books and Paradise Village Directory.

Paradise Village HOA Board Meeting

Will resume September 2026

Any concerns please contact Rod McNulty or Andy Capodiferro



Join in on the discussions and learn about the new and pending laws in the state legislature that protect all Florida state manufactured homeowners.

Who to Call

Park Manager, Erica Roller
erica@garbercommunities.com
Office: 863-465-3638
Cell: 863-402-7200

Highlands County Sheriff
Security concerns
863-402-7200
Emergency Calls 911

Advent Hospital, Lake Placid
1210 US Hwy 27 N
863-465-3777

Urgent Care, Lake Placid
2999 E Interlake Blvd.
863-260-0398

2026-2028 HOA Board of Directors

President **Rod McNulty**
.....401-808-9299
Vice President.....**Andy Capodiferro**
.....305-302-6727
Secretary **Lorraine Woolever**
.....772-321-4976
Treasurer **Gayle Metz**
.....305-978-4423
Director.....**Marti Capodiferro**
.....305-298-4651



*For advertising information
please call 941-375-3699*

From the Paradise Village HOA President



I hope everyone is enjoying the new Paradise Village HOA Gazette. I would personally like to thank all of our board members for finding and working with Community Media Publishing Company, in developing this all new newsletter. Please be sure to let them know if you would like to see something in a future edition.

I've just learned SB594 has been presented to the Governor for his signature. He will need to sign or veto by June 30th. I anticipate he will have provided his approval for this very important piece of legislation by the time you receive this newsletter. We will be sure to keep you informed about what it all means, and how it works, as they move forward with implementation. I wish all a happy "250th - 4th of July"! Stay safe, play safe, stay out of the sun or use lots of sun block.

Rod McNulty

Paradise Village HOA President

Meet Resident Rod McNulty

Born and raised in a little Rhode Island town on the eastern side of Narraganset Bay called Riverside. I developed a love of mechanics and



working on cars, my own and for many friends. This led me to working for the local Peterbilt dealership as their first mechanic. After working there for five years, I applied for a position in Quality Control in the factory for Peterbilt Motors Company in Madison, Tennessee. November 1976, I started a 39-year career with Peterbilt, retiring as Northeast Regional Service Manager. I traveled throughout much of this country working on special projects or working to resolve difficult dealer or customer concerns. When I retired, I sold my 150-year-old farmhouse in Pennsylvania and bought the first of 3 different motorcoaches and began a 7-year adventure, living full time in a motorcoach, traveling around the country with my wife Beth. Now we have sold the motorcoach and now spend winter months in Paradise Village, Lake Placid, FL and summer months in Coventry, RI. I still enjoy traveling even if it's just one of our monthly trips to the Everglades and the Keys when in Florida or a day drive to one of our favorite costal locations or old fishing villages in RI.

HELLO

Do you have something to add? What habit popular among older people have you adopted and now embrace? Tell us and we will include it in the next Gazette!

*****NO ACTION NEEDED*** FOR YOUR INFORMATION*****

Lot Rent: During the Regular Session, the Legislature passed Senate Bill 594, (2026), relating to local housing assistance plans to assist mobile homeowners, who qualify, with their lot rent. The Governor received our bill today, June 15, and he must approve or veto by June 30. A BIG thanks to all of you who heeded the call to action for outreach to legislators to let them know of your need and support for SB 594 and HB 267!! You made a difference!! With hope for a good outcome, next steps for mobile homeowners will be at the local level with your county housing office. Please see the language of the bill here: <https://www.flsenate.gov/Session/Bill/2026/594>



Welcome Newcomers

A warm Florida welcome to our new residents!

Tamara Kardoskee 18 Paradise Hill Drive

Paradise Village has a lot to offer, so please keep the Gazette and Calendar handy. You can find these resources in the clubhouse and office, along with sign-up sheets for upcoming events.

Please also complete the Resident Information Form in the Welcome Book so we can include your special dates and email you the Paradise Village HOA Gazette, Calendar, and other community updates. If you need a copy of the form, feel free to contact Gayle Metz, 23 Joanna Dr.,

305-978-4423. You can order Name Tags and Paradise Village Tee-shirts at the clubhouse as well. To everyone in the community, please take a moment to greet our new neighbors and invite them to an activity or meeting. Wishing you all the best.

Yard of the Month

June

Charlotte Hart 23 Horseshoe Lane



July

William Smeester Jr. 4 Lynn Terrace



Thank You for helping to keep our park beautiful!

Recipients receive a \$25 Gift Card from management. Be sure to look for their sign!

Neighbors Helping Neighbors – The Ripple Effect

Small, individual acts of kindness—such as volunteering to spruce up a neighbor's house, planting flowers, or repairing park benches—create a ripple effect, fostering community, boosting well-being, and inspiring others to contribute. These gestures transform public spaces, strengthening bonds among neighbors. We see it in our park every day, neighbors helping neighbors. Here are examples a few examples of individual initiatives making the environment warmer and more connected. Please let us know if there were someone you would like to offer a "Thank You" to!

Neighbors Helping Neighbors ~ The Ripple Effect of Kindness

A Special Thank-You Note!

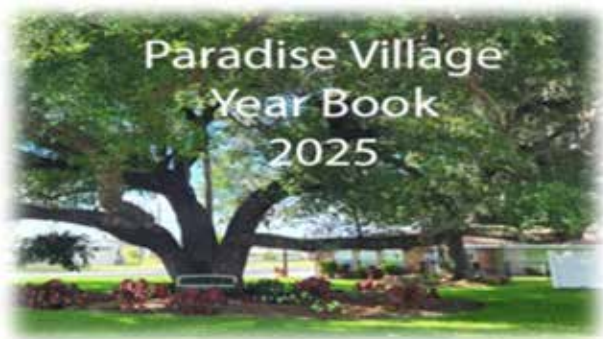
Thank You to Our Exercise Program Volunteers!

We appreciate the neighbors who organize the daily Chair Yoga program and make it available to everyone in the clubhouse. Chair Yoga offers many physical and mental health benefits, including improved flexibility, reduced stress, and better balance, all without the need to get down on the floor. Your time, effort, and commitment to our community's well-being are truly appreciated.



Year Book

"I remember their faces, but I just can't place them"! Sound familiar? Well, Karen Hudson, on her own, has put together a beautiful Paradise Village Yearbook with our Resident's pictures, names & addresses. They are available in the Office for \$5, just the cost of printing. If you haven't given a picture yet & want to be included in the 2026 issue, be sure to email karenbus9@gmail.com or contact Karen at 219-395-6149 Look for Karen at events taking pictures or she will even come to your place to take a picture.



Lending a Helping Hand

Our community has a group with the purpose of helping our neighbors that might need an extra hand. If you have skills of any type: Plumbing, Electrical, Carpentry, Masonry, Painting, Cleaning (inside and out), Automotive, Golf Cart repairs, Landscaping, etc.; Contact **Brad Willman**.



Those needing help must understand that this is not a Free remodel of your home, just a helping hand. As the resident, you will be responsible for the cost of any materials needed and you will need to sign a disclaimer/ waiver that the volunteer is Not responsible for any damage caused by the work they did. If you need help or want to volunteer, please contact Brad Willman at bbadbbrad@juno.com or fill out the form at the Clubhouse on the sign-up table.

Sunshine Committee

Sherrill Braun will send beautiful handmade cards for get well, sympathy, or just to cheer someone up! Anyone can request a card, but please always include an address. You can email Sherrill at sherrill.braun@gmail.com.

Paradise Market

Beginning with the October 2026 issue, we will be adding a section to the Gazette to help residents of Paradise Village to sell or donate items they no longer use or need. Items may be inanimate or vegetative. To get into the October issue, all entries must be received by September 15th. Entries should be emailed or texted to Andy Capodiferro at 305-305-6727 or 60pvohoaandy@gmail.vom. Inappropriate entries will not be published. HOA is not responsible for any transactions which occur as a result of the entries, responsibility resides solely with the parties to the transactions.

Sample entry and format with required information.

Item

Description, condition

First name (Optional last name)

Phone or email

Parradise Village address

Sample format

Ladies Bicycle

26 inch, red and white, lights, reflectors, horn, mirrors, in very good condition

Albert

823-999-999

51 Horseshoe Lane

5 Ways to **Stay Cool** Under Summer Pressure

Summer often brings a welcome change of pace with warmer weather, longer days, vacation plans and more time outdoors. However, it can also introduce new stressors for many individuals. Whether balancing work responsibilities with family schedules, coping with the heat or dealing with travel logistics, summer can feel anything but relaxing.

Try out these strategies to manage seasonal stress so it doesn't manage you:



1. **Set boundaries with your time.** Summer calendars can fill up quickly. As such, be intentional about what you commit to and don't hesitate to say no to events or obligations that feel overwhelming.



2. **Plan ahead for family and travel logistics.** If you're managing kids on summer break or planning trips, get organized early. Clear communication with your team and family can help reduce last-minute confusion, tension and stress.



3. **Use vacation time wisely.** It's important not to let your paid time off go unused. Even a short break or a staycation can help you recharge. When you're off, try to disconnect and allow yourself to relax.



4. **Practice mindfulness or light exercise.** Movement is medicine, so incorporate light physical activity into your day. Short mindfulness practices can also help you stay calm and grounded, lowering stress levels.



5. **Limit alcohol and caffeine.** Summer socializing often includes more drinks, but too much caffeine or alcohol can disrupt your sleep cycle and increase anxiety. Stay mindful of your intake and balance alcoholic beverages with plenty of water.

With a few intentional adjustments to protect your well-being, you can keep your cool this summer.

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JULY CROSSWORD



ACROSS

1. Highly skilled
6. Manila hemp
11. Metric unit of capacity
12. Pours
15. Countenance
16. Eternally
17. Evil spirit
18. To provide maintenance
20. Black bird
21. See the sights
23. Apiece
24. Assists
25. Initial wager
26. Skin disease
27. Carpenter's tool
28. Strong cleaners
29. Dog with a wrinkly face
30. Not younger
31. Too keen
34. Team
36. Falsehood
37. Ages
41. Kick
42. Digestive juice
43. Kitchen or bathroom _____
44. Electrical distribution system
45. Labyrinth
46. Fizzy drink
47. Petroleum
48. In an exposed manner
51. Make lace
52. Woven together
54. First-aid item
56. Robber
57. Go-between
58. Clothe
59. Scope

DOWN

1. Payment to an ex
2. Argument
3. Greek letter
4. Clothespins
5. Tall woody plant
6. Consultant's offering
7. Kind of nut
8. Unot of land
9. A rotating disk
10. Coat electrolytically
13. Dealer
14. Stitches
15. Critical
16. Converted to Christianity
19. Happen again
22. Echo
24. House location
26. Mimicked
27. Beer
30. Curved molding
32. Tank
33. Was laid up
34. Run very fast
35. Worked patchwork
38. Carousing
39. Moderate in tempo
40. Glide over ice
42. Bread makers
44. Leaves
45. Flowing tresses
48. Egyptian river
49. Teller of untruths
50. Eastern discipline
53. Armed conflict
55. Lair



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Paradise Village Billboard



**** New ****
Rummikub
6:30 Sundays



10:00 Mondays
Tuesdays & Wednesdays
CHAIR YOGA
Beginners welcome



Bible Study
Every Tuesday
8:30-9:30am
Currently Studying the
Book of Psalms
Please call if you
have a prayer requests
Mary Johnson
863-991-2430t



Bingo
7:00
Wednesdays
Various games played
Come join the fun!



1:00 Mondays
Hand Foot & Knee



Golf Cart Parade

5:00 Mondays
Join us under the big tree
across from the pool. The
parade goes around the
entire park. We honk our
horns & waive. Come out &
greet us! Raffle tickets \$.50 -
winner gets the pot



6:30 Mondays
Dominoes & Games



Ladies Lunch
11:30, Tuesday, July 14th
At Jaxons
443 Lake June Rd.
Please sign-up at the clubhouse
Carpooling available
For information call
Patti Max
740-260-7356



Texas Hold'Em
11am, every Thursday
contact Rusty O'Neil
678-246-8305



Bowling
Night

Tuesdays at 6:30
play on the Tv's with
the Nintendo Wii
interactive Game

Petanque
TIME CHANGE!
6:30 am
Fridays



8:00'ish
Friday Meet'n Greet
Donuts & Coffee
at the Clubhouse

What would you like to do? We need your suggestions! Are you interested
in knitting or crocheting? A day trip for shopping, movie & lunch? An
excursion to Bok Tower? Sightseeing in our beautiful Lake Placid Village?
Dinner out? Plays? Storytelling?

Lake Placid Community Interests

Keep these pages handy

Lake Placid Farmers Marketplace

Although the season is winding down, we will have our annual summer pop up events for the 4th of July, Caladium Festival Weekend & Labor Day.

Supporting the Small, the
Local, and the Passionate
Providing a Space to Grow.
A Place to Belong.
Because Together We Build
Our Local Economy



Calendar of Events: <https://www.lakeplacidfarmersmarket.net/home#5>

To sign up for text Reminders of Events, text LPFMEVENTS to (866)-827-4015

Meet the Musicians: <https://www.lakeplacidfarmersmarket.net/meet-our-musicians>

Shop local vendors from the Community & Pick-up your orders at one of the events (Wednesday Evenings or Saturday Mornings) & now online at the Market Hub at <https://orders.lakeplacidfarmersmarket.net/>

Sun'n Lakes Freedom Market



Avon Park Farmer's Market Multi-date Event:

Jul 11, 2026, Aug 8, 2026, Sep 12, 2026, Oct 4, 2026, Nov 1, 2026,
Nov 1, 2026, and 6 more

8:00am - 1:00pm

19 E Main St, Avon Park, FL 33825



Tropical Winery Live Music

Performed by Marti Capodiferro & David Mains

July 25, 2026

2:30-5:30

2678 US-27

Lake Placid, FL 333852

Christmas in July Vendor Fair

July 25, 2026 11:00am - 3:00pm

Circle Theatre

202 Circle Park Drive Sebring, FL 33870 Free Entry



35th Annual Caladium Festival

Multi-date Event:

Jul 24, 2026, Jul 25, 2026, Jul 26, 2026

Stuart Park

113 E Interlake Blvd Lake Placid, FL 33852

For more information, visit CaladiumFestival.org or contact the Lake Placid Chamber of Commerce at (863) 465-4331.

Lake Placid Community Interests con't

Services

Duke Energy's customer service line at 800-700 8744.

For local community agencies call 211, or visit 211.org,

Local Food Assistance Programs:

Nu Hope Elder Care Services Assistance, Home Meal Delivery, Activities & Meals at the Diamond Bistro on Main Ave, Lake Placid. Call 863-382-2134

Manna Ministries of L P Food Pantry. Arrange for food donations and food pick-up. Someone can bring the food to you as well. We have applications call 863-659-1281.

Meals on Wheels delivers a meal a day, Mon.– Fri., \$6/meal. Call 863-402-1818 if you are ill, in recovery or just need assistance with your meals. Everyone is eligible! Please contact Gayle Metz for assistance on 305-978-4423

National Church Residences – Subsidized Independent Senior Housing
Fair Haven Village, 3015 Spinks Rd., Sebring, FL 863-382-3777



Lake Placid Recycling Program

The Town of Lake Placid does not include recycling pick-up in its services; however, Town residents can bring their recycling to the Highlands County Recycling Drop-off facility.

Drop-off location is at 25 West Royal Palm Street at the corner of Hickory Avenue and West Royal Palm Street.

Hours of operation*:

2-5:30 p.m. Mondays and Wednesdays, 8 a.m. to 1 p.m. Saturdays



Drop-off/Donate

To the “Dump”! Highlands County Landfill, 12700 Arbuckle Creek Rd., Sebring: household hazardous waste, E-waste, furniture, junk & appliances that Do Not work. There will be a fee charge bby weight. 7:30 am – 5:00 pm, M-F & 7:30 am - pm Saturdays.

New To You Used Furniture & More, 831-B Interlake Blvd., LP, 863-659-1353 – Drop-off & Pick-up:
A resale store for “like new” used furniture. Must be in very good condition.

Nu-Hope Thrift Store, 103 S, Main Ave, LP, 863-699-0814 - Drop-off & Pick-up: most anything. The appliances must be in good working condition. There is a drop-off station open 9am-3pm M-F; 9am-1pm Sat. on W. Hibiscus Ave.

Saint Francis Thrift Store, 43 Lake June Rd, LP, 863-465-0051 - Drop-off: most anything.

Habitat for Humanity, 159 So. Commerce Avs., Sebring, 863-385-7156 - Drop- off & Pick-up: most anything. Electrical appliances only and in good working condition. Furniture must be in very good condition.

Salvation Army Thrift Store, 3135 Kenilworth Blvd., Sebring, 863-385-7548 - Drop-off & Pick-up: most anything. The appliances must be in good working condition. Will accept Furniture in good condition.

Goodwill Superstore, 420 Sebring Sq., Sebring, 863-314-3200 - Drop-off: most anything. The appliances must be in good working condition. Will accept Furniture in good condition.

Volunteer Opportunities to Give back to your community

Meals on Wheels – Drivers Needed, 863-402-1818

Veterans Administration, 7205 S George Blvd. Sebring, 863-402-6623

Nu-Hope Thrift Store, 103 S. Main Ave, LP, 863-699-0814

Nu-Hope Elder Care Services, 449 E Interlake Blvd., LP, 863-465-4441

Saint Francis Thrift Store & Food Pantry, 43 Lake June Rd, LP, 863-465-0051

Habitat for Humanity, 159 So. Commerce Aves., Sebring, 863-385-7156

Salvation Army Thrift Store, 3135 Kenilworth Blvd., Sebring, 863-385-7548

Goodwill Superstore, 420 Sebring Sq., Sebring, 863-314-3200

Advent Health Lake Placid, 1210 US Highway 27 North, LP, 863-465-3777

HCA Florida Hospital, 3600 S Highlands Ave, Sebring, 863-385-6101

Manna Ministries Food Pantry, Member of Feeding America, 415 Kent Ave, LP, 863-699-0093

Church of God Prophecy Food Distribution Center, 102 Hallmark Ave, LP, 863-441-4682

Lake Placid Baptist Church Food Distribution Center, 116 Cleveland Ave., LP, 863-465-5126

Grace Ministries Food Distribution Centers, 118 N. Oak Ave., LP, 863-243-1456

Volunteers of Amer of Florida, Mental Health Services, 125 Park St., Sebring, 863-382-2022

Florida Non-Profit Housing for migrant & Seasonal Farmworkers, 3909 Kenilworth Blvd., Sebring, 863-385-2519

Highlands County Coalition Social Services, 134 N Ridgewood Dr., Sebring, 863-453-8901

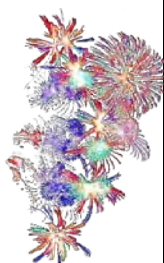
New Testament Church & Mission Homeless Shelter, 604 Lemon Ave., Sebring, 863-385-0035



HEAT EXHAUSTION	HEAT STROKE
	
Faint or dizzy	Throbbing headache
Excessive sweating	No sweating
Nausea or vomiting	Nausea or vomiting
Rapid, weak pulse	Rapid, strong pulse
Muscle cramps	May lose consciousness
Cool, pale, clammy skin	Body temperature above 103 degrees Red, hot, dry skin

ACTIONS TO TAKE	
• Get to a cooler, air-conditioned place • Drink water if fully conscious • Take a cool shower or use cold compresses	CALL 9-1-1 Take immediate action to cool the person until help arrives

HEAT STROKE IN DOGS	
	
SIGNS • Excessive panting • Drooling • Red gums or tongue • Vomiting or diarrhea • Weakness or collapse • Seizures	RISK FACTORS • Hot, humid weather • Excessive exercise • Brachycephalic breeds • Thick coat • Age & health
PREVENTION • Never leave in a parked car • Avoid mid-day heat • Provide shade and water • Limit exercise	
SEEK VETERINARY CARE IMMEDIATELY	

							
<i>Meals are free for anyone 90+</i>							
SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY	
FOR ALL MEALS, AND SPECIAL EVENTS, PLEASE SIGN UP IN THE CLUBHOUSE SO THE PREPARERS KNOW HOW MANY TO PLAN FOR. TO ENSURE THERE IS ENOUGH FOOD, THOSE WHO SIGN UP, WILL BE SERVED FIRST. PLEASE CHECK THE SIGN UP SHEETS FOR THE CUT-OFF DATE TO SIGN UP TO PROVIDE TIME FOR SHOPPING. IF YOU KNOW YOU WILL BE AWAY AND UNABLE TO SIGN UP, CALL SO YOUR NAME CAN BE ADDED. YOUR CONSIDERATION IS GREATLY APPRECIATED!							
5	6	7	8	9	10	11	
	10:00 Chair Yoga ~~~~~ 1:00 Card Games ~~~~~ 5:00 Golf Cart Parade ~~~~~ 6:30 Dominos	8:30 Bible Study ~~~~~ 10:00 Chair Yoga ~~~~~ 6:30 Will Bowling	10:00 Chair Yoga ~~~~~ 7:00 Bingo	11:30 Texas Hold'em ~~~~~	8:00-ish Meet 'n Greet Coffee & Donuts ~~~~~ 6:30 Pétanque/Bocce	 12:00 PM	
12	13	14	15	16	17	18	
	10:00 Chair Yoga ~~~~~ 1:00 Card Games ~~~~~ 5:00 Golf Cart Parade ~~~~~ 6:30 Dominos	8:30 Bible Study ~~~~~ 10:00 Chair Yoga ~~~~~ 11:30 Ladies Lunch ~~~~~ 6:30 Will Bowling	10:00 Chair Yoga ~~~~~ 7:00 Bingo	11:30 Texas Hold'em	8:00-ish Meet 'n Greet Coffee & Donuts ~~~~~ 6:30 Pétanque/Bocce		
19	20	21	22	23	24	25	
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26	27	28	29	30	31		
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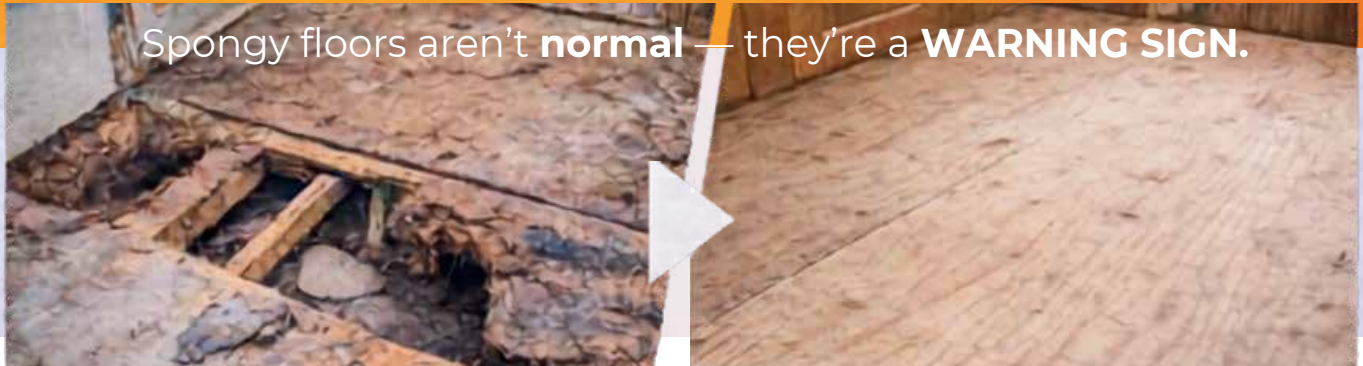
**SOFT
OR
SAGGING
FLOORS?**



WE FIX MOBILE HOME SUBFLOORS RIGHT.
floridaanchorandbarrier.com

BEFORE - Soft, Unsafe, Damaged

AFTER - Solid, Level, Safe



Spongy floors aren't **normal** — they're a **WARNING SIGN.**

YOUR FLOOR SHOULD NOT FEEL LIKE THIS:

- Soft or "spongy" when walking
- Sagging or dipping areas
- Squeaking or shifting
- Weak spots near bathrooms or kitchens
- Flooring separating or bubbling
- Musty smells coming from floor
- Floors can eventually collapse

FLORIDA MOBILE HOME SPECIALISTS

- Crawlspace & vapor barrier experts
- Clean, professional work
- Honest, no-pressure assessments
- We also do carports & AC Ducts

**SMALL SOFT SPOTS
TURN INTO BIG SOFT SPOTS**

Moisture destroys subfloors from underneath
Floors can eventually collapse
Repairs become more expensive over time

DON'T WAIT UNTIL YOUR FLOOR FAILS

We replace entire rooms for guaranteed subfloor integrity.

Call 800-681-3772
Call 863-512-2800

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Honest Pricing

10 Yrs Experience

Vapor / Moisture Barrier

- Underhome Encapsulated Insulation
- Hurricane Tie-Down Anchors

BEFORE



AFTER



Are your Floors Soft?

- Sub-Floor Repair/Replace
- New Laminate Flooring Install

BEFORE



AFTER



(863) 244-7407 or (800) 377-7885

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