

Alliance of Delray Residential Associations, Inc.

Serving the Membership ♦ Improving the Community Lifestyle ♦ Working Toward Sustainable Development

Applying Resilience Thinking to Our Natural Resources

Visit Our Website at: www.allianceofdelray.com

July 2023 issue of The Alliance Connection

Next Meeting

July 5, 2023 10 AM

We are ZOOMING for the Summer and here is the link:

<https://us02web.zoom.us/j/83725967389>

**The “Live Local Act” and How it Affects Your Community
Representative Kelly Skidmore**

also

**Solid Waste Authority on Lithium Ion Batteries
Dangers and Disposal Process**

Plus

**Reports from PBSO, PBCFR, and Local elected and
governmental officials**

Understanding the “Live Local Act”

This meeting will be essential to the leadership in your community. The Live Local Act is a comprehensive, statewide workforce housing strategy, designed to increase the availability of affordable housing opportunities for Florida’s workforce, who desire to live within the communities they serve. This Act, also known as SB 102, provides historic funding for workforce housing. In addition to a multitude of new programs, incentives, and opportunities, this legislation works to refocus Florida’s housing strategy in ways that make housing more attainable.

Example of some of the laws that have been implemented: The height of a proposed development under the Live Local Act can be the higher of (a) the highest allowable height for a commercial or residential development within 1 mile of the proposed development, or (b) 3 stories. Further, the density of a proposed development can be the highest allowed density in the county or municipality. You need to attend this ZOOM meeting to get the facts!

OFFICERS AND DIRECTORS OF THE ALLIANCE:

Lori Vinikoor, President

*Arnold Katz, Executive Vice President Norma Arnold, Vice President John Gentithes, Vice President Allen Hamlin, Vice President
Carol Klausner, Secretary Deborah Borenstein, Treasurer*

Directors: Rob Cuskaden York Freund Judy Goldberg Evelyn Spielholz Susan Zuckerman

Assistants to the President: Rose DeSanto Rhoda Greifer Joel Vinikoor

Bob Schulbaum, Chairman of the Board

Legal Counsel: Joshua Gerstin

Alliance Annual Breakfast Huge Success

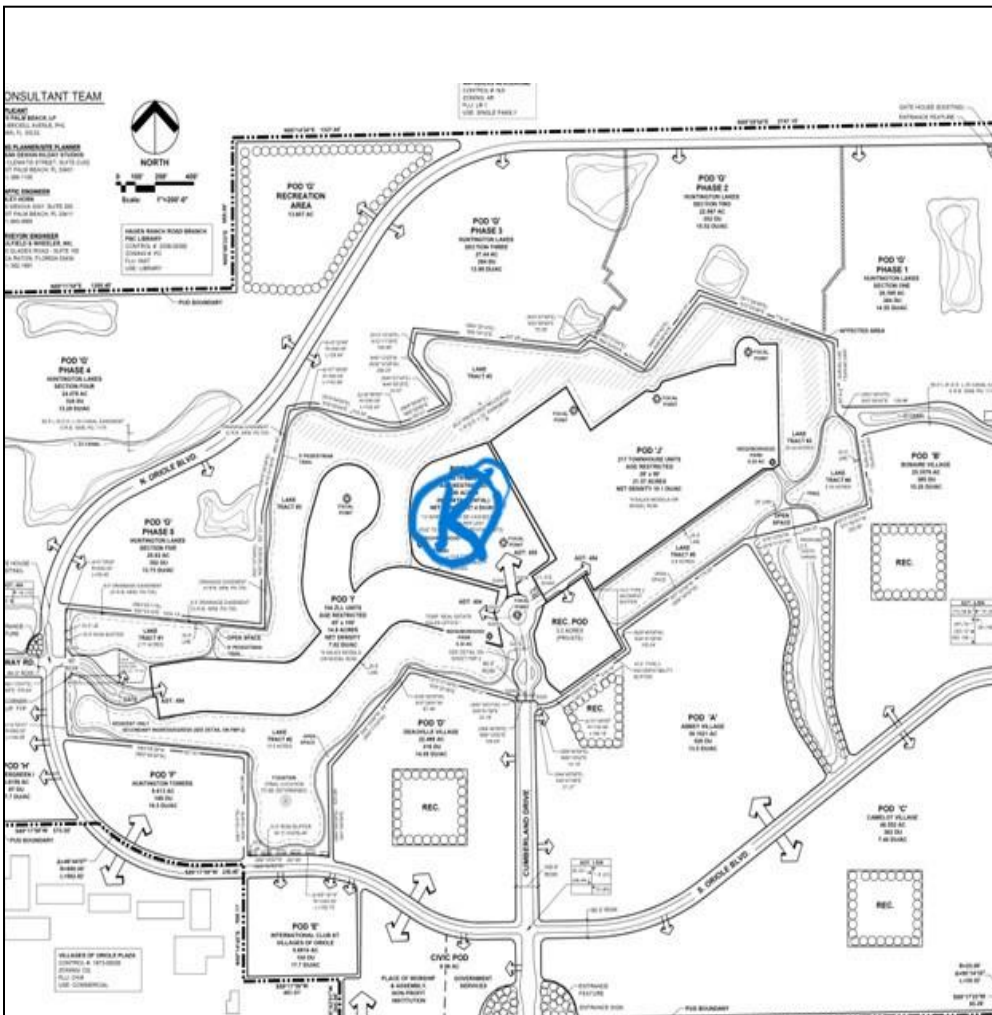
The Alliance of Delray's Annual Breakfast was again held at the Gleneagles Country Club. Delray Medical Center sponsored this event and presented a program highlighting its cutting-edge cancer care and personalized oncology.

The South Florida Proton Therapy Institute also provided an overview of its state-of-the-art facility. Proton therapy is different from photon (X-Ray) therapy in that photons stop within the body with virtually no "exit dose" beyond their target. To clarify, photons increase the dose to a tumor without added toxicity to neighboring tissue and decreases the dose to normal tissue with reduced side effects.

Photo: Standing left to right: Daniel Listi, CEO Delray Medical Center; Dr. Lori Vinikoor, Alliance President; Rose DeSanto, President's Assistant. Seated: Bob Schulbaum, Alliance Chairman of the Board.



Avalon Trails Update



Avalon Trails was approved for up to 521 total homes. "Pod K" (see site plan to the left) included up to 200 multifamily three story rental apartments OR a Congregate Living Facility.

During the final phases of construction, "Pod K" went from "200 multifamily three story rental apartments OR Congregate Living Facility" to 74 one story rental townhomes to be leased for \$3000-\$3800 per month.

The final product has 395 total homes, 126 less than originally approved. Instead of 200 three story rental apartment buildings, there are 74 one-story rental townhomes.



Comprehensive, Compassionate Urological Care

Treatments for Enlarged Prostate: New Options

Please join us for a free informative session to hear more about enlarged prostate and the new treatment options, like Aquablation Therapy, with urologist Christopher Tallman, MD.



**Thursday, July 13, 2023,
10-11am**

South County Civic Center
16700 Jog Road, Delray Beach



Call 855.721.0727 to reserve your seat.

Delray Medical Center's Campus Includes the South Florida Proton Therapy Institute

At the Alliance's Annual Breakfast, Delray Medical Center presented information on its comprehensive cancer care. One of the treatments used for patients is proton therapy and the Delray Medical Center Campus houses one of only 41 Proton Therapy machines in the United States. Here is why this treatment is so important in the fight against cancer.

What is Proton Therapy?

Proton therapy is a form of radiation treatment that destroys cancer cells by preventing them from dividing and growing. However, proton therapy uses heavy, positively-charged atomic particles rather than particles used in standard X-ray radiation therapy. Protons can be precisely conformed to release most of their energy directly into the tumor, greatly reducing damage to nearby healthy tissue. As a result, patients can often receive higher, more effective doses and generally have fewer side effects — both long-term and short-term.



South Florida Proton Therapy Institute

The South Florida Proton Therapy Institute (SFPTI) is a radiation oncology center that opened in 2018 on the campus of Delray Medical Center. The addition of the Center further expands the level of comprehensive oncology services at Delray. Nearly all cancers --- including breast, prostate, head and neck can be treated using this therapy.

SFPTI uses the first of its kind in the U.S., EDGE® Radiosurgery System to target and destroy cancer cells, while minimizing the risk to surrounding healthy cells and tissues. EDGE technology allows the physician to track a patient's tumor in real time, precisely calculate patient movement in all six degrees of freedom and monitor respiratory motion. EDGE makes it possible to pinpoint the target and deliver highly focused treatments in fewer sessions and at a noticeably faster rate, while minimizing the dose received by health tissues.

The cyclotron which delivers the photon therapy weighs 90 tons. 500 cubic yards of concrete make up the proton vault which itself weighs 24 million pounds with doors that weigh 110 thousand pounds. The magnitude of this therapy is evidenced with concrete walls 14 feet thick in all directions. For more information: <https://sfpti.com>

**COMMISSION
NEGOTIABLE**

**FREE HOME
VALUATION**

FREE Professional Photography

FREE Professional Home Cleaning

PAUL SAPERSTEIN

561-220-5296

**DON'T MAKE A *MOVE*
WITHOUT ME!**



Vice Mayor Maria Sachs' Update on Lyons Road (Since June 5, 2023)

- The contractor is currently working to install a 400 linear feet portion of 12-inch watermain between 153rd Road South and 152nd Place North. There is a total of 1,500 linear feet of watermain remaining to be installed. The water main installation could not proceed until the traffic switch which occurred on May 8, 2023.
- Remaining road work is on hold until the utility work has been completed.
- A crew is compacting rock to allow for the first asphalt lift on the north side of the bridge over the L-38 Canal.
- Another crew is working on guardrail removal to allow for new guardrail installation per plan.
- Contractor is stockpiling materials at the south end of the project to construct the connection to the existing roadway, south of the bridge over the L-38 Canal.
- As previously mentioned, in our community meetings, due to the delay in the delivery of specialized signal items, the demolition and construction of the intersection of Lyons Road and Atlantic Avenue will, in turn, be delayed. Palm Beach County staff are working with the contractor to provide temporary signals at the intersection. Once installed, the temporary signals will allow the contractor to begin the demolition of existing equipment at the intersection months sooner without waiting for the delayed permanent signal items to arrive. We anticipate temporary signal installation to start in July 2023.
- Streetlights are still scheduled to be installed by FPL on Lyons Road between Clint Moore Road and Atlantic Avenue starting in summer of 2024.



First Housing Leadership Award Goes to Commissioner Mack Bernard

Palm Beach County (PBC) Commissioner Mack Bernard (see photo) received the first Housing Hero Award from the Housing Leadership Council (HLC) of PBC on May 10, 2023. This award came at the Housing Heroes Inaugural Luncheon. District 7 Commissioner Mack Bernard has been working for years to increase affordable housing options, improve public safety, and create jobs.

Founded in 2006, the HLC of PBC and its Steering Committee is a coalition of community leaders working to sustain economic viability of the County by supporting housing opportunities for all residents.





Community
Association
Program

The 1st Choice in Security for Community Associations!

Specializing in Bulk Agreements

24/7 Monitoring & Service with
Over 147 Years of Experience in Security

World Class, Concierge-style Customer
Care from our Dedicated Team

800.878.7806

www.adt.com/community-associations



State License EF 0001121



ASSOCIATION BANKING

SPEND LESS TIME WORRYING...

Association Loan:

No personal Guarantees
No Liens Placed on Units
Low Closing Costs
Competitive Rates
Lines of Credit to Fund
Wind Storm Deductibles
Loans for Repairs & Improvements
Insurance Premium Financing

Lockbox Services:

Automatic Exception Processing
Interest on Association NOW
and Money Market Accounts
Complete Online Interface
Online Payments Accepted

& MORE TIME ENJOYING

Call our team
TODAY!



Jennifer Olson, CAM
CAI Educated Business Partner
jolson@my100bank.com
O: (561) 209-7166
C: (561) 236-3378



Trisha Fohr
tfuhr@my100bank.com
O: (561) 354-4283
C: (407) 694-6226

All loans subject to credit and property approval.

Certain transaction fees, limitations and restrictions may apply. Please refer to product terms and conditions or see Bank for details.

MY100BANK.COM | A Home BancShares Company



BOCA DELRAY • DELAIRE COUNTRY CLUB • FLORAL LAKES • GRANDE ORCHID ESTATES • HIGH POINT OF DELRAY WEST • HUNTERS RUN • HUNTINGTON POINTE 1 CONDOMINIUM • INTERNATIONAL CLUB AT VILLAGES OF ORIOLE • LAS VERDES • PELICAN HARBOR • PINES OF DELRAY WEST • PINE RIDGE AT DELRAY BEACH • TROPIC BAY CONDOMINIUM • VIZCAYA LAKES • WHISPER WALK

Hotwire fision
COMMUNICATIONS

**Join the growing list of communities
choosing the home of the future today.**

Empowering your community with:

- 100% Fiber-to-the-Unit
- Dedicated Bandwidth to Every Home
- Symmetrical Speeds
- White Glove Service and MORE!



- Live TV, On-Demand, DVR, and Streaming Apps
- 10-Gigabit+ Internet Capability
- Reliable Digital Voice Service
- Smart Home Security and Automation

CONTACT US TODAY TO DISCOVER HOW HOTWIRE CAN FUTURE PROOF YOUR COMMUNITY:

Carl Lender: clender@hotwiremail.com | 305.970.2598

Service subject to availability. Speak to a representative for complete details. Hotwire Communications and Fision are registered trademarks of Hotwire Communications, Ltd. All rights reserved. ©2022



Tired of not being able to get things done?
Does your Board of Directors want to be more effective?

Contact us today for a *free* one hour governing document review.

Mention this ad when calling.

Telephone: (561)750-3456

Gerstin & Associates
Full Service Community Association Law Firm

Separate the myths from the facts.

**Farmers care.
About the land.
About the water.
About feeding you.**



Come see for yourself.
Take a free tour by emailing:
league@sugarcaneleague.org

Solid Waste Authority Lithium-Ion Battery Disposal Campaign

The Solid Waste Authority's (SWA) mission is to manage the materials discarded by the residents and businesses of PBC in a manner consistent with its legislative mandate applicable local, state and federal ordinances, regulations and laws. Website: www.SWA.org

The SWA has partnered with Palm Beach County (PBC) Fire Rescue in launching a lithium-ion battery public education campaign to teach the incendiary nature of lithium-ion batteries. Damaged batteries in the waste system are causing fires in solid waste facilities nationwide. There has been increased usage of lithium-ion battery products. They can be found in power tools, remote car keys, digital cameras, greeting cards, medical equipment, smoke/fire/carbon monoxide detectors and in many other electronic devices including e-bikes and e-scooters. New, safer alternative battery technology is still a long way off, so it is essential that the public understand the fire hazard associated with the disposal of lithium-ion batteries. The crisis is so great that the state of California passed Bill AB1509 which calls for manufacturer accountability and new labeling requirements.

The SWA is seeking support from municipalities by creating garbage cart stickers directing the public to dispose of lithium-ion batteries at Home Chemical and Recycling Centers (HCRC). There are seven SWA HCRC's in PBC. Home Depot, Lowe's, Best Buy, Staples, and Batteries Plus Bulbs are a few of the retailers that have lithium-ion battery drop off locations. Drop-off locations can be found on the SWA's website on a page dedicated to the campaign: www.swa.org/lib or by calling 561-697-2700. The SWA's Public Education Campaign is being launched through social media posts, flyers, videos, truck wrapping, garbage bin stickers and reusable "giveaway" bags.

Alkaline batteries should still be thrown in the garbage bin so it is important to identify and know the difference between alkaline and lithium-ion batteries.



Alliance of Delray Residential Associations, Inc.

Preserving the Community Lifestyle

10290 W Atlantic Ave. #480504

Delray Beach, Florida 33448



Important Information Contained in this Newsletter

TO:

Alliance of Delray Residential Associations, Inc.

Next Meeting

July 5, 2023 10 AM

We are ZOOMING for the Summer and here is the link:

<https://us02web.zoom.us/j/83725967389>

**The “Live Local Act” and How it Affects Your Community
Representative Kelly Skidmore**

also

**Solid Waste Authority on Lithium Ion Batteries
Dangers and Disposal Process**

Plus

**Reports from PBSO, PBCFR, and Local elected and governmental
officials**