

# February



## **From the President: Rick Pluese**

Changes at Pinestone are not easy. Changes start with a vision, and progress to a plan which includes a project estimate of materials and labor cost. The project proceeds to a consensus of the board, how does each board member feel about the project? If the board is in agreement, the project will be presented at a formal board meeting to be voted on. If passed then the fun begins. We have 310 unit owners at Pinestone. There will be many different opinions about the project, some good and some not so good. This is where the owner's trust comes into play.

Do you trust your board of directors to do what is best for Pinestone? Our answer is to look around Pinestone. What do you see? Do you see buildings deteriorating? Do you see dead trees or plants? Look at our clubhouse condition. Is it improving? How do all our amenities look? Are they well kept or in need of repair? How quickly is Pinestone back in livable conditions after a hurricane? How about our financials, are they in good shape? Pinestone has an audit of our financials performed every year and it is posted on the Pinestone website. Take a look at all the year-round social activities we have here. Before you think you may want to criticize our board, go to the surrounding condominium communities and take a tour. Don't forget to ask what the monthly condo fees and assessments are currently. We are sure that our condo association fees and assessments will be the lowest. Pinestone will also have more amenities including a larger pool. That's a result of your board working for you.

The Pinestone board has often heard "Pinestone is not a resort." It really is a resort. The majority of the 310 units are owned by people who do not live here all year round. They spend the winters in Pinestone to escape the northern weather to sit poolside, or to enjoy the many sports and recreational facilities in the community. The same goes for the many seasonal renters, many who return every year thanks to our outstanding amenities and friendly people. These same owners and renters have their families and friends visit to enjoy the resort atmosphere of the community. We have also heard from many new owners that the reason they bought in Pinestone was due to the combination of our expansive amenities along with the beauty of the neighborhood. This speaks a lot for your board of directors and the job they are doing for your community. While you can never please 100% of the people, the great majority of residents are happy and complimentary, are proud of their community, and take full advantage of all it has to offer. I suggest you do the same!

## From the Manager: Dan Pittaro

The 2025 Annual Membership Meeting was held on Tuesday, January 21st. Three seats were up for the neighborhood vote. Rocco Longo was reelected for another two-year term. Newly elected board members were Jon Linton and Pete Girani. Congratulations to all three. Many thanks and appreciation to Marty Port and Pete Sprague for their years of service to the community. Thanks also to Ken Hoffman for his interest in running.

The results of the proxy votes were: for the Carry Over question, 164-yes 2-no; and for the Cross Utilization of Reserve Funds, 141-yes, 24-no and one abstain. Thank you to all those who submitted their proxy. Remember, it is your duty and obligation to cast your proxy much like any election.

Fire Brigade completed the fire alarm system inspection on January 28. Piper Fire Protection will perform the second inspection on Wednesday and Thursday, Feb 5 & 6. This is the plumbing portion of the fire system. Piper will be inspecting the sprinkler risers and unit sprinkler heads along with the fire hydrants. For this inspection they will need to enter every unit and inventory every sprinkler head. Pets will need to be secured for this to be completed. You will again be present for the inspection and maintaining the unit keys.

On behalf of You, Martin and myself, I would like to extend a heartfelt thank you to everyone who so generously gave money for the staff Christmas gift. Every contribution was most appreciated by all. And a special thanks to Mo and Marilou Farakish for their selfless gift of their time to contact the owners on our behalf. Thanks again Mo and Marilou!

On January 28 Xfinity/Comcast held a meet and greet in the clubhouse to present their many plan options for both current and new subscribers. The meeting was well attended and proved helpful to many people. Camille Young and Elizabeth Silva spent several hours answering questions from the audience as well as meeting with residents on a one-to-one basis. Nick and Joel were also present to answer questions and resolve issues. The success of the meeting convinced the team to schedule similar events in the future.

Last, and certainly not least, I want to extend a HUGE shout-out to my beloved Philadelphia Eagles for making it to the Super Bowl for the second time in three years! It will be a rematch against the Kansas City Chiefs, seeking their unprecedented third straight Super Bowl victory. The Super Bowl party begins at 5:30 in the clubhouse. The game will be shown on both the clubhouse tv as well as the big screen in the movie theater. Bring an appetizer or entrée to share along with your favorite beverage. FLY EAGLES FLY!



## From the Editor: Julie Wallace

The year is already flying by. Wasn't it just the madness of the holidays we were experiencing? Another holiday is on the horizon - Valentine's Day. A shout-out to my Valentine, Michael.



Some of you know I haven't been at Pinestone much this season. I am back in Ohio tending to my aging parents. It is an overwhelming and stressful time for the family, but at the same time, it has brought us all closer together. I hope to get down to Pinestone soon.

I had a very nice response to my editorial last month when I spoke about the speeding car, the near miss, and the confrontation. Many of you have experienced the same thing - so here's to hoping everyone has read the article and will slow down. What's the rush?

Something to remember along these lines, there are many walkers around Pinestone and some of those are out before dawn or after dusk. It would be helpful for drivers and for your safety, to wear light-colored clothing or reflective clothing, and carry a flashlight.

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**WELCOME  
BACK!**



**Aloha**



**Pinestone Ladies!** Anyone interested in performing an easy group dance routine at the Pinestone's Got Talent Show, Carol Johnston, the choreographer, will be holding 20 minute practice sessions every Friday from 11:40 - 12 noon in the clubhouse. Come join us! It will be fun! For more information, please call or text Carol at 518-332-0538.



**PATTER DEADLINE:** the next Patter will be published at the end of February, our March issue. The **deadline** for that issue will be **Wednesday, February 19, 2025..** If there is something you would like to put into the Patter, please send it to Julie Wallace before the above deadline at [jayayuu@gmail.com](mailto:jayayuu@gmail.com)

Our Sunshine Lady, **Liz Collister**, sends cards to Pinestone residents who may be ill, hospitalized, celebrating a special anniversary, or to the family of those who have passed away. Contact Liz at: 941-925-0579 or email to: [bubbalizzy@aol.com](mailto:bubbalizzy@aol.com) if you know someone who could use a little sunshine.



## Clarification for the Fob Reader at the Front Gate

Many people are unsure where to swipe their fobs to open the front gate. The photo shows the correct location of the fob reader. On the old callbox, the reader was on the front of the callbox. Please speak to Dan if you have any additional questions.



## Xfinity/Comcast Meet and Greet





**Hello Pinestonians.** Our social events are in full swing and we do hope everyone is taking advantage of all the activities and parties, to have fun and socialize with your neighbors. Please remember that it takes volunteers to make all that we do happen. I am inviting you to come to a Social Committee meeting. Give me a call, or send an email saying you would like to get involved or help in a small way.

**A BIG thank you to Dottie Goerke** and her Elves for decorating the Club House for Christmas and then taking everything down. She has been doing this for many, many years.

**The Welcome Back Party** was a wonderful success with 96 people signing up. It was fun to see all the colorful clothing and to have the opportunity to dance the night away. **A BIG thank you to Renee Fagan and Michelle Klimek** for hosting this special evening. Thank you to the people who helped them make it a wonderful fun evening.

**Friday Night Socials** started up in January. This is an informal event where you bring an appetizer and what you would like to drink and join your neighbors for some socialization beginning at 5:30 pm. Stop by the clubhouse and meet the new neighbors and see your ole friends. We still have a few open slots to host a Friday Night Social. The signup sheet is in the library.

**The Super Bowl Party** will be held on **Sunday, February 9th beginning at 5:30 pm.** Come watch and enjoy the game on the big screen in the movie theatre and clubhouse. This will be a Pot Luck Food Function so please bring an appetizer or main dish to share and what you would like to drink. Dessert will be provided. You do not need to sign up for the Super Bowl Party.

The **Super Bowl "Pool"** will be available at the Friday Night Socials on January 31st and February 7th. "You can't win unless you are in", so come prepared to pick the winning square and join in the fun.

**The Grease Party** will be held on **Friday, February 21st beginning at 5:30 pm.** Singer Impressionist, Chuck Drager will be performing for your listening and dancing pleasure. A sign-up sheet for this party will be posted on Friday, February 7th in the library. You are asked to bring a hearty appetizer. A small fee of \$10.00 per person will be charged to cover entertainment. Seating will be available inside and out. ***You must sign up to attend this party.***

**Monday Night Movies** are going strong. Take a look at the calendar to see what film is being shown each week on Monday nights at 7:00 pm. On the 10th of February, the movie night begins at 5:30 pm as it is a Double Feature Night.

**Bingo** will be held on Wednesday, February 19th, and March 19th at 7:00 pm. The cost of \$10.00 allows for play the entire evening.

The **Book Club** will meet on **Thursday, February 13th at 11:00 am.** The book to be discussed is *Remarkable Bright Creatures* by Shelby Van Pelt.

## Social Committee Update (continued):

The **February Lunch Bunch** will be held on **Tuesday, February 25th at Noon**. The restaurant will be announced later and the signup sheet will be posted in the library.

### Mark Your Calendars:

**The Pub Quiz** will be held on **Friday, March 7th at 7:00 pm**. There will be 10 teams consisting of 6 people on a team. Start thinking about your teams, and your team names. This is a fun trivia night that is always a popular activity. The signup sheet will go up on Friday, February 21st in the library. Each team is asked to bring **"2"** desserts to share with all contestants.

The **Pinestone Has Talent Night** will be held on **Friday, March 14th at 7:00 pm**. We welcome anyone who would like to show their talent to please contact me. (robug323@aol.com)

The last big event of the season is **The Pool Party** on **Saturday, March 22nd at 5:30 pm** and the rain date will be Sunday, March 23rd also at 5:30 pm. There will be dancing poolside and our famous Pinestone Barbecue.

The next **Social Committee Meeting** will be held on **Wednesday, March 5th at 10:00 am**.

RoseAnn Buglione, Chairman



Line Dance Class is each Friday at 10:30 am for an hour and will continue every Friday until April 25th. Classes are free and fun! No experience is necessary and all are welcome. For more information or questions, please contact instructor Carol Johnston at 518-332-0538.

Each Tuesday at 4:00 pm - come out to the Bocce court and learn the game, perfect the game or just socialize. It's a fun time!





## ‘Classic Monday Movies’ at Pinestone

This fourteenth season of ‘Classic Monday Movies’ keeps rolling along with more fun for movie fans at Pinestone. This month there will be a very **\*SPECIAL EVENT\*** in the clubhouse theater. Check out the weekly calendar below for details. As always a suggested donation of \$1.00 is requested per person to cover the costs of the refreshments. And be sure to get there early for a good seat!

**FEB. 3rd - “Till the Clouds Roll By” - (1946)** In the mood for a classic MGM musical? If so, you won’t want to miss this one! It’s the story of the famed composer, Jerome Kern and his glorious musicals, including Show Boat, and others. It stars everyone who starred at MGM, including Judy Garland, Katherine Grayson, June Allyson, Lena Horne, Tony Martin, Frank Sinatra, Dinah Shore, and many more! (You may be tempted to sing along. Please don’t!)

**FEB. 10th - “Jean De Florette”/ “Manon of the Spring” (1986) SPECIAL EVENT! A DOUBLE-FEATURE!** These two films tell one story, but divided into two parts. We’re going to start “Jean” at **5:30 p.m.** (Note the early time). Then we’ll take a short intermission for a quick snack and health break. Afterwards, we’ll return to our seats for “Manon” and the conclusion of the story. Plan on bringing a snack that you may want for in-between showings. There will be plenty of beverages available. These two films are legendary classics and need to be seen together. It’ll be an unforgettable evening, and you’ll have a great time! (Two for the price of one!)

**FEB. 17th - “Witness” - (1985)** One of the great thrillers of the 1980’s, Witness became an instant hit, and helped establish Harrison Ford as one of the most iconic film actors of that time. The action takes place in an Amish community, and is filled with suspense and drama. (And it’s always been rumored to be Harrison Ford’s favorite film!)

**FEB. 24th - “Fried Green Tomatoes” - (1991)** This star-studded film enjoys its ‘classic’ status not only for the touching, funny storyline but also for the powerful and sensitive acting of everyone in the cast. Look for a younger Kathy Bates, Cicely Tyson and the magnificent Jessica Tandy to capture the essence of people in a southern town taking care of business. It’s quite a story, quite a film, and a genuine classic of the ’90’s.

President:	Rick Pluse
Vice President:	Rocco Longo
Secretary:	Brian Fagan
Treasurer:	Jon Linton
Board Director:	Tony Fischetti
Board Director:	Joe Tabbitt
Board Director:	Pete Girani

MANAGEMENT OFFICE – (941) 925-1813

Monday through Friday  
8:30 am – 4:00 pm

Community Association Manager: Dan Pittaro  
Maintenance: Yon Rodriguez and Martinez Mora

**FOR AFTER BUSINESS HOURS  
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Dial: (941) 921-5393

**Advertising Information:**

*Business and Personal ads must be approved by the Editor for content and emailed to the Editor, Julie Wallace ([jayayuu@gmail.com](mailto:jayayuu@gmail.com)) before the issue deadline. The ad should be in either a .JPG or a .PNG format. The Patter is an official publication of the Board of Directors and, as such, retains the right to correct, shorten, change or refuse any advertisement submitted for publication. We are not responsible for errors.*

- *Business ads for 1/4 page – \$25.00 per issue*
- *Business ads for 1/2 page - \$50.00 per issue*
- *Business ads for FULL page - \$100.00 per issue*
- *Personal ads, limited to 25 words –\$5.00 per issue*

*All payments are handled through Dan Pittaro in the Management Office.*



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"Thank you so much for the great job you did! We felt confident in your answers to all of our real estate questions due to your many years of experience. Your knowledge of Pinestone & its regulations made for a smooth closing. Even when we were on the train going north you were there at the closing making sure everything was done right. We appreciate all your efforts."  
- Sandra & John Kelley #1913

"Brian, I want to thank you for all the help you provided in the selling of our condo. Since we were in Massachusetts at the time, you handled all the preliminary issues including scheduling and overseeing the inspection and any subsequent repairs, as well as finding a new buyer for our condo in record time! It was a difficult time for our family and your support and understanding was greatly appreciated."  
- Terry Green #927

"Seldom in today's world does anybody live up to expectations. In the case of Brian McGreevy he exceeded all our expectations. Brian suggested a listing price much higher than what we expected and at the time he predicted he would have it sold in a week. Well, he was 100% correct. From start to finish, he was everything and more."  
- Mike & Suellen Coito #2411

"Phenomenal is the only word that describes Brian McGreevy. We not only received the asking price on our condo, but it happened in twenty four hours. Brian is the type of Realtor you want on your side, he not only does his job effectively and efficiently but becomes a true friend."  
- Tom and Nancy Pasternak #2410

"Brian was exceptional with helping me navigate the challenges of buying a condo in this current market. He was extremely knowledgeable about all aspects of the buying process and guided me through each step with professionalism and care. He was very personable and easy to communicate with and I always felt that he had my best interests in mind. I would definitely use him again and would recommend him to others."  
- Roxanne Siff #1614



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# Pinestone Market Update

FROM ROBERT AGNELLO, REALTOR®

## SOLD

6

PRICE RANGE

\$286,357-\$390K

## PENDING

0

PRICE RANGE

0

## ACTIVE

8

PRICE RANGE

\$349,000-\$389,000

\*Source: MFRMLS data from 1/1/24-1/3/25

**Have you considered selling your Pinestone residence?  
Call Robert, your previous Pinestone Neighbor.**

### Recent Reviews from Customers:

*"My experience with Robert was very positive. At our first meeting, you clearly understood what my requirements were, and what I was trying to achieve. He was helpful in suggesting alternatives to solve any snags we had once the condo was listed. We had several offers in a very short period of time. Robert was very helpful during the negotiations and dealing with whatever issues came up. I would recommend him to others looking for a REALTOR." John McManus Unit 1024*

*"Words cannot express how much I appreciated your expertise during the selling of our Pinestone condo. You walked me through the entire process and made it easy for me to understand. You answered every call and email, quickly and with professionalism knowledge and honesty. I clearly appreciate the time you spent helping me navigate the sale." Marian Valentine Unit 512*

*"Just a note to express our gratitude and thank you for making the sale of our Pinestone property go so smoothly. You made the process easy for us and were there whenever we had questions about the process. I don't think a property sale could have gone any smoother." Don and Linda Miller Unit 2612*

*"Robert Agnello handled all aspects of the sale of our Pinestone at Palmer Ranch condo and the purchase of our new home in Sarasota. We could not be happier about the job he did! Our condo sold in three days at a price we didn't dream we'd be able to get for it. He also guided us through the process of bidding on, and arranging financing for, our new house. Robert knows this industry inside and out. It's hard to imagine another agent working harder for his clients. Most importantly, Robert is a man of high integrity who delivers on his promises. Plus, he's got a great sense of humor! Thanks for everything, Robert!" David Yamin Unit 211*

**Call me to discuss your real estate needs and see how your home fits into today's market!**



**Robert Agnello** REALTOR®  
CRS, GRI  
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