



DECEMBER 2022



# Views From The Boulevard

Venetian Shores  
Homeowners Association Newsletter



## A MESSAGE FROM THE PRESIDENT

By Danette Newberry | VSHA President

As we enter the holiday season, I'm happy to say that all is well in the neighborhood.

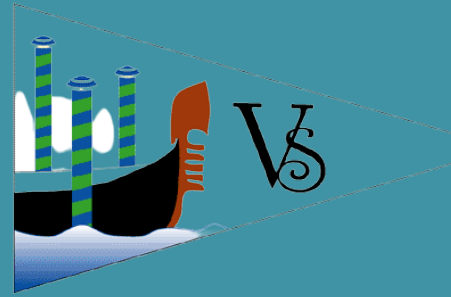
The landscaping we put in earlier this year has taken root and is doing well. Your homeowners association is working with our landscaping contractor to continue adding new landscaping to additional median Islands. A special thank you to the fund raising committee and other neighbors for your generous donations to further improve the beauty of our neighborhood. I also want to thank the neighbors who help out with the quarterly boulevard cleanups.

A big shout out to Carlos Galindo and sons along with Kelly Reid for helping out on December 10th. The next cleanup is scheduled for Saturday December 17th.

Furthermore the annual meeting is scheduled for Saturday January 21st at the Islamorada Community Center 10:00 am. Also, our annual party is scheduled for March 11th, 2023 at the Islamorada Fish Company from 6:00 to 9:00 pm.

Your VSHA Board wishes you a happy and healthy holiday season and a successful new year.

ELECTION EDITION



THANK YOU  
to Brian Schmitt  
and Coldwell  
Banker Schmitt  
Real Estate  
Company for  
Sponsoring this  
year's VSHA  
Annual HOA  
Party, and for  
coordinating and  
printing this  
edition of our  
newsletter.

**SCAN BELOW  
TO GO TO THE  
VSHA.NET  
WEBSITE**



# VSHA ANNUAL MEETING



**The Venetian Shores Homeowners Association Annual Meeting will be held on Saturday, January 21, 2023**

**Beginning at 10:00 AM**

**at the**

**Islamorada Community Center**

**87000 Overseas Highway,**

**Islamorada, FL 33036**

*All Venetian Shores Property Owners are invited to attend.  
VSHA Members may return ballots at the beginning of the meeting.  
There will NOT be ballots available at the meeting.*

## VSHA Annual Party

The Annual Venetian Shores Party will be held on

**Saturday, March 11, 2023 | From 6:00 PM to 9:00 PM**

**At the Islamorada Fish Company**

**81532 Overseas Highway, Islamorada, FL 33036**

If you have paid your \$150 annual dues, you will receive FREE admission for (2) people, plus any children under 12.

Non-Members and any additional guests can attend by paying \$25 each.

**This year's party will once again be sponsored by**



# MEDIAN LANDSCAPE UPDATE

BY JIM DORAN - LANDSCAPE COMMITTEE

In 2021 and 2022, VSHA spent nearly \$40,000 of your membership dues improving the landscaping in Venetian Shores. Specifically, we invested \$14,202 on the first large island with the 9 new palm trees; \$5,765 by the newspaper boxes; \$15,231 on the main entrance "tongue," which included moving all the rocks, installing new soil and planting all the plants; and an additional \$3,600 for a new irrigation zone for the main entrance area.

We are pleased to report that our new plantings in the "Tongue" in front of the entrance are doing well, although a few of the bromeliads have become "sunburned" due to the winter angle of the sun. They have been replaced and as the palm grows it will provide more shade so the bromeliads that are on the outside of the present shadow will thrive. The large palms, coco plums, and beach creepers that were planted in the third median are now established. Most of the coco plums around the newspaper boxes are doing well. Unfortunately, even though we were watering it regularly, we lost the small double palm due to the long drought.

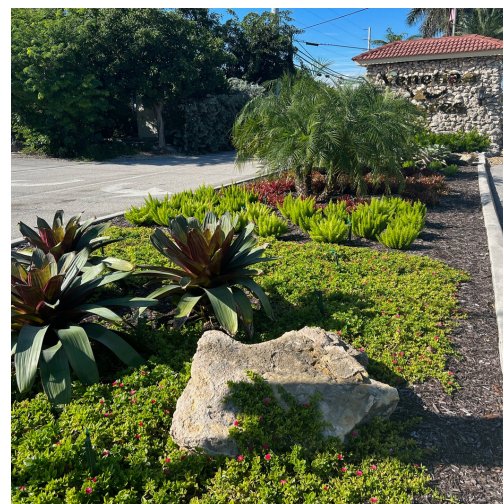
We have engaged a new plant maintenance crew who have cleaned out many of the dead plants in the first and second medians and we are planning to replace the ones the crew removed. However, before we do that, we will need to repair, and possibly replace, the watering system for that median. We have contacted a local company and we are awaiting an estimate.

We have also met with the new Islamorada Village Manager to discuss weeding of the Venetian Blvd shoulders and medians, the canal end trimmings, and removal of the dead sea grape stumps. Trimming the buttonwoods and mangroves on the canal ends is subject to State regulations. Our objective is to keep them trimmed along the roadside but allow them to grow vertically to provide more shade for our numerous walkers and bikers.

## THANK YOU

To the **34 neighbors** who donated **\$8,000** to the Landscape Fundraising Campaign so far! Special thanks also to the fundraising committee members

**Donna Proskine, Debbie Andreas, Carin Beaulieu**



*New Planting on the tongue at the entrance to Venetian Shores*

We have been very pleased with the donations that have come in to improve our landscaping and encourage you to pay your VSHA membership dues and give specific donations to the landscaping project. Our plan, which depends on memberships and donations, is to continue to upgrade the landscaping in the VSHA medians.

On a more pungent note, we are sure you have noticed the rotten smell that sometimes permeates the air when you first drive in to Venetian Shores. The smell originates in the closed canals that were dug illegally many, many years ago. To help alleviate the odor we have installed a "bubbler" in the first canal at Porto Salvo Drive that will vertically circulate the stagnant water. This procedure has worked for our other closed canals so we are hoping this installation will solve our sometimes "stinky" entrance.

A special thank you to Consolidated Electrical Supply for donating the electricity to run the system that is cleaning the closed canal and to our neighbors Paul Carr and Max Makowsky for donating their time to the installation.



# MEET THE CANDIDATES

f o r 2 0 2 3 - 2 0 2 5

I was a teacher at Joliet High School for 20 years teaching physical education and coaching wrestling, football and baseball. In 1991, I then became a full time Real Estate Developer and General Contractor in the Chicago area. Most projects were similar to Venetian Shores or larger. I have extensive experience in working with municipalities and counties on land development issues and zoning. Most all of the projects were mine alone and were started with purchase of raw farmland or vacant properties and rezoned and permitted as PUDs. I have extensive experience with Mayors, Village Boards and Village Administrators and their staffs. I previously served on the board of Venetian Shores and was Vice-President. I have a Masters Degree from Illinois State University in Educational Administration. I also have a General Contractors License for the State of Florida with no size or location limitation. My wife Barbara and I live at 146 Valencia since February of 2002.

I have been married for 49 years and have 3 children. We reside in Venetian Shores and also in Manhattan, Illinois a suburb of Chicago. My interests and hobbies are flying, boating, fishing, cooking and scuba diving. I have a multi engine instrument pilots license with over 4500 hours pilot in command time. I have a taildragger endorsement. I have flown over 500 hours in the Bahamas and have vacationed there often. Before moving to Venetian Shores we had a condo in West Palm Beach from 1990 to 2001. It would be my pleasure to again serve on the board.

## Chuck Crescenzo



## John C. Cooper



I am a native Californian and retired as an international banker after 39 years working in executive positions with Citibank, HSBC and Merrill Lynch & Co. I retired from being in charge of all Merrill's International Private Banking organization's banks, branches, credit and treasury globally. My professional career has been dedicated to management and the assessment and parsing of major issues followed by the creation and implementation of resolutions for those issues. I believe that background will be of direct use to the VSHA.

I have owned my home in Venetian Shores for 30 years and have lived here full-time for almost 23 years, so have a reasonable understanding of the issues facing the VSHA. Along with the first volunteer Block Captains, I led the resuscitation of the CrimeWatch organization in Venetian Shores some 11 years ago and have acted as its coordinator ever since. I have been on the board of the Florida Keys Concert Association and was its President, Habitat for Humanity of the Upper Keys, and the Matecumbe Historical Trust. I was also on the National Staff of the US Coast Guard Auxiliary, as Director of International Affairs and Director of Marine Safety and Environmental Protection. I currently serve on the board of the Association for Rescue at Sea - a Washington, DC-based non-profit organization that raises funding to assist volunteer maritime search and rescue organizations around the world.

I am a widower, having lost two wonderful wives to cancer, and have three children and 4 grandchildren.



# MEET THE CANDIDATES

C o n t i n u e d

Hello, my fellow neighbors. My name is Danette Newberry. I am originally from Southern Illinois, where I worked at a local hospital as a CNA right after high school for four years. I then started an independent sales position with Mary Kay Cosmetics and Skin Care, to where I managed to achieve the Queen's court of personal sales in July of 1986. At the same time, I owned a restaurant, nine-hole golf course, purchased older homes which I rented out or sold.

I moved to Key Largo 30 years ago, in December of 1988. I met my now husband and 2 step-daughters in 1997 and moved to Plantation Key. I eventually moved to I Venetian Shores 16 years ago and love it every day. I live here with my husband Scott and our two cute small dogs. We now have 3 grandchildren who live in Melbourne, FL.

Over the 30 years of living here, I have had a wide variety of jobs, from retail, advertising, hospitality industry, banking, and, for the past 7 years I take care of pets - dog walking part-time. I enjoy cooking, my daily walks, bike riding in our neighborhood and travel. I have served on the Venetian Shores Homeowners Association Board for the past two years as Director, Vice President and President. I care deeply for our beautiful neighborhood and enjoy being on the board to help in any way I can.

## Danette Newberry



## Kathie Carr



A native New Yorker, Kathie Carr also lived in Cleveland OH, Durham, NC, and Milwaukee, WI, where she raised her three children. She and her husband, Paul Carr, split their time between Islamorada, Florida and their home in northern New York. They are very active in their community up north, having founded the Paul G. and Kathleen E. Carr Foundation and helped organize the Lyme Community Foundation in 1998, where they are board members. The Carrs purchased their home in Venetian Shores in 1995. Kathie is a member of the Garden Club of the Upper Keys, Orchid Club, and numerous other garden related groups which include serving on the Village Landscape Advisory Board. Paul and Kathie believe in giving back to their communities by serving on their boards and lending a helping hand wherever needed. Paul has been a long-time member of the VSYA board and Kathie has volunteered to help with landscape improvements in VS since the 1990s when she worked extensively with Rosemary Hymes, a former VS resident. An avid gardener who studied horticulture at Virginia Tech, Kathie founded the Lyme NY Garden Club, is a Master Gardener for both plant zones where she lives and has been a long-time volunteer. After being elected to the VSHA board in 2020 Kathie has spent the past two years working on projects that beautify Venetian Shores. Along with Rebecca Callahan and Jim Doran the VS Landscaping Committee has made significant strides to improve the appearance of the boulevard and contiguous common property. She looks forward to another two years of working to make our neighborhood a shining example of best landscape practices in the Florida Keys.

If you would like to contribute to the Landscape Fund for Venetian Shores, you can pay by PayPal Online at [www.VSHA.net/Membership-application](http://www.VSHA.net/Membership-application).

Or, make checks out to VSHA, include the memo line: Landscape Fundraising Campaign and send to Venetian Shores Homeowners Association  
P.O. Box 1732  
Islamorada, FL 33036



PLEASE  
DONATE



## Santa Claus is Coming To Venetian Shores

**December 11th**  
**6:45 PM at the**  
**Venetian Shores Marina**  
**10 Minute Stop By**



Happy  
Holidays

Meet  
The  
Team  
Scan The  
Code



HAVE WE MET?



We are a family team of professional real estate agents and vendors, with a passion for Real Estate. Whether it is working with a Buyer who is trying to find their Keys Dream Home, or a Seller looking to start a new chapter in their life, our team of professionals can help with any of your real estate needs. And, as residents of Venetian Shores on Milano Drive, we are always just a moment away to assist! Call Us Today!



**JAMIE ENGEL**  
**& THE FLORIDA KEYS HOME TEAM**

**Taylor Engel**  
**(305) 393-1232**

**Jamie Engel**  
**(305) 394-2500**

**Brooke Black**  
**(305) 393-5249**





BERKSHIRE HATHAWAY | Keys Real Estate  
HomeServices

# LISA FRINS P.A.

Cell: (305) 522-1479 | [lisafrins@florida-keys-homes.com](mailto:lisafrins@florida-keys-homes.com)  
[www.florida-keys-homes.com](http://www.florida-keys-homes.com)

"When our name goes on a real estate sign, it means something.

It's a promise of integrity, professionalism, innovation, and the highest standard of work. Berkshire Hathaway HomeServices is one of the most respected in the world, especially when it comes to real estate. That's why you'll see these values reflected in every interaction. Berkshire Hathaway HomeServices is the name buyers and sellers trust."

## More About Lisa

BHHS Diamond Award Winner | Top 1/2% of 1% Nationwide  
REALTOR® of the Year | Florida Keys Board of Realtors  
Top Producer in the Keys | 24 Years  
Best REALTOR® | People's Choice Awards

## Market Update

Jan. 2022 To Date



9 Active Listings Offered At:  
\$1,490,000 - \$4,900,000



1 Pending Listing at:  
\$1,550,000



20 Sales From:  
\$1,225,000 - \$6,199,000



Average Sale Price:  
\$2,553,100

THE TEMPERATURE  
MAY BE DROPPING  
BUT THE  
REAL ESTATE MARKET  
IS STILL HOT!



**Keller Porter Team**  
[Kellerporterteam.com/venetianshoresagent.com](http://Kellerporterteam.com/venetianshoresagent.com)  
**2022 YTD SOLD & PENDING SALES \$36,000,000**

**HAPPY HOLIDAY'S**

**Thank You Venetian Shores Homeowners For Your Loyalty!**



**SOLD**

**133 Stromboli Dr.**  
**\$2,999,999**



**SOLD**

**1102 Venetian Blvd.**  
**\$3,420,000**



**LISTED**

**163 Fontaine Dr.**  
**\$2,499,000**



**PENDING**

**1002 Snapper Ln.**  
**\$2,375,000**



**If You Are Thinking About Buying or Selling—Don't Delay Give Us A Call Today! Let Us Work For You!**

**CALL US FOR AN APPOINTMENT TO LIST OR SELL YOUR HOME TODAY!**

**Charlotte Porter 305-393-2749 or Jan Keller 305-664-7069**  
**85990 Overseas Hwy Islamorada FL. 33036**





Happy Holidays

# Island Homes of the Keys

## FLORIDA KEYS

### HOME & INSURANCE INSPECTION SERVICES



DAVID ENGEL  
(305) 304-4501



www.IslandHomesOfTheKeys.com  
102 Milano Dr, Islamorada, FL 33036



CHRISTOPHER ENGEL  
(305) 395-0486

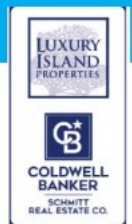


## THE NEWMAN TEAM

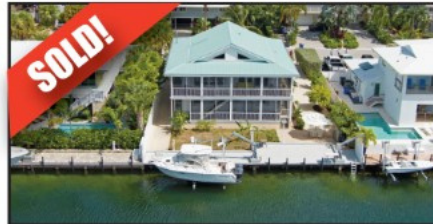
\$51.4M SOLD 2021 • 2020 "REALTORS OF THE YEAR"  
#1 AGENTS IN THE UPPER KEYS FOR COLDWELL BANKER 2021  
40-YEAR RESIDENTS OF VENETIAN SHORES

Brett 305-393-1770 • Rebecca 305-393-1892 • Margo 305-393-3980  
VenetianShoresHomes.com • Facebook.com/IslamoradaRealEstate

Thinking of Selling? Put Our Experience to Work for You!



101 VALENCIA • \$2,970,000  
3 bed/3 bath • Two Lifts • 70 ft. Dock



113 BAYVIEW ISLE • \$2,200,000  
4 bed/2.5 bath • 70 ft. Dock



109 SAN JUAN • \$1,450,000  
4 bed/3 bath • Bay Views • Boat Slip



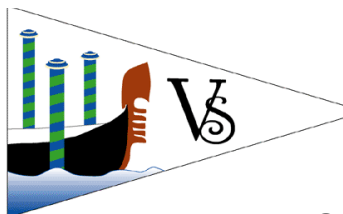
NEW RECORD SALE!  
**\$5,550,000**  
We sold our listing at 118 Villa Bella  
for a new neighborhood record!



Scan for Video

Thinking of  
Selling?  
Put our  
Venetian Shores  
Experience to  
Work for You!

FLORIDAKEYSLUXURYHOMES.COM



YOU ARE INVITED  
**Venetian Shores HOA  
Annual Party**



Sponsored by  
**Coldwell Banker Schmitt Real Estate Co**

**WHEN:** Saturday, March 11, 2023 | 6:00 PM to 9:00 PM

**WHERE:** Islamorada Fish Company | 81532 Overseas Hwy, Islamorada, FL 33036

**PRICE:** FREE to Venetian Shores Homeowners Association Members.

If you have paid your \$150 annual dues, you have FREE admission for (2) people,  
plus any children under 12

Non-Members and any additional guests can pay \$25 each

**What Can I Expect?**

A great time with friends and neighbors including delicious IFC appetizers. A cash bar will be provided, and you will receive one free drink ticket. There will be live music, entertainment, and door prizes. Complimentary drawing ticket included, but you must be present to win.

**What do I need to do?**

If you are a member and plan to attend, return the attached RSVP by February 15. You may also email your RSVP to: vshacommunications@gmail.com. If you are not a member, or are bringing guests, please return the RSVP and include a check (\$25 per person) made payable to VSHA with your RSVP in the enclosed envelope or to: VSHA, Inc. P.O. Box 1732, Islamorada, FL 33036.  
Please include names with your RSVP.

**VSHA members attending free of charge:**

1. \_\_\_\_\_

2. \_\_\_\_\_

**Children 12 and under attending free of charge.**

1. \_\_\_\_\_

2. \_\_\_\_\_

3. \_\_\_\_\_

**Non-Members or Guests attending @ \$25 each**

Guest 1 \_\_\_\_\_

Guest 3 \_\_\_\_\_

Guest 2 \_\_\_\_\_

Guest 4 \_\_\_\_\_

**TOTAL: \$** \_\_\_\_\_

**\*Member email address:** \_\_\_\_\_

**PLEASE RETURN FORM BY FEBRUARY 15, 2023**