



Kings Gate

January 2025
VOLUME 3, ISSUE 1



ADMINISTRATIVE OFFICES

Monday - Friday 9:00 a.m. - 4:00.p.m.
941-625-8245

Property Manager: Naoma Bush (941) 889-6613
nbush@castlegroup.com

Lifestyle Director: Alicia Jolicoeur (941) 764-1282
ajolicoeur@castlegroup.com

Receptionist: Chevy Means..... (941) 625-8245
cmeans@castlegroup.com

Covenants Coordinator: Ashley Greek..... (941) 210-6301
ashley.greek@castlegroup.com

Maintenance Technician: Juston Markham (941) 210-6301
jmarkham@castlegroup.com

Billing Inquiries - Castle Group Mngt:..... (800) 337-5850

Town Square Portal: <https://app.townsq.io>

The Lions Den Restaurant: (941) 625-0680

Golf Course Pro Shop: (941) 625-0680

After Hours and Billing Inquires:.....(800) 337-5850

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warranty on replacing your unit

Dave Pino, Owner

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**PREVENTATIVE MAINTENANCE CONTRACTS
\$99.00 FOR THE YEAR (INCLUDES 2 VISITS)**

Board of Directors for Homes



John Spradin



Kim Brock



Frank Bednaz



Cheryl O'Donnell



Steve Sloan

President's Message

Welcome to 2025. How quickly time passes; it seems like it was just the Millennium. The HOA Board will be increased to seven members at the election on Monday, January 27th. Please cast your vote, one per household, and attend the annual meeting. The HOA Board makes a variety of decisions that affect our community from road repairs to sound systems and maintaining all common areas. The board listens to our residents, investigates different options, then decides how to move forward.

The research and investigation of different options are done behind the scenes, and this work is time-consuming. The findings are then presented to the community at a board meeting. All decisions are made while trying to stay within our budget.

In 2025, the board will be making a five-year plan for capital improvement projects. We were fortunate in 2024 in having no hurricane damage.

Our activity calendar is full of interesting things to do including but not limited to concerts, games, pickleball or tennis, card games, and book club. Try something new this year, and make some new friends.

Wishing everyone a wonderful year. Be a good neighbor and look out for each other.

Thank you, everyone, for letting me be your president.

Cheryl O'Donnell

Villas Board of Directors



Pam Clement



Marge Elwein



Dawn Kenney

Dear Homeowners,

Happy New Year! As we step into 2025, I want to extend my warmest wishes to each of you and your families. I hope this year brings you joy, health, and prosperity.

Reflecting on the past year, I am proud of the progress we have made as a community. From successful collaboration as a board, approving the Bylaws amendments, and a balanced budget that reduced our quarterly fees, our collective efforts have truly made a difference. I want to thank all the volunteers, committee members and the Election Committee, who have dedicated their time and energy to making our neighborhood a better place.

Looking ahead, we have some projects planned for the coming months. Here are a few highlights:

1. Candidate Election: The approval of the Bylaw Amendment now allows the Board of Directors to move to a five-member board. The election will take place in the first quarter of the year and after the Master Board's election in order to alleviate confusion. Please consider donating your time and running for one of the open positions to help our community. A notice will be on Town Square to notify everyone of the important dates. Thank you for your continued support in approving this amendment! We couldn't have done it without you!!!

2. Painting and Roofs projects: We will be forming a committee to organize the future painting of the Phase one Villas that are due for their eight (8) year painting and are asking for your help in identifying the timeline as well as the colors of the homes. Phase One will be painted the same color scheme as Phase Two Villas. This committee will also be responsible for identifying the Villas that may be ready for roof replacement in the future.

3. Mulch and Power washing: In early 2025 we will start the bid process for our mulch and power washing. Once the vendor is chosen, we will let everyone know the schedule.

4. Maintenance and Upgrades: We will continue our efforts to maintain and upgrade our Covenants and Restrictions by amending our documents that are outdated. This includes landscaping and regular maintenance by GAEA to keep our neighborhood looking its best.

(Continued... see Clement..page 10)



Castle Management Team



Naoma Bush, LCAM Property Manager

Nbush@castlegroup.com

941-889-6613



Ashley Greek Covenants Coordinator

Ashley.greek@castlegroup.com

941-210-6301



Alicia Jolicoeur Lifestyle Director

ajolicoeur@castlegroup.com

941-764-1282



Danielle Castella, Janitorial



Chevy Means Receptionist

cmeans@castlegroup.com

941-625-8245



Juston Markham Maintenance Tech.

jmarkham@castlegroup.com

941-210-6301

Happy New Year, King's Gate Residents!

As we step into 2025, the Castle Management Team sends our warmest wishes for a year filled with happiness, good health, and success. We are truly grateful to be part of such a wonderful and supportive community.

Here's to a fantastic year ahead, filled with new opportunities and cherished memories!

Warm regards,

The Castle Management Team

Naoma, Alicia, Chevy, Ashley, Danielle, and Juston



Kings Gate Golf Events

Membership open to the public

GOLF EVENTS

2025 save the dates

<p>9-HOLE GOLF</p> <p>January 23 Glow Ball & Party January 25 Nine & Dine February 22 Nine & Dine April 5 Nine & Dine May 3 Nine & Dine Derby</p>	<p>18-HOLE GOLF</p> <p>January 1 Hangover Tournament March 8 CAM-AM & Dinner March 15 Irish Open April 19 Spring Scramble</p>
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Dates subject to change | 941.625.0680 | jwarner@hampton.golf
 24000 Rampart Blvd | Port Charlotte, FL 33980 | www.kingsgategolfclub.com

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 www.hampton.golf

Social MEMBERSHIP

AT KINGS GATE GOLF CLUB





KINGS GATE IS OFFERING A LIMITED NUMBER OF SOCIAL MEMBERSHIPS!

SOCIAL MEMBER BENEFITS:
 Preferred Reservations/Seating | Discounted Room Rentals
 Attendance in all Member-Only Events & Tournaments
 SINGLE - \$750 | FAMILY - \$1500 (maximum 4 people)

SOCIAL GROUP MEMBER BENEFITS:
 Preferred Reservations/Seating | Discounted Room Rentals
 Attendance in all Member-Only Events & Tournaments
 Ability to Play Games in the Restaurant, Reserve Game Space, Hold Meetings/Events and more!
 GROUP - \$500 (max. people: 10 people, single night, weekly groups)

Space is limited! Contact the Club to reserve your Social Membership today!
 941.625.0680 | jwarner@HAMPTON.GOLF
 kingsgategolfclub.com | 24000 Rampart Blvd | Port Charlotte, FL 33980



Braggin' Rights.... Hole In One

Two proud residents in late November made hole-in-ones at Kings Gate Golf Course. Paul Bartliff and Nelda Jacques are up for bragging rights! Great job!

Paul Bartliff hole in one on #8. Congratulations



Nelda hole in one on hole #2 Congratulations



Lion's Den Calendar of Events



January							2025
Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday	
			1 Hangover Tournament & Lunch 4:30-6:30 Happy Hour 5-7 Dinner	2 11-3 Lunch 3-5 Happy Hour	3 11-3 Lunch 4:30-6:30 Happy Hour 5-7 Dinner	4 11-3 Lunch 4:30-6:30 Happy Hour Back to Season Bash & Dinner	
5 10-1 Brunch 1-6 NFL Menu Happy Hour All Day	6 11-3 Limited Lunch 3-5 Happy Hour	7 11-3 Lunch 4:30-6:30 Happy Hour 6:00 Karaoke 5-7 Dinner	8 11-3 Lunch 4:30-6:30 Happy Hour 5-7 Dinner Heck Brother	9 11-3 Lunch 3-5 Happy Hour Show Me the \$	10 11-3 Lunch 4:30-6:30 Happy Hour 5-7 Dinner	11 11-3 Lunch 4:30-6:30 Happy Hour 5-7 Dinner Private Event	
12 10-1 Brunch 1-6 NFL Menu Happy Hour All Day	13 11-3 Limited Lunch 3-5 Happy Hour Trivia	14 11-3 Lunch 4:30-6:30 Happy Hour 6:00 Karaoke 5-7 Dinner	15 11-3 Lunch 4:30-6:30 Happy Hour 5-7 Dinner	16 11-3 Lunch 3-5 Happy Hour HOA Concert	17 11-3 Lunch 4:30-6:30 Happy Hour 5-7 Dinner	18 11-3 Lunch 4:30-6:30 Happy Hour 5-7 Dinner Ladies Invitational Golf	
19 10-1 Brunch 1-6 NFL Menu Happy Hour All Day	20 11-3 Limited Lunch 3-5 Happy Hour	21 Regional Hot Pastrami 11-3 Lunch 4:30-6:30 Happy Hour 6:00 Karaoke 5-7 Dinner	22 11-3 Lunch 4:30-6:30 Happy Hour 5-7 Dinner	23 11-3 Lunch 3-5 Happy Hour Glow Ball Golf & Party	24 11-3 Lunch 4:30-6:30 Happy Hour 5-7 Dinner	25 11-3 Lunch 4:30-6:30 Happy Hour 9 & Dine	
26 10-1 Brunch 1-6 NFL Menu Happy Hour All Day	27 11-3 Limited Lunch 3-5 Happy Hour	28 11-3 Lunch 4:30-6:30 Happy Hour 6:00 Karaoke 5-7 Dinner Private Event	29 11-3 Lunch 4:30-6:30 Happy Hour Chinese NY Dinner	30 11-3 Lunch 3-5 Happy Hour HOA Murder Mystery	31 11-3 Lunch 4:30-6:30 Happy Hour 5-7 Dinner		

Lions Den at your service: Come and enjoy lunch or a drink in the Lion's Den after a game of golf or join in one of the many activities!



Lea Warner, General Manager
lwarner@hampton.golf
 941-625-0680 Ext. 852

NOTE: It is best to double-check dates of events as the calendar may not show updates if changes occurred after the publication date.



Patrick Becker, Executive Chef
pbecker@hampton.golf



Nick Argentieri, Food and Beverage Manager



Financials



Message from the KGHOA Treasurer

This article on our finances may be helpful to Kings Gate residents.

Just a brief status report this month

We previously talked about the Balance Sheet. It gives a picture in time of our assets and liabilities.

For the month ending 10/31/24 report, our cash position improved from \$564K the prior month end to \$705K. Remember though, this is as of that day.

What the Balance Sheet does not show is that we have exceptional expenses that still need to be paid. The final payment for the replacement of the two pool heaters is \$40K. The final payment on the three AHUs that were replaced is \$20K.

We discussed in the budgeting process that there was a property tax bill that was not budgeted in 2024. We do have it in the 2025 budget. But even though not budgeted this year the bill for the tax is due this month, another \$71K.

The point of the above is that the cash balance and other metrics alone are not the complete picture. Each month, and almost every day, the treasurer, the Board, Castle, and the finance advisors work to be sure that our finances are “in order.”

Assets		Liabilities	
Cash	\$705,330	Short Term	\$323,761
Reserves	\$810,011	Reserves and Interest	\$810,011
AR	\$129,797	Equity	\$491,231
Other	\$124,303	Other	\$144,448
Total	\$1,769,451	Total	\$1,769,451

Numbers are rounded. Additional details are always available on TownSq under Tools/documents/financials.

John Spradlin, KGHOA Treasurer



Auto-pay information

If you want to set up auto pay for your HOA fees, you may go to Castlegroup.com, and click on “manage autopay.” There you can enroll in autopay directly through Castle. You may also go to the office for assistance.

Another way is to set auto payments up through your own bank. Either way is efficient and a time saver and you never have to worry about being late. (Remember to revise the payment amount starting Jan. 2025)

Board Candidates Running for Positions for Kings Gate Board of Directors (This is a condensed version of biographical information for candidates. Full descriptions will be mailed to residents and can be found on Town Sq.)

John Chiarelli, resident full-time for 10 1/2 years. Served on the Finance Committee and the Election Committee. Some professional achievements are listed below:



- Worked with multiple vendors in ordering equipment.
 - Decision-making & Leadership abilities.
 - Awarded a Letter of Commendation from management for efforts in restoring the functionality of a production line that caught fire.
 - Helped devise a Process Improvement that saved the company approximately 2 million dollars per year in energy costs.
 - Built a successful in-house Instrumentation Training Program with a team of developers which had a success rate of 99% of 250 trainees receiving their certification from testing at Henry Ford Community College.
-

Chet Drake, resident full-time nearly four years. Served as coordinator or participant in a volunteer capacity for many teams at Kings Gate. Helped organize Neighbors Helping Neighbors, member of the Communication Team.

- Juvenile judge, Juris Doctorate
 - Ford Motor Junior Executive Training Program
 - Sales experience in varied venues
 - Oversaw annual events for non-profits raising over \$24,000 per event
 - Real Estate professional
-



Jerry Iannaci, resident fulltime for seven years. Served 14 months as maintenance supervisor for Castle Group. Has a handyman business in Kings Gate. Qualifications/achievements include:

- Customer Service, Operations, Logistics, Project Management, Facility Management and Business s Owner
- Millicent Condominium HOA Board (Boynton Beach, FL.)
- Southeast Park Condominium BOD
- Veteran of the US Navy (83-88).
- Worked in Telecommunications in NYC



(Continued next page... See Candidate)

(Candidate...From page 8)

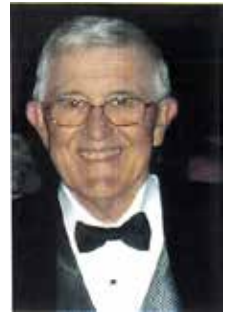
Jack Manning, moved to Kings Gate seven years ago and spends part of the year elsewhere. He and his wife (along with one other person) comprise the Lions Den Social Committee. Accomplishments include:

- Acquired sponsorship for many of the Kings Gate events
- Served on two different HOA associations for two terms
- Goal oriented
- Organized clean-up activities of debris after storms
- Manager for the Boston Globe



Herschel Workman, CPA, retired. Lived full time in Kings Gate for over 10 years. He has fifty years' experience in management, finance and accounting. Credentials include: ,

- SEC Compliance and Reporting
- Insurance and Risk management
- Served in nearly all top corporate management positions.
- Public accounting including Auditing, Income Tax, Management Advisory Services
- Accounting Management including Cash Management, Accounts Receivable/Payable Management



We appreciate the willingness of all candidates to step up and take an active role in overseeing our community. The board of directors are responsible for fiduciary, administrative, personnel and addressing a multitude of challenges communities like ours face. A board comprised of members with varied backgrounds brings insight to discussions and offers unique opinions relative to their years of professional experience.

Your Board of Directors of the HOA and the Villas are working hard to make our community a happy, healthy place in which to live. Remember, they are volunteers who give freely of their time and energy.

*New Year, New Beginnings
for our Board of Directors.*



(Clement.. From Page 3)

Just a reminder... make certain you continue to get approval for any yard plants, pots, lighting, plants, etc. It's never too late, so if you have not received approval and added ornaments or plants to your yard, please get a form from the office and submit it to the ACC. The more details you provide the better, and remember to include a copy of your Plot Plan to indicate exactly where you are placing plants and photos will help the board with the decision-making process.

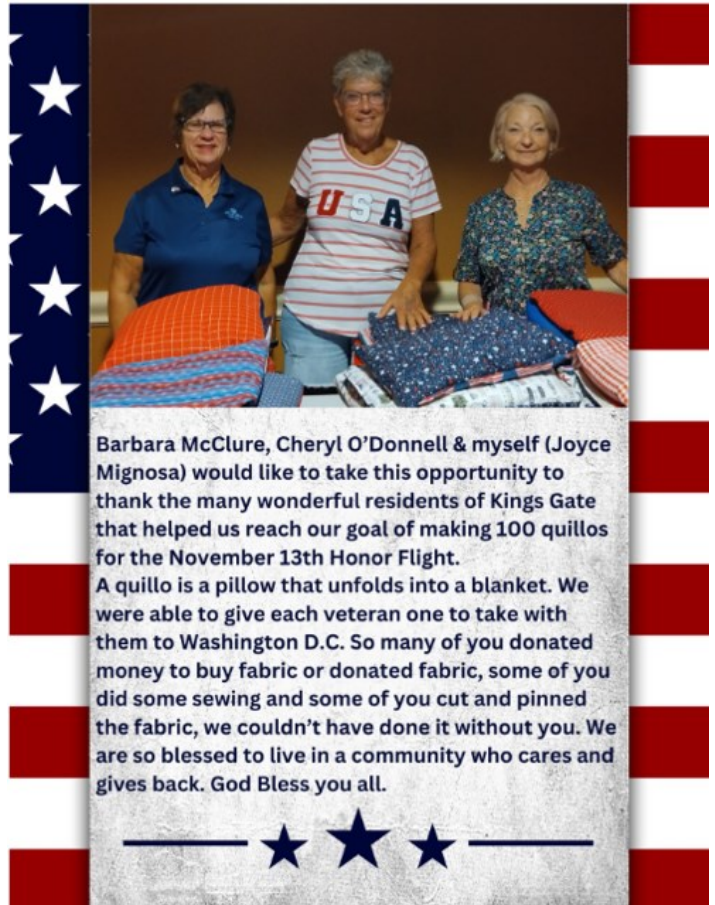
As always, your feedback and participation are invaluable. Please feel free to reach out with any suggestions or concerns. Together, we can make this year even better than the last.

Thank you for your continued support and involvement. Let's make 2025 a fantastic year for Kings Gate!

Warm regards,
Pamela Clement
President of the Kings Gate Villas HOA
1779 Nottingham Trail
Pclement919@gmail.com
636-577-2069



Thank yous are in order!



Barbara McClure, Cheryl O'Donnell & myself (Joyce Mignosa) would like to take this opportunity to thank the many wonderful residents of Kings Gate that helped us reach our goal of making 100 quillos for the November 13th Honor Flight.

A quillo is a pillow that unfolds into a blanket. We were able to give each veteran one to take with them to Washington D.C. So many of you donated money to buy fabric or donated fabric, some of you did some sewing and some of you cut and pinned the fabric, we couldn't have done it without you. We are so blessed to live in a community who cares and gives back. God Bless you all.

A Special Thank You!!



If you missed the **Holiday dance in December**, you missed out on a great time and a **beautifully decorated room**. We would like to say thank you to two individuals, **Tracy Hunter** and **Melanie Auricchio** who organized the **centerpiece decorating**. They spent hours shopping for supplies. Since the theme was "Winter Wonderland," all the decorations were in blue and white. There wasn't a blue Christmas flower or blue ornament left in the Dollar Store.

Volunteers came with their Christmas apparel, hors d'oeuvres in hand and their talent to create the beautiful centerpieces that were put on the tables and then raffled off for the charity of the night, "Toys for Tots." It was a lot of fun for everyone! Such creativity! Such camaraderie! We would also like to thank all the volunteers who gave up their time to make this enchanted evening such a huge success! Also, thank you to our master snow maker, **Bill Price**, for making us think we were up north by creating the perfect **winter wonderland**.

(See next pages for photo collage)

Photo Collage of the Winter Wonderland Table Decorations and Dance, 2024



Table decorations were created by volunteers and then auctioned off with funds being donated to Toys for Tots. Many folks said this was one of the best events they had attended.



Teamwork makes things happen!

Clubs and Activities

Book Club Notice

Do you like to read? Would you enjoy exploring different types of books and talking about them with friends and neighbors?

If so, the Kings Gate Book Club invites you to join us for lively book discussions! We meet the third Monday of every month at 1:00 p.m. in the Palace Theater.

The January book is **The Chocolate Maker's Wife**, by Karen Brooks. Set in 17th century London against a backdrop of the plague and the Great Fire of London, a young woman flees her abusive step father for a wealthy chocolate maker, only to be ensnared in family deceit and conflict.

To join, just come to a meeting. For questions or if you would like more information contact **Gail Mears**: (603) 481-0877, gailmears1@gmail.com

Upcoming books include:

Feb. The Magnificent Lives of Marjorie Post, by Allison Pataki.

Looking for Writers/Information Gatherers

Do you have a yearning to meet people and learn about our neighbors? We are looking for people who might be interested in writing or gathering information about new residents moving into our community, people who are deserving in the spotlight serving others out in the community, or who can share more information about clubs or activities to which they belong or even have a story of their own to share. Contact: Evelyn Ruff (eviesgems@gmail.com) or Mary Williams (bnmwms1@gmail.com) if you can help.



Join AAASWFL for a Free Exercise Program

Open to Residents of Kings Gate
Instructor: John Scarpelli

Arthritis Foundation Exercise Program

January 13 - March 6, 2025
Mondays | 10:00 a.m. - 11:00 a.m.
Thursdays | 11:00 a.m. - 12:00 p.m.

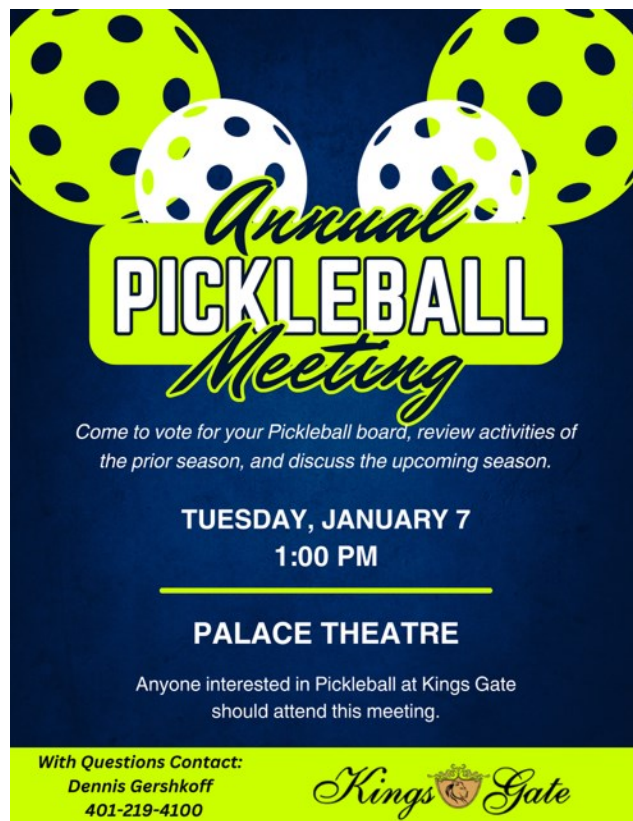
Kings Gate (The Palace Theatre)
24000 Rumpart Blvd., Port Charlotte, FL 33980

For People Living with Arthritis Stiffness and Pain
AFEP classes are designed for adults age 60 and over to reduce arthritis pain and stiffness, build muscle around your joints, increase your energy, and prevent other health problems. These gentle exercises can be done either sitting or standing.

To sign up, email Lois.Kohler@aaaswfl.org
or call 239-652-6954.

Arthritis Foundation | Elder Affairs FLORIDA | Area Agency on Aging FOR SOUTHWEST FLORIDA

Pickleball Abounds



Annual PICKLEBALL Meeting

Come to vote for your Pickleball board, review activities of the prior season, and discuss the upcoming season.

TUESDAY, JANUARY 7
1:00 PM

PALACE THEATRE

Anyone interested in Pickleball at Kings Gate should attend this meeting.

With Questions Contact:
Dennis Gershkoff
401-219-4100

Kings Gate

Clubs and Activities

Walk A Thon 2025

Please join **Rowena Reed** in getting some exercise while helping the local food bank or animal shelter. Rowena has organized and led this fun event for several years. You can go at your own pace and walk all or part of the loop. Participants are asked to bring a non-perishable food item, and monetary donations are gladly accepted as well. There is a donation box in the office foyer, or you may bring the day of the event. Mark your calendar for **Monday, February 10** and plan to meet at the Rampart Parking lot at 7:45 a.m. You may want to bring a bottle of water as well. Registration is requested and can be done at the



Relay for Life (Speaking of running/walking...)

(By Kathy Fitzgerald)



I have been involved with Relay for Life with the American Cancer Association for 5 years. Groups unite to celebrate cancer survivors, remember loved ones lost to cancer, and raise funds to improve the lives of people with cancer and their families through advocacy, research, and patient support to ensure everyone has an opportunity to prevent, detect, treat and survive cancer.

The Relay for Life event is in April at Charlotte High School in Punta Gorda, Fl. There are many teams that come together throughout the community including businesses, neighborhoods, social groups, etc.

Kings Gate could establish a team and participate! Fundraising events for different teams recur throughout the year.

Please contact **Kathy Fitzgerald** if you are interested in joining at 201-956-0977 or Kathan55@aol.com. Donations can be made through <https://donate.cancer.org>

Food Truck Vendor Spotlight for January



Are you ready to take your taste buds on an unforgettable journey? Meet **Outside the Lunchbox Food Truck!** Led by culinary masters Chef Colin Knox and Dave “Fungus” Cabott, this powerhouse duo is serving up creative, mouthwatering dishes that are anything but ordinary.

With 35 years in the food industry, Chef Colin Knox has perfected his craft, including two decades as the Executive Chef at Riverwood Golf Club and a prestigious degree from Johnson & Wales University. Alongside him, Dave “Fungus” Cabott brings 30 years of expertise in smoking meats to absolute perfection. Together, they’re redefining food truck cuisine with their passion for unique, custom-made meals tailored to your desires. Come and experience the magic of a menu crafted just for you. Prepare to be wowed—one delicious bite at a time!

Upcoming Events

Dance, play Trivia, Bingo, come join in the fellowship with your Kings Gate friends and neighbors!



Special Events/Activities

Concerts and special events are always a sell-out at Kings Gate:

Don't wait to get your tickets.

Kings Gate
CONCERT SERIES

January 16th, 2025
February 19th, 2025
March 7th, 2025

\$80 per ticket for all 3 events
\$33 per ticket for individual

THE WORLD'S GREATEST EAGLES TRIBUTE BAND

National Award Winning Vocalist
Vita Ameruoso
Frankie Valli Tribute
60's & 70's
Motown Hits
Featuring the ...
"TCB Band"
Kingsgate Country Club
Thurs. Feb. 20th 7 PM
Tickets \$15 Per Ticket
AMERUOSOMUSIC.COM

Kings Gate
THE MURDER MYSTERY CO.
YOU'RE INVITED TO THE
DEATH OF A GANGSTER
A 1920'S THEMED MURDER MYSTERY PARTY

THURSDAY, JANUARY 30, 2025
KINGS GATE BALLROOM
SHOW STARTS AT 7 PM
DOORS OPEN AT 6 PM

Lucky you! You've been invited to the Dunn Speakeasy for the wedding of the year! In this "married to the mob" event, you'll never know who to trust. With the two families merging together, someone is bound to lose power, which means someone else will lose their life! Get on the trolley and solve this case with your fellow detectives.

DRESS CODE
Wear 1920's-themed attire — think flapper dresses & zoot suits!

\$18 PER TICKET

HOSTED BY
AMERICAN IMMERSION THEATER
No outside alcohol permitted

Order Your Name Badge

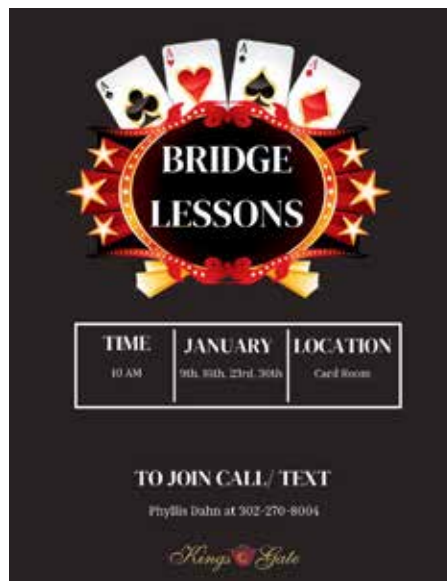
We are collecting a list of residents who would like a name badge ordered. These will be at the cost of each resident.

Please come to the HOA office to sign up. The cost is \$11 per name badge, and cash payment is due at the time of sign-up. Below is what the name badges will look like. This order will be placed on February 1, 2025.



Clubs and Activities (continued)

More fun events coming!!



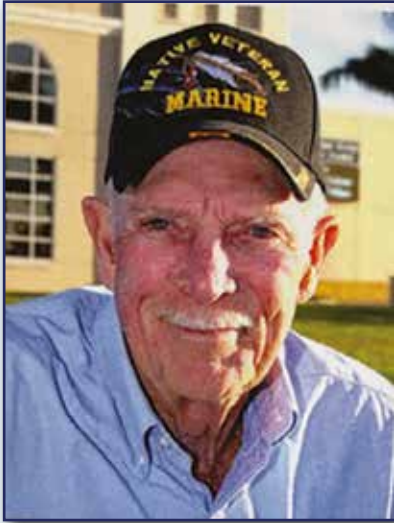
Kings Gate Activities Financial Information for Social Events

	INCOME	EXPENCE	NET	CHARITY	50/50 DONATION
Halloween Dance	\$3300	\$450	\$2850	St Vincent de Paul	\$270
Comedy Night	\$2220	\$934	\$1286	Homeless Coalition	\$233
Denim Dance	\$1950	\$2137	\$-187	Meals on Wheels	\$185
*Veterans Breakfast	0	0	0	Honor Flight	\$184
Winter Wonderland	\$4410	\$2419	\$1991	Toys for Tots	\$660

* The total cost of the veteran's breakfast was paid to the Lion's Den restaurant.

The surplus money goes for making down payments on events, cover deficits in events, adding free events etc. If you would like the team to consider your charity, write a short report about your connection to your charity and submit it to the event volunteers for newsletter publication. You can do this through the office, direct to Evelyn Ruff at eviesgems@gmail.com or Mary Williams at bnmwms1@gmail.com. This report was compiled with the input from the office manager.

We will attempt to publish these numbers on a regular basis to keep you informed.



Chuck Allen

Thank you Kings Gate residents for your business for the past 12 years living and working here---GREAT...

I am an experienced realtor with 20 years working in Sarasota and Charlotte Counties.

SELLING OR BUYING:

I am an experienced agent for both sellers and buyers.

OBJECTIVE: *to make your experience as enjoyable and stress free while negotiating the best deal for you. It's all about you...*



Cell: 941-544-0991
Office: 941-625-3653
chuck.allen@cbsmfl.com



COLDWELL BANKER
SUNSTAR REALTY, INC.
19700 Cochran Blvd.
Port Charlotte, FL 33948

*Call anytime for FREE Comparative Market Analysis!
I have competitive commission rates and am anxious to work for you.*

JANUARY

HAPPY NEW YEAR

SUN			MON			TUE		
5			6			7		
11:00 AM Sunday Scramblers (RR) 6:30 PM Residents Potluck (RR)			4:30-8:30 AM Free Weight/Band Class (PT) 9:00 AM Water Aerobics (PO) 9:00 AM Coffee Time (RR) 10:00 AM Water Aerobics (PO) 10:00 AM Line Dancing (BR) 10:00 AM Arthritis Exercise (PT) 12:50 PM Hand & Foot (CR) 1:00 PM Texas Hold'em (RR) 4:30 PM Food Truck (PL) 6:00 PM Bingo (BR) 6:30 PM Bid Euchre (CR)			8:00 AM - 1:00 PM Farmers Market & El Joe Bean Coffee (PL) 9:00 AM Water Aerobics (PO) 9:00 AM Yoga (PT) 10:00 AM Water Aerobics (PO) 10:00 AM Aerobics (PT) 10:00 AM Lawn Bowling (LBF) 1:00 PM Bridge (CR) 10:00 PM Texas Hold'em (RR) 1:00 PM 7's From Hell (RR) 6:30 PM Bible Study (RR) 6:45 PM Mah Jung (CR)		
12			13			14		
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26			27			28		
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ROOM CODES			BR - Ballroom BC - Bocce Court			CR - Card Room IR - Imperial Room		

2025

REMOVABLE CALENDAR

WED	THUR	FRI	SAT
1	2	3	4
	9:00 AM Water Aerobics (PO) 9:00 AM Yoga (PT) 10:00 AM Water Aerobics (PO) 10:00 AM Lawn Bowling (LBF) 10:00 AM Aerobics (PT) 1:00 PM Hand Knee & Foot (RR) 12:30 PM Mah Jong (CR) 1:30 PM Gentle Volleyball (PO) 3:00 PM Advance Water Volleyball (PO) 6:30 PM Texas Hold'em (RR)	8:30 AM Circuit Class ()PT 9:00 AM Water Aerobics (PO) 10:00 AM Water Aerobics (PO) 12:50 PM Hand & Foot (CR) 1:00 PM Texas Hold'em (RR) 6:30 PM Poker (RR)	12:50 PM Mexican Train (CR) 1:00 PM Texas Hold'em (RR)
8	9	10	11
8:30 AM Free Weight Class (PT) 9:00 AM Greeting Card Class (RR) 9:00 AM Water Aerobics (PO) 10:00 AM Water Aerobics (PO) 12:30 PM Bocce League #1 (BC) 12:50 AM Mexican Train (CR) 1:00 PM Corn Hole (PT) 1:00 PM Poker (RR) 2:00 PM Activity Meeting (BR) 5:00 PM Candidate Meet & Greet (BR) 6:00 PM Dance Lessons (BR) 7:00 PM Poker (RR)	9:00 AM Water Aerobics (PO) 9:00 AM Yoga (PT) 10:00 AM Water Aerobics (PO) 10:00 AM Lawn Bowling (LBF) 10:00 AM Aerobics (PT) 1:00 PM Hand Knee & Foot (RR) 12:30 PM Mah Jong (CR) 1:30 PM Gentle Volleyball (PO) 3:00 PM Advance Water Volleyball (PO) 6:30 PM Texas Hold'em (RR)	8:30 AM Circuit Class ()PT 9:00 AM Water Aerobics (PO) 9:30 AM Bocce League #2 (BC) 10:00 AM Water Aerobics (PO) 12:50 PM Hand & Foot (CR) 1:00 PM Texas Hold'em (RR) 6:30 PM Poker (RR)	12:50 PM Mexican Train (CR) 1:00 PM Texas Hold'em (RR)
15	16	17	18
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22	23	24	25
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29	30	31	
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PT - Palace Theatre PL - Parking Lot	RR - Residents' Room PO - Pool	TPC - Tennis/Pickleball Courts	LBF - Lawn Bowling Field

IT'S TIME FOR A NEW HOME AT KINGS GATE



VILLA HOMES PRICED FROM THE UPPER \$200'S



The shortest move could be the biggest upgrade! You already love the life at Kings Gate, now LOVE YOUR NEW HOME.

Neal Communities is pleased to offer our award-winning, **NEW CONSTRUCTION MOVE-IN READY** homes. With five 2-bedroom floor plan options ranging from 1,395 to over 1,600 square feet of living space, the perfect home is waiting just down the street. Most plans have leisure room or den options perfect for a home office, craft room, home gym or guest room for when the family comes to visit. New home perks like plenty of counterspace and a large pantry in the kitchen to walk-in closets, separate vanity sinks, walk-in shower and a private water closet in the bathroom make this decision easy. But most of all, a new home, built with the Neal quality assurance and new home warranty, buying a new home now is the right decision.



CALL FOR MORE INFORMATION
941.499.8356

VIEW FLOORPLANS, DETAILS AND MORE AT:
LIVEATKINGSGATE.COM

MODEL HOMES & WELCOME CENTER OPEN DAILY

MONDAY-SATURDAY: 10AM-6PM, SUNDAYS: 12PM-5PM · 1622 ROYAL COURT - PORT CHARLOTTE FL 33980

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Welcome New Neighbors

From Your Welcome Team



Welcome to the Kingdom! Our group of eager volunteers are ready to welcome you to our community with a welcome bag and let you know where to turn to find fun and answers. As many homeowners return to the kingdom, we welcome all back and hope you had an enjoyable summer. No more hurricanes please! Should you have any questions about the ACC requirements, warranties, or even what's going on in the Kingdom, just ask us!

If you'd like to join our team, free feel to reach out to welcometokingsgate@gmail.com, or **Sharon Oliver** at 843-209-3717 (texts happily accepted). See you out there!

Welcome Team Tips

For those of you who have a Charlotte County library card, now is your time to swing by your local branch to visit their **Seed Library**. Up to five packets of seeds (depending on the planting season) are available for free to card holders. Check them out but be sure to remember the regulations of what can be grown in Kings Gate and where.



Plant, landscape or insect questions? Ask a Charlotte County Master Gardener at:

Master.gardener@charlottecountyfl.gov

Update from the Website team.

We have uploaded, categorized and eliminated duplicates of all documents (board minutes, calendars, financial statements, any other board or administrative related materials) that have been provided by Castle Management. Once we receive documents previous to Castle, they will be scanned and uploaded (or if they are digital) and checked for duplicates (again) and categorized after uploading.

Our next step is to finalize our work with Go-Daddy to start adding people to be able to access the website. After a few trial runs and some trouble-shooting we will be able to go live. Our best guess for going live is

(Web Site... continued from previous column)

late January or early February. We will put another short note in the newsletter next month to update residents as to our progress. We are close!

Website team

Kings Gate Globe Trotters Upcoming Travel Trips

- Sat Jan 18Broadway Palm Theater– Buddy Holly Story
- Sat Jan25Charlotte Chorale: Yesterday: The Beatles Tribute Show
- Tues Jan 28-31..Miami, Key West bus trip-Diamond Tours
- Thurs Mar 6Strawberry Festival Bus trip – Plant City
- Sat Mar 22.....Whimzeyland bus trip – Safety Harbor

Your Globe Trotters Travel Club meets monthly on the 4th Tuesday of each month in the Palace Theater at 1 p.m. There are no fees to join. When you are a member you are among the first to know of upcoming trips.

Contact information:

- Evelyn Ruff** 941-276-5146
- Mary Williams**..... 941-376-0563
- Kim Brock**..... 513-377-3669

(Not a member? Come to a meeting and sign up)

Mission Statement of Kings Gate Globe Trotters Travel Club

The purpose of the Kings Gate Globe Trotters Travel Club is to create an avenue in which people interested in travel can come together to share experiences and learn of travel destinations from one another as well as through monthly program presentations. The Travel Club is created as a social, educational and informational tool to enhance knowledge and enjoyment for vacation and travel by participants. The Travel Club is not affiliated with any single business, individual or group, and is designed solely for the purposes listed previously. Meetings and topics will be selected by the group with the assistance of the coordinators.

Helpful numbers

- Envera..... (877) 936-8372
- GAEA Landscape..... (941) 916-0903
- Waste Management..... (941) 629-1106
- Comcast(800) 266-2278
- Charlotte County Utilit....(941) 764-4300
- Emergency After Hours..(800) 337-5850

Ongoing Activities

Bible Study

A book review of the bible! Remember to bring a bible, notebook, and pencil. Tuesday evenings from 6:30 p.m.-8 p.m. in the Residents' Room. Contact Art Licursi at 941-627-6703

Bid Euchre

Mondays at 6:30 p.m. in the card room. Classes available to learn. Contact Cheryl Drake at 734-558-3735

Bocce League Contact Cheryl Drake 734-558-3735

Book Club Third Mondays at 1 p.m. Palace Theatre. Gail Mears (603) 481-0877, gailmears1@gmail.com

Bingo First and third Monday of each month. 6 p.m.. Ballroom

Bridge

Tuesdays at 1p.m. in the card room. Contact Phyllis Dahn at 302-270-8004

Coffee Time First Monday of each month 9 a.m. Residents' Room.

Corn Hole Wednesdays at 1 p.m. in PT.

Crafty Ladies Every Monday, except the first Monday of each month in the Residents' Room 10:00 a.m.to 12 noon. Contact Linda Ashley at 508-287-0289

Euchre

Wednesdays at 6:30 p.m. in the card room. Contact Mary & Karl Ebert at 585-298-1012

Globe Trotters Travel Club. Meets the fourth Tuesdays of the month, Palace Theatre. Contact Mary Williams 941-376-0563, Evelyn Ruff 941-276-5146 or Kim Brock 513-377-3669

Grief Support Group

Meets every two to four weeks. Location varies each time. To attend, please contact Carol Butera 941-391-5883

Greeting Card Making Wednesdays at 9 a.m.—11 a.m. Residents' Room Beth Fuller 218-590-2253

Hand & Foot

Mondays & Fridays at 1 p.m. in the card room, arrive 10 minutes early at 12:50 p.m.. Contact Judy Przybysz at 443-350-5321

Hand, Knee, & Foot

Thursdays at 1 p.m. in the Residents' Room. Contact Nan Cole at 941-786-8848

Hand, Knee, Foot, Toe

It's a fun, fast, & friendly game. All are welcome, beginners & experienced. Thursdays at 1p.m. in the Residents' Room. Contact Nan Cole at 941-786-8848

Honor Flight

Fourth Wednesday of each month at 7 p.m. in the Palace Theatre. Contact Charlie McClure 716-465-4472

Kingo Second and Fourth Sundays at 6 p.m. in the Residents' Room

Lawn Bowling

Tuesdays & Thursdays at 10 a.m. Show up by 9:45 a.m. so teams can be made. League goes December-March, must sign up; Contact Merv Ott at 905-327-4152 or mervandcheryl@aol.com

Line Dancing

Every Monday at 10am in the Ballroom. Suggested donation of at least \$3.00

Mah Jongg

Tuesdays 6:45 p.m. & Thursday 12:30 p.m. in the card room. Contact Pat Phillips 856-285-6238

Men's Horseshoe League

Practice is from Nov-Dec; League play is from Jan-Apr. Contact Robert Spindler at 617-957-7385 or captainbob19@gmail.com

Mexican Train & Dominos

Wednesdays & Saturdays at 1p.m. in the card room. Arrive 10 minutes early. Contact Judy Przybysz at 443-350-5321

Activities... (Continued)

Pickleball Club

Pickleball club members meet at the Kings Gate Pickleball courts on Monday, Wednesday, & Saturday 8am-12p.m.. Contact Dennis Gershkoff at 401-219-4100

Poker

October through April - Fridays from 6:30 p.m.-8:30 p.m. in the Residents Room. (nickel & dime). Contact Pauline or Cliff at 941-456-7915

Poker

Wednesdays from 1p.m.-4p.m. & 7p.m.-10p.m. in the Residents' Room. Contact Ray Arcovio at 941-626-6193

Potluck First Sunday of the month, 4:30 p.m. to 6:30 p.m. Residents' Room

Social Dancing for Couples Wednesdays 6-8 Ballroom \$10 fee

Sevens From Hell card game

Tuesdays, 1 p.m. Residents' Room. Contact Irene Adam (941) 380-4955

Singles Club An activity driven club. If you're single and would like to meet new friends, join us every second Monday of each month at 7p.m. in the Residents' Room. (October-May only) Contact Eileen Bott at 201-602-4285

Tennis Club

Tennis Club members meet at the Kings Gate Tennis Courts on Tuesday, Thursday, & Friday from 8am-12p.m..

Texas Hold' em

Thursdays at 6:30p.m. in the Residents Room. Contact Roxanne Pino at 609-685-6426

Monday, Tuesday, Friday, & Saturday at 1p.m. in the Residents' Room. Contact Everett Wilson at 941-625-0504

Trivia Meets second Monday 6 p.m. Ballroom Contact Rowena Reed 262-902-5889

Water Aerobics

Every Monday-Friday at 9 a.m. and 10 a.m. year around in the pool.

Water Volleyball Gentle volleyball Thursdays at 1:30 p.m., regular at 3:00 p.m., pool. Regular on Sundays at 1:30 p.m.

(Note: If a group to which you belong is missing from this list please contact Mary Williams: bnmwms1@gmail.com. For additional information or to see updated events be sure and check our Town Square for up-to-date news.

Welcome New Residents



Meet **Tony & Agnes Pavone** who moved to Kings Gate in May 2024. They reside at 24763 Buckingham Way and are beginning to attend some of our shows and meetings. Originally from Maine, they moved to Virginia for seven years. They decided to move to Florida to be closer to their daughter and granddaughter. Tony & Agnes are happily expecting their first great grandchild at the end of December. They love sporting events, especially the Red Sox. Agnes loves to put up her decorations for each and every holiday. Welcome!

Meet **John & Brenda Levaine** from Kinde, Mi . They purchased their home in April of this year at Rockland Rd, and will be moving into Kings Gate in January 2025. They are moving here to get away from the northern snow and for better health reasons. John and Brenda work in the foreclosure home industry. John has interests in muscle cars. They have two children and two grandchildren. Welcome!

Save the date: Mark your calendars for upcoming events

(Starred events () are through the **Lions Den restaurant**)*

Jan 8 Bocce League 1- 12:30
Activity Meeting 2:00 PM in Ballroom
Board Candidates Meet & Greet 5:00 PM
in Ballroom

Jan. 9 *Show Me the Money (SMTM)

Jan 10 Bocce League 2 - 9:30

Jan 16 Concert Series - "Yacht Rock"

Jan 24 Take Three Dance

Jan 25 *Nine and Dine

Jan 25 On spot Dermatology Saturday, 8 am

Jan 28 EOY Dance 6:00 PM in Ballroom

an 30 Murder Mystery, Thursday, 6 pm

Feb 4 CPR training, at 1 pm

Feb. 6 *BARGO

Feb 9 *Super Bowl Party

Feb 10 Walkathon -meet at clubhouse,

Feb 14 Valentines Dinner Dance

Feb 19 Concert Series - "Sounds of Soul"

Feb 20 Frankie Valley (Jersey Boy Show)

Feb 22 *Nine and Dine

Feb 26 Flamingo Races

Mar 1 St Patrick's Day Dance

Mar. 6 *Show Me the Money (SMTM)

Mar 8 *CanAm Golf

Mar 7 Concert Series "7 Bridges"

Mar 23 *Happy Hour Putting

Mar 26 Name that Tune

Apr. 5: *Nine and Dine

Apr 6 End of Season party with "American

Made" May 3 *Nine and Dine/Kentucky Derby

Ongoing activities

** Tuesdays Karaoke at Lions Den

** NFL every Sunday during NFL season Lion's Den

** Bargo and Show Me The Money, alternate dates.

Trivia 2nd Monday of each month

Kingo (second and fourth Sundays, Residents' Room)

Coffee Time first Mon of each month

Book Club (third Monday of each month)

(All dates and events are correct as of this writing but are subject to change)



Kings Gate Residents Volunteer Spotlight

This month's spotlight is on...

Seven Kings Gate women who volunteer their time with the St Vincent de Paul food pantry.

St Vincent de Paul pantry at San Antonio's parish (across the street on Rampart) started around 2005 – working out of their car trunks. Due to a great need in the community, they collected cans of food from parishioners.



They have been at their current location since 2008. Their mission statement is to “Feed our neighbors in Charlotte County.” The need for food donations to help keep their pantry running at least half full is a struggle. The increasing price of food is not helping their cause.

If you can find it in your heart to donate a few can goods, they can be dropped off in the lobby of the clubhouse in the appropriate bin. **Carol Machado** has graciously agreed to monitor donations for the group.

They are open for food distribution on Wednesday and Friday mornings from 9:00 am to noon. Cars start lining up around 8:00 a.m. People are in need of the basics. After two hurricanes, back-to-back, the need has doubled.

Here are some of your neighbors who are volunteering their time: **Helen Cisak, Bette Dezenski, Carol Machado, Donna Prested, Maria Price, Sherryl Wangler, Carol Woody.**

God bless for thinking of our neighbors in need. If you would be willing to volunteer a few hours a week, you can get in touch with any of the women listed above. Their phone numbers can be found in our directory.

Peace River Botanical & Sculpture Gardens

This month's spotlight is on **Alana Badinger** who volunteers at the Peace River Botanical & Sculpture Gardens where she is a docent, event helper, planting and weeding helper and wherever else she may be needed.

The gardens are a sanctuary alive year round with blooming tropical plants and the artistry of 21 world-class sculptures. Visit the gardens this winter and experience the two major events taking place.

First is the “Beguiled by the Wild,” featuring the art of Charley Harper. His art is placed throughout the trails of the gardens and in the gift shop. He has a playfulness in the way he depicts the wildlife subjects. This is a must see exhibit showing at the Gardens till January 20th.

Showing from Feb 8th through April 20th is “ZimSculpt.” Hand carved stone from Zimbabwe. There are daily demonstrations by the artists and lots of sculptures on display throughout the gardens in addition to items for sale in the gift shop.

Be sure to visit the web site, www.peacrivergardens.org for additional information about the gardens and the activities they offer during the year. By becoming a member of the gardens, there are discounts at the gift shop and the plant shop.

Local artists are featured in the gift shop selling their hand crafted treasures. Also, you receive reciprocal admission to 360 Botanical Gardens nation-wide.

You are encouraged to visit the gardens this winter and experience the beauty of the gardens yourself. You may also consider volunteering. Volunteers breathe life into the heart of the gardens.

The sanctuary stands as a vibrant hub for volunteers and cultural connections in Southwest Florida. If you're passionate about nature, art, and community involvement, their volunteer program promises a fulfilling journey.

WORD SEARCH

Word Search Puzzle #M276QV

A G N I K A R R M S P A S M
F S N B U U E A I S L E T L
C E Y D I H E N S M A L S U
R S I N C R D G E A C B U N
A O E N C E S E R X Q A G F
S D A T P H F G V E U T L O
S R U P T I R S N A E R I L
K S O L Z E M O T O R O N D
N T N Z T I R L N T R P T E
U W L E A B A A L O O P E D
K E D M K R H B G N U U D D
S N O I T A C I F I T S U J
S A L L O W W R Z N C N L K
T N E M E N O T A G A U D Y

Adult

Asynchronously

Atonement

Audios

Brawn

Charm

Cigarettes

Crass

Cream

Depraved

Deter

Doses

Exams

Fizzles

Gaudy

Glinted

Gusts

Justifications

Lacquer

Looped

Maims

Miser

Motor

Newts

Prongs

Raking

Rancher

Range

Ruined

Sallow

Skunks

Spasm

Toning

Topped

Tribal

Unfolded

Unsupportable

Wakens

Kings Gate

CONCERT SERIES



January 16th, 2025



February 19th, 2025

\$80 per ticket for all 3 events

\$33 per ticket for individual



March 7th, 2025



Farmers
MARKET

Every Tuesday
8 AM - 1 PM

Along with
EL JOE BEAN COFFEE Truck




Kings Gate will have its own Farmers Market held right in the front parking lot

Mondays

FOOD TRUCK

JANUARY 2025



4:00 - 6:30 PM

Jan 6th	Food to go
Jan 13th	Chef R71
Jan 20th	In a Pickle
Jan 27th	Burger Bench

x

MISSING SOMETHING...

LOST & FOUND

CHECK WITH THE
KINGS GATE HOA OFFICE
M-F 9 AM- 4 PM

There is also a community lost and found by the ice machine near the Pool.

Call 941-625-8245 or email
cmeans@castlegroup.com

Kings Gate

x

IN OUR COMMUNITY

Kingo

A Kings Gate twist to BINGO



Every 2nd and 4th Sunday
In the Residents Room

\$1.00 per card / per game
: Open to all BYOB and Snacks

- Bring your friends and neighbors
- Bring single dollars if possible
- The larger the crowd the larger payouts each game

Must be 18 and over to play

Dance Lessons & Coaching

Wednesday's at Kings Gate

24000 Rampart Blvd
Enter from Rampart. Use the gate on the right.

Basic to Intermediate

Wednesday's from 6pm-8pm

No lessons will be held June through September



Dance Fundamentals (frame & steps)
*Country 2 Step * Night Club 2 Step
*East Coast Swing *West Coast Swing
*Cha Cha *Waltz *Rumba
\$10 per person

Singles can be partnered with another single or an instructor.

Jim & Andrea Carroll
941-276-7412

NEWSLETTER TUBE

Newsletter Home Delivery

\$5

If interested in having the monthly newsletter delivered to your home, bring \$5 cash to the office, along with your name & address.

Kings Gate



CHARLOTTE COUNTY
Public Safety



REFLECTIVE ADDRESS MARKER

FEATURES

- Highly Visible Day or Night
- Reflective Material on BOTH Sides
- Fade Resistant, Lasts for Years

Proceeds from this program support
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Public Education
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To order your address sign
Send a check with this form to:
Charlotte County Fire & EMS
Attention: Todd Dunn
26571 Airport Road
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Address Sign
\$25.00
Installation is FREE

Name _____
Address _____
City _____ State: FL Zip _____
Phone # _____

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BATLINER REPORT

WE LIVE IN KINGS GATE • WE PLAY IN KINGS GATE • WE KNOW HOW TO SELL KINGS GATE!

HAPPY NEW YEAR KINGS GATE

Wow – what a year 2024 has been. And while for the most part we were not directly impacted by the October storms – the same can not be said for the surrounding areas. That has many of our Floridian neighbors looking into moving to higher/safer ground – which Kings Gate is well positioned to serve.

Cindy and I would like to take this time to thank the entire community for making Kings Gate such a wonderful place to live. We give a lot of tours of the community – and people are often shocked at how friendly and lively things are around here... especially if we happen to be walking through the Lions Den on an NFL Sunday. 😊 We feel very blessed to have found such a wonderful place to live and love sharing that with others.

This year we listed and sold 25 homes in Kings Gate and brought the buyers for 14 Kings Gate homes. We want to send a *HUGE THANK YOU* to all of our buyers and sellers for giving us the opportunity to help them achieve their goal. Keep a lookout for your invitation to our annual customer appreciation dinner.

In the meantime we wish everyone a happy – healthy – fun filled 2025.

Cheers!
John and Cindy


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