

Fiesta Way
Nurmi Drive
Royal Palm Drive



Winter 2023



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NURMI ISLES BUCKS THE CRIME TREND

Experts on residential crime say it's hard to put an exact number to the value roving security provides in preventing break-ins and thefts. However, comparing recent reports from our Nurmi Isles neighborhood and surrounding areas provide significant evidence our approach is contributing to the reduction in incidents around our homes.

Recent news accounts have detailed the crime surge in areas such as nearby Croissant Park, where there has been an alarming uptick in vehicle thefts, year-over-year, during the July through September months. Even closer to home, November reports out of Victoria Park say those streets have been hit by a crime wave resulting in 18 reported burglaries since August.

In contrast, as reported in our last newsletter, Nurmi Isles' numbers have gone in the opposite direction, with an 83% reduction in crime since implementing our Security and Safety protocols – including nighttime roving security details.

“If they see your home is protected, thieves will move next door,” has long been the advice from law enforcement professionals. With all of Nurmi Isles protected by our roving security and other protocols, we're seeing those thieves move to next door neighborhoods.

Authorities always advise homeowners to invest in good deterrence efforts to prevent burglars and other criminals from striking at their properties. Window decals alerting to home

security systems, improved security lighting systems, better locks and entry alarms, interior lights that are programmed to mimic how someone at home might be using them, even dogs, all present an unwelcome environment for the thief who wants to get in and get out.

Our security team raises the barrier by remaining vigilant through the neighborhood during peak crime hours.

The mobile devices they use to scan various checkpoints throughout the neighborhood keep them ever present, always on the move, and constantly alert. Their nightly sweeps, and interactions with members who have taken advantage of the additional services they perform, have helped them gain knowledge of who in our neighborhood might seem suspicious.

Nevertheless, the roving guards can't do the job all by themselves. Your Nurmi Isles Safety and Security Committee urges you to always:

- Lock your car! Tell visitors to lock theirs!
- Use your car fob blocking cases and don't store fobs close to exterior walls or windows.
- Check windows and doors if you've haven't in a while, make sure they offer enough security.
- Replace burnt out perimeter lights.

And keep up the good work! Together, we are making a difference 🌴



Janet Gualtieri
President
Nurmi Isles Home Owners Association, Inc.

PRESIDENTS' MESSAGE

The message conveyed in this edition of our quarterly *Home Safe & Sound* newsletter extends beyond my individual perspective — this Presidents' Message is a collective sentiment shared by the entire Board of Directors. We collectively endorse the idea that our established program transcends mere safety and security measures; it encapsulates the vibrant camaraderie, care, concern, and genuine love that defines our community. Situated in the heart of Nurmi Isles, our residents are united by a profound commitment to safety and security, with a shared dedication to each other's well-being. Despite diverse backgrounds and lifestyles, the common thread that binds our neighborhood is the fundamental need for a secure and safe environment.

Randi Schwartz, a longstanding resident of Nurmi Drive, emphasizes that "Neighborliness is the cornerstone of our shared commitment to safety and security." Her sentiment captures the prevailing ethos in Nurmi Isles, which goes beyond being a collection of homes.

Together, we have implemented practical security measures, emphasizing the importance of safeguarding not just physical possessions but also but also our sense of peace and well-being. Our roving security program acts as a deterrent to potential threats, but its impact extends beyond safety—it has bound us together. Through this initiative, connections have been forged, and we actively look out for one another. Our safety and security program is not solely about preventing crime; it's about fostering a sense of community that extends beyond our locked doors.

"Community is like a sturdy bridge; it requires collective effort to ensure everyone crosses it safely," notes Elizabeth Lowsky of Royal Palm Drive. Her insights, inspired by a calming presence, guide discussions beyond safety measures to the shared responsibility of

creating an environment where everyone feels secure. This tradition reinforces the idea that the well-being of one is the concern of all.

Our aspiration is that as the years unfold, the neighborhood will evolve, but the enduring spirit of collective guardianship will persist. New families will be welcomed with open arms, and the refrain of "We look out for each other here" will become a mantra echoing through the streets of Nurmi Isles. Recent residents, like Kevin Cramer, express awe at the warmth they've received. "I never imagined I'd find a place where everyone recognizes the importance of safety, security, and, above all, community," he remarks.

As the bonds of community deepen, Nurmi Isles stands not just as a neighborhood but as a testament to the transformative power of shared commitment, where the pursuit of safety and security is not merely a collective responsibility but the very fabric that binds us together in unity and mutual support. In every shared smile, every watchful glance, and every welcoming gesture, the spirit of community thrives, proving that the pursuit of safety and security is the foundation that binds Nurmi Isles together. 🌴



The Nurmi Isles Home Owners Association, Inc., is a voluntary organization and we rely on our residents to step up to the plate and become involved in order to run our programs and events.

We are seeking volunteers to join our Board and we also need committee members to work with the Board on safety and security, event planning, and other initiatives. Bring your concerns, your solutions, and your ingenuity to the attention of everyone – because we all have something to offer. **Please contact Harry Rozelle at security@nurmihoa.com or call him at 407-492-4931 to discuss where you can best be of help.**



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SUNDAY MORNINGS

10:00am

"Where the less than
perfect are **MORE**
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WHITE GLOVE
ARTWORK
INSTALLATION

President and Founder
Larry Yturralde is a resident of
Nurmi Isles and is a lifelong resident
of Fort Lauderdale.

Larry has 30 years experience
hanging artwork in the finest
homes in South Florida.

He has two children that attend
Pine Crest School and is a member
of The Church by the Sea.



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THIEVES CAN SWIPE AND RELAY YOUR CAR'S FOB SIGNAL!

What is signal extending/relaying?

Even if your car fob is inside your home, the signal from it is vulnerable. The fob is designed to work only within a short distance from the car, but sophisticated thieves have developed technology that allows them to search for the signal inside the home, and use a transmitter to relay it to a 2nd fob held near the vehicle. Once it has been relayed, the thief can unlock the vehicle and start the car.

The RFID-blocking case will prevent the signal from being detected by the thief.

Other issues to consider –

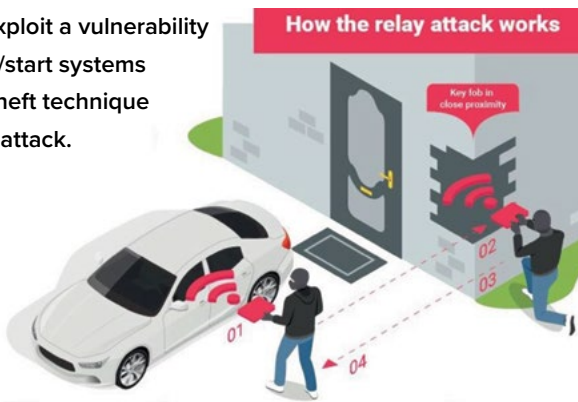
• Signal jammers can prevent you from locking your car

A signal jammer placed somewhere near your parking space can prevent you from locking your car using your fob. Make sure you manually check your car door each time you lock it.

• Thieves can program a new fob

Thieves look for unlocked cars and use the OBD2 port (near your foot) to access your auto's data and program a new fob. If they can get to the data, they can essentially clone your fob. Always lock your car!

Criminals can exploit a vulnerability in keyless entry/start systems using a digital theft technique called the relay attack.



- 1 First thief stands within close proximity of the vehicle and uses device to relay received signals to the second thief.
- 2 Second thief stands as close to the house as possible, typically by the front door, holding the second device.
- 3 The second device transmits the relayed signal up to 10-15 meters into the house.
- 4 When the key stored in the house receives a signal, it replies in a normal manner, fooling the system into thinking the owner is close and allows entry into the vehicle. A second relay is required to start the ignition.



TIPS FOR MAINTAINING A SAFER NEIGHBORHOOD



REMOVE VISIBLE ITEMS FROM YOUR CAR, AND LOCK IT EACH TIME YOU EXIT

It may be just a sweater in a bag to you, but a parcel on the seat can appear attractive to a thief. Take everything inside or secure items in the trunk. Don't give them a reason to be curious.



GUARD YOUR CAR FOB

NEVER LEAVE YOUR FOB INSIDE YOUR CAR OR NEAR THE FRONT DOOR.

Too often, residents make it easy for thieves. If your fob is in your car, your car can be stolen in seconds. Also, if you leave the fob on a hook or table near the door to your home, your fob data is not safe. Sophisticated thieves use software to scan for your fob's code. They can read the data through the wall! Keep your fob somewhere less obvious.



USE SAFETY STICKERS ON EASILY ACCESSED DOORS AND WINDOWS IN YOUR HOME

Many thieves will move on if they see any evidence of protection.

MAKE YOUR HOME LOOK OCCUPIED



Timers that activate lights and TVs when you are away can make a thief think someone is at home. Today's technology allows you to activate many devices from your phone, making a customized plan easy.



KEEP REGIONS SECURITY NUMBERS HANDY BUT CALL 911 FIRST

Your Regions guards are in the neighborhood, and can quickly investigate a disturbance, help you get into your house if you are feeling vulnerable, or keep a watchful eye on your property if you are out of town.



GET TO KNOW YOUR NEIGHBORS

We are all too isolated and alone these days. Knowing who belongs next door can help you know when a stranger shouldn't be there.



LET REGIONS SECURITY KNOW WHEN YOU'LL BE OUT OF TOWN BY EMAILING security@nurmihoa.com

Many of us travel for business or to visit family, or maintain more than one residence. Regions Security should be informed when you are away so they can be extra vigilant.



CARRY YOUR BIRDIE PERSONAL ALARM

Test your Birdie device so you know how it works, and keep it on you as you walk in and out of your house, or even when you are enjoying your yard or pool.



PUT A SAFETY STICKER IN THE CAR WINDOW

Studies indicate that thieves are looking for easy targets, and that stickers can deter them.



FOLD YOUR SIDE VIEW MIRRORS

Most car models today feature side-view mirrors that fold when you lock your car. Thieves look for cars with mirrors that haven't been folded, so if yours doesn't fold automatically, take a moment to do it manually.

THE UNEXPECTED BENEFIT OF SAFETY AND SECURITY — BEING CONNECTED

“We built a community.” Those four words from Safety and Security Committee Chairman Harry Rozelle sum up one of the most unexpected results of the effort by Nurmi Isles residents to repel crime and enhance the feeling of being protected in our neighborhood and in our homes.

Often, homeowners look at security as a personal problem with personal solutions — better lighting, bigger locks, individual residence camera systems. There’s no question those solutions help, and so do our roving guards making their rounds and checking in regularly at security stations throughout the neighborhood.

But as we approach the six-month anniversary of launching this initiative, it’s hard to ignore the side benefit the community has experienced by pulling together, watching out for each other, and enjoying the beauty of this area and its residents together.

Harry and co-chair, Elizabeth Lowsky, recently discussed the improvements Nurmi Isles has experienced and some additional safety improvements scheduled for the next few months, as well as the pleasure of discovering an overall sense of “being connected” to others in the isles.

A happy holiday party

Harry pointed to the successful holiday party as an example of what happens when neighbors bond with neighbors to solve a problem.

“We were disjointed,” Harry said, describing a time when crime felt like an individual attack with no support. At the holiday party, “we met people we never knew before,” Harry said, discovering that so many in the area were eager to participate in the effort to make living here safer. Residents who are members of the Safety and Security initiative now know they can easily communicate with the committee members via text, phone call, or email to raise the alarm about someone who doesn’t belong in the neighborhood, for example. They know that calling attention to the concern will result in a widespread alert going out to everyone who has signed up for text alerts from the committee.

In return, they can rely on their neighbors to do the same, should they observe a problem that causes concern.

“Being good neighbors and looking out for one another fosters a sense of community, trust, and cooperation,” said Elizabeth. “When people feel connected and supported, they are more likely to communicate about potential risks,

share information, and collaborate on safety measures. This increased community engagement creates a collective awareness that helps identify and address issues promptly, making the overall environment safer for everyone.”

Enhancements on the way

Elizabeth discussed some of the additional benefits of having roving guards available, such as her choice to get escorted home from the holiday party by the guard on duty. Knowing the guard is available, even to walk you from the car to your front door, makes people feeling better about enjoying a night out, or returning home late after a long trip.

The Committee is telling residents to look forward to improvements in the new year to what has been an enormously successful initiative, Harry said.

“We’ve reached an agreement with the owners at the head of every street to install video cameras on poles that will provide continuous surveillance of who goes in and who goes out,” he said. “This will amount to an additional level of deterrence that will discourage criminals from coming in, and provide documentary evidence should there be any attempts.”

According to Harry, those cameras will be in place by second quarter of 2024.

“We’re so grateful to have the support we’ve gotten, which now includes almost the whole Nurmi Isles community,” Harry said — a community that can enjoy this holiday season feeling protected, connected, and secure. 🌴



*Harry Rozelle
Chairman*

*Elizabeth Lowsky
Co-Chairman*



Oh what a night!!

Some photos from our fun-filled Nurmi Isles Kick-Off-The-Holidays party!



View Famed Artist Lucio Carvalho Locally

Lucio Carvalho's latest collection of work explores the concept of time and its absence. The idea of a clock, without hands, is a recurring theme in his mind and he was fascinated by the idea of bringing it to life.

What if we could stop time? What would become of our world if we could live outside the constraints of past, present, and future? Would we love more, care more, or have more desires and fears? These were the questions that Lucio found himself pondering as he embarked on his artistic journey.

His hands worked tirelessly to create an illusion that would allow us to break free from the limitations of time. In this timeless state, our minds are liberated and our traumas fade away. It becomes a safe haven, shielded from the constant ticking of the clock. But are we truly safe from ourselves? Who would we be in this state of timelessness?

Lucio's thought-provoking artwork, available for viewing at Chic Evolution in Art at 805, East Las Olas Boulevard, challenges us to reconsider our perception of time and its impact on our lives. It invites us to imagine a version of ourselves that exists outside the constraints of time, allowing for growth, exploration, and self-discovery.



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Calling all Nurmi Isles Fur-tastic Neighbors!

Send Us a Snap of Your Beloved Pet(s) for a Pawsome Contest - Match-the-Pet-to-the-Owner

We're excited to announce a fun-filled contest that will bring our community even closer together -
How to Participate:

- Take a picture of your beloved pet.
- Ensure the photo is in PDF, JPEG, or PNG format.
- Include your pet's name, your name, and the street you live on.
- Email the photo and information to: security@nurmihoa.com

Submission Deadline: February 14, 2024

The photo should feature only your pet with minimal background.

Contest Details:

- We'll feature the Match-the-Pet Contest in our upcoming Spring Issue.
- The correct matches will be revealed in our Summer Issue.

Your pet photos will make this contest a success, and we can't wait to see all your adorable fur babies grace the pages of our newsletter. Thank you for being a part of our vibrant community!



RECENT HOME SALES FOR NURMI ISLES

DATE	ADDRESS	BED	BATH	SQ. FT.	YEAR BUILT	PRICE SQ. FT.	ORIGINAL PRICE	LIST PRICE	SOLD PRICE
08/29/23	9 Fiesta Way	7	6/1	4,297	1988	\$948.30	\$4,900,000	\$4,455,000	\$4,075,000
08/28/23	56 Fiesta Way	4	5/0	5,983	1991	\$918.80	\$4,950,000	\$4,950,000	\$4,775,000
07/11/23	129 Nurmi Dr.	6	6/2	5,983	2023	\$1,587.83	\$13,495,000	\$10,900,000	\$9,500,000
07/14/23	52 Royal Palm Dr.	5	5/2	6,682	2020	\$1,758.46	\$13,499,000	\$13,499,000	\$11,750,000

Home Sales Data Courtesy of Matt Bertanzetti - Florida Luxurious Properties

CRIME STATISTICS

Before and After the Safety and Security Roving Patrol June - November - 2022 vs 2023

2022 June - November crimes by street

Fiesta Way:

- 1 Motorized vehicles theft
- 1 Outside of home on property burglary

Nurmi Drive:

- 1 Inside of home burglary

Royal Palm Drive:

- 1 Motorized vehicles theft
- 1 Inside of home burglary
- 1 Outside of home on property burglary

2023 June - November crimes by street

Fiesta Way:

- 1 Inside Residence Burglary

Nurmi Drive:

- 0 Crime

Royal Palm Drive:

- 0 Crime



SIGN-UP ALL HOUSEHOLD MEMBERS FOR EMERGENCY SECURITY ALERTS!!

We are using a texting application that allows each member to choose the information they would like to receive from our Safety and Security Committee and opt-out anytime if desired. To limit chatter, this application is a one-way messaging service and does not give users an option to "Reply to All". **Choose Only**

One (1) Keyword to Text: SECURITY or SECURITY 911

TEXT THE WORD: SECURITY to 954-335-2704

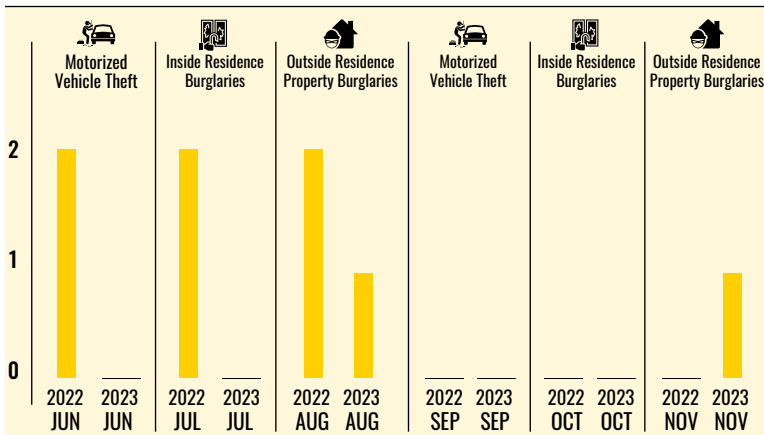
to receive the message types below:

- All Security Alerts, including Suspicious Activity and Eminent Danger
- Safety and Security Meeting & Event Date Information
- HOA Meeting & Event Date Information

TEXT THE WORD: SECURITY911 to 954-335-2704

to receive the message types below:

- Receive ONLY Alerts of great importance such as Eminent Danger
- Safety and Security Meeting & Event Date Information



DATA COURTESY OF: Officer Negron Rodriguez
Fort Lauderdale Police Department Community Support Unit / District 1

UPDATED GARBAGE COLLECTION DAYS

- WEDNESDAY** Trash and pick-up (black cans)
Yard Waste (green cans)
- SATURDAY:** Trash pick-up (black cans)
Recycling pick-up (blue cans)
Palm Fron pick-up
- BULK TRASH:** Pick-up day is the second Friday of every month

BOARD OF DIRECTORS:

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Representing Fiesta Way
- TREASURER:**
Harry W. Rozelle
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- SECRETARY:**
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