

Tall Pines Hi Lites

A Deed Restricted Community

Volume 35 Issue 9, MAY 2019

<https://www.tallpinesnpr20.com>

<https://www.facebook.com/TallPinesatRiverRidge>

Double Rainbow



This photo was taken on April 20th, over the Links at River Ridge 8th green.

If you are lucky one day, you'll see two rainbows forming at the same time. The first rainbow is brighter, and called the primary rainbow. The second is usually not as clear and less bright.

A double rainbow is fairly rare, and is created when light is reflected twice in a water drop. A double rainbow is thought to be symbolic of transformation and good fortune. **As Spring turns to Summer, may all our residents know life's good fortune and health!**

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Parklane

Real Estate Services

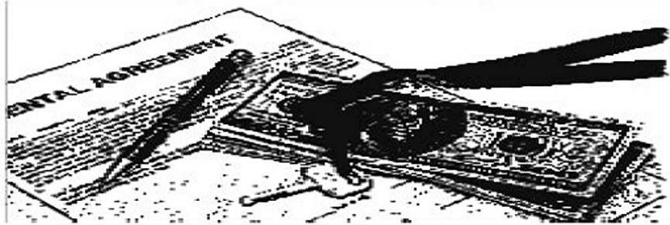
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02/20



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9/19

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Our placement of these ads is not to be taken as an endorsement nor guarantee of the services offered.

Contacts Carl Cassella 727-804-9602 cassella3@gmail.com

or Bob Krobatsch 727-845-0950 krows38176@aol.com

2019 Memorial Day Picnic

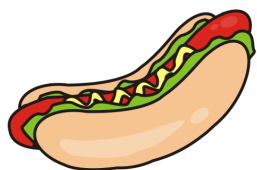
Monday May 27th, 12 Noon



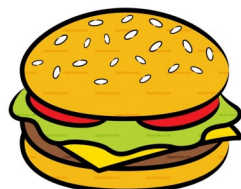
Tickets \$5.00 per person



Your ticket includes:



Potato
salad



Sponsored by The Tall Pines Men's Club!

Get your Tickets from:

Jack Brandt 727-236-7078

Bud Johnson 727-848-3549

Bob Krobatsch 727-845-0950

Please bring a dessert or salad to share!!

Tall Pines Board Meeting

April 11, 2019 7:00 pm

MINUTES

The meeting was called to order by the President, Dawn Horvath, at 7:00 pm. Board members present were David Antkowiak, A.J. Douglas, Dawn Horvath, Bud Johnson, Bob Krobatsch, Paula Morin and Kevin Van Nort. Absent were: Jack Brandt and Carl Cassella. A quorum was established. Dora Steed from Parklane Real Estate Services was also present.

Pledge of Allegiance was observed.

Notice of the meeting was posted in the Hi Lites and on the property.

Bud made a motion to approve and waive reading of the March 14, 2019 meeting minutes. Kevin seconded the motion; motion carried.

Treasurer`s Report: A.J. presented the Treasurer`s Report as of March 31, 2019. Year-to-date income was \$17,216 and expenses were \$14,356. The operating account balance was \$28,503. The total reserves were \$284,470. Dora informed the board and membership that the end-of-year financial statement had been completed and is available upon request from the Parklane office.

Clubhouse Manager`s Report: A.J. reported that there is one rental for the Clubhouse in April, one in September and one pending; date TBD.

Crime Watch Report: A. J. reported that there was a daytime burglary on Upton Ct. A sheriff`s report was made. He requested that everyone be diligent and report any odd situations or incidents to the police.

Old Business:

Tall Pines Directory/ survey project update: 56% responded to the survey; half of each of the Villages responded. Dawn requested that the Board review the results that were handed out for future discussion and implementation of various suggestions and requests.

Front Entrance Sign: Bob reported that the front entrance sign was currently being prepped and scheduled for painting (weather permitting). Bud made a motion to also include the sign at the clubhouse for up to \$400. The motion was seconded by Dave; motion carried.

Update on the signs to be installed throughout the community

Various nonapproved DOT signs have been installed throughout the community. Dawn spoke with the County Representative, Mike Bunts and he stated to let the signs remain "as is" for their life expectancy. Kevin agreed to check with the sign vendor regarding a refund of the 3 pending signs that had not yet been installed. He is also to obtain prices on purchases these signs meeting DOT regulation. Kevin made a motion to purchase DOT approved signs in an amount up to \$1,200. The motion was seconded by Bud; motion carried. Twelve "slow signs" have also been purchased and installed. They will be moved around the community as needed in areas noted as having excessive speed.

Landscaping project update: There is a landscaping meeting scheduled for 4/18/18 at 7 PM; everyone is welcome. Areas added to the list: Upton, Toller and Rockville.

Spending Limits: Bob made the following motion regarding association spending limits: vendor work orders/bids under \$500 can be approved by an Officer of the Board without the balance of the Board`s approval. Expenditures of \$501-\$1,000 would no longer require 3 bids; however would require Board approval. Expenditures over \$1,000 would require 3 bids as well as Board approval. Misc. supplies up to \$300 can be purchased by any board member without additional approval. The motion was seconded by Bud; motion carried.

Irrigation-Well Drilling: There are 3 wells that are spewing iron into the water; causing rust staining. It has been recommended that drilling these wells 50 feet deeper may correct the issue. Dawn provided the name of a company that can be contacted to request a proposal. Gary suggested that they test this on the well located on LaQuinta. Bob made a motion to accept Gary`s recommendation up to a \$1,000 spending limit. The motion was seconded by Kevin; motion carried. Gary and Bud will be the contractor`s contact and will oversee the project.

Welcome Coffee Saturday/ Welcome Committees: Paula presented a report. At the May 7th cocktail hour, the committee will be offering sangria from 4-8 PM. Please bring appetizers. The Board has allotted a budget of \$50 per month for these gatherings.

Ponds (#5 and Brookhaven): Pond #5 was treated with

Sonar (chemical for Hydrilla). Regarding the small pond on Brookhaven, the pond company inspected the pond and stated that smells come and go in ponds. The only thing that they can do is add orange oil and die to mask smells. This will not cure the issue. Parklane contacted the County about spraying for mosquitoes in this area.

Street striping: Dora presented a bid for the striping on Baltusrol and the entrance of Tall Pines Blvd. The vendor, TNT has agreed to restripe the traffic (stop lines) for \$250. This is the same price from 2016. Bud made a motion to accept the proposal as outlined. Dave seconded the motion; motion carried. Within 60-days the County portion of the striping will also be completed.

County Roads: Fredi Prager reported on the County owned roads. The transfer is currently being reviewed by the County Attorney. The Association will get the roads back and more than likely for only the recording fee. Fredi further reviewed the property deed where the River Ridge Country Club pool is located and reported that the deed was never in the Association's name.

Library Chairs: Dawn will order the previously approved library chairs once volunteers have been established to assemble them. Bud, Bob and Kevin volunteered to assemble the chairs.

Links @ River Ridge Pool: Dawn informed the membership that no additional information has been presented or received regarding the pool and reiterated that the board will not be involved in any negotiations. For information purposes, Bob informed the membership that the owner of the country club was leasing out a portion of the pool for swimming lessons.

Pothole Estimate: Dora presented a bid to repair the potholes on Piping Rock and LaQuinta for \$375. Dawn approved the bid.

Speeding: Paula addressed the speeding on Millriver Dr. There was an issue with adults in a Volkswagen speeding. She stated there has been no improvement with the installation of the "slow down" signs. Gail Kelly vol-

unteered to find out where the Seven Springs Golf & Country Club obtained their signs from as these appear to be effective signs. It was decided to organize a traffic safety committee. A. J. agreed to be the Chairperson for the committee. Dennis Babe will send out a notification.

New Business:

There is an area at 10413 Pine Needles that did not originally have irrigation installed. Chad's Irrigation submitted a proposal to install irrigation to this area. Dawn had asked Gary to ensure that there were no other properties which had been missed with the original installation and he confirmed that this was the only property in the community. Bob made a motion to accept the proposal for \$450. Paula seconded the motion; motion carried. This lot belongs to Kevin Van Nort and therefore he did not vote on the motion.

Bulletin Boards: Kevin made a motion to remove the one bulletin board located on Baltusrol, keeping the one on the back of the guard house. Bob seconded the motion; motion carried.

Shamrock Pest Control is the current pest control company. Indoor pest control is scheduled for every other month. The next treatment date is 4/12/19. They also fill the termite bait stations quarterly.

Any walk-on new business from Residents: There was a concern about how to contact Gary. The Board directed members to leave a voicemail message for Gary if they had an irrigation issue. There was also a question if the board had a checks and balance procedure in place for expenditures of association funds. Dawn explained the current policy and process for expenditures.

Men's and Social Club: Bob announced that the Kentucky Derby and Memorial Day events will be outlined in the Hi Lites.

See page 6

Men's and Social Club: Bob announced that the Kentucky Derby and Memorial Day events will be outlined in the Hi Lites.

Adjournment

Bob made a motion to adjourn the meeting at 9:07 PM.
Dave seconded the motion. The meeting was adjourned.

The next meeting is scheduled for May 9, 2019 at 7:00 PM

Respectfully Submitted,

Dora Steed, LCAM
Community Property Manager

ATTENTION Hunt Ridge: Re: Architectural Request Forms

This serves as Notice from your Board of Directors regarding the Hunt Ridge Architectural Rules. A number of residents are submitting Architectural Request Forms to Parklane Real-estate Services. Parklane does not handle this, so please do not forward any requests to them. This has never been the procedure, and your board does not know how it got started.

Please submit requests for the Baltusrol side to Marty Giles, 727-842-6530 or cruzin1957ford@gmail.com.

For Peg Krobatsch, on the Brookhaven side, 727-845-0950, or krows3176@aol.com.

Marty and Peg will accept completed forms, color charts, and answer questions you might have.

The Board thanks you for following the procedures.

**Spring Lake at Tall Pines HOA, Inc.
Annual Meeting and Board of Directors
Organization Meeting**

April 10, 2019

7:00 PM – Tall Pines Clubhouse

MINUTES

The ANNUAL MEETING was called to order at 7:05 by Chris Witaszek. Present were Lester Hadnott, Chris Witaszek, Edward Bartek and Robert Brunelle. Cindy Woods and Ruth Delbert represented Parklane Real Estate Services.

No previous annual minutes were created as a quorum was not established.

Cindy presented the Treasurer's Report: Operating account balance as of March 31 2019 was \$227. The Reserve account balance was \$65,089 and the Accounts Receivable was \$315.

OLD BUSINESS:

The board discussed the status of the approved dead pine tree removal. One resident allegedly had trees cut today, resulting in damage and debris. Pasco Tree Service is scheduled to remove the trees April 18, 2019.

The board discussed the status of roof replacement. Four replacements have been completed. Discussion followed on plans to complete the remaining replacements.

Chris made a motion to wait until the funds are available after 5 years. Motion denied. Chris made a motion to have a one-time special assessment fee to fund now. Motion denied. Chris made a motion to obtain financing for roof replacement balance. Ed seconded the motion. The motion carried unanimously.

Cindy advised that timing of the enforcement of late fees (30-day delinquency) is outlined by the governing documents.

ADJOURNMENT: Chris made a motion to adjourn the meeting at 7:40 PM. The motion was seconded by Ed, and the meeting was adjourned.

The ORGANIZATIONAL MEETING was called to order at 7:45 PM by Lester Hadnott. No change of officers was made. Lester made a motion to adjourn and Chris seconded. The meeting was adjourned at 7:48 PM.

Respectfully submitted,

Cindy Woods, Parklane Real Estate Services Representative

NOTICE TO THE TALL PINES COMMUNITY RE: ARCHITECTURAL & LANDSCAPING ISSUES

Well it's springtime again and we all get that urge to want to clean up and spruce up our homes inside and out. **Living in a deed restricted community means there are rules to follow. Unfortunately there are many who are not following the rules.**

We are getting architectural forms filled out with residents telling us the work has already been completed or excuses like "I have lived here for 10 years and this is the first I am hearing about this." Ignorance is no excuse, so lets all obey the rules and insure the integrity of our community.

Painting of homes or driveways (even if it's the same color), cutting down trees, planting new flower beds, any construction additions, new roof shingles, or replacing windows all fall under this umbrella--these are just a few examples.

Some of the villages have put together committees that can make recommendations to the board to levy fines or liens. Please let's not give them any work to do. Here is a list of the people you need to get and submit forms to or if you have any doubts or questions, call:

- Hunt Ridge** Peg 727-845-0950 or Marty 727-842-6530
- Ruxton II** Beverly 727-844-0971 or Donna 631-332-9814
- Ruxton Village** Jack 727-236-7078 or Bud 727-848-3549
- Spring Lake** Parklane Real Estate Services 727-232-1173
- Valley Wood** Jerry 727-807-3513 or Andrea 727-848-5560

RUXTON II HOA MEETING MINUTES

April 23, 2019

President Donna Hoey called the meeting to order at 7:00 p.m. Board members present were Donna Hoey, Beverly Dierking and JoAnne Romano. Connie Schweitzer and David Smyth were absent. No one from Ameri-Tech was present. One resident attended the meeting.

Proof of 48 hours Notice was posted as required. Donna moved to waive reading the previous minutes; seconded by JoAnne.

Old Business:

Donna reported that Tall Pines is looking at cleaning up the brush along several areas of the northern boundary of Ruxton II.

The touch up paint that the painters promised to provide Ruxton II has not been received yet.

A foreclosure notice has been filed with Pasco County for the unit that is over one year in arrears on HOA fees.

To alleviate the rust issues on our units, drip runs will be installed in the landscaping areas around each unit. A timetable has not been set for this yet.

Ameri-Tech has not notified us when termite inspections will

take place. This was discussed at our last meeting and we hope to be notified soon.

Donna will request again that Ameri-Tech send letters to units where on street parking is occurring overnight. Two unit owners with roof leaks are still waiting for repairs. Donna will ask Phil to see if this can be done ASAP.

New Business:

One unit has had a non-owner move in. Donna has asked Ameri-Tech to send the paperwork required for non-owners to the unit owner so that the proper background checks can be made.

Beverly made a motion to adjourn the meeting at 8:00 p.m. Seconded by JoAnne.

The next meeting of Ruxton II will be held on Tuesday, October 1st, 2019, at 7:00 p.m. in the Library Room at the clubhouse. Please note that the Ruxton II Board will now meet on the first Tuesday of the month.

IF YOU ARE A SMOKER, PLEASE DO NOT DISCARD YOUR CIGARETTE BUTTS ON THE ROADS OR LAWNS!

Respectfully submitted,
Beverly Dierking, Secretary

**Hunt Ridge at Tall Pines
Homeowners Association, Inc.
BOARD MEETING MINUTES
April 15, 2019
7:00 PM**

Call to Order

The meeting was called to order at 7:03 PM by Steve Fitts, President. Board Members present: Bob Krobatsch, Derek Watkinson, Sam Guiliano, Carl Cassella and Kristin Van Nort. Also present was Susan Gavin, representing Parklane Real Estate Services.

Notice of the meeting was posted and published in the Hi Lites.

Approve Minutes–Previous Board Meeting

Sam made a motion to approve and waive the reading of the minutes from the previous board meeting. The motion was seconded by Carl; motion carried.

Treasurers Report

Kristen presented the Treasurers report. Total Operating and Reserve accounts \$36,399. YTD income was \$16,357; YTD Expenses were \$17,804; Accounts receivable total \$2,113.

Old Business

Mailbox update: Adjustments are needed on several mailboxes and numbers are coming loose. Kevin Van Nort has contacted Creative Mailbox and they will be on-site to address all issues.

New Business

The 2018 Hunt Ridge financials are completed and are available upon request.

A **hearing committee** has been established to meet with any homeowner that has failed to comply after receiving repeated violation notices. Their mission is to facilitate resolution and report their findings to the board for any

further action as needed.

Parking violation review from the Declaration of Covenants, Conditions and Restrictions: Article IX, Section 3: All vehicles shall be parked in designated parking areas. No trucks over ¾ ton rated capacity or commercial vehicles (except during the period of approved construction), campers, mobile homes, motor homes, house trailers or trailers of any description shall be permitted to be parked or to be stored at any place on the property. This prohibition of parking shall not apply to temporary parking of trucks or commercial vehicles such as for pick up, delivery and other commercial services.

In addition a motion by Sam, seconded by Carl and approved by all adopts a **new rule prohibiting the parking of disabled or covered vehicles in the designated parking areas.**

Copies of **HOA documents** can be ordered from the Parklaneres.com website.

They can also be obtained from Pasco Clerk of Court.

Kevin Van Nort has been added to the **compliance committee** and will join Marty Giles and Bob Krobatsch in reviewing all identified and reported violations before letters are sent out.

Next Meeting Date: Monday, May 20, 2019

Adjournment

A motion was made by Sam, seconded by Carl and unanimously approved to adjourn the meeting at 7:35 PM.

Respectfully Submitted by,

Susan Gavin, Parklane Real Estate Services

RUXTON VILLAGE HOA MEETING NOTES

April 17th, 2019

Ruxton Village HOA Meeting commenced at 7 PM at the Tall Pines Club House. The board signed in.

Proof of Notice was met by publication in the Tall Pines Hi Lites as well as by a posted entrance sign.

Jack made a motion that the Minutes of our last meeting be accepted as published in the March Hi Lites; seconded by Dave. Motion passed.

Jack Brandt, President, brought to our attention that Board Member, Sharon Crawley was absent and would like to be dismissed from the board. We want to thank her for volunteering for the time she was able to be with us.

The position will need to be filled in the fall. Homeowner Mike Manto of Millriver Dr., may consider joining the board in the fall. Susan Gavin and Ruth Delbert represented Parklane Real Estate Services.

Treasurer's Report was read by Susan, with a Checking Account Balance of \$23,219 and Total Operating Reserves of \$77,110. The Checking Account Balance will allow for increases in maintenance fees, rubbish removal, and Tall Pines HOA dues. The End-of-Year Financial Statement is complete and available upon request from Park Lane Management Company, 5430 Spring Hill Drive, Spring Hill, FL 34606.

Old Business concerned the property at 10718 Fiddlesticks. Parklane's attorney is in contact with the attorney representing the heirs of the property which, will be in probate for sometime.

New Business brought to the board concerning the limb of a tree which is scraping a newer roof of a property on Rockville Court. The resident presented the board with two pages from the original Ruxton Village Declaration of Covenants, Conditions and Restrictions. Multiple board members felt that the bylaws had been revised in 2014 or 2015. The board is working with Park Lane property management to determine ownership of the tree. Jack made a motion that if it is determined to be Ruxton's re-

sponsibility, the limb be removed; seconded by Bud. Motion passed.

Going forward, Jack expressed Sharon Crawley's concern about the barricade/buffer being removed by the county. Ridge Road will be under construction to Town Center Road in the ensuing months. Decubellis will be more heavily travelled. It was concluded that we will be looking to hearing more about a buffer as Tall Pines is HOA is looking into the matter.

No further questions from homeowners, Jack took a possible attendance poll of the board for May. There will not be a quorum available therefore the next meeting will be on October 16, 2019 at the Tall Pines Club House.

Should homeowners of Ruxton Village have concerns over the summer months please contact your HOA members: Jack Brandt, or Bud Johnson.

Adjournment The Meeting adjourned at 7:40pm.

Submitted by,
Paula Morin, Secretary

SOCIAL CLUB MEETING REPORT 4/9/19

The next meeting will be on Tuesday, May 9th, at 7 pm.

The Tall Pines Coffee Gathering Committee will host a Cocktail Party on May 7th, from 4—8pm. There is no charge. Sangria will be provided. Those attending may also BYOB!

MEN'S CLUB MEETING REPORT 4/5/19

Bob announced that the Kentucky Derby and Memorial Day events will be outlined in the Hi Lites.

The next meeting is May 3rd – 8am breakfast followed by 8:30 meeting.

All men are welcome!

WELCOMING COMMITTEE

- ***Ruxton Village** - Paula Morin (207) 468-0656
- ***Ruxton II** - Donna Hoey (631) 332-9814
- ***Valley Wood** - Sue Mac Queen (860) 967- 5788
- ***Hunt Ridge – Brookhaven-** Peggy Krobatsch (727) 845-0950
- ***Hunt Ridge-Baltusrol, Pineneedles and Ravines**
Barbara Mullins – (248) 672-2834

SUNSHINE COMMITTEE

- ***Ruxton Village** — Paula Morin (207) 468-0656
- ***Ruxton II** — Donna Hoey (631) 332-9814
- ***Valley Wood** — Elizabeth Crowley (727) 645-6806
- ***Hunt Ridge- Brookhaven.....Volunteer Needed**
- ***Hunt Ridge-Baltusrol, Pineneedles & Ravines**
..... **Volunteer Needed**

Please contact Dawn Horvath to help out!
630-373-6363 or dmhorvath23@gmail.com

COMMUNITY NOTES

A Cocktail Party!

Sponsored by the Coffee Gathering Committee, this new event will be held at the Clubhouse on Tuesday, May 7th, from 4 – 8pm. Sangria & appetizers provided. You may also BYOB!

Tall Pines Facebook Page

<https://www.facebook.com/TallPinesatRiverRidge>

If you would like anything posted on our fb page please contact Kristen Van Nort
kristenlvannort@yahoo.com

MAY OCCASIONS



- Reyn Haack, May 1st
 - Ray Mac Queen, May 2nd
 - Dan Van Nort, May 11th
 - Kristen Van Nort, May 16th
 - Sue Mac Queen, May 22nd
 - Linda Van Nort, May 23rd
 - Ed McClain, May 28th
 - Dick Lepkowski, May 30th
- CELEBRATE your LIFE and LOVES!

Happy Anniversary!

Dennis & Laura Babe, May 24th

22 years

Congratulations!!



Please contact **Dennis Babe** to have your Birthday or Anniversary updated in our system by e-mail, ddbabe@wi.rr.com, or phone, (262) 786-1076



Thinking of You & Wishing You Well

Mickey Hebert Claire Tatick

Kristen Van Nort



NEWS TO SHARE...

Word is spreading about the new **New Port Richey Recreation and Aquatic Center!** It is located at 6330 Van Buren Street. It is a governmental facility, operated by the City of New Port Richey, tax exempt, and a not for profit.

The facility is 35,000 square feet, housing a lap pool, a kiddie pool for infants to 8 year olds (no taller than 45”), a gymnasium, fitness center & game rooms. The lap pool is heated to 82 degrees, and is open if the temperature is 55 degrees or more and the weather is good.



The lap pool hours vary by season, but always opens at 8am.

State health codes prohibit food and drink around all pools.

The fitness center, and gymnasium are open M-F 6am-8 pm, and Sat/Sun 10am-5pm.

Memberships: Annual and monthly membership categories are seniors, adults, youths, or households. They are available to residents and non residents of NPR. A daily pass can also be purchased upon arrival to the facility. A 10% discount is given to active duty military and veterans on the individual membership.

Activities include: *basketball, volleyball, pickleball

*fitness center for cardio, strength-training, free weights

*four tennis courts, 2 outdoor basketball court

Monthly Membership (includes sales tax)

Type	Fee	City of NPR Resident Discount
Youth	\$20.00	\$16.00
Senior	\$25.00	\$20.00
Adult	\$30.00	\$24.00
*Household	\$60.00	\$48.00

Annual Membership (includes sales tax)

Type	Fee	City of NPR Resident Discount
Youth	\$168.00	\$135.00
Senior	\$210.00	\$168.00
Adult	\$252.00	\$202.00
*Household	\$504.00	\$403.00

Contacts:

Phone 727-841-4560

Website www.nprrec.org for class times, registration & purchasing memberships

Facebook

<https://www.facebook.com/prparksandrec/>



Hi Lites

Please send Minutes and Articles to Co-Editors Kristen Van Nort at kristenlvannort@yahoo.com and Sue Mac Queen at ssmacq22@gmail.com

HI LITES DEADLINE:
MAY 23 FOR THE JUNE
ISSUE

SEE THE ON-LINE ISSUE:
www.tallpinesnr20.com

Ladies Exercise Classes!

Join in for a great
work - out!

Monday, Wednesday &
Friday mornings
at 9 am

The Class features a
Weight Watchers
Exercise Video

For more info: Bev
727-844-0971

IN THE LIBRARY

We have a computer, printer, and
e-mail address:

tpcaclubhouse@tampabay.rr.com

This e-mail address is intended for anything related to clubhouse business. i.e., community meeting scheduling, clubhouse key requests, private parties, etc., and is monitored by the Clubhouse Manager, AJ Douglas.

The clubhouse phone # is (727) 849-7790
There is a fax machine attached to this number.

W E E K L Y A C T I V I T I E S

All residents of Tall Pines are encouraged to join our parties and activities!

B U N K O

Friday, May 10th

Starts promptly at 6:30 pm.

Cost \$3.00 - Everyone attending is asked to bring a dessert or snack to share.

Coffee, water and soda provided.

Prizes for "most bunkos," "most wins" and "most losses."

Come join the fun !!!!!



lotsa laughs!

Most Bunkos
2 each!

Rosemary Perveiler
Liz Antkowiak, Jan Perveiler, Connie Schweitzer, Ed Battis, Bernie Schimmel, Bud Johnson, Cathy Westerman, Chris Horvath

Most Wins

Cathy Westerman

Most Losses

Jerry Jaskierney

THE LINKS AT RIVER RIDGE

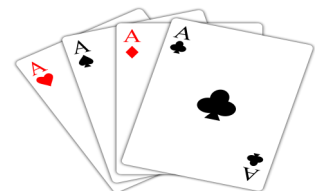
PRO SHOP 727-232-6275

MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY
Golf	Men's	Women's	Tall Pines Golf	Golf
Scramble	Golf	9 or 18 Holes	7:50 am	Scramble
Cancelled	7 am	9 am	Call Lloyd at 727.848.1190	12:30 pm Call Pro Shop

For Corrections contact Co-Editor Sue Mac Queen at ssmacq22@gmail.com

CARD GAMES AT TALL PINES CLUBHOUSE

MONDAY 7 PM Mixed Bridge
WEDNESDAY 6:30 PM Men's Poker



Valley Wood Board Meeting

April 16, 2019

7:00 PM

MINUTES

The meeting was called to order by the president, Gail Sheehan. Board members present: Gail Sheehan, Sue MacQueen, and Linda Combs. A quorum was established. Dora Steed from Parklane Real Estate Services was also present.

Pledge of Allegiance was observed.

Notice was posted on the property and in the newsletter.

Sue Mac Queen made a motion to approve and waive reading of the March 19, 2019 minutes. Linda Combs seconded the motion; motion passed unanimously.

TREASURER'S REPORT: Sue Mac Queen presented the treasurer report as of March 31, 2019, being the first month of our new fiscal year. Year-to-date income was \$18,196 with year-to-date expenses at \$13,763. The operating account balance was \$30,454 and total reserves were \$133,899. Linda Combs made a motion to accept the Treasurer's report. Gail Sheehan seconded the motion; motion carried.

OLD BUSINESS:

Soffit Repair: Home Res-Q, Inc. completed the soffit repair work on April 16. As the homeowner is responsible for the soffit vents, villa owners are reminded that this was a one-time only upgrade, approved and paid for by the Valley Wood HOA.

Gutter Cleaning: Gutter cleaning for the 2018-2019 year is complete. Ray Mac Queen recommended payment of the invoice to Jim Minickene.

Gail Sheehan complimented Ray Mac Queen for a job well done.

NEW BUSINESS:

Board Meeting Time Change: Gail Sheehan raised the subject of whether we would want to begin our HOA board meetings at 6:30 p.m. when we resume in the Fall.

This idea was well received by those in attendance.

Dennis Babe offered to send via email an informal survey. A tally of the votes will be presented at our next board meeting in October.

Motorized Bikes/Golf Carts: The use of motorized bikes, underage youngsters driving golf carts, and more than two persons riding a golf cart within the village are considered unsafe and dangerous. Dora Steed, Parklane representative, advised that our streets and common property areas are covered by the Tall Pines rules and regulations. Owners are asked to report violators to a Tall Pines board member.

Speeding: The 20 mph speed limit continues to be violated. Gail Sheehan commented we may need to install large speed limit signs in the middle of the roads as a deterrent. Owners are advised to drive slowly, being mindful of pedestrians, bicyclists, and other vehicles.

End of 2018 Fiscal Year Financial Report: Dora Steed advised that anyone wanting a copy of the Year-End Financial report can obtain one by contacting Parklane Real Estate Services, 727-232-1173.

Violation Committee: Gail Sheehan stressed the necessity that this committee begin its function of violation fines and arbitration.

Farewell to Snowbirds: Gail Sheehan thanked the board and community for their support of her as its' new HOA president. She also wished a fond farewell and safe travels for those leaving for the summer.

Next Meeting: October 15, 2019, at 7:00 PM

Adjournment: A motion to adjourn was made by Sue Mac Queen; seconded by Gail Sheehan. The meeting was adjourned at 8:10 PM.

Respectfully Submitted,

Linda Combs, Secretary

VALLEY WOOD REMINDER: IF YOU PURCHASE OR SELL A VALLEY WOOD VILLA, BE AWARE THAT IT CAN NOT BE LEASED OR RENTED FOR TWO YEARS. ONLY AN OWNER CAN LIVE IN THE UNIT FOR THE FIRST TWO YEARS.

A New Event at Tall Pines!



Cocktail Hour at the Clubhouse

White and Red Sangria*** Appetizers

Tuesday, May 7th 4 - 8 pm BYOB

**Your Tall Pines “Coffee and Cake” group is taking
your advice!**

**Working or Retired, come and relax in a circle of
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MAY 2019

Sun	Mon	Tues	Wed	Thurs	Fri	Sat
			1 Recycle	2	3 Men's Club Meets 8:00am breakfast 8:30 meeting	4 Kentucky Derby No TP event scheduled 
5 Cinco de Mayo 	6	7 Cocktail Party 4-8 pm at the Club-house	8	9 Tall Pines HOA Meets 7 pm	10  Bunko 6:30 pm	11
12 Mother's Day 	13	14 Social Club Meeting 7 pm	15 Recycle	16	17	18
19	20 Hunt Ridge HOA Meeting 7 pm	21	22	23 HI LITES Deadline 12 NOON	24	25
26	27 Memorial Day Picnic at 12pm at Clubhouse 	28	29	30	31	