

The Tall Pines Hi Lites

Volume 42, Issue 4 On-line Only JULY 2026

HAPPY 250th
BIRTHDAY,
UNITED STATES
OF AMERICA !!!!



The Hi Lites season of ON-LINE ONLY issues for 2026 will include May through September.

Enjoy the full color issues on-line!

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valleywoodsue@
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President

Jill Bell

vwjillbell@gmail.com

Our Ameri-Tech

Manager is

Brett Newby

727.726.8000

X301

bnewby@

ameritechmail.com

OBITUARY

ROBERT MUNDAY

Robert Munday, age 83, of Millriver Drive in the Valley Wood neighborhood, has passed away. He lived there with his wife, Josephine.

No funeral services were noted in New Port Richey.

Sympathies from the Tall Pines community go out to Josephine, and their family and Friends.



HOLD OFF SOD PLANTING IN TALL PINES

The Tall Pines Board of Directors advises, due to watering restrictions, that owners are advised not to install new sod at this time.

Please try not to apply to your Community Architectural Review Committee (CARC) now to install sod. We are in a severe drought and you are asked to wait a few months until the summer rainy season. No one will receive a violation for dead sod at this time.

Tall Pines President Jill Bell spoke with a landscaper who recommends St. Augustine sod for our area.

Please remember to keep your property in compliance with your ARC documents to maintain curb appeal. Also many people have dead plants in pots, and many weeds in garden beds. Please make sure to take care these issues.

THE FIRST VOLUNTEERS FOR THE 2026 TALL PINES DIRECTORY ANNOUNCED – more needed!

JUDITH SCOTT & PATTY BURKE, both Directors on the Tall Pines HOA Board are our first volunteers to assist DENNIS BABE with the update of our 2019 Directory. If you can help out in your neighborhood, please contact Dennis at vwdennis@wi.rr.com and thank you!

ATTENTION VALLEY WOOD OWNERS WHO ARE SELLING

If you are selling your villa, please be sure to notify Parklane Management and the realtor an application and background check is required for each person on the deed. Failure to do this step can result in the closing being held up.

ATTENTION VALLEY WOOD OWNERS: MANY PLANT VIOLATIONS ARE NOTED PLEASE CORRECT YOURS!

PLANTS are to be a MAXIMUM HEIGHT OF SEVEN FEET HIGH AND ONE FOOT AWAY FROM buildings, sheds, columns, soffits, carport poles etc. Plants should not be in contact with roofs or soffits.

ALSO, AT THE MARCH MEETING, THE BOARD VOTED TO SEND OUT VIOLATIONS OUT AS THEY SEE THEM, THROUGHOUT THE YEAR, IN ADDITION TO THE ANNUAL WALK-AROUND. Owners may report violations to our Parklane manager, Ricco.

To avoid violations please make sure your property is compliant with:

Clean driveways, sidewalks, patios & border stones (no mold allowed on stones)

Removal of rust stains on white stucco (try Dollar Store cleaner "The Works")

Rust stains on sheds, driveways & sidewalks (try "Iron Out")

Weed-free garden beds.

HOA Meeting Open Forum Rules for all Tall Pines HOA Meetings

Members attending are asked early in the meeting at the Announcements/Accomplishments to hold comments and questions until asked at the Open Forum near the end of the meeting.

When called upon, each person will have the floor for **up to three minutes** to voice their question or issue. Other members will **not** be allowed to interrupt.

RESIDENTS COMPLAIN ABOUT ARMADILLO PROBLEM

These animals are digging 12-15" deep holes near foundations. This is serious because it may cause water to seep under the foundation and cause cracking.

Some residents are hiring trapping experts to remove the animals.



RESIDENTS MAY ALSO FILL THESE HOLES WITH STONE OR CEMENT, OR A WATER FILLED BOTTLE SURROUNDED BY DIRT. CASTOR OIL IS SAID TO REPEL THE ANIMAL, SO YOU MAY PLACE A LINE OF IT ON THE GRASS BESIDE YOUR FOUNDATION.

Many residents are complaining about numerous 4-5 inch holes being dug in their sod during the night. It is thought that armadillos digging for grubs are responsible for these holes.

Suggested treatment of the sod includes Cayenne Pepper available at dollar stores, and Scott's GRUB-X applied to dry grass and then watered.



"PLEASE DO NOT DRIVE OR PARK ON THE GRASS"

NO PARKING ON THE GRASS SIGNS HAVE BEEN INSTALLED

There have been increased reports of cars parking on the grass, both in common areas and with-in yards.

Please know that *our bylaws specifically state that there is to be no parking on the grass within the entire community.*

We have a very old, fragile irrigation system which can be damaged by the weight of vehicles, additionally it damages the lawns.

IF YOU CHOOSE TO PARK ON THE GRASS, YOU RISK BEING TOWED! And the cost of a tow can run as much as \$500 out of your own pocket, so please do not park vehicles on the grass any where in the community!

AMERI-TECH MANAGER FOR TALL PINES**Brett Newby****727-726-8000 X301****bnewby@ameritechmail.com****ELECTRICAL SERVICE**

Please notify Withlacooche Electric to report streetlight or residential outages. Call 352-567-5133, or to report on line, go to wrec.net and click on "Report a Streetlight Outage" or "Report an Outage".

If you are unable to report your outages via these methods, you may call Ameri-Tech: 727-726-8000 ext. 301 to contact Brett Newby, Tall Pines Manager. Please do not contact board members.

**IMPORTANT!! YOUR HOME INSURANCE DECLARATION PAGE**

As per our Master Declaration documents (Article XIII, Section 6) —

all homeowners are required keep in full force and effect at all times a full replacement value insurance policy.

The declaration pages must be sent to Ameri-Tech management company annually when you renew your policy. You can set it up with your insurance company to automatically email a copy to the management company.

IF YOU HAVE NOT SUBMITTED A COPY OF YOUR HOMEOWNERS INSURANCE DECLARATION PAGE TO YOUR HOA, please send it in to BRETT NEWBY at bnewby@ameritechmail.com

**ARE YOUR SPRINKLERS NOT WORKING?**

Please report this immediately via the website contact form.

We have received several requests recently where residents are stating that they feel they haven't had water for weeks or months, but no requests have been submitted.

We need these reported immediately so they can be put on the work list to be repaired. The best person to report this is the homeowner or resident who sees it every day. We rely on you reporting issues that you notice.

CAT ISSUE**Check your community's rules!**

Some have a rule cats can only be indoors, others have a rule that any pet outside must be on a leash.

Please abide by this — if a pet roaming the community is reported as a nuisance, animal control will be contacted and the animal removed.

Several residents have complained about a black cat bothering their indoor cats and scratching up the screen. The cat owner will be responsible to fix a homeowner's screen.

Please keep cats indoors or on a leash.

Please keep your pet cats out of danger and keep them indoors.

**SLOW DOWN!!!! PLEASE OBSERVE 20 MPH SPEED LIMIT
THERE ARE MANY COMPLAINTS RE: SPEEDING ON MILLRIVER ROAD AND
IN HUNT RIDGE WEST
THANK YOU**

**RE: FLORIDA DROUGHT
NEW STRICTER WATERING GUIDELINES IMPOSED IN JUNE**

The one-day-per-week **lawn watering restrictions** that went into effect in February, continues with stricter watering hours.

Unless a city or county already has stricter hours in place, watering hours are reduced to 12:01 to 4 a.m. or 8 to 11:59 p.m. on a property's scheduled day for watering, SWFWMD said.

Properties less than 1 acre may only use one of these windows.

Here is the SWFWMD standard watering schedule based on addresses ending in:

- 0 or 1, only water on Monday
- 2 or 3, only water on Tuesday
- 4 or 5, only water on Wednesday
- 6 or 7, only water on Thursday
- 8 or 9, as well as locations with a mix of addresses or for which an address can't be determined, such as common areas associated with a subdivision, only water on Friday

Low-volume watering (micro-irrigation, soaker hoses, hand watering) of plants and shrubs (not lawns) is still allowed on any day but only before 8 a.m. or after 6 p.m.

New lawns and plants have a 60-day establishment period. They may be watered any day of the week on days 1 through 30, and then three days per week on a regular schedule during days 31-60.

Fountains, Car Washing and Pressure Washing

Pressure washing in preparation for painting and sealing is allowed.

No homeowners association or other entity can enforce deed restrictions or other community standards requiring an increase in water use, including replacement of plant material to meet aesthetic standards or pressure washing.

Non-commercial car washing at home is only allowAnnual pressure washing or in preparation for painting and sealing is allowed

****NOTE: Tall Pines Irrigation will continue at twice per week**

Car washing is allowed on your property's lawn watering day. A hose with a shutoff nozzle must be used.



DOG DROPPINGS!!! This problem goes on & on & on!!!!

IF YOU OWN A DOG, PLEASE BE A RESPONSIBLE, CONSIDERATE OWNER & CLEAN UP AFTER YOUR DOG AND TAKE THE DISPOSAL BAG WITH YOU!!!! AND HAVE ANYONE WALKING YOUR DOG DO THE SAME!!!!

BE CONSIDERATE TO OTHER OWNERS AND PICK IT UP!

DOG WALKERS

A common complaint about some, is letting their dog up onto a neighbor's property.

Please keep your dog leashed at the edge of the grass/road junction.

Your neighbors thank you.


TRASH & RECYCLE PICKUP INFORMATION:

TRASH COLLECTION on Mondays and Thursdays Large items such as furniture, BBQ grills, and lamps are **not** accepted for pick up.

RECYCLE COLLECTION on Wednesdays Glass, shredded paper, styrofoam, and items that may tangle are not allowed. Plastic Codes # 1, 2, 3, 5 and 7 are taken. Nothing can be in plastic bags. All items must be loose and clean in your pick up container. A blue plastic trash can is preferred but you can use your regular trash can. **Do not mix trash with recycle items.**

See [Pasco West FL | Dumpster Rentals & Garbage Pickup \(wasteconnections.com\)](http://Pasco West FL | Dumpster Rentals & Garbage Pickup (wasteconnections.com)) for more information on what recyclable items are accepted.

RESIDENTS ARE ADVISED TO PUT RECYCLE ITEMS OUT ON TUESDAY EVENING Due to a schedule change the recycle collection truck may arrive before or around 7am Wednesday mornings. Don't miss it!!

TRASH & RECYCLE SCHEDULE	Labor Day Office Closed Normal collection schedule	Christmas Eve Office Open Normal collection schedule
HOLIDAY SCHEDULE	Veterans Day Office Open Normal collection schedule	Christmas Day Office Closed Collection delayed until next service day
Presidents Day Office Open Normal collection schedule	Thanksgiving Day Office Closed Collection delayed until next service day	New Years Day *** Office Closed Collection delayed until next service day
MLK Day Office Open Normal collection schedule	Day After Thanksgiving Office Open Normal Collection Schedule	
Juneteenth Office Open Normal collection schedule	YOU ARE PAYING FOR IT!	
Memorial Day Office Closed Normal Collection Schedule	PLEASE RECYCLE! PICK-UP IS INCLUDED IN YOUR HOA FEE.	
Independence Day Office Closed Normal Collection Schedule		

EMERGENCY CONTACT FORM - Please send in if you have not done so!!

The board would like to have all owners submit this form for a few reasons:

1. To be able to reach you in the event of an emergency or about work being done in Tall Pines
2. To allow you to choose to receive Tall Pines HOA communications by email to save postage
3. To give your permission to be included in the new Tall Pines Directory

The form can be obtained here and on our website, www.tallpinesnpr.com and submitted to Brett Newby at bnewby@ameritechmail.com

TALL PINES COMMUNITY ASSOCIATION, INC.

Please return to Ameri-tech Community Management Partners, LLC.

5434 Grand Blvd., New Port Richey, FL 34652

E-mail: bnewby@ameritechmail.com – 727-726-8000 Ext. 253

EMERGENCY CONTACT INFORMATION**FOR OWNER OR TENANT**

Property Address: _____

Please complete the form by PRINTING the requested information, sign & date & hand deliver, mail, or Scan and email to Ameri-tech Community Management Partners, LLC, c/o Brett Newby.

Homeowners Name(s): _____

Tall Pines Property Address: _____

Mailing Address (if different): _____

Home Telephone Number: _____

Work Telephone Number: _____ TEXT CELL PHONE: YES OR NO

EMAIL: _____ CELL PHONE # _____

TENANT(S), IF APPLICABLE: _____

Home Phone Number: _____

Text Cell Number: YES OR NO

E-MAIL: _____ CELL PHONE # _____

PLEASE SIGN AND DATE BELOW:

Owner Signature

Date

Co-owner, if applicable

Date

I grant permission to be included in the Tall Pines Directory

Tall Pines Board Members 2026

Jill Bell, President (518) 725.6407
 Charlie Kriss, Vice President (610) 212.2068
 Bruce Ganfield, Treasurer (612) 325-0471
 Dave Antkowiak, Secretary (989) 255.0304
 Patty Burke, Director (847) 274.4206
 Judith Scott, Director (507) 779-9804
 Anne McQuade, Director (917) 306-2079

HUNT RIDGE HOA BOARD OF DIRECTORS as of FEBRUARY/2026

President – Nick Vavoulis 727-234-3743
 Vice President – position open
 Treasurer – Patrycja Zajac 773-827-6849
 Secretary – Trish Ives 727-744-4102
 Director— Susan Gavin 727-505-2346

RUXTON VILLAGE JANUARY 2026 BOARD OF DIRECTORS

Dawn Horvath President
Bill Martin Vice – President/Treasurer
Dana Ringewald Secretary
Maureen Johnson Director

VALLEY WOOD HOA FEBRUARY 2026 BOARD OF DIRECTORS

President Jill Bell (518) 725-6407
 vwjillbell@gmail.com
Vice President Cathy Westerman
 (615) 476-2886 valleywoodcat@gmail.com
Secretary Betty Mayeux (727) 403-7085
 elizabethmayeux@yahoo.com
Treasurer Dennis Babe (262) 786-1076
 vwdennis@wi.rr.com
Diane Zenchuk Director (402) 210-3447
 vwdianz@gmail.com
Jan Hoffenkamp, Director (312) 339-9983
 valleyjh26@gmail.com

RUXTON II HOA FEBRUARY 2026 BOARD OF DIRECTORS

Donna Hoey President
 Joe Capasso Vice President
 David Smyth Treasurer
 Sherrie Walker Secretary
 Michael Laszewski

SPRING LAKE BOARD OF DIRECTORS 1/2026

President - Mary Hadnott
 (727) 236-6639
 Vice President - Bruce Ganfield
 ganbru1@gmail.com
 Secretary/Treasurer - Bob Brunelle
 (813) 451-44161

IF YOU HAVE ISSUES, REPORT TO YOUR MANAGEMENT REPRESENTATIVE FIRST. HE or SHE WILL CONTACT THE BOARD ACCORDINGLY

Tall Pines and Ruxton II call:

Brett Newby at Ameri-tech 727-726-8000 x301

Valley Wood, Ruxton Village, Hunt Ridge and Spring Lake call:

Richard Bremer or Saile Alvarez at Parklane 727-232-1173 x108

THOUGHTS & PRAYERS go out to

Lynda Leonard
Dana Ringewald
Peggy Krobatsch

Please contact Sue MacQueen at
valleywoodsue@gmail.com to add someone
to our list.



ACTIVITY IDEAS FOR THE CLUBHOUSE

If you have any ideas, or want to teach a class,
contact Clubhouse Manager Patrycja at
773.827.6849

Learn MAHJONG BOOK CLUB

WALKING BUDDIES GARDENING

EXERCISE CLASS / YOGA

HOMEMADE GREETING CARDS

WATERCOLOR CLASS CARD GAMES

CHRISTMAS CRAFTS ETC.,

SEND YOUR SUGGESTIONS!!

BOOKS AND PUZZLES GALORE!

There are many, many books, games, movies
and puzzles in the Clubhouse library! Tall Pines
owners are encouraged to borrow and enjoy the
collection. Please use, and return on the honor
system.

Clubhouse Keys, \$20 each, are available
from Patrycja Zajac, Clubhouse Manager

CLUBHOUSE RENTAL **

The Clubhouse is available for owners to rent for
events such as:

Christmas & New Years

Parties Retirement Parties

Meetings Birthdays

Weddings

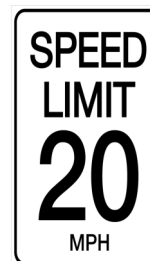
Life Celebrations Showers

For information contact Patrycja Zajac
at paciorka@gmail.com, or 773-827-6849
Pricing & Rules can be obtained on our website
www.tallpinesnpr.com

** \$500 Security Deposit Required

REMINDERS!! Please Slow Down!!

Keep
our
streets
SAFE!



PLEASE OBEY THE
SPEED LIMIT AND
THE "PLEASE SLOW
DOWN" SIGNS!

**PLEASE STOP THROWING CIGARETTE
BUTTS ON THE ROADS OR GRASS!!**

PLEASE STOP FEEDING CERTAIN WILDLIFE

The Board is asking residents to
refrain from feeding alligators,
ducks, deer, Sandhill Cranes
etc.

Feeding songbirds, woodpeckers
and hummingbirds from hanging
feeders is acceptable.

GTU, LLC DBA Licensed & Insured

Green Thumb Unlimited

Professional Landscape Services

Eric Kopp

727-457-3460

eric@greenthumbunlimited.com

greenthumbunlimited.com



4/1/26

BUNKO WINNERS

Most Wins -

Most Losses -

Most Bunkos -

Bunko
resumes
in the
Fall

COME ENJOY OUR NEXT
LIVELY, FUN GAME

*12 people needed for the game or
it will be cancelled

Please RSVP by leaving a message for
Maureen Johnson at 727-848-3549
with your name and # of players

R2 PUB

MORE THAN YOUR NEIGHBORHOOD PUB
A PLACE TO MEET • CELEBRATE • CONNECT

Now
Booking

2026

EVENTS!


BIRTHDAY PARTIES


WEDDING RECEPTIONS


GRADUATION CELEBRATIONS


MEETINGS


FUNDRAISERS


REUNIONS & MORE

120
PERSON
CAPACITY

FOOD & BEVERAGE
SERVICE REQUIRED

SPACIOUS. FLEXIBLE. PERFECT FOR ANY OCCASION.



11022 Tee Time Circle
New Port Richey, FL 34654



R2Pub.com



120 Person Capacity
Food & Beverage
Service Required

Request information today!

THE HI LITES ARE ALWAYS AVAILABLE TO YOU!

For those of you who travel between your northern home and your Tall Pines home. When you are not here to retrieve your paper copy of the Hi Lites, you can always find a copy on our website at <https://tallpinesnpr.com/newsletter.php> We also keep archives, and right now there are approximately six years' worth of historical Hi Lites stored on the site. Tall Pines wishes to send a thank you to Hi Lites editor, Sue MacQueen, for all of her time and effort in making these newsletters available, and to our delivery team out in the community.

P.S. **RENTERS** may be placed on the Tall Pines e-mail list, and receive all emails sent to the community.

Just send your name, home address & email address to Brett, at Ameri-Tech. See cover page, bottom right.

IMPORTANT: TO ALL SUBCOMMUNITY BOARDS & ALL USERS OF THE LIBRARY

If you plan to use the library for any sort of meeting or gathering you must notify **Patrycja Zajac** to reserve your date and time.

All HOAs must notify her if your meeting date for the month has been changed.

Report to Clubhouse Manager Patrycja Zajac at 773-827-6849 for conflict review.

Meeting changes have resulted in conflicts with scheduled events.

Thank you!



JULY 2026

Sunday Monday Tuesday Wednesday Thursday Friday Saturday

			1 Recycle 7AM Game Night 5 PM in Game Room	2 Trash	3	4 Happy Birthday America! 
5	6 Trash	7	8 Recycle 7AM Game Night 5PM in Game Room	9 Trash	10	11
12	13 Trash	14	15 Recycle 7AM Game Night 5 PM in Game Room	16 Trash	17	18
19	20 Trash	21	22 Recycle 7AM Game Night 5 PM in Game Room	23 Trash	24	25
26	27 Trash <div style="border: 2px solid red; padding: 5px; display: inline-block;"> HI LITES Deadline </div>	28	29 Recycle 7AM Game Night 5 PM in Game Room	30 Trash	31	

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