



OAKSTEAD TIMES

THE OFFICIAL *Newsletter* OF OAKSTEAD • APRIL 2022 ISSUE

COMMUNITY YARD SALE

April 9, 2022



EASTER EGG HUNT

April 16, 2022

Whistle Blows Promptly
at 10:00 a.m.



MEMORIAL DAY

Join us at the clubhouse for a fun filled
day of Waterslides in the field
Music by DJ Angelo
Hamburger or Hot dog, water or
juice pack and a bag of chips \$4.00



UNWIND & CROCHET

Monday's 10am to noon

For the crochet class, everyone should bring a
ball of yarn, a crochet hook, and a pair of
scissors. Every ball of yarn will have a hook size
on the wrapper so each person will have to get
a crochet hook to match the size of the yarn;
the most popular size is a H/8 or 5.00mm.



1ST FRIDAY FOOD TRUCK

5 to 8 p.m.
Bring a Chair and Enjoy
Food-Music-Friends



**IMPORTANT PHONE NUMBERS EMERGENCY CALL 911**

Police Non-Emergency	727-847-8102
Fire/Rescue Non-Emergency	727-847-8102
Florida Highway Patrol	866-369-4613
Pasco Utilities	727-847-8131
Duke Energy	727-443-2641
Alligator Hotline	866-392-4286
Animal Shelter	813-929-1212
TECO Gas	813-275-3700
PASCO WATER	800-226-8144
Waste Connections	727-849-3333
Mosquito Control	727-376-4568
Oakstead Elementary School	727-246-1500
Charles S. Rushe Middle School	813-346-1200
Sunlake High School	813-346-1000
Oakstead Clubhouse	813-949-6591
Oakstead Clubhouse Fax	813-949-6462
Inframark CDD Management Co	813-991-1116
Associa Community Management	813-963-6400
Rizzetta & Company (Tanglewylde)	813-533-2950
Greenacre Properties, Inc. (Weymouth)	813-600-1100

CLUBHOUSE HOURS

Open 7 days • 9a.m. to 9p.m. Mon-Fri
9a.m. - 5p.m. Sat and Sun
Pool opens at 10am and closes at dusk

CDD MEETING SCHEDULE

Third Tuesday at 1:00 p.m.

**SPRINKLER HOURS**

Oakstead is a reclaimed water community

Irrigation is prohibited between the hours of 8 a.m. and 6 p.m.
Reclaimed Water Restrictions Pasco County. Your allowed to use your lawn sprinklers twice a week if you're on reclaimed water program and if your house address end in:

- 0 or 1 Tuesday and Fridays are your days to water
- 2 or 3 Thursday and Sunday are your days to water
- 4 or 5 Monday and Friday are your days to water
- 6 or 7 Thursday and Saturday are your days to water
- 8 or 9 Wednesday and Sunday are your days to water

OPEN HOUSE RULES

Upon request, Gate will be open on the 1st Sunday of the month
Gates will be open from 12:00 noon to 4pm

Please contact the clubhouse 3 days prior to open house to arrange for the gates to be open.

TRASH

Trash pick-up is Tuesday and Friday

Recycling is every Wednesday *No glass – No blue bags are accepted*

CLUBHOUSE PARTY ROOM RENTAL

\$50.00 for 4 hours: 12:30 to 4:30 or 5 to 9pm

\$100.00 deposit

The 4 hours includes your set up and clean up

Oakstead Resident Rates

**GATE REMOTE OPENERS**

Available at clubhouse

\$15.00

WALKING GATE KEYS

Walking gate keys are available at clubhouse for \$4.00 each

OAKSTEAD NEWSLETTER

Oakstead digital newsletter can be found on the Oakstead website at OaksteadCDD.org



Nancy's NEWS

by Nancy Intini, Operation Manager

Great news...The Oakstead board voted to go back to a monthly newsletter!

We have some new programs coming to the Oakstead community.

First Friday food truck. There will be food trucks on the first Friday of each month at the clubhouse. Bring a chair and enjoy the music by DJ Angelo.

The community yard sale will take place on April 9th. The gates will be open from 8am to 4pm.

This year the Egg Hunt will be held the day before Easter on April 16th. The whistle blow sharply at 10am. Peter Rabbit will be here for pictures and lots of fun and games. Bring your basket to collect your eggs.

Keep your family safe during the upcoming holiday. Covid rapid testing will be available at the clubhouse on April 16th.

Wacky Wednesday kids summer program will start June 1st. Reservations are required.



The summer swim season

The board has voted to replace the pool deck furniture. The new pool furniture is due in June. We will be selling off the old lounges once the new furniture comes in. I will keep you posted on the sale.

We are also getting new awnings on the pool deck. As you all must know by now it takes forever to get in any supplies so please have patience during renovation.

I am waiting for a replacement part to come in for the playground slide. It is currently held up with a piece of wood. Yes...it is safe to continue to use the slide.

Please do not bring those large, oversized floats to the pool. They are dangerous when hitting into others. Smaller sized floats are permitted.

Pool age limit: 14 years or older are permitted at the pool. You must be 18 years of age to bring in someone who is under the age of 14.

Alcohol, glass and smoking of any kind are not permitted at the pool. All coolers will be checked.

As a family-oriented community, we ask that no thong bathing suits be worn at the clubhouse.

If you move a lounge or chair, PLEASE return it back where you found it.

We do not have waitress service at the pool, so PLEASE clean up your mess at the table and around the table before leaving.

Lap swimming is Monday through Friday 9am to 10am and 6 to 7pm. If you see someone swimming laps please be courteous and do not jump on lap swimmers.



Oakstead MASTER HOA by Christopher Ayoub



It has been a challenging couple of years for everyone and hopefully we are past the most difficult issues. During this time, the HOA remained focused on the responsibilities mandated and outlined in both

our Community's legal documents and Florida Statute 720. While the governing documents are not perfect, they do provide a reasonable set of rules and standards that promotes a sense of community and fairness. For anyone not familiar with these documents, I would definitely encourage you to read the Declaration of Covenants and the Design Review Criteria Document. Copies of both can be found on the MyOakstead.com website.

Oversight and enforcement of the rules and regulations, as contained in the Declaration of Covenants and the Design Review Criteria Document, is the major responsibility of the HOA. The HOA, through a management contract with Associa Gulf Coast, insures that these requirements are being consistently and effectively followed. In instances when the rules and regulations are not being met, the HOA will issue violation letters reminding the homeowner of the requirement as contained in the documents. The hope is that the issue will be resolved quickly and the need for additional violation letters or further enforcement action is unnecessary. While we may each have our opinion as to the worthiness of the covenants, we are compelled by legal contract as homeowners in a deed restricted community to follow them. Changes to the Declaration of Covenants is possible but any modification requires a 75% vote by membership to enact the change. With nearly 1300 homes in Oakstead, any change

would require a tremendous and coordinated effort.

As a reminder, most exterior modifications to your homes and property required approval from the HOA. The Design Review Board (DRB) is a committee that is responsible for evaluating these projects within the guidelines established in the Design Review Document. Applications can be found on the MyOakstead.com website. Please insure that all supporting documentation and materials are submitted with the application. The DRB Committee has 45 days to render a decision but turnaround time is much quicker when all required project details are included. If the project requires a Pasco County Permit, please apply for that first and include a copy with your application. There have been too many instances in the past where exterior projects have been done without DRB approval and this has resulted in homeowners having to spend time and money to correct issues that would have been easily managed if the application process was followed.



Lastly, I would like to thank two of our fellow homeowners, Alan Stern and Hunter Florian, for stepping up and volunteering to join the Board of Directors for the HOA. The search to fill those two open positions took the better part of 3 years, so thank you Alan and Hunter for your commitment to our community. The HOA, which is required by State law, is run by volunteers, so I would respectfully remind all 1283 of us the need and importance to be part of the process and solution.

Tanglewylde NEWS

by Fred Krauer



Thank You Oakstead CDD

Oakstead CDD has been working on starting the monthly newsletter in order to keep our residents informed with Oakstead community information and current events at the Clubhouse. The prior newsletter was discontinued by The Times years ago. Initially we tried and adopted a four-page newsletter, however, the Oakstead Board of Directors decided to resurrect a similar newsletter to what we used to have. Tanglewylde will have a page to inform its residents on what is happening in our village and Oakstead will keep us all informed with all the goings on within the community.

First, you will notice that Tanglewylde has a new landscaper. Our previous landscaping company was sold and now we are monitoring the new company to see if they will come up to or improve on the level of lawn care that we were getting. With the cold snap that we had it is hard to judge but since they began it seems to be good but only time will tell. Conservation cutback will be starting March 24th. We have received complaints that the conservation area is encroaching on the backyards in Tanglewylde and for this reason the yearly cutbacks will be done early. It seems the Brazilian Pepper Trees are growing faster than our budget so the cutback will begin March 24th.

Painting of the villas is progressing slowly but please be patient. Remember the last time the villas were painted by Zach Horl, he did an outstanding job and as a result we got thirteen years of life out of that paint job. To answer several residents' questions regarding choosing a color for your villa, Tanglewylde HOA picked seven colors that work well together and assigned a color to the original palate the developer used

on the village. The other thing that Tanglewylde HOA allowed was to let the painter decide which way he would paint, just as we did with the roofers starting where they wanted. Since the painter was the painter, we used before, and we knew the quality of his work he chose to start where he started the first time around.

A few Tanglewylde residents wanted to know what the HOA does with the money left over from previous years' funds. Tanglewylde HOA has line items that we must build for the future. Example: Roofing, from the first day Tanglewylde HOA was formed in May of 2005, we started to build reserves and every five years we would get estimates on the cost of reroofing and how much life we had left in the roof. We adjusted along the way until we had enough money to reroof, and we did not have to do a special assessment.

The painting project is also monitored to make sure we have enough life left in the paint to extend the intervals between when the units needed repainting. The painting project is stretched out over a year so as the funds come in, they will go out. The manufacturer for Sherwin Williams sends a Representative out to make sure we are getting the thickness for the warranty. The Representative told me that the painter we hired applies double the thickness of paint.

Tanglewylde HOA would like to welcome new residents to the village. Please read the documents to understand Tanglewylde's by-laws. Tanglewylde HOA believes in keeping the village livable and we all must live by our documents. We ask all residents with questions and issues to call Rizzetta, the management company, and speak to Rachel Welborn, CAM, at 813 533 2950.

Oakstead CDD NOTE

by Norm, CDD Board Chariman

Will Rogers once said; " The Booze some Bootleggers sold was so STRONG they had to dilute it with Alcohol."

My last CDD Note from Norm was back in 2016, I have been sitting around not doing much since then and so to add a little excitement to my mundane existence I decided to build up the excitement level in Oakstead with Series II.

The number of house paintings and roof shingle replacements during 2020-2021 has been a key element in the skyrocketing home values. Shingle nails have also increased the business of local tire repair businesses substantially.

There have also been numerous Oakstead Community Facelift Projects completed recently:

1. All village roads resurfaced, cost \$1,000,000 (no annual assessment increase)
2. Pool resurfaced
3. Pool pavers resurfaced
4. Gates upgraded, motors replaced, cameras added, gates refinished, (project still in progress)
5. Clubhouse repainted
6. Clubhouse Bathrooms renovated
7. Benches placed along linear paths
8. Oakstead Welcome signs, main entry upgraded
9. Oakstead landscape, Village entries, along roads upgraded
10. Outside Village Walls repainted

Several additional projects have been projected for completion in the Oakstead five year plan, it should be

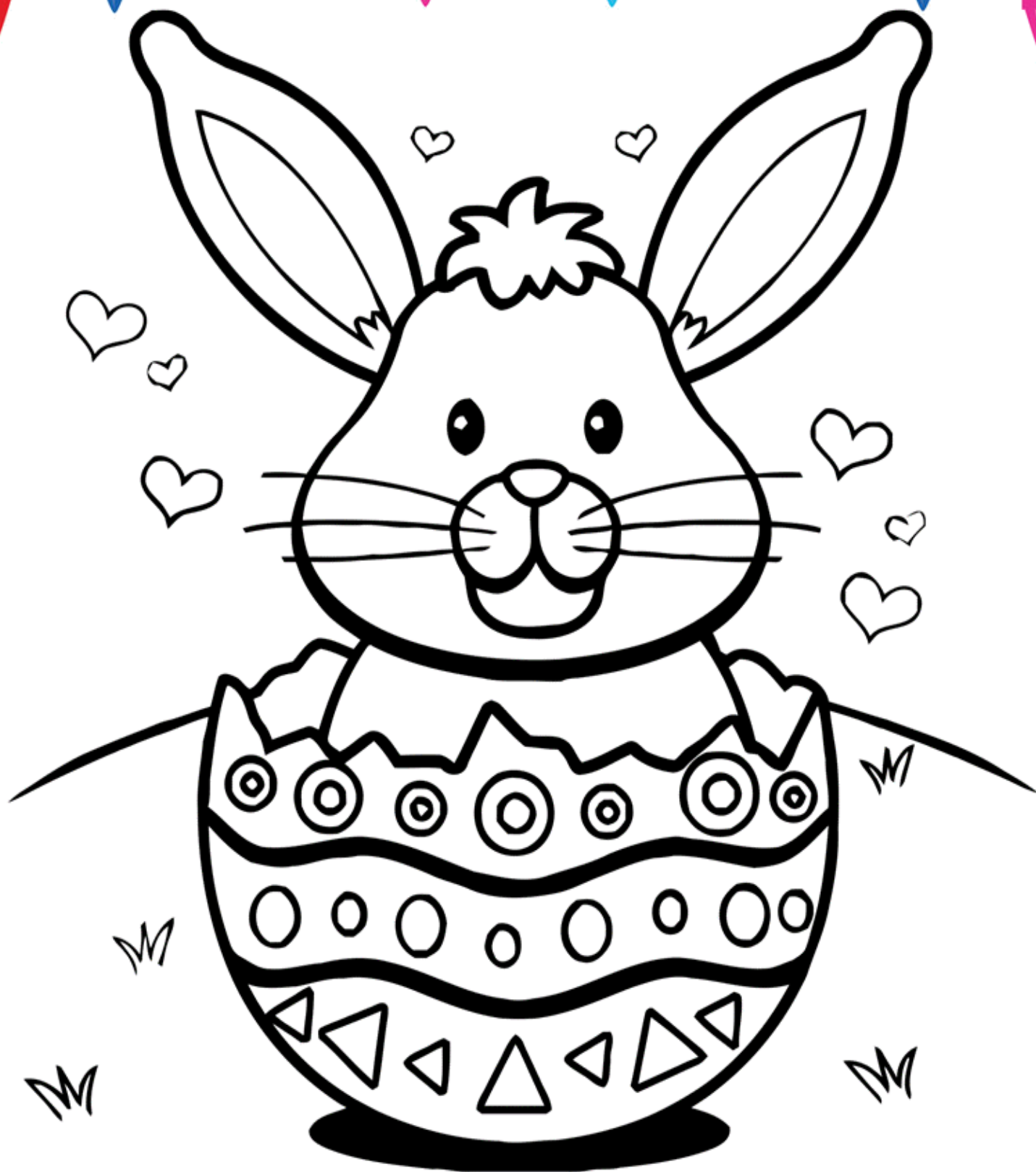
clearly evident that the CDD is planning on Oakstead remaining a clear leader in Pasco and surrounding communities during the future while being one of the least expensive to reside in.

Hopefully, even though short, this first Series II CDD Note from Norm has provided some positive optimism and excitement for our near future.

Remember Oakstead is a truly nice place to live!
Welcome home.

Please do not rake or blow leaves or lawn debris down sewer drains.
It is causing issues and is very costly to have cleaned out.







EASTER EGG SCAVENGER HUNT

It's what hundreds of thousands of kids do year after year on Easter morning. It's what we all remember doing as a child, searching for those eggs, hoping we can find them all so we don't have a rotten egg in a few days. There's more than just a traditional Easter egg hunt to do on Easter morning! These are some fun Easter scavenger hunt ideas for kids to do to celebrate and have fun with Easter!

- Roses are red, violets are blue, look in the place, where u keep your shoes (shoe cupboard/rack)
- Let's escape to a fairytale today, Cinderella or little Miss Hubbard! Your clue is hidden in the....(cupboard)
- Pens and pencils, books and lunch you'll find me here I have a hunch (School bag)
- I have four legs but cannot walk; you sit at me, when using your knife and fork! (Stick under the kitchen table)



- Scrape the scraps off your plate; this machine cleans them just as great! (Dishwasher)
- Ring ring time to rise and shine. (Near the alarm clock)
- You've been at this for some time, now you're getting the rhythm your next egg/clue is hidden behind your favorite games system! (Playstation, Xbox, Wii)
- Cozy and Warm you rest your head (Your Bed)
- Leafy and green is where I can be seen (Plants)
- I love to see my reflection – I am such a pretty egg (Near the mirror)
- Soaking, soapy, sudsy bubbles, if you don't find me I will be in trouble. (Bath)
- I have two wheels that spin, ride it fast and you may win, you choose the direction, but wear a helmet for protection! (Near their bike)
- Come find me before 'the mouse' eats me! (Computer)
- If I take a spin I will come out all clean again (Washing machine, laundry room)
- If the Easter bunny left you a letter – where might you find it (Mailbox)
- I play in it at the beach or in the yard, but there's no need to build castle (Near or in the sandbox)
- Check the desk, on a top-row shelf.
- I'll bet you can find the clue by yourself. (Desk)
- A rubber ducky says rub-a-dub-dub.? (Bath)
- You'll find in your closet a basket, now GO! It's been hiding in there the whole time, don't you know? (Closet/wardrobe)
- You sit on me all day, sometimes you even lay, I'm where you watch T.V. I'm very easy to see (Couch)
- I'm always cold, I'm never hot, you keep food here, I'm always near (Refrigerator)
- In the room we bake a pie, where do we look out to see the sky? Your next clue you will spy. (Put the next clue on the kitchen window)
- Look, oh look see, and yourself you will see. And when you do, you will find your next clue. (Mirror)
- Sweaty and stinky this hunt has made you, don't give up. To clean yourself this is where you'll need to go, (Bathroom)
- This is close to where you sleep, you might keep toys under here, there are no monster here as you see, you will find something and say "YIPEE!" (Under bed)
- The numbers 1 to 12 are here, take a look for some Easter cheer. (Clock)
- I have 4 legs, but cannot walk. You may sit and me and use your knife and fork. (Dinner table)
- If eggs are what you are looking to find, take a look in the paper you unwind. (Toilet roll)
- The next Easter egg will be found with ease If you get a sudden urge to sneeze (In a box of tissues)