



OAKSTEAD TIMES

THE OFFICIAL *Newsletter* OF OAKSTEAD • AUGUST 2022 ISSUE



Oakstead Elementary School
School supply list inside

Back To School

School Starts August 10th

Please watch out for our
children and drive carefully!

HELLO
MY NAME IS

Meet the teacher is
August 8th from
9am to 1pm



**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 PARTY ROOM RENTAL**

\$50.00 for 4 hours:

12:00 to 4:00pm or 4:30 to 8:30pm

\$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

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. You are allowed to use your lawn sprinklers twice a week if you're on reclaimed water program and if your house address ends 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 Tuesday 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*

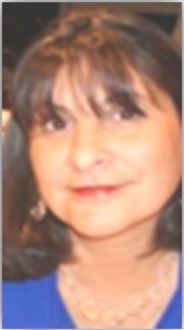
OAKSTEAD NEWSLETTER

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



Nancy's NEWS

by Nancy Intini, Operation Manager



With so many new residents in the community, I thought I would explain the differences between all the HOA's and CDD responsibilities.

Master HOA

All residents fall under the master HOA. Associa Gulf Coast is the company who oversees the master HOA. The master HOA is responsible for homeowner violations within the bi-laws and covenants.

The HOA will send violations for non-compliance of deed restrictions. If you are doing alterations of any kind to the outside of your home or to the property you must file a DRB (Design review



board) application to the HOA. You can email the DRB application to Associa or put your application in the HOA mailbox at the clubhouse.

According to the bi-laws the HOA has up to 45 days to approve or disapprove the application. The clubhouse is not responsible for HOA DRB approvals or HOA violations. Your master HOA fee is collected once a year and due by Jan 31st.

HOA'S for the Villas

All residents living in the villas fall under both, the master HOA and the HOA assigned to each village. Weymouth's HOA is Greenacre and Tanglewylde's HOA is Rizzetta. The HOA's within the villa communities prefer to do their own violations. You are required to send a DRB application to your prospective HOA if you are making any changes to your property. The villa HOA's will take care of the roof, painting of the outside of the house, lawn care and driveways and lead walks. These HOA fees are collected monthly.

CDD aka Community District Development

The CDD takes care of all the common grounds, the roads inside of the gates, the clubhouse, all village gates, and all ponds. If your property touches a pond, the resident is responsible for mowing the grass to the water's edge. The CDD is also responsible for conservation areas. You are not permitted to remove any tree within the conservation as this is a SWIFTMUD violation. You are permitted to trim any branch that overhangs your property from the conservation and deposit it back into the conservation. You are not permitted to dump any other debris into the conservation. Lawn clippings or leaves are not permitted to be blown into the storm drains. Your CDD fees are collected in your taxes. FYI... there is no increase in the CDD fee for 2022/2023 year.

CLUBHOUSE Programs



Crochet with Friends

Monday's 10 a.m. – noon. Beginners welcome. No fee. Bring your own supplies

Watercolor Class

Mondays 3pm to 5pm No fee
Bring your own supplies.
Supply list available at clubhouse



Social Group

Monday 6:30 to 9pm.
Bring your dollar to play progressive rummy.

Water Aerobics

with Janna Tuesday, Thursday and
Saturday 9am to 10am \$4.00
Class schedule may vary.
Check with Janna for class schedule



Line Dancing
exercise class \$2.00
Wednesday 9 to 10am

Wood Carving

Thursday's 10am to 12 noon.
No fee. Bring your own supplies.



Senior Coffee
every 3rd Friday of the month.
No Fee, just enjoy good conversation



1st Friday food truck

Enjoy fun friends family food
and music.

Oakstead MASTER HOA by Christopher Ayoub



The Oakstead Homeowners Association has nearly 1300 member properties and includes the recently completed Townhomes of Oakstead Village. The primary responsibility of the HOA is to administer and enforce the rules and regulation contained in the Declaration of

Covenants. While I am sure that we all have somewhat different thoughts and opinions on the pluses and minuses of living in a deed restricted community, the value of having a set of standards and the impact on property values is hard to argue. The vast majority of HOA's will contract with a property management company to perform all the day-to-day operational functions. In Oakstead, the annual maintenance fee is currently \$60 and approximately 80% of those funds are used to pay for the cost of the management contract with our property manager, Associa Gulf Coast. Relative to other HOA Communities, our annual fee is certainly at the low end of the spectrum. While many communities the size of Oakstead have a full time presence by the property management company, our budget limits the amount of time our manager can be on-site. Past practice has been for the HOA Board and volunteer committee members to often take a supplemental role in the operational work load. This however requires a willingness of homeowners to step up and help with that work load. In the past, and this month's article is no

different, I have stressed the need for community minded people to step up and get involved by volunteering your time and energy for the betterment of our community. While some have, and I commend them for that, we have fallen far short of the numbers needed. Notwithstanding the need to have at least 5 Board Members, ideally one from each of the Villages would be ideal, there are several very important committees that need a minimum of 3 volunteers to be able to function. The Design Review Board is responsible for approving requests for exterior modifications. The review and decision process is done online so there are no meetings to attend. The Fining Appeal Committee is responsible to hear homeowner appeals relative to fines that have been assessed for covenant violations. This committee only meets when an appeal is requested, which in the last 10 years, has been only a couple of times. There are other committees that need to be established such as the Tree and Landscape Committee and the Mailbox Committee but we can't form them until we get volunteers. Give it a try. It's a great way to be part of the solution.

In recent months, attendance at the HOA's monthly meeting has been very encouraging. For too long, the only members in attendance have been the Board, so have interaction, input and interaction with fellow homeowners has been a real plus. Meeting are usually held on the 2nd Monday of each month at the clubhouse and begin promptly at 7:00pm. Meeting agendas always have two dedicated time slots set aside for homeowners to discuss issues of importance with the Board. Please join us!!

MAKE PLANS TO ATTEND THE HOA MEETING



2nd MONDAY OF EACH MONTH - 7PM AT THE CLUBHOUSE

Tanglewylde NEWS by Fred Krauer



Coming from a large city you learn early in life that when you step into the street you are taking your life in your hands. You just cannot take it for granted that the car is going to stop and let you cross the street -- law or no law. At Stop signs you play defensive walking, and you have to think the car is not going to stop. I stand back until the traffic passes. Yes, it does take longer to cross but it will take even longer if you get hit by a car. It seems more and more drivers speed up rather than stopping and let you cross. Even if they stop and wave to let you cross you have to think is the car coming in the other direction going to stop so that you are not caught in the middle of the street in traffic. When I cross Oakstead Blvd., or Lake Patience Road I wait the extra few minutes until the traffic goes by and then cross when it is clear in both directions. Just because it is law does not mean cars are going to stop and it seems that people only follow the law when they see a police car. I have seen tire marks on the sidewalk on Oakstead Blvd., Manassas Drive and Lake Patience Road. On Manassas Drive you can figure out where the future road widening is going to be by where the swamp was invaded by the cars and pickups that ran off the road. The last part to defensive walking is people on bikes! For this one you need eyes in the back of your head. You really don't hear when a cyclist is approaching unless they let you know that they are coming up on your right or on your left, you have no idea they are there. The very last thing you have to watch out for is the wildlife. They cross

the sidewalk on their way to the conservation. So, when you go for a walk keep your eyes and ears open and play the defensive walking game. WALK DEFENSELY AND LIVE LONG.

When Do You Change The HVAC?

In the last six months I started to wonder how long can I get out of my HVAC system? What is the best one to purchase? The first thing I did was to question Tanglewylde residents why they changed out their units and the answers were interesting.

A few residents said they noticed their electric bills were increasing. Older HVAC unit parts are wearing out and must work harder to keep us cool and the condenser fins are rotting and falling away from the coils forcing the HVAC unit to run longer to cool our homes down.

The next reason a few residents told me was their HVAC system died and during the summer it took days of living without A/C and life was miserable. The price of a new HVAC system goes up during the summer because of supply and demand.

Our homes were built during the building boom of the early 2000s™ and more and more units are dying because of age. Average life of a HVAC unit is fifteen years in Florida.

The last reason some resident of Tanglewylde

changed their HVAC system was they did not want to sit in a hot house during the summer heat and another reason is in the winter you get better HVAC system prices. Most A/C companies lay employees off during the winter months but that is the time you can get good deals on units. Manufacturers give out rebates. I had gotten five different estimates, plus new HVAC units have the latest technology and can save you 70 to 80 dollars a month. The research I did was that one company makes several different units for different companies. You don't know if the unit you bought is made by the company you thought was the best for you. Some manufacturers make HVAC units for eight different companies. I wanted to see if I could find a HVAC unit made in the USA. Yes, it was a little more expensive but little or no repairs were needed over time as my research showed. I was impressed as the parts were being taken out of boxes had with labels that said Manufactured in Springfield, Illinois, but only time will tell how the unit will hold up.



Note from BOARD SUPERVISOR by Norm Keith



I am sitting on my back porch swing listening to Willie's Roadhouse and all of the heartbreaking country songs kind of make me sad. I guess it is time to think about my Aug CDD Note from Norm because that will ramp up my morale.

The Florida summer has arrived with full force in Oakstead. 106 degree days, afternoon

thunderstorms with eye-popping lightning strikes, biting flies and hurricane threats.

We really need to take hurricane preparation seriously. One category 3 or above that comes directly into the mouth of Tampa Bay would do extensive damage for many miles inland. Remember Charlie and it's last minute 90 degree turn which saved our necks.

Everyone should have some kind of electricity producing generator just to keep a few lights on and food from spoiling. Maybe we can even start a list of who has generators in case we need to help each other out. One of those multi thousand dollar Generac things, big enough to power Oakstead is not necessary but one big enough to run your refrigerator and a few lights would be a great idea. If a hurricane destroys our homes the size of your generator will not matter. Storm shutters are a necessity and can be made from 1/2" or thicker plywood. Cutting them requires time and plywood shutters for large or second story windows are heavy. Prepare in advance and store them in your garage. Mine are also labeled and stacked in the sequence of installation. PLYLOX Clips can be used to install plywood shutters on inset windows.

Our landscape company is supposed to clear road debris after a storm but that may take quite a bit of time. I do not recommend buying chainsaws etc. unless you are well trained in using them. They are extremely dangerous and show no mercy! If flooding takes place we all need to be cautious for snakes and other wildlife. Even an injured cat will tear a person up. It would be good to keep our children away from pond banks and storm drain outlets because they will be extremely slippery.

Tornadoes can also occur in our area. Make sure you know the most protected area of your home so you can use it as a tornado shelter. If I have enough advance notice that a tornado is coming my way I will get in my car and drive away from its path. Also it may be worth knowing where our local storm shelters are.

I want to assure residents that I am not trying to preach but simply provide helpful information. Please remember that Oakstead is a truly great place to live and that by working as a team we can make it even better. Stay well hydrated in this heat as it could well save your life.

Please remember, fishing is not permitted in any of Oakstead's ponds

NOTICE



NO FISHING ALLOWED

www.industryvisuals.com SNE1042



OAKSTEAD ELEMENTARY SUPPLY LISTS 2022 - 2023

Supplies are shared among the students. PLEASE DO NOT LABEL any supplies with your child's name.

Please bring school supplies on Meet The Teacher Day - Monday, August 8th from 9:00 AM to 1:00 PM

Kindergarten Supply List

- 1 pair of round tip scissors
- 2 packs sharpened #2 pencils
- 1 pack of wedge erasers
- 2 boxes of colored pencils
- 5 boxes of 24 count Crayola crayons
- 3 boxes of Crayola washable markers, classic colors fat tip
- 12 Elmer's glue sticks
- 6 plain plastic pocket folders with clasps (no designs) in red, green, blue, yellow, purple, and orange
- 2 packs of Expo markers
- 1 family size box of tissues
- 1 bottle of hand sanitizer
- 1 container of baby wipes
- 1 box gallon size baggies
- 1 box of sandwich size baggies
- 1 pair of headphones (no ear buds)
- 1 ream of white cardstock paper

3-5 Gifted Supply List

- 2 packs sharpened #2 pencils
- 1 (4 pack) Expo markers
- 1 package glue sticks
- 1 box of colored pencils
- 1 box of markers
- 6 folders 3 pronged
- 1 pencil pouch/box
- 1 pair of scissors
- 1 package of highlighters
- 1 bottle of hand sanitizer
- 1 family size box of tissues
- 1 package of baby wipes
- 1 roll of paper towels
- 1 set of earbuds/headphones
- 1 white copy paper
- 1 package of construction paper
- 1 package of white poster board
- 1 bottle of Elmer's glue

1st Grade Supply List

- 1 pair of 5" Fiskar's scissors
- 2 packs of sharpened #2 pencils
- 2 boxes of 24 count Crayola crayons
- 12 Elmer's glue sticks
- 2 packs of black dry erase markers
- 5 primary color folders with prongs in red, yellow, orange, blue, green
- 1 personal pencil sharpener

4th Grade Supply List

- 2 packs of sharpened #2 pencils
- 1 box of colored pencils
- 1 box markers
- 1 pack glue sticks
- 4 plain plastic folders (No Trapper Keepers)
- 1 pencil box
- 1 pack of highlighters
- 1 pair of scissors
- 4 composition notebooks
- 2 packs of Expo markers
- 1 family size box of tissues
- 1 bottle of hand sanitizer
- 1 pair of earbuds or headphones
- 1 ream of white copy paper
- 1 package Magic Erasers
- 1 ream of colored copy paper
- 1 roll of paper towels
- 1 container of disinfectant wipes
- 1 package of baby wipes

3rd and 4th Grades - Gifted

- 2 composition notebooks
- 2 spiral notebooks

5th grade - Gifted

- 1 five subject spiral notebook
- 2 composition notebooks

2nd Grade Supply List

- 1 pair of scissors
- 1 box of Crayola crayons
- 1 box of Crayola markers
- 1 supply/pencil box
- 1 clipboard
- 2 packs sharpened #2 pencils
- 1 pack of highlighters
- 1 pack of glue sticks
- 1 pack of erasers
- 1 pk of Expo markers (black)
- 1 pencil box
- 2 composition notebooks
- 2 plastic folders with clasps and pockets
- 1 box of tissues
- 1 bottle of hand sanitizer
- 1 1 inch binder
- 1 pair of headphones
- 1 pack of baby wipes
- 1 roll of paper towels
- 1 ream of white copy paper

5th Grade Supply List

- 1 5 subject notebook
- 1 1 inch binder
- 4 folders
- 2 packs of #2 pencils
- 2 bright color packs of Post-It
- 1 pack of Expo markers
- 1 box of colored pencils
- 1 box of markers
- 1 package of glue sticks
- 1 pair of scissors
- 1 pencil pouch/box
- 1 box of tissues
- 1 box of cap erasers
- 1 bottle of hand sanitizer
- 1 small umbrella
- 1 ream of colored copy paper
- 1 ream of white copy paper
- 1 box of quart size baggies
- 1 set of earbuds/ headphones
- 1 container disinfectant wipe
- 1 container of baby wipes

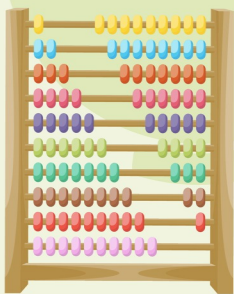
3rd Grade Supply List

- 1 pair of scissors
- 3 packs of sharpened #2 pencils
- 1 box of 16 count Crayola crayons
- 1 box of Crayola Markers, fine tip
- 1 box of colored pencils
- 1 pack of glue sticks
- 10 plastic folders with clasps and pockets: 2 red, 2 green, 2 blue, 2 orange, 1 yellow, 1 purple
- 1 bottle of hand sanitizer
- 1 pencil box
- 3 composition notebooks
- 2 packs of black Expo markers
- 1 pack of pink pearl erasers
- 1 family size box of tissues
- 1 container of baby wipes (girls)
- 1 pack of card stock (girls)
- 1 roll of paper towels (boys)
- 1 box of gallon size baggies (girls)
- 1 box of quart size baggies (boys)
- 1 pack of magic erasers (boys)
- 1 ream of white copy paper
- 1 ream of assorted bright color copy paper
- 1 pair of headphones or earbuds
- 1 clipboard (dry erase preferred)





"Back to School"



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

BACKPACK
SCHOOL
BOOK
LUNCHBOX
CRAYONS
CHALKBOARD
GLOBE
TIMETABLE
GLUE
ABACUS
PROTRACTOR