

MARCH 2020

www.oaksteadcdd.org

VOLUME X • ISSUE III



ADD A
LITTLE
SPARKLE
TO YOUR LIFE

Touchstone Crystal Jewelry Show by Swarovski

Join us on March 21st from 12:30 to 4:30 for a jewelry show March 8th Clubhouse hours: 9am to 9pm Monday thru Sunday



International Cabaret Comedian & Singer from Dublin, Ireland

Danny Justice

Saturday, March 14th at 7:00pm

\$10.00 per person

Tickets go on sale February 1st





All new acrylic pour painting program

Ist Thursday of each month • All supplies included

Owing with Jennifer



SAME-DAY FREE SECOND OPINIONS

com

CLUBHOUSE HOURS

9am to 9pm • Seven Days a Week

Clubhouse Party Room Rental

\$30.00 for one room for four hours \$50.00 for both rooms for four hours \$100.00 deposit

*Oakstead Resident Rates

WALKING GATE KEY
Available at clubhouse \$3.00
GATE REMOTES
Available at clubhouse \$15.00

The articles and opinions in this newsletter are the property of the Oakstead Times and are not endorsed by the Times Publishing Company or its affiliates.



IMPORTANT PHONE NUMBERS EMERGENCY CALL 911

Police Non-Emergency	727 947 9102
Fire/Rescue Non-Emergency	
Florida Highway Partol	866-369-4613
Pasco Utilities	727-847-8131
Duke Energy	727-443-2641
Alligator Hotline	
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)	
Greenacre Properties, Inc. (Weymouth).	

CLUBHOUSE Programs

DOMINOES

Every
Ist & 3rd Wednesday
at 1:00pm

ADVERTISING IN THE OAKSTEAD TIMES IS EASY & AFFORDABLE!

Running an ad in the Oakstead Times is not only good for your business, it also helps the community where you live.

If you are interested in running your ad in this publication, please call Andrea, 813-226-3340, or email adaly@tampabay.com.



OPEN HOUSE RULES

If you are planning an open house and would like the gates to be open, call the clubhouse 3 days prior to your event to have the gates set to open.

The gates are permitted to be open the first Sunday of the month from 12 to 4pm.

No exceptions.

For your safety ... clubhouse staff will close the pool at the first sight of lightning, or in the event of a severe thunderstorm.

Sitters List

Baby Sitters

Jillian Bush (813)830-8692 – weekdays/weekends Natalie Santiago (813) 735-6053 available anytime. Mariel Ojeda • (813) 245-6313

Kaylee Moore (813) 451-8265 weekends Certified with American Red Cross

Maci Galan

(813) 712-9941(C) • (813) 948-4609(H) Certified sitter. evenings/weekends

Jennifer Massoll

(440) 840-4128 cpr/first aid/lifeguard Grace Noack • (813) 765-4180

Danielle Paradiso • (561) 350-4189

Laurel LaRussa • (480) 522-5297

Logan • (813) 841-0238

Mary Perdomo 813-909-0130

Ella Shipp • 910-584-5563
CPR Certified and babysitting certified

Pet Sitters

Wagging Tails Pet Sitting
Licensed and insured • 813-482-7444
Debbie Morton (813) 857 4439
Licensed professional & affordable
Jeanna Fine (813) 416-0022
Huggin' & Kissin' Pet Sittin'
Insured and Bonded
Ella Shipp • 910-584-5563

NOTICE OF MEETINGS OAKSTEAD COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors of the Oakstead Community Development District has scheduled meetings for Fiscal Year 2020 at 2:00 P.M. and 6:30 P.M. as indicated below, in the Oakstead Clubhouse, 3038 Oakstead Boulevard, Land O' Lakes, Florida on the third Tuesday of each month as follows:

March 17, 2020	1:00 p.m.
April 21, 2020	6:30 p.m.
May 19, 2020	1:00 p.m.
June 16, 2020	1:00 p.m.
July 21, 2020	1:00 p.m.
August 18, 2020	1:30 p.m.
September 15, 2020	1:00 p.m.

In addition to the regular meetings listed above, the District will conduct a workshop in the Oakstead Clubhouse, 3038 Oakstead Boulevard, Land O' Lakes, Florida at 2:00 p.m. on the first Tuesday of each month as follows:

March 3, 2020	1:00 p.m.
April 7, 2020	1:00 p.m.
May 5, 2020	1:00 p.m.
June 2, 2020	1:00 p.m.
July 7, 2020	1:00 p.m.
August 4, 2020	1:00 p.m.
September 1, 2020	1:00 p.m.

Meetings may be continued to a date and time certain which will be announced at the meeting. There may be occasions when one or more Supervisors will participate by telephone. Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Office at (954) 603-0033 at least two (2) calendar days prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 711 who can aid you in contacting the District Office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

Should any resident have any issues or concerns your CDD can be contacted through our management company at Andy.Mendenhall@inframark.com



A NOTE FROM NANCY

Oakstead Operations Manager

Lots of thing are going on in and around Oakstead. We have just been told we are getting a "Fuzzy's Taco" up front. Happy Hour here we come! The 7-11 is due to open in March.

As some of you have noticed, the community gates are in bad need of repair and repainting. The board has approved this project. Each village will have the gates down for approximately two weeks while they are being repaired. Please be patient with this

process. Please be courteous of the workers and drive safely when passing them. The CDD was advised by the district lawyer to take down the Facebook page. We are permitted to keep the page as long as it is a "No Comment" site. Unfortunately Facebook does not offer this feature. I will keep you posted on our new site when available.

Painting of the community walls: The wall color is being updated. Only the common area side of the wall will be painted. Any part of the wall that is touching private property will not be painted. We do ask that you remove any planting or vines hanging over the wall. If you would like to match the new color, it is available at the clubhouse.

Clubhouse entry: Anyone who has come to the clubhouse has had to deal with the wonderful finger print system. I am happy to say the board is now looking into a facial recognition system that is 99% accurate. Yeah! This will make coming into the clubhouse a happier experience.

OAK TREES AND THEIR IMPACT ON INFRASTRUCTURE

Joseph Cascio on behalf of your CDD Supervisors

Conflicts between tree roots and sidewalks are very common in aging developments like Oakstead. The most commonly planted tree in right of ways or easements in many parts of Florida is the Live Oak, which is a wonderful long-lived robust tree. However, Oak trees require more root and trunk space than the seven to nine feet of ground space between our roads and sidewalks. Residents' help is needed in solving sidewalk and infrastructure dilemmas.

Most of the Oak trees in Oakstead were planted well over 10 years ago. The adverse impact of tree roots on sidewalks significantly increases after 10 years. As the tree matures and the root system expands, the tree needs much more space than the small areas between the sidewalk and the street curb.

Oakstead's CDD Board has developed a program to monitor and repair or replace sections of sidewalks which present a tripping hazard. The vast majority of sidewalk problems are attributed to street side trees or other trees near sidewalks which are on residential property, both of which are the homeowners' responsibility pursuant to the Master Declaration of Covenants, Conditions and Restrictions for Oakstead's Master HOA.

Damage from tree roots is not limited to sidewalks. Within Oakstead's nine villages, tree roots have also damaged some underground utilities (potable and reclaimed water lines, sewer drain lines, electric and communications cables, and gas piping) road under drains, streets and curbs. Another adverse impact of the trees located near street lights is the restriction of light (due to tree canopies) to illuminate sidewalks and roadways.

The arborists with whom the CDD consulted, have indicated that trees planted too close to infrastructure will eventually become problematic. We're now experiencing tree related problems at an ever increasing and alarming rate. The final and most impactful issue associated with sidewalks damaged due to near-by trees is personal injury. Several injuries have been reported with claims going to the District's insurer. If such claims continue, our insurance rates may increase and/or coverage may be dropped.

To illustrate the magnitude of this issue, a CDD Supervisor surveyed a single street in an Oakstead village and discovered 34 sidewalk panels which were raised by tree roots from approximately 15 different trees. To correct the uneven sidewalk conditions, the affected sidewalk panels were ground down or replaced. Where offending trees have not been removed, this problem frequently recurs, sometimes with greater consequences.

Prior to the recent repaying of all roads in Oakstead's nine villages, there were several

continued on page 5



Recently, someone suggested that I should shorten the length of the HOA article if I want to get homeowners to read my comments. Their point was that most people have no interest in reading something that is too long and that anything more than a series of bullet points will not hold the reader's interest. I'm not sure I fully embrace those conclusions but if the purpose of these articles is to provide information and updates to membership and shorter is better, then I am certainly willing to give it a try.

IMPORTANT REMINDERS

- Overnight parking of vehicles on the street or in a manner that blocks sidewalk access is prohibited and Pasco Sheriff Department is performing weekly drive-throughs.
- Most exterior modifications require HOA approval. Applications are available on the TownSq site or in the OHOA section on the Oaksteadcdd.org site. For quicker turnaround please make sure to provide all required information about the project, including permits if required.
- Annual maintenance fees are past due and late payment fees will be added to the amount due. If you have not paid, please pay promptly to avoid additional costs and fees.
- Commercial vehicles are not permitted to be parked overnight within any

Village and inspections will be conducted on a regular basis in the coming months.

- Contractor signs are not permitted to be placed on your property at any time. Roofing companies are actively pursuing business in Oakstead and offering money to place a sign. Please resist the temptation because the possible fines assessed will far outweigh the amount received.
- The Maintenance Focus for March is landscaping/grass. Please replace any dead or diseased sod or plantings, trim back landscaping and re-mulch beds.
- The staff at the Oakstead Clubhouse are employees of the CDD and not part of the Oakstead HOA. If you have

any HOA related issues, concerns, questions or complaints, please make sure to contact either Amy Herrick or Cheryl Waring at Associa. Board members are also available to assist you with any of these items. Contact information can be found on the HOA webpage.

• OHOA Board meetings are typically scheduled on the second Monday of each month. They are held at the Oakstead Clubhouse and begin promptly at 7:00pm. Homeowner attendance and participation is always encouraged and welcomed. There is a sign-up sheet for those wishing to address the board on a specific matter.

TARGETED MONTHLY VIOLATIONS

Month March	 Areas that need your attention Landscaping/Sod. Replace dead and diseased sod and landscape plantings. No plantings should obstruct walkways of sightlines at intersections
April	• Fences, repaired and cleaned
May	• Exterior cleaning and/or painting of house. Painting requires DRB approval.
June	: Mailboxes- repair or replace. Street numbers on house are clearly visible.
July	Trees trimmed,. Live Oaks trimmed to 7 ft. height clearance and
	dead palm fronds removed.
August	Landscaping/Sod. Replace dead sod and landscape plantings.
	 No plantings should obstruct walkways of sightlines at intersections
September	• Exterior cleaning and/or painting of house. Painting requires DRB
	approval.
October	Clean Roofs and make repairs as needed;
November	: Mailboxes- repair or replace. Street numbers on house are clearly visible.
December	· Driveways, sidewalks and gutters cleaned
Annual Dues	Payment required once a year by January 31st.

OAK TREES AND THEIR IMPACT ON INFRASTRUCTURE continued from page 4

roads and Miami curbs which were damaged by tree roots. The identified problems were corrected during the repaving process. Our investment in effecting those repairs combined with the cost of repaving all village roads as well as the Clubhouse's parking lot was in excess of \$1.15 million. The roads are expected to last for 20 plus years but we need to do a better job in protecting the roads and curbs. Oak tree roots become more destructive to nearby structures as the trees grow, so unless we address trees planted on or near the right of way, we can only expect the problem and associated mitigation costs to increase.

Your CDD is in the process of reviewing its current policy with our District Manager, District Engineer, and District Counsel, as well as, Pasco County Government to determine how it can best mitigate the continuing problems caused by trees planted in the right of way or adjacent to the sidewalks on residential properties.

The Oakstead Supervisors are working on behalf of all residents to remove tripping hazards on sidewalks, limit liability from personal injury and property damage, maintain long term and cost effective coverage from our liability insurance carrier, protect our new roadways, and underground infrastructure from similar damage, and improve the benefits derived from our overhead street lights.

Please consider coming to the next CDD workshop or regular monthly meeting to ask questions and provide your perspectives on this important topic.

KIDS' PAGE



Ask About Our Specials!

Quality Work at Affordable Prices!

erso ALUMINUM, INC. "We do it All"

- ✓ Pool & Spa Enclosures
- ✓ Screen Rooms & arports
- ✓ Glass & Acrylic Rooms
- ✓ Concrete Slabs & Pavers
- ✓ Rescreening & Repairs
- ✓ Window Screens & Sliding Screen oors
- **✓** Walk Through Inspections After Every Job
- ✓ 1 Year Warranty On Parts & Labor

AND GLASS ROOM SUPPLIES

✓ Cleaners, Hardware, Parts & Accessories

Visit our complete Showroom

Saturdays 9:30am-1pm M-F 8:30am-4:30pm





6214 W. Linebaugh Avenue, Tampa 33625

Family Owned & Operated Since 1975 Licensed | onded | Insured









PROMPT, ON TIME, HONEST, FACTORY-TRAINED & RTIFIED **TECHNICIANS**

Air Conditioning and Heating



Free stimates & 2nd Opinions on System Replacement

COMFORT WITH CONFIDENCE Comfortmaker CHECK US OUT! WE HAVE AN RATING & ZERO **OMPLAINTS**

We Service, Repair and Install All Makes and Models

Call 813-996-2044 SAME-DAY EMERGENCY SERVICE

- Satisfaction Guarantee
- Senior & Military iscount

Servicing our hometown, Land O'Lakes and surrounding areas

For That ool Rocky Mountain lean Air

Licensed • Bonded • Insured • #CAC 1816221

J&L AIR CONDITIONING AND HEATING

call 813-996-2044

Service With Repair

Coupon expires 3/31/2020 For first-time customers. Must present coupon at time of service and cannot be combined with other offers.

J&L AIR CONDITIONING AND HEATING

all 813-996-2044

Coupon expires 3/31/2020 Mon-Fri appointments only. Must present coupon at time of service and cannot be combined with other offers.



WHO DO I CALL?

Who do you call when you are having troubles with your neighbor? Interesting problem! I put hours on end looking through Tanglewylde's documents, Oakstead's documents, Oakstead CDD documents and nothing about security, breaking up fights, dog bites or dog poop are listed as part of the responsibility of the board.

Tanglewylde HOA is responsible for roofs, painting, landscaping and enforcement of our by-laws. There is nothing in the documents about disagreements between residents. I will not step in between feuding neighbors. If any resident feels threatened by a neighbor, call the police or get a lawyer to take them to court. It is not an HOA issue.

VILLAGE GATES TO BE REFURBISHED

hundreds of times with various excuses : and reasons and explanations on how the gates presumably malfunctioned. What do we do? The CDD has requested and received numerous bids from vendors to remove one set of village gates at a time, bring them back to the vendor's shop, straighten them, replace bent and broken parts, repaint and reinstall them like new until they are damaged by careless drivers. Therefore, the CDD will be looking into installing cameras at all gates.

ROOFING MOVING FORWARD

With one side of Torrance Drive completed, the roofers will be starting on Gophertrail Place. Quite a few residents want to install solar light tubes and now would be the time to put in your applications for the them because when they are being installed they will have rubber membrane put down first and nailed into place, then another layer of rubber roofing and finally shingles on top of that. The roofers have been completing one roof

they plan on continuing after they are finished on Gophertrail Place, so please be patient. When I receive information from the roofer, I will inform everyone through the newsletter.

WE WILL BE GETTING A FUZZY'S

Well while speaking to the construction company, it looks like somewhere up front we will be getting a Fuzzy Taco next to our gas station. I hope this will give you that warm and fuzzy feeling for tacos! Me, I am already thinking of heart burn!

CHANGE IN TURN SIGNAL

If you noticed driving west bound on SR. 54 the turn signal has changed from yellow to red and another turn lane is being added. Solid red turn light means NO Turn ON Red.

I noticed this up and down SR. 54 so it seems DOT has installed these red turn lights to prevent accidents from happening.

SURVEY MARKERS ON MENTMORE

Survey trucks and a quite a few survey markers are showing up on Mentmore and SR. 54. I guess the new apartment community will be starting soon on the east side of Mentmore. This new community is due to be up scaled but that was information received a year ago. I suppose we will have to wait and see.

WATERING DAYS

AND TIMES

6pm - 11:59pm

House number

0 or I

2 or 3

4 or 5

6 or 7

8 or 9

ends in: Water on:

Tuesday & Friday

Monday & Friday

Thursday & Sunday

Tuesday & Saturday

Wednesday & Sunday

12:01am - 8am to

In the past nineteen years, our gates have been opened and closed thousands of times and they have been crashed into it (two villas) a week. I have no idea where

> RECYCLING PLASTIC, **CANS, PAPER** AND CARDBOARD PICK-UP no lids of any kind **SCHEDULE** Curbside pick up

Every Wednesday no blue plastic bags accepted

Tuesdays and Fridays To arrange for trash pickup call 727-849-3333

TRASH





SECURITY SYSTEMS

It's no secret that a lot of homeowners have installed security cameras and we're likely to see more do the same. Since this is a modification to the exterior of your villa, you'll want to submit an application to our Architectural Control Committee, currently also known as the Weymouth HOA Board of Directors. The application and directions on where and to whom to send it are available on our Greenacre web portal. You can be confident that the board has no desire to prevent anyone from having security cameras. The only concern is to verify that no system violates the privacy of another resident.

REGISTER WITH GREENACRE

Do yourself a favor and register your :

email address with our management company, Greenacre, if you haven't already. It will not be shared with anyone else in our community unless you opt in to share. So don't worry about receiving any additional dufus emails. I assume we all get our quota of those now. The purpose here is to get you some news you can use. You'll get an email whenever the Weymouth portal is updated and it will include the text of the message. Log in to the portal, click on My Account and then My Profile and the rest is self-explanatory.

The most recent update concerned a premature start by the concrete company replacing some driveways and lead walks. It included good information about the process as well. Earlier messages informed us about landscaper schedules and a reminder about picking Greenacre Properties 813 600 1100 fax 813 963 1326

Jeff D Amours is our manager jdamours@greenacre.com

up pet waste. Yes, those reminders are everywhere, much like the source of the problem.

HAPPY SPRING

So march on into March and our short Florida spring.

Get out there and enjoy yourself.

"I don't believe in astrology; I'm a Sagittarius and we're skeptical." – Arthur C. Clarke

WEYMOUTH TARGETED MONTHLY VIOLATIONS

Month Issues to be addressed

March PVC fences cleaned or pressure washed

June Driveways, lead walks and public sidewalks in front of your

house pressure washed.

September Mailboxes repaired, painted or replaced as necessary

All violations can also be issued off-schedule as necessary

This newsletter is printed courtesy of the To subscribe, please call 877-843-8463



Like Us On facebook

Search "Oakstead CDD"

ADVERTISE IN THE OAKSTEAD TIMES

Running an ad in the Oakstead Times is not only good for your business, it also helps the community where you live. If you are interested in running your ad in this publication, please call 813-226-3340, or email adaly@tampabay.com by the 10th of each month.

PARKING ON OAKSTEAD STREETS IS AGAINST THE LAW!

Parking on Oakstead streets is not allowed; especially overnight. Residents can call the Pasco Sheriff at their non emergency number (813) 929 1204 to report parking violators. Do not use 911. They will ticket the car if resources are available. The Club house parking lot can be used to eliminate on street parking. Let's enjoy our visitors while obeying parking laws - this will make Oakstead much safer!



OPEN HOUSE RULES

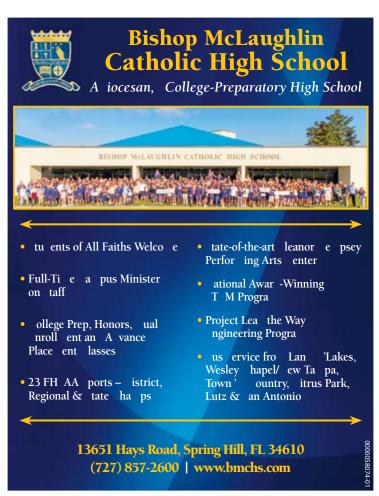
If you are planning an open house and would like the gates to be open, call the clubhouse 3 days prior to your event to have the gates set to open.

The gates are permitted to be open the first Sunday of the month from 12 to 4pm. No exceptions.



MARCH + 2020

MONDAY 2		TUESDAY 3	WEDNESDAY	THURSDAY 5	FRIDAY 6	SATURDAY 7
9:30am Silver Sneakers 9:00am Circuit Fitness 5:00pm Watercolor		S .	9:30am Silver Sneakers 11:00am Dancing with Dani (Children's Program)	9:00am Yoga 10:00am Wood Carving Class 6;30pm Acrylic Painting With Jennifer	9:30am Silver Sneakers 4:00pm Dancing with Dani (Children's Program)	10:30am Karate
01 6	10		11	12	13	14
9:30am Silver Sneakers 9:00am Circuit Fitness 3:00pm Watercolor 7:00pm HOA Meeting		tness	9:30am Silver Sneakers 11:00am Dancing with Dani (Children's Program)	9:00am Yoga 10:00am Wood Carving Class 6:30pm Canasta	9:00am Silver Sneakers 4:00pm Dancing with Dani (Children's Program)	Danny Justice 7:00pm
16	17		18	19 O.O.	20 Senior Coffee 9:00am	21
9:30am Vote Primary Day Silver Sneakers 1:00pm 3:00pm Watercolor CDD Meeting	Vote Primary Day 1:00pm CDD Meeting		9:30am Silver Sneakers 11:00am Dancing with Dani (Children's Program)	10:00am Wood Carving Class 6:30pm Weymouth HOA	9:30am Silver Sneakers 4:00pm Dancing with Dani (Children's Program)	
23 24	24	2	25 9:30am Silver Sneakers	26	27	28
9:30am Silver Sneakers 3:00pm Watercolor	9:00am Circuit Fit	ness	11:00am Dancing with Dani (Children's Program) 2:30pm Tanglewylde HOA\	9:00am Yoga 10:00am Wood Carving Class 6:30pm Canasta	9:30am Silver Sneakers 4:00pm Dancing with Dani (Children's Program)	10:30am Karate
31 9:30am Silver Sneakers 5:00pm Watercolor	31 9:00am Circuit F	tness				







Asturia



DEL GRAND ENING

Live where the fun never ends t Asturi

Offering world-cl ss clubhouse, st te-of-the rt fitness center, resort style community pool, eco-friendly recreational parks, playgrounds and picnic areas.

SI GLE FA ILY H

3-5 Beds | 2-35B ths | 1,811-3,075 q Ft F OM HELO \$300's

LY 15 HOMESITES

Ask out our Gr nd Opening In entives

2370 Stone ble St Odessa, FL 33556 Schedule our oday (813) 497-8128

Built for Family, by Family

Illability subject to change without notice. Pictures, photogriphs, olors, features, nd sizes are for illustration purposes only and will vary es ulif. Thi m teri I h Il not on titute v lid offer in ny 1 te where prior regi tr tion i required or if void y I w. See ledet II. CRC 1330351 CGC 1320474 27047070.

ParkSquareHomes.com

0000066130-01



3038 Oakstead Boulevard • Land O' Lakes, FL 34638

PRSRT STD U.S. POSTAGE PAID TAMPA FL

PERMIT NO. 1741



