



APRIL 2020


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VOLUME X • ISSUE IV

Important information inside concerning the Oakstead Clubhouse

**All clubhouse activities cancelled
for April due to Coronavirus**


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oaksteadparkdirector@gmail.com**



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IMPORTANT PHONE NUMBERS

EMERGENCY CALL 911

Police Non-Emergency	727-847-8102
Fire/Rescue Non-Emergency.....	727-847-8102
Florida Highway Partol.....	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

Pool Rules



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

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Jennifer Massoll
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Grace Noack • (813) 765-4180

Danielle Paradiso • (561) 350-4189

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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:

April 21, 2020	1:00 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	6:30 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:

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

IMPORTANT IMPORTANT IMPORTANT INFO

Coronavirus...I am so tired of hearing that word but unfortunately we have to hear it again as we have no choice but to close the clubhouse due to Coronavirus. During our CDD meeting Mark Vega said that the insurance company, Pasco County Emergency task force, and Inframark all told us to close down the clubhouse as it is a Government Mandate. Please stay home so we can keep this virus from spreading.

The clubhouse has come into the 21st century! We are now accepting debit cards for payment of Party room rentals, Gate remotes and Gate Keys. But don't put those check books away yet, we still need to collect a check for your room rental deposit. It's easier to hand a check back then to do a credit and have your wait up to 3 weeks for it to be returned to your account.

I am happy to say the linear path bridges will be getting a facelift. The side rails have rotted and become very shaky. We will have to close the path during the reconstruction. I will post signage when the reconstruction will be taking place.

The village gates will be the next project the CDD board will be working on. Each village will have the gates removed for approximately two weeks. The gates have been hit so many times that the board is spending \$38,800 to remove the gates so they can be refurbished, bent back into original condition and re-powder coated. The side walking gates will also be repaired due to people stuffing stuff into the locks causing the gate not to lock. If you see anyone tampering with the locks or hitting the gates, please let the clubhouse know immediately.

The community walls: Under the Sunshine 190. section 8 (2014), the walls touching private property are the responsibility of the homeowner. PLEASE remove all vines and overhanging branches on the community walls so our painter can get them painted.

Our insurance company has given Oakstead a \$5000 check as a thank you for taking the initiative to have the sidewalks fixed.

CDD rates will be going up for the first time in 9 years. You will be receiving a "Trim Notice" from the county. The board has to put an inflated rate on the notice so please do not get alarmed when you see it.



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To subscribe, please call 877-843-8463

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OAKSTEAD HOA PAGE

Article written by Chris Ayoub, HOA President

In the past couple of months, we as a community have faced some very uncertain and problematic times. The OHOA Articles that appear in the Oakstead Times are typically written several weeks ahead of time and I hope that the April copy of the newsletter finds everyone well.

As most homeowners in Oakstead know, Associa is the company that has been hired by the HOA to perform the many administrative responsibilities required for a deed restricted community to function. Recently, Associa made the business decision to close the Tampa office and transfer some employees to the St. Petersburg office or allow them to

work remotely. In our case, both the Community Property Manager, Amy Herrick, and the administrator, Cheryl Waring, will work remotely. As CPM, Amy is responsible for overseeing the day-to-day business aspects of running a deed restricted community. As administrator, Cheryl is responsible for covenant enforcement efforts as well as coordinating the Design Review Board application process. Questions and concerns relative to those responsibilities should be done via email to the following addresses.

AHerrick@associagulfcoast.com

cwaring@associagulfcoast.com

The call center at the St. Petersburg office can be reached at 877-322-1560,

and can provide help with general account questions. If you are not satisfied with the response from Associa, myself or other Board Members can certainly provide assistance. Contact information can be found on the OHOA webpage.

NOTEWORTHY UPCOMING ITEMS

- Fences will be inspected during April. Please be sure to clean and make any needed repairs. For new or replacement fence projects, a DRB application must be submitted along with detailed specifics relative to the placement, type and color of fence

- In the coming month, the HOA will begin the process of identifying all homes that are in need of a new coat of paint. If you receive a reminder letter and need additional time to perform the work, then please contact Associa.

- If you have not paid your 2020 maintenance assessment, or any annual fees prior to 2020, please make sure to do that now. Delinquent accounts are being sent to the HOA's law firm for processing and collection.

- Board meetings are held on the 2nd Monday of each month in the meeting room at the clubhouse. Meetings start promptly at 7:00pm and community input is always welcomed.

TARGETED MONTHLY VIOLATIONS

Month	Areas that need your attention
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.

Tanglewylde NEWS

Fred Krauer, Oakstead Resident and President of Tanglewylde HOA Board

ROOFING

I have had a discussion with the roofer to ask him when the right time is to install light tubes, solar vents and which solar vent would he recommend.

The right time to install new light tubes is when the roof is being replaced and that is because the first layer of the

rubber membrane would be put down, then the item would be put in the opening, nailed in and the final rubber membrane would cover the roof and the installed item is in place before the shingles are installed. This will reduce water penetration. The roofer offers different solar vents which varies the amount of air they pull out of the attic. My solar fan lowered my bills by \$15.00 a month.

We are rolling right along with the project with more than half of the units completed. The Tanglewylde HOA wants to thank the residents for their patience and waiting for their turn for re-roofing in our roofing project.

CONSERVATION DRIVEN BACK

Tanglewylde HOA had the land-
continued on page 6

scapers cut back the conservation which keeps on trying to invade the back of our properties. The HOA insisted that the landscaping company do a spring and fall cutback because of how fast the Brazilian Pepper grows but the government will not allow us to go into the conservation to eliminate the problem species.

PAINTING

Tanglewylde HOA is researching paints that will last longer without fading or getting chalky. The colors should blend without clashing. This would give the village uniformity no matter which colors are next to one another. All the paint is quality paint but what we are looking for is a fade resistant paint.

The starting date will be when the colors have been picked and the availability of the painter.

DON'T CLEAR CONSERVATION

I keep writing about leaving the conservation alone, but residents keep thinking they have the right to clear out the conservation for better views. I will tell you it will be the most expensive clearing you ever have done but if you have an extra \$50,000.00 for SWFWMD fines and

the cost of replanting the area cleared, your lawyers' fees and our lawyers' fees, engineers' fees and court fees you could be looking at \$70-75,000.00

Behind each property is a 6-foot CDD drainage easement and then a 20-foot SWFWMD easement to filter water running into the conservation. This water running off the residents' properties homes is filtered by the shrubs in that conservation area. That water runs into one of the 63 settling ponds for the rest of the impurities to sink to the bottom so that the clean water can flow out of Oakstead flowing north west to the Anclote River and flow out to the Gulf.

I have been on many Pasco County Committees and Storm Water Control Committees and have knowledge on how the county and state work together making sure the conservation behind your homes stays intact. Two or three times a year, airplanes fly over the county checking on encroachments into the conservation, taking pictures of the conservation areas and they will send a violation to the CDD if irregularities are found and gives the CDD only thirty days to handle the violation. In turn, the CDD turns the process over to the Oakstead lawyer and the

engineer to mitigate the situation. This means Oakstead's lawyer and engineer get involved and each of their fees cost \$275 - \$325 an hour. Who is going to pay the bills from that point on? SO STAY OUT OF THE CONSERVATION - IT IS COSTLY!

FEEDING THE WILD LIFE

It looks so nice seeing the deer in your yard eating the seed you put down for deer and the birds. But this is only the beginning! Not only the deer and birds come to eat but you also have rats, mice, racoons and opossum etc. Some nights when I can't sleep, I drive around just to see what else lives in Tanglewylde. Yes, you have the wanted animals. Then you have the other side of the coin. I have also seen coyotes, fox, snakes who are looking for a meal. I noted where homes for the rats and racoons were and they are taking up residence in the roofs of your homes plus when the deer are finished eating seed, they start to eat the plants on residents' properties.

It is nice to watch the deer, squirrels and birds but you have created a whole food chain and you will have to pay the exterminator to get rid of the pests.

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Weymouth NEWS

by Rita Cooper, Weymouth Resident

STAY SAFE IN APRIL

Our HOA encouraged me to discuss coronavirus precautions.

I can't add anything to the advice we've all heard so far about protecting ourselves and others on a daily basis. We all know to wash our hands thoroughly and effectively, to use sanitizer on our hands and surfaces we touch and to practice social distancing. So when I read an article in the March 18 Tampa Bay Times titled "How You Can Help", I decided it would be worthwhile to summarize it here. I think we all understand how doing what we can to keep ourselves healthy is our primary goal and these ideas seemed

to be relevant to some additional actions we might be able to take soon if not immediately.

BUY LOCAL

Local independent businesses are taking a big hit. Tip as generously as you're able when getting to-go and delivery orders.

Shop online from local shops. Buy gift cards from restaurants, shops and service providers. You can use them later while getting immediate cash to the business.

AVOID BUYING WIC ITEMS

People on some family welfare programs such as the Special Supplemental

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813 600 1100

fax 813 963 1326

Jeff D Amours is our manager

jdamours@greenacre.com

Nutrition Program for Women, Infants, and Children (WIC) can only use their electronic transfer cards to buy WIC-approved items.

If possible, don't buy those items so they will be available to those who are on assistance. There's usually a red WIC label on the price tag of an item.

SUPPORT FOOD BANKS

Donate food and /or money to local food banks. Donate your time working in a warehouse delivering food.

GIVE BLOOD

The Red Cross is concerned that COVID-19 will threaten the blood supply. They are asking people to donate blood despite the pandemic.

The comeback is always stronger than the setback. ~ Dr. Jill Murray

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	

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