



THE PLANTATION PALMS

APRIL 2025

Reader

THE OFFICIAL *Newsletter* OF PLANTATION PALMS

from the PRESIDENT

Save
The Date



Book Club
April 1st

ARC Monthly Meeting
April 7th

Fining Review Committee
Meeting
April 8th

Spring Garage Sale
April 12th

HOA Monthly Board Meeting
April 17th

Special Members Meeting
April 17th

Cigar Night
April 27th

Investment Club Meeting
May 6th

Fall Garage Sale
October 26th

Hey neighbors, Scott Wickham here! I'll be providing you with this month's President's Letter while Jim Hammond is away. The weather continues to impress, and we are enjoying the last days and weeks of tolerable temperatures before Summer greets us again real soon. Fingers crossed for a quiet storm season after the chaos we all endured last October! Also, who else has been enjoying the **AMAZING** food choices coming from Mulligan's recently? The new chef responsible for the tasty offerings is named Gerry and was hired back in mid-February. What a very nice upgrade to the experience! Looking forward to seeing what other positive changes come from the golf course and restaurant!

Update on the Bulk Trash Deal

The volunteer members of the Plantation Palms HOA Board continue to spearhead this project with the objective of a convenient, low-cost amenity provided to all homeowners. We received a bid from our current trash/recycle vendor, Waste Connections, which lowers the cost of trash/recycle service from our current, individual residential rate. Additionally, board members and our property manager at Condominium Associates are researching the possibility of other vendors providing the same service. This would be one of the first amenity-based fees we've considered adding to our current Master Community dues.

As it stands, the Waste Connections bulk offer is \$60 per quarter, including trash/recycle bins, which is a fair savings from what most of us in the community are paying now. Since it is a bulk agreement, Waste Connections would bill the HOA, eliminating your quarterly individual billing. Based on this proposal, **the annual HOA dues would increase by \$240.** They've agreed to a 5% cap on increases starting in year 2 (2027). Unless you have already purchased your trash can **you'll save over \$100/year for the same exact services.** If you own trash cans, you'll still save money.

We Need Your Vote - Now

To provide this bulk trash/recycling amenity to our friends and neighbors in the community, the HOA will need to amend our governing documents which requires a homeowner vote. As with any changes to our governing documents, **we require 66% of all owners to vote yes**, like the rental restrictions vote we took. For THIS project, however, we can also take advantage of **e-voting or paper proxies.** Under Florida law our window for voting is limited to 90 days after we "open" a Special Meeting. We can cast e-voting ballots or submit a paper proxy prior to the Special Meeting. We have three residents who have graciously volunteered their time and efforts to lead the charge to collect votes:

Continued on page 5



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Madlynne Harding

Condominium Associates

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mharding@condominiumassociates.com

Volunteering increases social interaction and helps build a support system based on common interests. One of the best ways to make new friends and strengthen existing relationships is to participate in a shared activity. Dedicating time as a volunteer helps expand social network and practice social skills with others.

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IKare Publishing is not responsible for content and as editor reserves the right to edit articles for content, length, grammar, and readability.

Website and Facebook Information...

There is a new website for Condominium Associates – it is <https://condo.cinwebaxis.com/>. If you had an account before, you can go to the site and click "forgot my password" and you will be sent a link to set up a new password. If you never registered before you can register on the site. If you have any problems or questions you can contact the Association and they will assist in setting up your account.

Plantation Palms HOA is on Facebook. Check out the link and join in at: <https://www.facebook.com/groups/502894743220130/>

Savanna Board of Directors

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maryjanepope@gmail.com

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President's Letter Continued...

Dawn Lifrieri – master HOA, **TC Daerda** – the Reserve and **Beth Hodge** – Savanna. They will each be looking for additional volunteers so if you would like to exercise your goodwill and help with this project, please contact them or any board member and we'll get you started.

How Do I Cast My Vote?

As of this writing, votes for this project are **149 (Yes) to 5 (No)**. We need a minimum of 550 "Yes" votes for the vote to pass.

The easiest way to vote is to log onto your homeowner's portal account at <https://palms.myhoast.com/logon> and follow the e-voting process. If you cannot e-vote online, just sign a paper proxy ballot (these were mailed to every Plantation Palms homeowner in mid-March) and cast your vote that way. This is not a secret ballot like an election, so you can just submit your paper proxy ballots to our volunteers, a board member or Condominium Associates.

Upcoming Special HOA Members Meeting – April 17, 2025

On April 17th, we will hold a **Special Members Meeting** to count the votes and see if we received the 550 required yes votes. We mailed out a copy of the amendment, a paper proxy and cover letter to every homeowner. The Special Meeting will coincide with our April 17th monthly board meeting at Condominium Associates. As always, you are welcome and encouraged to attend our monthly meetings, but there is no requirement to attend the Special Meeting. We will open the meeting, announce the vote count and, if necessary, adjourn the meeting. If we don't have 550 votes at the Special Meeting, we can adjourn the meeting and schedule it again for 30-90 days. All proxies/votes expire 90 days after the April 17th Special Meeting. If we can't get the votes in these 90 days, the vote will fail, and the project will likely be abandoned. If the master HOA can't get the votes, the Reserve may continue to pursue the cost savings program on their own.

Important Updates

- **Regarding the SWFWMD 3C pond maintenance project**, we are finally working with a contractor who will bid on this job. The materials needed for the repairs are in scarce supply but have been recently sourced! The golf course will be responsible for 1/2 the total costs of the repairs. As an FYI, if you happen to find drainage issues on any HOA-owned property, **please contact an HOA Board member or Condominium Associates**.
- The HOA Board continues to work on Standards & Guidelines for the installation and use of **permanent LED lighting** on our houses. We'll circulate it and "notice" a date for a board vote to approve the Guidelines. As with any exterior modification, adding permanent LED lighting on our houses will **require ARC approval**.

If you see Amy and I around the neighborhood or in town, please say hello!

Until next time..."**BELIEVE THERE IS GOOD IN THE WORLD. BE THE GOOD!**"

You can get additional community information on this site:

<https://ppgolfcourse.wordpress.com>

Scott Wickham

Your Neighbor and HOA Board Vice President



Don't look back with regret ..Look forward with hope.

Your time on earth is limited. Don't try to "age with grace," Age with mischief, audacity, and a good story to tell.

A grandparent's love is gentle reminder that no matter how far you drift, their hearts are always hoe, waiting for your return.

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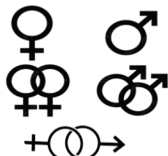
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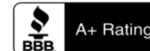


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eshires@mgmt-assoc.com

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Michelle "Chelle" Walsh-Property Managermwalsh@mgmt-assoc.com

813 433-2000

Mary Toler-DRB RequestsMToler@mgmt-assoc.com

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Pasco County Sheriff's office
non-emergency phone number**727 847-8102- Option 7****facebook**

Don't forget to join our Facebook page for complete and accurate community information, open to ALL residents at, "HOA PLANTATION PALMS THE RESERVE". One of our admins will approve your request. You can also send a question to the Board at thereserve2020@gmail.com

From the Desk of the Reserve HOA President:**HAPPY SPRING 2025!**

Though Spring has arrived you'd never know it based on the early morning temperatures we've been having. I did not move to Florida to tee-off in 42-degree temps. While it does warm up a few hours later, those first few holes are cold!

With the arrival of Spring, perhaps we can all take the opportunity to check batteries in smoke detectors, as well as check the unit itself. If it's got a yellow tint to it, chances are it's expired (they should be changed after 10 years). I've seen many old units that should be changed. This is also a good time to look around your property and do some clean-up/freshening up. Mailboxes/posts, driveways, soffits, gutters/drain pipes, and roof eaves should be looked at and cleaned. Flower beds should be freshened up with mulch (please see DRB Manual for approved products), as that will help keep weeds down. Lanai screens should be free from mold, mildew, and algae. Ripped screens should be repaired. During our last inspection we did see properties that need attention regarding the aforementioned items.

We do have some homes for sale in the community, and a clean, fresh looking community goes a long way in helping those homes sell quickly, and at good value, helping us all!

LANDSCAPING:

Landscape Workshop has treated our lawns several times during the first quarter, though some of the weeds are proving to be difficult to eradicate. They were sending in a representative from USF who is an expert on landscaping. As of this writing I have yet to receive the report regarding our properties. Also, Armadillos continue to tear up lawns, which does not help us at all, allowing weeds to grow into the bare spots.

SIDEWALK PARKING:

We continue to see cars parking across the sidewalk. Please note that this creates a hazard for those who are forced to go into the street while walking down through the community. With the hot weather coming, it is also an issue for pets that now have to walk on the hot asphalt, burning their paws. Please have some consideration for others.

DOG POOP:

Yes, we are still discussing this issue. I continue to receive complaints regarding dog poop on people's lawns and on the aprons. PLEASE pick up after your pets. One resident on BHL sees dog poop on her lawn almost daily, along with cigarette butts. Please do your part in keeping the community clean by picking up after your pets, and not dropping cigarette butts on the sidewalks and people's lawns. And let's not blame the landscapers for the cigarette butts, as they are not here every day.

POOL:

The pool has been busy, and Eryn has done a good job at keeping it clean. As a reminder please keep the pool area clean, taking your garbage with you when you leave (or using the trash can that's there). Also, if you open the umbrella please make sure to close it when you leave. If another resident request that you leave it open for them please remind them to close it before they leave. If you are the last one to leave, and the umbrella is open, please close it. With afternoon storms coming our way these umbrellas could easily be blown over (along with the tables) and get damaged. The last thing I want to do is check the cameras to identify those who leave the umbrellas open, or worse, take the umbrellas away. This is your pool, please take care of it. Also remember that you are responsible for your guests as well.

Need a pool key? Please do not hesitate to reach out to our Pool Chairperson, Julia Whitley (juliavwhitley@gmail.com). She'll be more than happy to assist you. Thanks Julia!

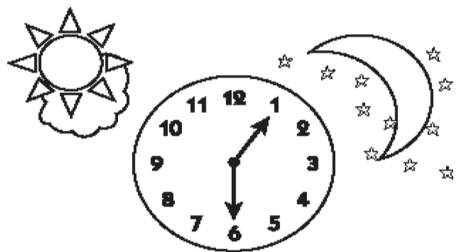
Let's not forget that the pool parking lot is to be used for those using the pool. If you have a special need that requires temporary use of the parking lot please contact a Board member.

FINANCIALS:

Rob Walker continues to reinvest our funds in bank CD's. Rates have dropped a bit and he is doing his best to get us the best rates. Rest assured, financially we are in fantastic shape! Thanks Rob for a job well done.

Continued on page 9

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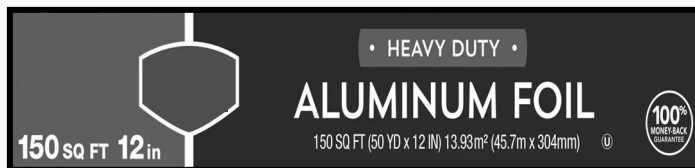
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Why Is Aluminum Foil Shiny on One Side?

When you pull a sheet of aluminum foil off the roll, there's a notable difference between the two sides. One is so shiny that you can practically use it as a mirror. The other, well, it's still silver but not nearly as sparkly. It turns out there's a good reason.

According to Reynolds Wrap, the difference is a byproduct of the manufacturing process. You see, aluminum foil is milled in different layers. Heat and tension are applied to stretch the foil until it's thin enough to become the familiar sheets you buy in stores and use at home.

The factory manufactures two sheets of metal simultaneously to ensure the sheets are strong enough to withstand breakage. The side where the foil comes into contact with another layer of foil appears dull, while the other side, which hasn't made contact with another sheet, appears shiny. In other words, the two sides look different, but when it comes down to it, they're both made of the same stuff.

Does the Shiny Side of Aluminum Foil Reflect More Heat?

Aluminum foil reflects heat from both its dull and shiny sides equally. While aluminum foil has a dull and shiny side, there is no difference in how either side reflects heat.

Should You Use Aluminum Foil with the Shiny Side Up or Down?

Quite simply, it doesn't matter what side of aluminum foil you use. Either is acceptable. Since the exact same material makes up both sides, they will perform precisely the same way. The only difference is aesthetic. So feel free to work both ways. In the end, your food will cook the same. Mystery solved.

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From the Desk of the Reserve HOA President Continued...

OUTSTANDING MONTHLY ASSESSMENTS:

We still have many small outstanding balances so I'll again ask that you take the time to review your accounts, even if you think you are fully paid.

WELCOME NEW RESIDENTS:

Welcome to our new residents, and please don't be shy about meeting your new neighbors. If you have yet to receive an email from the Board chances are we do not have your email address, so please contact us at thereserve2020@gmail.com. I'd be happy to come by and say "Hi".

BULK TRASH PICKUP DEAL:

The Master community has mailed out information regarding the Bulk Trash Pickup deal with Waste Connections Inc. As stated in our last meeting WCI has hired a few people to follow the trucks to make sure they are not picking up from homes who have not paid or do not have an active account. Drivers will be reprimanded by them. They are well aware of homes that have not paid "in years" and will soon be cracking down on these homes.

Please make to vote on the Master HOA PORTAL, via e-vote, or just fill out the Proxy and drop it in the mailbox by the pool.

DCCR'S (OUR GOVERNING DOCUMENTS):

You should have received a letter from M&A, as well as an email from me regarding the updated DCCR's (our governing documents). Please review the DRAFT document and send your comments to the Board, as well as Chelle Walsh. All comments will be shared with our attorney, reviewed and considered for inclusion in the document. Most of the updates are related to the many legal changes that were made to Statute 720, while other changes just clarify some of the existing items in the documents.

SERVICE REQUESTS:

Eileen Shires is responsible for taking your service requests. Please email her at: eshires@mgmt-assoc.com.

If it's Board/community related, please use the Board email address "thereserve2020@gmail.com" to communicate with us. As I'd like the entire Board to be aware of resident concerns I ask that you use this email address.

If you are new to the Reserve (owner or renter), please contact a Board member via email at "thereserve2020@gmail.com". Don't forget to join the Facebook page: "[HOA PLANTATION PALMS THE RESERVE](#)"

Please note that the FB page IS NOT an "Official" page. While I have been sending out lots of Board/HOA information I will post not as HOA President, but as a resident. Changes to Florida law, and advice from our attorney led me to this decision.

A few reminders for the community, and things that should be considered:

- Let's not forget our new residents! Reach out to your new neighbors and say hi! We've had a few new residents join us since our last newsletter. Welcome to all, both owners and renters!
- Please try to utilize the new PORTAL for the submission of work orders. Alternatively, you can request through Eileen Shires at Management & Associates. If you do not have access to the PORTAL, please contact Chelle Walsh, our manager.
- Facebook (including DM) is NOT the proper channel to report issues. Please use the Board email address "thereserve2020@gmail.com" so that the entire Board can be informed and the proper person can respond.
- Suggestions for improving our community? Send us a note. All suggestions will be considered.

"Thanks" to all who attend our Board meetings. This is YOUR community and you should show interest. Some say it's a thankless job, but hearing your comments is all the thanks I need!

As a parting thought, please consider taking an active role in the community by joining a committee and become part of a winning team! We have many talented people in our community, so why not show us what you can do? It's YOUR community...help make a difference. We do appreciate those who have volunteered their time to help, and I'm happy to see more people raising their hands. I again would like to thank those currently participating. Ask me how you too can assist your community.





- Birds do not urinate.
- Horses and cows sleep while standing.
- The bat is the only mammal capable of flight. Its leg bones are so thin that it cannot walk.
- Even when a snake's eyes are closed, it can still see through its eyelids.

- Despite their fluffy white fur, Polar Bears actually have black skin.
- The average housefly lives only 2 to 3 weeks.
- For every human, there are approximately one million ants.
- A small amount of alcohol on a scorpion will drive it insane and cause it to sting itself to death.
- Alligators and sharks can live for up to 100 years.
- A honeybee has two stomachs: one for honey and one for food.
- Elephants weigh less than the tongue of a blue whale. A blue whale's heart is the size of a car.
- Blue whales are the largest creatures to ever roam the Earth.
- A cockroach can survive for about a week without its head before dying of starvation.
- When a dolphin is sick or injured, its cries of distress prompt other dolphins to assist, helping it surface to breathe.
- A snail can sleep for up to 3 years.
- The fastest bird, the spine-tailed swift, can fly at speeds of up to 106 mph. (The peregrine falcon is even faster at 390 km/h or 108 mph.)
- A cow produces nearly 200,000 glasses of milk in her lifetime.
- The leech has 32 brains.
- The average outdoor cat lives only 3 years, while indoor-only cats can live 16 years or longer.
- Sharks are immune to every disease, including cancer.
- A mosquito's proboscis has 47 sharp edges to help it cut through skin and even protective clothing.
- The human brain has a memory capacity of over 2.5 million petabytes, equivalent to 2,500,500 gigabytes.
- Knowledge is Power!
- What is the biological phenomenon responsible for the gradual loss of muscle mass, strength, and uncton as we age? This is known as Sarcopenia!
- Sarcopenia refers to the progressive loss of skeletal muscle mass and strength due to aging. The impact of this condition can be severe, depending on the individual.
- How to prevent Sarcopenia?
- Stay Active: If you can stand, don't sit—if you can sit, don't lie down! Movement is key to preventing muscle loss.
- Encourage Movement in the Elderly: When an elderly person is sick or hospitalized, avoid encouraging them to rest or remain in bed. Help them walk, unless they are too weak to do so. Lying in bed for just a week can cause a 5% loss in muscle mass, and seniors often cannot fully recover this loss.

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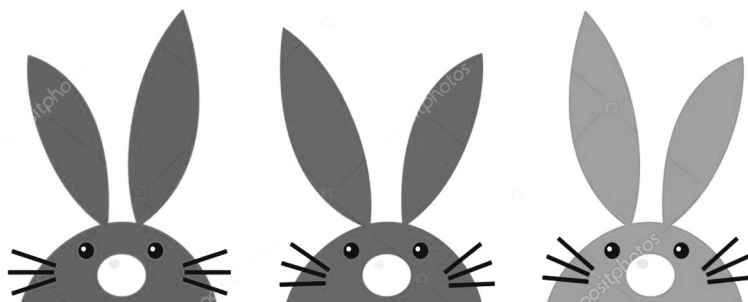


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- Sarcopenia is more concerning than osteoporosis: With osteoporosis, the primary risk is falling, but sarcopenia not only affects quality of life but also contributes to high blood sugar due to reduced muscle mass.
- Idle muscles lead to faster muscle loss: Muscles in the legs deteriorate quickly when not used. Sitting or lying down limits leg movement, weakening muscles. Activities like walking, running, and cycling are excellent ways to build and maintain muscle mass.
- Aging Starts from the Feet Up! Keep your legs active and strong as you age. If you don't move your legs for just two weeks, you'll lose the strength of a decade! Regular exercises like walking and cycling are vital for maintaining muscle strength.
- The feet support the entire body's weight, making them critical for mobility. So, walk every day to maintain strength and mobility.



FROM THE DESK OF THE SAVANNA AT PLANTATION PALMS HOA PRESIDENT:

Hello! Savanna Neighbors -

Check out the Condominium Associates website (<https://condo.cincwebaxis.com/>) to get all the latest updates and access to our governing documents. The Condominium Associates website and link to our community is the "Official" Savanna forum of information. It contains meeting minutes, the governing documents, as well as any additional communications to the community.

Please report suspicious activity to the NON-EMERGENCY Pasco County Sheriff's Office – 727-847-8102

- Next quarterly meeting for Savanna in 2025 is scheduled for **Thursday, May 1 at 6:30p ET** at the Condo Associates offices, 2019 Osprey Lane, Lutz. Mark your calendars. Hope to see you there.
- Savanna HOA quarterly fees are due Apr 1 (currently \$172.42) The quarterly fees are due on the first day of quarter (Jan 1, Apr 1, Jul1, and Oct 1). Collection Policy. PLEASE MARK YOUR CALENDAR and pay the assessment on time – or better yet, set up a scheduled ACH payment.
- SPRING CLEANING!!! With Spring upon us, please walk your property and address any clean-up activities – like low- hanging tree branches blocking sidewalks (i.e., Pasco County requires an 8' clearance), power washing driveways and sidewalks, and sprucing up those flower beds. Neighborhood inspections are planned this week and violation letters will be mailed to those out of compliance.
- Gate Code Reset Project. In the coming months, every homeowner will be issued ****NEW**** randomly generated gate codes. We will be sharing additional information on our HOA portal (link above). At the appropriate time gate codes will be mailed or hand-delivered to each homeowner. The codes will be activated on September 1.

Always feel free to reach out if you have questions.

Jane Pope
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SERVICE SPECIALIST FOR ALL YOUR PLUMBING NEEDS

Water Heaters ♦ Fixtures ♦ Pipe Jetting
Video Sewer Inspections and Repairs

727-845-8090

www.A1southernplumbing.net

Licensed
Bonded
Insured

RFDD44431



Me at 16: This radio station is playing
my song.

Me at 21: This bar is playing
my song.

Me now: This grocery store is playing
my song!

SERVICE ALL ABOUT YOU!

\$50.00 OFF ANY SERVICE REPAIR

Only valid on repairs \$300.00 or more. May not be combined with any other offers. Other terms and restrictions may apply. Expires 4/30/2025

0% INTEREST AND LOW PAYMENT FINANCING OPTIONS

With approved credit, only valid offers, other conditions may apply. Expires 4/30/2025



CORNERSTONE

AIR CONDITIONING • PLUMBING • ELECTRICAL

AIR CONDITIONING

- ✓ A/C Emergency Service & Repair
- ✓ A/C Tune-Up & Inspection
- ✓ New A/C System Installation
- ✓ A/C Maintenance Plan for Cost Savings
- ✓ All A/C Brands Serviced
- ✓ Up To 5 Years NO Interest Financing *WAC
- ✓ New A/C System As Low As \$65/mo. *WAC

PLUMBING

- ✓ Plumbing and Drain Inspections
- ✓ Emergency Service & Repair
- ✓ Traditional & Tankless Water Heater Service, Repair, and Installation
- ✓ Water Treatment and Purification
- ✓ Plumbing Maintenance Plan
- ✓ Whole Home Repipes
- ✓ 18 Month NO Interest Financing *WAC

ELECTRICAL

- ✓ Electrical Inspections
- ✓ Electrical Panel Upgrades
- ✓ Ceiling Fan Installations
- ✓ LED & Can Lighting Installation
- ✓ Whole Home Generator Installation
- ✓ Electrical Maintenance Plan
- ✓ 18 Month NO Interest Financing *WAC

GENERATORS

- ✓ Whole Home & Portable Generator Installations
- ✓ 18 Month NO Interest Financing *WAC
- ✓ Benefits of Cornerstone Installed Generators:
 - Runs Days to Weeks on Natural Gas or Liquid Propane
 - Protects 24/7 From Outages Automatically
 - Turns Itself Off When Power Is Back On
 - No Deadly Carbon Monoxide Poisoning Risk

**Call Today!
Fixed Today!**

813-618-5623
www.cornerstonepros.com

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