



THE PLANTATION PALMS

APRIL 2026

Reader

THE OFFICIAL *Newsletter* OF PLANTATION PALMS

from the PRESIDENT

A New Chapter

Hey neighbors, Scott Wickham here! For the past 11 years, Jim Hammond has provided updates to homeowners via the President's Letter in the HOA Newsletter. As of March 19th, 2026, the HOA board voted to appoint me to the position of President of the HOA and to appoint Jim Hammond to the position of Vice President of the HOA.

I would like to extend a hearty **thank you and congratulations to Jim Hammond** who has served our beautiful Plantation Palms community as HOA President for the **past 11 years**. **Jim's dedication and accomplishments are unmatched**. I have big shoes to fill and look forward to continuing to **bring new ideas** and leadership. Many **thanks** to our existing board members, committee chairs and members for continuing to volunteer your time and efforts.

Going forward, I have the great honor to provide you with updates on events and happenings in our community in our monthly newsletter. I am happy to serve!

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Spring Has Sprung...Finally!

After the unseasonably cool (COLD?) temperatures we experienced here in Central Florida recently, it seems as if the weather has finally changed for the better! Be sure to enjoy the PERFECT temps for the next few weeks before Summer greets us again! We're all keeping our fingers crossed for a QUIET storm season this year!

Landscaping Damage from Freezing Temps?

Homeowners who experienced damage to shrubs and plants from the extremely cold temperatures

back in February, be aware that the board has informed Condominium Associates that we're giving homeowners **extra time to address landscaping issues** before any violation letters are to be sent. The board will reassess this moratorium in **June**. This moratorium only applies to **dead plants and palm trees**. Please continue to be a **good neighbor** and address all other landscaping-related guidelines such as weed control, mulch bed maintenance, palm tree trimming, etc.

St. Patrick's Day at Mulligan's

Since Amy and I moved here in 2020, I have to say this past St. Patrick's Day at Mulligan's was the **best managed** St. Patrick's Day event we've experienced thus far! I was worried about long lines and lack of seating but was **pleasantly surprised** to find none of that. As always, hats off to Chef Gerry and his team for providing tasty Irish food choices this year (the corned beef was **AMAZING**). Many thanks to Jesse Pratt and his team for doing a wonderful job of planning and staffing!

Legal Update

On March 9th, **the motions for Final Summary Judgment** for Breach of Contract and Negligence, in the case of Cole et al vs. Pasco County and Plantation Palms HOA were **granted**. While this is positive news for residents and homeowners of the Plantation Palms HOA, our legal team awaits word on any appeal of these verdicts.

To provide continuity going forward, Jim Hammond will remain the point-of-contact with legal counsel, including Appleton Reiss and Cole Scott Kissane, for the HOA in the event of any future appeals. I'll continue to provide updates as they become available.

Important Updates

- The HOA Tax Return for 2025 has been successfully filed.
- The HOA Board unanimously voted to implement Hurricane Protection Guidelines as required by FL 720. These guidelines are posted in the owner's portal for your reference. This grants homeowners more options for hurricane-related improvements to our homes such as storm shutters, etc. As with any exterior modification, please be sure to file an application with the ARC Committee for ARC approval.
- As of this writing, a new pump for the pond fountain has been ordered and is scheduled to be installed. We'll also be installing a heavy-duty transformer with fuses to mitigate any future pump damage from power surges and spikes.
- Regarding the SWFWMD 3C pond maintenance project, it has been a challenge to find a contractor who will bid on this job, but we are still on the hunt. 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.

You can get additional community information on this site: <https://ppgolfcourse.wordpress.com>

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!**"

Scott Wickham

Your Neighbor and HOA Board President



**The Board of Plantation Palms Villas
The Reserve:**

NICK DELISO

President-Plantation Palm Villas
The Reserve Board
President - Nick Deliso
Landscaping Committee

Vice President - Lorraine DuPignac

Spectrum Committee Chair
Painting Co-Chair, Holiday Decorating
Landscaping Committee
DBR Committee

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Finance Committee Chair

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Paving Committee Chair
DRB Committee Chair

Director - Loren Staker

Pool Committee

Management & Associates

Eileen Shires-Service Coordinator
eshires@mgmt-assoc.com
813 433-2000

Angel McCarthy-Property Manager

amccarthy@mgmt-assoc.com
813 433-2000

Christa Sosa-DRB Requests

csosa@mgmt-assoc.com
813 433-2000

M&A Weekend & Emergency

813 433-2000

**Pasco County Sheriff's office
non-emergency phone number**

727 847-8102- Option 7

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

Nick Deliso

**From the Desk of the Reserve HOA
President**

IS IT FINALLY SPRING?

Q1 is over, and hopefully so is the cold. While the calendar tells us it is Spring, Mother Nature has been playing some tricks on us. After going from COLD to HOT, then back to cold (though not too bad), it appears that we may finally settle in to some nice temperatures. Like many of you, I really enjoy this time of the year. The perfect day starts with a round of golf, followed by lunch on the lanai, then get the smoker going and have dinner outside. Of course, the day would not be complete without a nap on the lanai dreaming of what's to come off the smoker! Let's hope we get to enjoy some Spring weather before summer stifles us with heat and humidity.

SPRING CLEANING

I see many are doing work around the house. Mailbox painting/replacement, new windows, flowerbed borders and mulch, etc. Let's not forget to submit a DRB Form PRIOR to starting any work. The committee has been meeting monthly (next meeting is April 8th) thus review of applications are being done timely. Please send a DRB form to Christa at M&A to make sure the committee can review it (csosa@mgmt-assoc.com), or enter it directly into the PORTAL. DO NOT just send an email with no application as that does not suffice.

Let's not forget that Trash Bins and Recycle Bins (yellow tops) are to remain in the garage. I've been advised that some are hiding them behind bushes, A/C units, etc. I for one would be happy to keep mine outside but unfortunately are rules do not allow it.

HOME SALES

We currently have 4 homes for sale in the community, with two more to hit the market shortly. The Reserve continues to be a desirable place to live and the homes that are "priced right" do move.

MASTER COMMUNITY BOARD

Congratulations to Scott Wickham, who replaced Jim Hammond as HOA President at the last meeting. This Board looks forward to working with you. We wish you much luck. Jim will remain as Vice President for the foreseeable future.

Thank you, Jim Hammond, for your years of service to the community!

LANDSCAPING

I once again created a PowerPoint presentation with photos of some areas taken in May-2024, and March 2026, and sent it to the CEO of Landscape Workshop. We once again got their attention. I received the following email from the Operations Manager:

Hello Nick, I hope you're doing well. I wanted to provide a quick update on the spring turf applications that have been completed for Plantation Palms and outline our plan moving forward.

Completed Applications:

February 5 treated existing turf weeds.

February 10-11: Applied pre-emergent to help prevent early-season weed growth.

February 18-24: Applied fertilizer to support healthy spring growth and strengthen the turf.

Upcoming plan:

Our next step will be turf aeration, which will help relieve soil compaction, improve root development, and allow nutrients and water to reach the root zone more effectively. Following aeration, we will apply another turf weed treatment to address any remaining or newly emerging weeds. These steps are designed to promote thicker, healthier turf as we move forward into the growing season.

Additionally, I would like to schedule an onsite meeting with you and James to review current site conditions and identify any specific problematic areas. This will allow us to fine-tune the turf program and ensure we are addressing any areas that may need additional attention. Please let me know when a good time for you will be to meet us. Thank you

We did meet and surveyed the property on March 12th. While we do still have some issues, the fertilization and rains that we have had seem to be helping. Many, but not all, lawns have improved. Aside from the steps they outlined in their email they will be monitoring some of the problem areas and perhaps bring in some more sod. They, again, will select the areas that they feel are in most need. One issue that we saw was the wetness of many lawns, even though the last rain

we had was 4 days prior to our inspection. The CEO has committed to make things right and we will continue to communicate with them. We plan to have a representative from landscape Workshop attend our next meeting. Thank you all for your patience.

SIDEWALK PARKING:

As always, there are those that insist on parking across the sidewalks. Please refrain from doing so as it forces people and pets into the streets.

DOG POOP:

We continue to see this as an issue, though there has been some improvement. Please pick up after your pets.

DRB COMMITTEE:

As previously stated, the next DRB meeting will be held on April 8th. It's been pointed out that some projects were completed without approval (and some items are not in compliance) so please cover yourself by submitting a DRB application for any projects you plan on completing. Please review the DRB manual prior to doing any work outside the home.

POOL

The pool heater has been turned on, and I am happy to see many people once again enjoying it. The fence around the vac-pac (pool equipment) has been replaced with a 6' aluminum fence. They will be back shortly to replace the posts by the gates. Once that is done the magnetic locks/entry system will be installed and new key cards, one per household, will be issued.

Shortly, we will be enforcing the Towing Policy for the pool parking lot that was added to the DCCR update earlier this year. If you are not using the pool please do not park your vehicle there. It will be towed at your expense. That goes for any vendors you may hire, guests coming to your home, etc. If you have a special need please contact, and receive approval from, a Board member. The pool parking lot is for those using the pool only.

SERVICE REQUESTS:

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:

- 1) 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!
- 2) 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 Angel McCarthy, our manager.
- 3) 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.
- 4) 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.

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.



- **NEXT HOA BOARD OF DIRECTORS MEETING** –The next quarterly meeting is scheduled for **Thursday, May 7** at 6:30p. The meetings are held at the Condo Associates offices, 2019 Osprey Lane, Lutz. Mark your calendars. Hope to see you there.
- **The next 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).

Always feel free to reach out if you have questions.

Jane Pope
President

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



EARTH DAY APRIL 22, 2026



UPCOMING EVENTS

- ARC Monthly Meeting, April 6th
- Investment Club Meeting, April 7th
- Spring Garage Sale, April 11th
- Financing Review Committee Meeting April 14th
- HOA Monthly Board Meeting April 16th
- Book Club, April 21st
- Cigar Night, April 26th
- Fall Garage Sale, October 24th

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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