



THE PLANTATION PALMS

SEPTEMBER 2026

Reader

THE OFFICIAL *Newsletter* OF PLANTATION PALMS 813-991-7843

from the PRESIDENT

Fining Review Committee Appointments

At the August Board meeting, the Board approved the appointment of **Abhinay Tomar** as Chairperson of the Fining Review Committee (FRC). The Board also approved the appointment of **Bill Ferguson** as a member of the committee.

The Fining Review Committee plays an important role in our Association's enforcement process by providing homeowners with an **independent review of fines** approved by the Board.

Thank you, **Abhinay** and **Bill**, for volunteering your time and agreeing to represent your fellow homeowners in this important role. Community volunteers are an essential part of keeping Plantation Palms a great place to live, and we appreciate your willingness to serve!

Keeping Plantation Palms Beautiful

As a reminder, our property management company periodically conducts inspections throughout the community to ensure properties are being maintained in accordance with the standards and guidelines contained in our governing documents.

Florida's summer growing season can make keeping up with lawns, landscaping, weeds, and exterior maintenance a challenge. Please **take a few minutes** periodically to look at your property from the street and address items that may need a little attention.

Our goal isn't to send violation notices. It's to maintain the attractive community that we all chose to call home and protect the property values of everyone in Plantation Palms. A little attention along the way can often **prevent the need for a violation notice** later.

Thank you for doing your part to keep Plantation Palms beautiful!

2027 Budget Update

The Board has begun its review of the proposed 2027 Association budget. Budget discussions will continue at the September Board meeting, with final Board consideration currently planned for October. Homeowners are encouraged to attend our meetings and follow along as we plan for the coming year.

Litigation Update

On July 23, 2026, attorneys for the plaintiffs filed a motion for rehearing regarding the Court's Summary Judgment ruling involving the swale issue.

Following a pre-trial hearing on August 3, the trial previously scheduled to begin September 8, 2026, was removed from the calendar. A new trial date has been scheduled for **March 1, 2027**, with three weeks currently reserved for the proceeding. A pre-trial hearing is scheduled for **February 1, 2027**, followed by a calendar call on **February 24, 2027**.

As this remains an active legal matter, the Board's ability to comment on the specifics of the case continues to be limited. We will continue to monitor developments and provide updates to the community when appropriate and permissible.

Other Community Resources

Homeowner's Portal: <https://condo.cincwebaxis.com/cinc/home>

Until Next Time...

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

Scott Wickham

Your Neighbor and HOA Board President

Community Events

Investment Club Meeting	September 1st
ARC Monthly Meeting	September 7th
Fining Review Committee	September 8th
HOA Monthly Board Meeting	September 17th
Book Club	September 15th
Cigar Night	September 27th
Fall Garage Sale	October 24th

Board of Directors



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Scott Wickham
pphoa.swickham@gmail.com

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jhammond48@yahoo.com

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Lisa Duda

Treasurer

Christina Moloney

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Jason Imler, Beth Hodge
bethhodgeusaf@gmail.com
Daven Doobay dkdoobay@gmail.com

Architectural Review Committee

Brett Greiveldinger - Chair
Jeff Kurek, Ron Kordusky, Ron Scotch
Sheryl Zenel, Dirk Ahle

Gate Access

Scott Wickham

Fining Review Committee

Abhinay Tomar, Chair
Bruce St Peter-Groskreutz,
Bill Ferguson, Megan Benoit,
Nathan Southwick

Landscape Committee

Beth Hodge - Chair

Newsletter Committee

Jason Imler - Chair

Property Manager

Brandon Keefe 727-573-9300
Condominium Associates
2019 Osprey Lane Lutz, FL 33559
Bkeefe@condominiumassociates.com

The Board of Plantation Palms Villas The Reserve:

NICK DELISO

President-Plantation Palm Villas

The Reserve Board

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Landscaping Committee

Vice President - Lorraine Duping

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Painting Co-Chair, Holiday Decorating

Landscaping Committee, DBR Committee

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Finance Committee Chair

Secretary - Brett Greiveldinger

Paving Committee Chair

DRB Committee Chair

Director - Loren Staker

Pool Committee

Angel McCarthy- Manager

amccarthy@mgmt-assoc.com

813 433-2027 (direct line)

Samantha Gonzalez Administrative Assistant

sgonzalez@mgmt-assoc.com

813-433-2002 (direct line)

Steve Kelly- Bookkeeper

Skelly@mgmt-assoc.com

813-433-2017 (direct line)

Eileen Shires- Service Coordinator

eshires@mgmt-assoc.com

813-433-2026 (direct line)

Tara Martinez- Portal Issues

tmartinez@mgmt-assoc.com

813-431-1530 (direct line)

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

From the Desk of the Reserve HOA President

IS RELIEF IN SIGHT?

We've made it through the worse part of the summer, and cooler temperatures are right around the corner, I hope. We finally did receive a decent amount of rain, and lawns are looking a bit greener and a bit more lush.

BOARD POSITIONS:

If anyone is interested in serving the community please contact a Board member. Elections are in November and there will be three (3) seats available. Applications for your intent to run will be sent out shortly.

LANDSCAPING:

We continue to work with LW regarding the servicing of our lawns. As we know the service has been less than stellar and we are seeking alternative ways to improve service. At the time of this writing we are discussing perhaps having them in 2 days a week, servicing the homes from the entrance to Sotheby on one day (upper BHL) and Sotheby to the end of Coral Ridge (lower BHL/CRL) the next day. By the time you receive this a decision would have been made. Thanks to Lorraine and Loren for enduring the heat to complete the monthly inspections. It's not easy being out there and not everyone appreciates what they do.

DRB FORMS:

Please remember that DRB Forms are to be submitted PRIOR to any work being done to the outside of your home. The DRB Committee meets monthly and results will be sent out by mail. You can also check the PORTAL. Should you require access to the PORTAL please contact Tara Martinez at M&A. Her contact information is listed in this newsletter. Thank you to the DRB Committee for taking the time to give back to your community.

SIDEWALK PARKING:

We seem to have made some progress on this front. Thank you for your co-operation. Let's keep up the good work!

BUDGET

2027 BUDGET:

Rob has been working on the 2027 budget, which will be sent out prior to, and voted on at the October meeting. I can say with certainty that there will be an increase, though the amount is yet to be determined. Please understand that costs have been going up, and we will be seeing an increase in landscaping, pool maintenance, and Spectrum fees, while interest rates are going down (affecting income on balances). We are doing our best to keep the increase as low as possible.

HALLOWEEN ON THE BOULEVARD:

Is everyone ready for Halloween? "Trick or Treat on the Boulevard" was successful the first three years, and we look forward to continuing the tradition this year. The adults seem to love it as much as the kids. It's always fun seeing the little ones running around, all dressed up in their costumes. Please contact a Board member (thereserve2020@gmail.com) for more details. If you can-not participate feel free to donate a bag of candy. Aside from all the children in the Master, we are seeing more children move into the Reserve. Got Grandkids? Bring them along as well.

POOL:

WTR DR will be servicing our community for the short term, and may continue if we are satisfied with their services. Loren will be speaking with others as well. A big THANK YOU to Eryn for doing such a great job for us (at a discounted price). We wish you well in your new endeavors. We will be seeing an increase in our fee beginning in 2027, and this will be reflected in the new budget.

WELCOME NEW RESIDENTS:

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. As announced at the last meeting, and posted on the FB page the following day, all complaints will be deleted. A second offense will result in your account being deleted. All issues and complaints should be sent to eshires@mgmt-assoc.com.

Support Your Community Newsletter!

Do you look forward to receiving our Plantation Palms newsletter every month?

It's a great way to stay informed about neighborhood news, upcoming events, important updates, and local happenings. We'd love to help showcase your business. Do you own a business or know someone who does? Consider advertising in our newsletter! Call Kim at 813-991-7843 or ikarepublishing@gmail.com

Your advertisement helps us keep the newsletter free for all residents while giving your business valuable exposure to hundreds of local households.

**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.

Savanna Board of Directors

Jane Pope – President
maryjanepope@gmail.com

VACANT - Treasurer

Joanna Cherry – Secretary
Snoww88@aol.com

James Kohl – Director
Jimk.in.fl@gmail.com

Keith Nicoulini - Director
KNic1@msn.com

Savanna Property Manager

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pasco@condominiumassociates.com

Property Manager

Brandon Keefe
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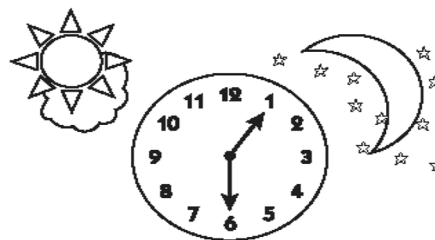


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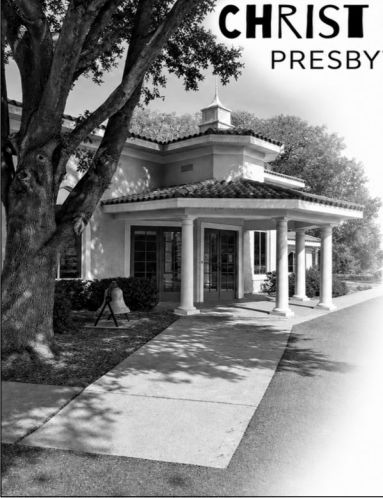
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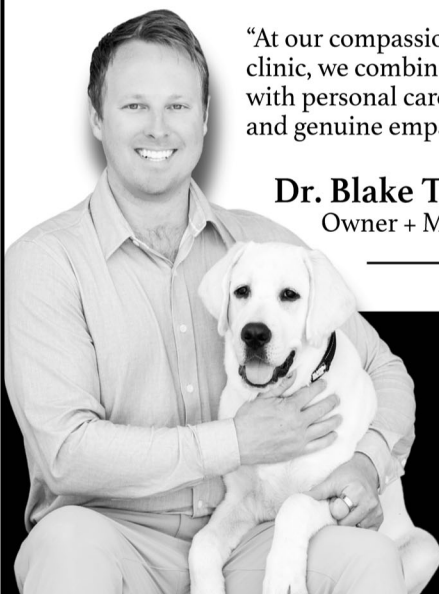
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