TWELVE OAKS ACORN

OFFICIAL CIVIC ASSOCIATION NEWSLETTER

NOVEMBER 2026

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TWELVE OAKS CIVIC ASSOCIATION

Asociación Civica de Twelve Oaks
P.O.Box 261012
Tampa, FL 33685-1012

TOCA MEMBERSHIP APPLICATION 2026
Aplicación de la Membresia de TOCA 2026

ANNUAL DUES / *Cuota annual*: (January 1-December 31, 2026)
$10 minimum plus any additional contribution you wish to make
Donación de $10 o más si lo desea

*NAME(S)/Nombre(s):*_____

*ADDRESS/Dirección:*_____

*PHONE#/Telefónico:*_____

*EMAIL/Dirección Electronica:*_____

Mail check to address above or pay by PayPal at

https://www.twelveoakstampa.com/toca



Saturday, December 5th, 10am-2pm

Come out and Support the community!

Avoid the mall crowds see our very own **Santa Claus who will be there for photos from 10am - 2pm.**

Free food and drink while they last! Free hot dogs, chips, and drinks available (FCFS)

Twelve Oaks Residents, please stop by the TOCA Membership table to pay your 2027 dues!

Friends and family invited Vendors should contact twelveoaksgeneral@gmail.com for information about being a vendor at this event.

Final opportunity to Pay your 2026 TWELVE OAKS CIVIC ASSOCIATION dues!

We have only had 262 homes pay their 2026 dues so far this year. Please remember to pay your 2026 TOCA dues to help our community remain one of the best in Northwest Tampa! Dues collected in 2026 determine the projects and events we are able to plan for 2027. Effective Dec.1st, 2026 dues collected will be automatically applied towards the 2027 calendar year. Please pay your 2026 dues now if you haven't already.

IMPORTANT REMINDER: Twelve Oaks is a Deed Restricted community, and single-family residential homes ONLY are allowed. Renting out a subdivided portion of your home, a garage apartment, RV, or modified shed is illegal based on our Deed Restrictions. If it is reported, it will be sent to Code Enforcement for investigation. https://hcfl.gov/residents/property-owners-and-renters/code-violations/report-a-code-violation



TOCA will be having our 4th General Membership Meeting on Tuesday, Nov 17th at 7pm. This is our Annual Neighborhood Watch meeting, and we will be going over our plan for events for the year, discussing neighborhood concerns, and taking questions.



Make sure to check out the new and improved Twelve Oaks official web site! www.TwelveOaksTampa.com

MORE HOLIDAY EVENTS ON PAGE 8

Twelve Oaks Real Estate News

Happy Thanksgiving Twelve Oaks Friends!

Did you know that the 12 current homes for sale in Twelve Oaks have been on the market for an average of nearly 4 months without a sale? If you're thinking about selling, we should talk today! With our changing market conditions, it is now more important than ever to have an experienced Twelve Oaks Realtor® on your side to quickly get you top dollar for your home!!!



Before you spend a dollar or put up a sign, let's talk.

I'll help you create a smart, strategic plan to maximize your home's value and position it for success.

This map shows just some of my sales in Twelve Oaks – I've sold more than $15 Million dollars worth of real estate in Twelve Oaks alone!

Time to sell? Time to buy? Want to know more? Call me. As your Realtor and a Twelve Oaks homeowner for 16 years, I can help you with all of your real estate needs.



JEFFREY BERG – Realtor®
500 N. Westshore Blvd Suite 850
Tampa, FL 33609

Cell (727) 534-1679
Office (813) 286-6563
jeff@jeffberghomes.com
www.JeffBergHomes.com

COLDWELL BANKER REALTY

TOCA Officers and Directors

TOCA Officers

Susan Pritchard – President	813- 767-4965	TwelveOaksGeneral@gmail.com
Mercita Ramos – Vice - President	813- 810-5284	vnmramos@netzero.com
Martha Holmes – Secretary	813- 885-4879	mholmes12oaks@yahoo.com
Chantale Pierre-Louis – Treasurer	813- 886-1933	Chantale2163@yahoo.com

TOCA Directors

Paulo Ponce	813-347-3996	paulodavidpb@gmail.com
Sarah Richards	813- 453-0007	srich000@msn.com
Todd Keil	813- 748-8947	freen3737@gmail.com
Amy Keil	813- 748-8962	freen3737@gmail.com
Sarah Wentworth	813- 817-6101	swentworth.tosdtampa@gmail.com
Dayna Barkley	253- 882-7561	dayna.barkley@yahoo.com
Lee Salemi	813-693-0387	Lsalemi.tosdtampa@gmail.com

Neighborhood Watch
Twelve Oaks Watch Patrol

General Coordinator
Twelve Oaks Watch Patrol Doreen Clauer
nwatch12oaks@gmail.com

Community Resource Deputy:
Deputy James Woodford
Hillsborough County Sheriff's Office
District III, Community Resource Deputy
(813) 247-0330
JWoodford@TeamHCSO.com

Sheriff Emergency Number:
911
Sheriff (Non-Emergency Dispatcher) **247-8200**

Twelve Oaks Special District Board of Trustees
2026 TOSD Officers

Sarah Richards .. President …….813- 453-0007
sjrichards.tosdtampa@gmail.com

Sarah Wentworth .. Vice-President .813- 817-6101
swentworth.tosdtampa@gmail.com

Mercita Ramos, Secretary…… 813- 810-5284
Maramos.tosdtampa@gmail.com

Laura Daigle. Treasurer ……813-334-6108
ldaigle.tosdtampa@gmail.com

TRUSTEES

Paulo Ponce 813-347-3996
pponce.tosdtampa@gmail.com

Dawn Fair ……813- 401-1934
Dfair.tosdtampa@gmail.com

Nancy Hendrix…….813-455-0655
nhendrix.tosdtampa@gmail.com

Brenda Lunden…….. 360-219-5947
blunden.tosdtampa@gmail.com

Lee Salemi 813-693-0387
Lsalemi.tosdtampa@gmail.com

AD-HOC MEMBERS

Marsha Craig …….. …. 813-625-9186

Twelve Oaks On Line

https://www.facebook.com/twelveoakstampa
https://www.facebook.com/groups/TwelveOaksTampa
http://www.TwelveOaksTampa.com/ **(new website)**

Twelve Oaks
Special District
P.O. Box 260352
Tampa, FL 33685-0352
TOSDtampa@gmail.com

Meetings and Business Hours

6:30pm – 8:30 pm on the 2nd Wednesday of each month (unless a national holiday)
Town 'N Country Library
7606 Paula Drive 33615
2nd floor Conference Room
Tampa, FL 33615

Olive Garden
ITALIAN KITCHEN

The Twelve Oaks Ladies Social Group will meet for lunch at Olive Garden at 8306 Citrus Park Drive on Monday, November 30th, 11:30 am. We would love you to join us.

YOU MUST CALL or EMAIL Marsha so that your name can be added to the number of reservations for the restaurant.

Contact: Marsha at ph. 813-625-9186 or email marshacraig2017@gmail.com Thank you

TOCA COMMUNITY MEETING

Tuesday, November 17th

7:00 pm

1st Floor Meeting Room

Town 'N Country Library
7606 Paula Drive
Tampa, Fl 33615

TOSD MEETING

Tuesday, November 10th
6:30 pm
(meeting on Tues, due to National Holiday on Wed.)

2nd Floor Conference Room

Town 'N Country Library
7606 Paula Drive
Tampa, FL 33615

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Fx: 813.884.5060
Mobile: 813.924.0063
Email: ehs915@aol.com

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Is your electric bill ready for one of the hottest Florida summers yet?

The real problem may be poor attic insulation. Most homes built before 2010 in Florida do not meet today's insulation standards, and many homes are under-insulated. This causes your A/C system to run longer and work harder — driving up your electric bill.

Instead of setting up a payment plan with the electric company… ***Fix the problem permanently.***

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√ Lower energy bills
√ A more comfortable home
√ Less strain on your A/C system



FREE Attic Insulation & Duct Evaluation and convenient payment plans available through us to make upgrading your insulation easy.

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or visit www.fontanabrothersair.com

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TOCA MEMBERSHIP

Please make sure you have paid your 2026 TOCA dues. The dues collected for 2026 will determine the projects and events we can fund for 2027. Starting December 1st, 2026, any dues paid will be applied to the 2027 calendar year.

If you haven't already done so, please take the time now to join or renew your Twelve Oaks Civic Association membership. A $10 annual donation (or more if you choose) supports year-round community events and services that maintain the quality of living in our beautiful neighborhood. **There are 994 homes in Twelve Oaks.** We were only able to collect dues from 328 homes for 2025. **In total, we have collected dues from 262 homes for 2026 so far.** We need more participation if we are to continue to have a Civic Association. We now offer PayPal as an easy way to pay your membership.
Simply go to **http://www.TwelveOaksTampa.com/toca** and follow the prompts (a PayPal account is not required to pay in this manner). If you prefer, **complete the application in this issue of the Acorn and mail your application with a check made out to TOCA, PO Box 261012, Tampa Fl 33685**. Thank you for your support!

At this point, TOCA is not planning on doing any reminder mailings to collect 2026 dues because of the costs and time involved in doing so. Unfortunately, because of several years of low participation, we will have to look at cost-cutting measures until and unless membership levels increase.

2026 Memberships & donations received Sep 2026:

Sunshine Circle	**Mary Bradenbaugh**
Windwood Court	**Carlos & Amaraida Sanchez**
Twelve Oaks Blvd	**Noris Perez**
Brook Hollow Ct.	**Kyong Jin & Soon Yoo & Jean Yoo**

Submissions for future Celebrations/Memorials are due by the 1st day of the month PRIOR to when you would like it to be published.
Email submissions to TwelveOaksGeneral@gmail.com

Recent Homes Sales in Twelve Oaks:

Address 6811 Twelve Oaks Blvd. **Beds** 4 **Baths** 2
Square Footage 2152 **Price per /Sqft.** $221.00

Address 6916 Williams Drive **Beds 4 Baths** 2
Square Footage 1695 **Price per /Sqft.** $291.00

Address 7505 Heather Court **Beds** 4 **Baths** 3
Square Footage 2364 Price per /Sqft. $199.00

Address 7403 Spring Court **Beds** 6 Baths 5
Square Footage 2806 Price per /Sqft. $225.00

Thank you to Abby Keil of THE ALDRICH AGENCY REAL ESTATE LLC for providing us with recent home sale information. Abby can be reached at 813-635-6275 abby@thealdrichagency.com

A Message from Tampa Electric:

Utility lines can easily be damaged by planting trees, installing fences, etc. Avoid potential service interruptions for you and your neighbors. Call 811 two full business days before you begin your project to have utility lines marked for free. Digging on a Saturday? Call 811 by Thursday. For additional information visit sunshine 811.com or www.tampaelectric.com/callbeforeyoudig .

Hillsborough County Yard Waste Collection guidelines:

►You may set out up to 12 (twelve) 30-gallon containers of yard waste. ►Use your own cans, boxes, bags, or other containers to store your yard waste. NOTE: Each container cannot exceed 50 pounds. ►Bundle tree branches securely with twine or rope. ►If you experience a missed pickup contact Republic Waste, our solid waste hauler. Republic Waste Services – 813-265-0292. Please put your cans out late the night before collection day and bring them back in promptly after pick-up.

Congratulations and Welcome to Twelve Oaks!

The Twelve Oaks Civic Association would like to take this opportunity to welcome you to the best community in the Town 'N Country area. You probably already know that this is a convenient neighborhood making it an ideal place to live. There are many opportunities for meeting neighbors and making friends in your new community. Begin by joining our civic association. Attend meetings, ask questions, become a volunteer. YOU can make a difference. Remember, Twelve Oaks is YOUR community. Take the time to read The Acorn, our monthly community newsletter, visit our community website – www.TwelveOaksTampa.com , and sign up to receive Neighborhood Watch email notices at nwatch12oaks@gmail.com. You can even join our private group and follow our public page on Facebook by searching TwelveOaksTampa. Members can use this group to exchange information, learn more about the community, and interact with neighbors and local businesses. These are the best ways to stay informed about what is happening in and around our neighborhood. Questions? Concerns? Please call any TOCA Board member.

Hillsborough County Customer Service Center At Your Service https:service.hillsboroughcounty.org/311/

At Your Service allows you to make Hillsborough County online service requests 24 hours-a-day, 7 days-a-week. Your request will be routed directly to the team responsible for providing that service. This is where any issues with Roads, Sidewalks, or Canals should be reported! **REMINDER: HILLSBOROUGH COUNTY is SOLEY RESPONSIBLE for maintaining Roads, Sidewalks, and Canals in Twelve Oaks**.

- Requests are monitored during regular business hours.
- For best results, Sign Up for a new customer service center account so that you can track the progress of your requests.
- Any information included is not confidential and is subject to Public Record Laws of the State of Florida and will be provided upon request. Any information included cannot be deleted or retracted once submitted.

Do not use this system to report emergencies.
Please call 9-1-1 to report emergencies.

The Town N' Country Garden Circle will meet Wed, November 4th at 11:30 at Jackson Springs Rec. Center. This month will include a Florida Native Plant Recap and Raffle. Lunch will be Pot Luck!

We are open and welcome new members.
For more information contact Sandy Streit 813-503-6362
+https://www.facebook.com/tncgardencir .



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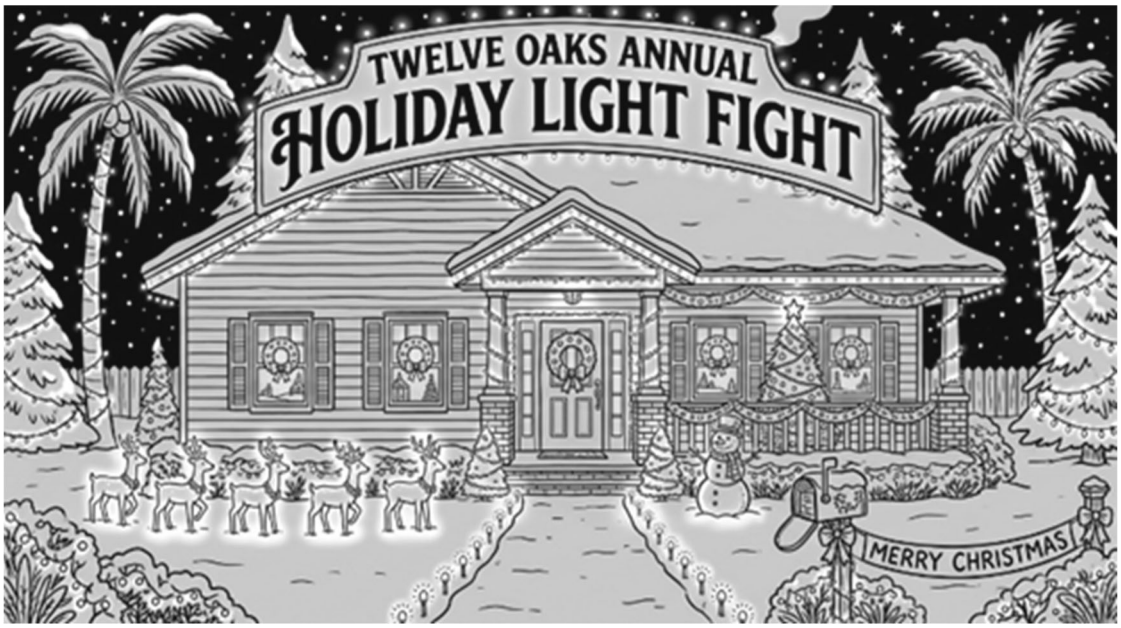
AdventHealth
Carrollwood

4427758117

Keep up to date on Twelve Oaks events at:
https://www.facebook.com/groups/
TwelveOaksTampa/events

Teen Volunteer Hours Available,
Email TwelveOaksGeneral@gmail.com
For information.

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Twelve Oaks Annual Holiday Light Fight

Let's "light up" Twelve Oaks this holiday season! Residents are encouraged to decorate their homes and **"light up" before December 15th. Volunteer judges will be driving around the neighborhood the week of December 15th through December 21st.**

Two Prizes for each category will be awarded for several categories in Twelve Oaks. Winners will be announced after Christmas on Facebook (Twelve Oaks Tampa) and recognized in the February Acorn.



Twelve Oaks Lighted Bike Parade!

Sunday, December 20th, at 630pm
(check-in at 6:15pm at the Lake on Twelve Oaks Blvd)

Decorate your bikes for the holiday season and come out and join your neighbors for a fun ride around the neighborhood to Celebrate the Holiday Season!



Support Your Community Newsletter! 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! It's an affordable way to reach your neighbors while supporting a publication that benefits our entire community.

Your advertisement helps us keep the newsletter free for all residents while giving your business valuable exposure to hundreds of local households. If you're interested in advertising or would like more information, please contact 813-991-7843 or IKarepublishing@gmail.com