



Newsletter



Volume 17, Issue 3

www.waldenlake.org

Summer 2018

REMEMBERING THOSE WHO SACRIFICED

MEMORIAL DAY SERVICE AT PLANT CITY AMERICAN LEGION



Each year the American Legion has sponsored this very special ceremony to remember those service personnel who have passed away the previous year, and to keep the memory alive of those who are missing or being held as POW's and to honor those who are still serving. Lynn Buehler, Forest Park resident, represented Walden Lake at the ceremony and presented this flower memorial for those who have fought and who are fighting for our freedom.



The Memorial Wreath was placed at the front entrance of Walden Lake after the ceremony.



POW FLAG DEDICATION



With the special occasion of resident James Kelly's 95th birthday on June 10th, new POW flags are now flying at the front gate, back gate and WLCA Community Center. They are to honor and in remembrance of his fellow POW/MIA comrades during his WWII service when he was captured at the Battle of the Bulge. His entire family of 25 folks gathered at the Walden Lake Community Center flagpole to pay tribute to him.

PICNIC AT THE PAVILION



The Burnett Family enjoying a family gathering at the Pavilion at the Sports Complex on Memorial Day.

WIN \$25 CASH: Someone's address is hidden in this newsletter (not the label). If you find it and it's yours, contact the WLCA office to claim your prize.





PRESIDENTS CORNER—SHARON PHILBIN

Greetings fellow WLCA residents:

WLCA continues to have a productive year making improvements throughout our community. I would like to take this opportunity to thank staff for their outstanding work regarding our Walden Lake Community Association property.

Thank you to Tom Sholl, Manager, and office staff Bette Guarino and Marlene Merrin also maintenance workers, Larry Truman and Kenny Hall. Thank you Complete Care Landscape for maintaining and improving our landscaping needs.

Some of the recent projects involved:

- a well being installed at the Sports Complex so we may eventually irrigate the entire area.
- Irrigation has been set in place at the dog park.
- Excavation of the waterway off of Golfview Dr has been completed to avoid future drainage problems resulting in flooding.
- Air Potato Beetles were provided by the state to be dispersed around the big lake to help control the invasive potato vine.

One of our future projects is improving the three walkway bridges on Timberlane Drive.

Vehicles parked in our park by the walking trail not displaying Walden Lake decals has been an ongoing problem. Residents sometimes cannot find a parking spot. Although it is not the intention of the WLCA to call Brewington’s Towing Co. to have cars without WLCA decals towed, it has become necessary at times.

The cost of a vehicle being towed is \$125.00 plus mileage. And if the vehicle is stored overnight, there will be an additional fee. Two decals are provided for each household. If you require more than two, they are available at the WLCA office for an additional fee. Brewington’s Towing has been provided a parking spot in the park parking lot.



Please be aware that during the rainy season our right of ways are very soft, we need to limit use of these right of ways. The repair of these damaged areas is costly and time consuming, but unfortunately, some of the damage is deliberate. Please be vigilant of vehicles deliberately causing damage to our right of ways. Applied Aquatics will be stocking several ponds with grass carp that will help control small vegetation growth.

As of this writing, Today’s Bank of Arkansas still owns the golf course property through foreclosure.

If you have not done so, please consider visiting waldenlake.org and register, the code is Greenacre2017. This site is for Walden Lake residents and provides a great deal of information pertaining to our community as well as to the individual associations. Registering also provides a way for the office to send out alerts concerning our community. If you have problems contact betteg@waldenlake.org or call Bette Guarino at 813-754-8999.

FROM THE LANDSCAPE COMMITTEE

The Walden Lake staff has been working very hard over this spring/summer to help improve the overall appearance and aesthetics of our common areas. We hope you have noticed that mulch has been installed to every planting bed and the tree rings inside the medians along Timberlane and Griffin. In addition, community entranceways are being relandscaped with more cold hardy plants to enhance the appearance. Some of the planting beds have also been reduced down in size with the installation of St. Augustine sod to cut down the open dirt areas.

The landscape committee will be meeting with many of the subdivisions over the next several months at their weekly meetings, held on Thursdays at 10:00 am, to get input on the individual community’s thoughts for enhancements to its entrances. As we have over thirty neighborhood entrances, please understand that budgetary constraints will make it necessary for improvements to take place over the next two budget years.

The committee strives to enhance both the quality of life and the value of every property within the community. With that being said, one of the biggest problems we face is not weeds or old plant material, but litter. On a daily basis, our staff spends approximately five man hours on golf carts, removing trash from the

miles of streets in the community. The five hours this takes, could be much better spent continuing to improve more areas of the community. We are all in agreement that much of the littering isn’t coming from the community residents, but from those who reside outside the community and are using these roads as shortcuts.

If you see someone who has tossed litter from their car, please help by alerting them that their illegal littering hasn’t gone unnoticed. Research indicates that the number one way to stop litter is societal pressure to do the right thing. It’s your money. Protect it by spreading the word about putting litter in its place.



Please see the excerpt from Plant City General Ordinances, **Sec. 30-97. - Throwing in public places.**
No person shall throw or deposit garbage, refuse and/or rubbish in or upon any street, sidewalk or other public place within the City except in public receptacles, in authorized private receptacles for collection, or in official City dumps.

(Code 1977, § 75.03; Ord. No. 7-2005, § 1, 3-28-2005)

HILLSBOROUGH COUNTY TRANSPORTATION STUDY



**Hillsborough
County Florida**

Hillsborough Metropolitan Planning Organization (MPO) will be conducting a survey in the late summer timeframe regarding the *2045 Long Range Transportation Plan (LRTP)*. We are interested in assisting them in collecting input for this plan and will be utilizing our resources to assist in that data collection process. This may include integrating surveys in our WaldenLake.org or Facebook page. The MPO met with the Association back in 2014 during the 2040 plan update and received a lot of great input. We hope we can help again to share the ideas of our community and make this plan work for us. Look for further information from WLCA in the coming months and contribute your ideas to make the Walden Lake Community a focus of their plan.

DUES REMINDER



The 2nd half of your maintenance fees are due by July 1st. Statements were mailed out at the end of May. If you have not received it, or have any questions regarding your account, contact Megan Diaz at Greenacre Properties @813-600-1100 or email: mdiaz@greenacre.com. If you paid your dues in full in January, please disregard this notice.

All accounts delinquent thirty (30) days after the due date will be charged a \$25 late fee and interest @18% per annum.

WALDEN LAKE COMMUNITY ASSOCIATION (WLCA) 2018/2019 OPERATING PLAN— Revised 4/23/2018

The WLCA is comprised of nine volunteer elected Directors (homeowners); and is guided by the Articles of Incorporation, By-Laws, and Master Declaration of Covenants, Conditions and Restrictions, and adopted policies. The WLCA Board of Directors meets once a month to conduct the business of the Association. Nine Directors are elected and the Standing Committees have been established to meet periodically, review issues, and make recommendations to the full Board at the monthly meetings. Ad Hoc committees are created for a specific task then eliminated. All committee appointments are determined by the board. The purpose and tasks of the committees are described below.

BUDGET, FINANCE, & JOB DESCRIPTIONS COMMITTEE (Chairman—Bob Bell, Rich Glorioso, Ray Page)

Purpose: To be the Board's lead in management of Association funds.

LANDSCAPING COMMITTEE (Chairman—Ray Page, Alicia Powell, Peter Murphy)

Purpose: To oversee maintenance of all Walden Lake common areas.

BYLAWS, POLICY AND PROCEDURES COMMITTEE (Chairman—Rich Glorioso, Bob Norton, Mike Fiaschetti)

Purpose: Develop required Policies supporting WLCA operations.

NOMINATING AND ELECTION RULES COMMITTEE (Chairman—Peter Murphy, Bob Norton, Bob Bell)

Purpose: To ensure elections of directors are in accordance with WLCA documents.

PLANNING, RESERVE PLAN, & PHYSICAL PLANT, CONTRACTS COMMITTEE (Chairman—Mike Fiaschetti, Ray Page)

Purpose: To review reserve plan and contracts for completeness and cost effectiveness.

COMMUNICATIONS COMMITTEE (Chairman—Bob Norton, Alicia Powell)

Purpose: To assist with newsletter and website content.

COMMUNITY INVOLVEMENT & SAFETY COMMITTEE (Chairman—Ray Page, Alicia Powell, Joyce Mcfoul-Resident)

Purpose: To represent Walden Lake homeowners with other members of the community that impact Walden Lake interests.

SPECIAL EVENTS COMMITTEE (Chairman—Alicia Powell, Ray Page)

Purpose: To assist with any events scheduled and conducted for the residents in the Community.

WALDEN LAKE SPORTS COMPLEX COMMITTEE (Chairman—Ray Page, Peter Murphy, Mike Fiaschetti, Bob Hunter-Resident)

Purpose: To develop the plan and monitor the progress of the 5 year plan to improve the Polo Field and convert it into a useable high quality outdoor amenity for WLCA members and their families.

GOLF COURSE COMMITTEE (Chairman-Ray Page, Peter Murphy, Rich Glorioso, Mike Fiaschetti)

Purpose: To coordinate with the Golf Course owner.

The President serves as Ex-Officio (nonvoting) member on all the Committees

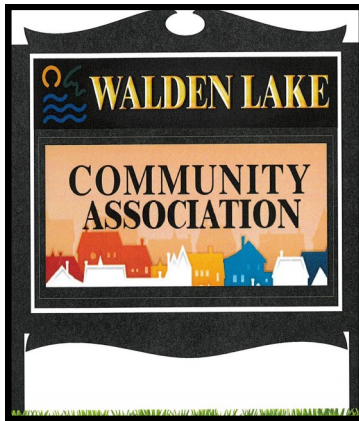




Making Things Old – New Again!

It's been said that there is nothing new that hasn't already been thought of. To a degree this is true. But there are many new ways of doing something that we've grown accustomed to. One of those is communicating through signs. Walden Lake has several signs at entrances that inform residents of important meetings, events and reminders. These signs are manual, in that I mean that it requires a person to go to the sign with letter/number appliques and create the message. The process is not that time consuming for one sign but it

needs to be coordinated for all the signs at our entrances. After some discussion and research the Board agreed to bring WLCA's signage up to a newer technology at our main entrance. A new digital sign will be installed in the July/August time frame and the current manual sign will be relocated to one of the other high traffic entrances to improve that entrance's signage. Our goal for this new digital sign is to not only inform residents of important dates and events but also to share important up to date community information. Messages can be managed from the WLCA office and updated as needed. This should improve our level of information sharing and lead to a more informed community. Once installed, we will evaluate its use and community feedback to determine if this technology should be rolled out to other entrances. We look forward to sharing this new service with you.



STREET RESURFACING

The Street Resurfacing FY 2017-18 Project includes 32 streets throughout the City that are to be milled and resurfaced. The Street Resurfacing FY 2017-18 Project is to commence the end of June, 2018 and be complete by the end of September, 2018.



The Walden Lake area has two streets, **Timberlane Drive and Griffin Boulevard** that are included in the Street Resurfacing FY 2017-18 Project.

Timberlane Drive from Alexander Street to Trapnell Road will be milled and resurfaced. A portion of Timberlane Drive will be rebuilt starting at Village Green Boulevard south to Silverwood Drive. Griffin Boulevard will be milled and resurfaced from Timberlane Drive east to Mud Lake Road.

During the construction activities; milling, rebuilding and resurfacing, residents should anticipate partial road closures. The road closures will be needed only where the daily work is being done. The Contractor will provide traffic control during periods of road closures.



BUDGET AND AUDIT AVAILABLE

The 2017 Financial Audit performed by Dwight Darby & Company and the 2018 Budget are posted on waldenlake.org under Resources. If you are not registered on the website, the registration code is Greenacre2017. Upon request by e-mail to tsholl@greenacre.com or phone 813.754.8999 a copy can be e-mailed or sent to your home.



Thank you for your continued support of the United Food Bank. School is out and many children in the Plant City area relied on school lunches for their meal. The Food Bank is handing out over 600 Kids Food Bags per week. They are in desperate need of kid friendly foods. Please see their Wish List below. Items can be taken to the WLCA office.

HIGHLIGHTED ITEMS ARE BEST FOR CHILDREN.

HELP US FILL OUR EMPTY SHELVES

canned tuna
canned chicken
canned beef stews
canned salmon
bean soups
canned or dried beans
baked beans
canned chili
peanut butter
canned nuts
rice and rice mixes
canned pastas
noodle mixes

dry noodles and pastas
macaroni and cheese mix
cold cereals
bran cereal
shredded wheat
hot cereal mixes
oatmeal
bread, muffin, and
pancake mixes
whole-grain crackers
granola bars
graham crackers
flour

bread
nonfat dry milk
evaporated milk
instant breakfast drinks
shelf-stable (UHT) milk
(small boxes)
canned and boxed
pudding
canned vegetables
vegetable soup
canned tomato products
spaghetti sauce

V-8 juice
canned fruit
raisins
applesauce
dried fruits
fruit leather (100% fruit)
canned and boxed 100%
juice
vegetable oil
salad dressing
syrup
jelly and jam
honey
sugar

LEGAL SERVICES

By and For Walden Lake Residents
Wills, Probate, Small Business Assistance
Landlord/Tenant Disputes & Evictions
Business & Consumer Lawsuits & Defense



**Harley Herman: 2015 Plant City Bar President
WLCA Attorney for Walden Lake v Visions Golf**

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e-mail: tsholl@greenacre.com

MANAGED BY GREENACRE PROPERTIES

Tom Sholl	Manager
Bette Guarino	Administrative Assistant
Marlene Merrin	Community Administrator
Hours	Monday-Friday, 8:30am –5:00pm
Newsletter Editor	Robert Norton

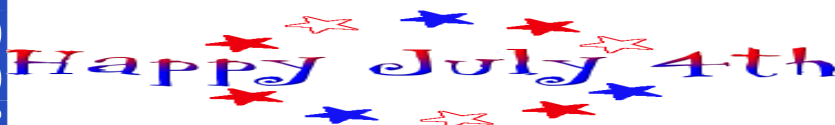
BOARD OF DIRECTORS

Sharon Philbin	President
Michael Fiaschetti	Vice President
Bob Bell	Treasurer
Alicia Powell	Secretary/ Parliamentarian
Rich Glorioso	Director
Peter Murphy	Director
Robert Norton	Director
Ray Page	Director



Walden Lake Community Assoc.

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JULY IS NATIONAL ICE CREAM MONTH!

JULY 15 IS NATIONAL ICE CREAM DAY!

ENJOY SOME ICE CREAM!

USEFUL TELEPHONE NUMBERS

CITY OF PLANT CITY

FIRE RESCUE, NON-EMERGENCY	757-9131
POLICE, NON-EMERGENCY	757-9200
TRASH REMOVAL	659-4200
WATER & SEWER	659-4200
CODE ENFORCEMENT	659-4200
TRAY TOWLES	Ext. 4150

OTHER

HILLSBOROUGH COUNTY ANIMAL CONTROL	744-5660 Ext. 281
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**9 Ways to
Prepare for
Hurricane
Season**

- Have a plan in place.
- Register now for HCFL Alerts.
- Know your evacuation zone.
- Pack an evacuation kit.
- Prepare your pets.
- Register for Special Needs Disaster Assistance.
- Get your property storm-ready.
- Help your business weather the storm.
- Stay informed with HCFLGov.net.

Hillsborough County | Florida

CONGRATULATIONS GRADS!!

ES grads. say hello to lockers!

MS grads. say hello to more ac-
tivities/events!

HS grads. best of luck in college,
trade school. or the workforce!

College grads. wel-
come to the 9-5
world!



July 4th Celebration
Wednesday July 4th, 6pm-9:30PM,
Plant City Stadium—for more infor-
mation go to www.plantcitygov.com
search July 4th Celebration.