



Newsletter



Volume 18, Issue 1

www.waldenlake.org

WINTER 2019

Presidents Corner: Michael Fiaschetti

Happy New Year fellow WLCA Residents!

The past year sure did fly by and we made a lot of improvements to the grounds of WLCA. From newly paved roads to bridges being updated and repaired, to a new electronic sign board, irrigation in the medians and much much more.

I am confident that 2019 will be an even better year.

I would like to give an update on the current status regarding the golf course. Every resident received a letter and survey from the WLCA board back in mid-November. The purpose of this was to inform residents and give them a voice in the process. The results for the survey are very split. There were 264 Yes, 260 No and 14 households who wrote in undecided. As you can tell we are a deeply divided community. The one thing I think almost all of us can agree on is that we want to move forward and have a resolution to the unused land intertwined within our community and we hope to accomplish this ASAP.

Some of you may have heard that 2XS has removed itself as a potential purchaser of the foreclosed golf property, this is true. Our legal counsel has been in contact with council for Today's Bank and we continue to be optimistic on a reasonable outcome.

In the meantime, I have heard that the board does not listen to its residents. Although I believe that we do listen when approached and during monthly board meetings I would agree we could do a better job. To that extent I would like to form a diverse resident golf advisory team consisting of up to 40 residents, with the hopes of getting one resident from each subdivision which will hopefully provide us with varying views on the golf course development. This team will meet at the WLCA offices on an as needed basis and provide input to the board golf committee to help guide the board with future decisions.

If you are interested in being a part of this advisory group, please email Bette Guarino at betteg@waldenlake.org. I hope everyone has a safe, healthy and happy New Year!

2018 CONTEST WINNERS

GRAND PRIZE: THE PADDOCKS



TRADITIONAL

- 1st: Hampton Pl.
- 2nd: Silverbrooke
- 3rd: Polo Place



WHIMSICAL

- 1st: Fairway Estates
- 2nd: Westwood
- 3rd: Wedgewood

ILLUMINATION

- 1st: Charleston Woods
- 2nd: Aston Woods
- 3rd: Sutton Woods



Congratulations to all the winners! Thank You to all who participated. You did such a fantastic job of decorating—it made the judges job very difficult.

NEIGHBORHOOD PRESIDENTS

Each of the 30 neighborhoods in Walden Lake has a President and Board who volunteer their time for each of their residents. Some of the duties of the President and Board include:

- Attend monthly/quarterly meetings with Neighborhood Board;
- Attend quarterly WLCA Board Presidents Meeting;
- Serve as Liaison with Master Association Board and Staff for neighborhood;
- Respond to e-mails/phone calls from residents;
- Monitor/Approve architectural requests/approvals from residents;
- Deed Restriction enforcements, if not managed by outside firm. If managed by outside firm, work closely with that firm;
- Monitor and maintain HOA financial, corporate and State/IRS records;
- Organize social activities for HOA, and other issues as needed.

Below is a listing of the Presidents for each of the neighborhoods who give of their time graciously and tirelessly for their residents. Please remember to give your neighborhood Board members your thanks for all their hard work.

Aston Woods – 185 Homes	Marion Smith	marionsmith5991@hotmail.com
Charleston Woods – 16 Homes	Randy Wainoris	wainoris@tampabay.rr.com
Clubhouse Woods - 55 Homes	Gary Pike	glpike@me.com
Eagle Greens – 40 Homes	Bob Fiddelke	bobfiddelke@outlook.com
Emerald Forest – 158 Homes	Jay Kordic	jaykordic@gmail.com
Fairway Estates – 28 Homes	Gary B. Johnson	gjohnson@thomasfinancial.com
Fairway Woods – 39 Homes	No Association	
Forest Club – 122 Homes	Chuck Cross	ssorc11@verizon.net
Forest Park – 120 Homes	Vance Baker	vancebaforestpark.life
Hammocks – 112 Homes	Mark Poppell	mark@poppellinsurance.com
Hampton Place – 38 Homes	Hewitt Chatman	hewittchatman@aol.com
Juniper Place – 11 Homes	Bob Norton	usdaddybob@gmail.com
Laurel Lake – 65 Homes	Maddie Alford	Maddie.alford@floridamoves.com
Paddocks – 172 Homes	John Skjefte	jskjefte@aol.com
Parkwood – 150 Homes	Alicia Powell	rhp4th@aol.com
Polo Place – 16 Homes	Steve Howard	s.howard@pattcos.com
The Preserve – 39 Homes	Barbara Simms	racsimms@verizon.net
Silverbrooke – 45 Homes	Ed Castleberry	ecberry@tampabay.rr.com
Silverlake – 75 Homes	Jim Williams	Jimwilliams58@verizon.net
Silverstone – 57 Homes	Megan Erikson	meganwillard@yahoo.com
Silverwood – 103 Homes	Terry Redmond	tredmondgator@gmail.com
Spring Meadow – 90 Homes	Bob Norton	usdaddybob@gmail.com
Sutton Woods – 80 Homes	Bill Griffin	billjangriffin@gmail.com
Tanglewood – 22 Homes	David Shulmister	jdavidx@hotmail.com
Village Green – 38 Homes	Earl Correira	prevy618@aol.com
Walden Oaks – 60 Homes	Terry Montana	tmontana614@gmail.com
Walden Place – 35 Homes	Kathy Grant	KATKAAY@YAHOO.COM
Walden Trace – 21 Homes	Al Gray	algrayjr@msn.com
Wedgewood – 26 Homes	Ray Page	PageTampa@verizon.net
Westwood – 250 Homes	Larry Hays	lghays752@aol.com

The next Presidents Meeting is January 21st @6PM, WLCA Office. Please plan to attend.



UNITED FOOD BANK

A huge "Thank you" to all the residents who donated food throughout the year in 2018. A total of 1389 lbs was donated. WLCA will continue to collect donations for the food bank throughout the year. You may bring your non-perishable items to the WLCA Office, 3035 Griffin Blvd., Monday-Friday, 8:30am-5:00pm. Don't forget to check the expiration date or use by date.

"A Hand Up, not a Hand Out"

DOG PARK MEMBERSHIP RENEWAL



Does your dog know when it is time for the Dog Park just by you putting on your shoes at a certain time of day and start going crazy? Then please don't forget to renew your Dog Park membership.

You can renew your membership by coming by the office between 8:30 AM-5:00 PM. Please bring current shot and dog license information to update your file and remember you can ask your vet to print out this information for you. Walden Lake dues must be current to renew the membership. When you renew, we will give you a new key to be used for 2019. The locks will be changed on Friday, January 18, 2019, and only members who have renewed or new memberships will be able to get into the Dog Park. The renewal fees are: **\$35.00--One Dog and \$50.00--Multiple Dogs.** If you are considering becoming a new member of the Dog Park, please add \$10.00 to these costs for the key deposit. If you have questions, please contact Bette Guarino at 754-8999 or betteg@waldenlake.org.

The Dog Park is maintained and funded solely by Dog Park Memberships so with the renewals and new memberships, we hope to add more amenities to the Park.

2019 DUES

By the time you receive this newsletter, you should have received a statement for the first half of the 2019 ANNUAL DUES. They were mailed by **GREENACRE PROPERTIES, INC., our management company**, to all residents in early December, 2018. If you have not received your statement, or have any questions concerning your account, please call Megan Diaz at Greenacre Properties. Her number is 813-936-4127, or you can call the main number (813) 600-1100 and dial extension #127. You can also e-mail her at: mdiaz@greenacre.com. The first half was due on January 1st, 2019. You can pay the full year assessment of \$542 for homeowners and \$406 for condo owners. If you have not sent your payment for the first half, please do so now and allow 3-5 days for mailing and posting to your account. **All accounts delinquent thirty (30) days after the due date will be charged a \$25 late fee and interest.**

WLCA OFFICE WILL NO LONGER ACCEPT DUES PAYMENTS. Mail your dues to the address provided in the mailing.



HOWL-O-WEEN FUN -2018



DOG PARK MEMBERS ENJOYING A CHRISTMAS PARTY AT THE SPORTS COMPLEX.

WLCA BOARD OF DIRECTORS ELECTION

March is the time of year the Association mails out the Notice of Annual Meeting and ballots for the election of three Directors to the Association Board.

There are nine Directors, each serving a three-year term so every year, three positions are open for election. There will be (4) seats up for election this year, instead of the usual three (3). The fourth (4th) seat is because there is currently one (1) open seat on the Board of Directors. The three (3) highest vote getters will be elected for three (3) year terms. The fourth (4th) highest vote getter will be appointed to the open seat by the board for a two (2) year term. There are no term limits, so Directors often serve multiple three year terms.

In February, we will be mailing the Letter of Intent packet for the 2019 election. We encourage anyone interested in running for the Board of Directors to respond during the specified time frame outlined in the mailing by completing the Notice of Intent form and sending it before the posted deadline. If you have any questions please contact Tom Sholl at: manager@waldenlake.org.

DECALS

Enclosed with your 2019 statement, were 2 new decals. Additional decals may be purchased at the WLCA Office, Monday-Friday, 8:30am-5:00pm. The cost is \$15 for one and \$25 for each additional.

Please remove the old decal currently on your vehicle and replace it with the new decal. It should be placed in the lower left corner of the driver's side, inside windshield. (Clean windshield prior to placing it) On or around January,18, the Gate-house attendants will stop all incoming vehicles that do not have the current decal.

Remember only checks or money orders are accepted as payment.

WIN \$25 CASH:

One (1) residents address is hidden in this newsletter(not the label) If you find it and its yours, contact the WLCA office to claim your prize @ 813-754-8999.



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

Law Office of
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hermanandhermanesq.com
607 S. Alexander St., Suite 214, Plant City
(813) 704-6892

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Pat Comstock
Realtor



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Natalie Sweet, REALTOR®
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julie@justaskjulie.com

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MR. D IS BACK!

Advice is **STILL FREE** when you call Mr. D

Broken Springs Should Not Cost \$500

Military Personnel, Active Duty, Discharged and Retired, receive **10% OFF** | First Responders receive **10% OFF**
**proper identification required*



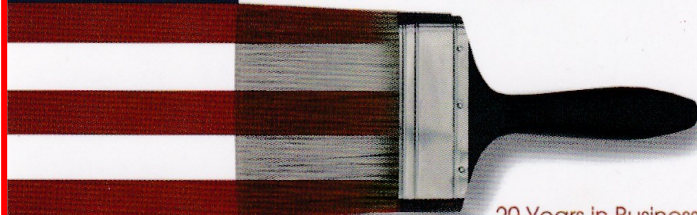
Chris
813.417.6849

Tony
813.404.7819



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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

Michael Fiaschetti	President
Sharon Philbin	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.

*Happy
New Year*



8th ANNUAL COMMUNITY-WIDE GARAGE SALE

SATURDAY, MARCH 30TH
8:00AM—2:00PM

Start cleaning out your closets and garages. Walden Lake is sponsoring the Eighth Annual Community-wide

Garage Sale to help our residents.

Walden Lake will provide:

- Advertisement in all local and Tampa Bay area newspapers;
- Community-wide professional signage directing shoppers into your neighborhood.

For those of you who aren't participating, **please be patient** and know the Community will be crowded with cars. We are trying to limit garage sales by having one Community sale.

We will only put signs in front of the neighborhoods that have residents participating. There will also be directional signs along Timberlane and both Griffin Boulevards. If you're participating, please e-mail Bette Guarino at betteg@waldenlake.org. Only neighborhoods with participants will have signs at their entrance

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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MARK YOUR CALENDARS



**Florida Strawberry
Festival: Feb. 28-Mar 10**



**Grand Parade:
March 4**

