



# Phoebe Park Press

Phoebe Park  
FishHawk Ranch  
Lithia Florida

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[www.phoebeparkhoa.com](http://www.phoebeparkhoa.com)

First Quarter 2014

## Phoebe Board of Directors

Howard Hanson	President
Ellen Chambliss	Vice President
Todd Ziegler	Treasurer
Abby Burkett	Interim Secretary
Ross Lowry	Member at large

## BOARD MEETINGS

Posted on message board at Phoebe gate 48 hours prior to meetings.

Next meeting: Annual Meeting  
Wednesday, March 12  
6:30 PM @ Osprey Club

## ANNUAL MEETING

Each year, Phoebe Park Homeowners Association holds an annual meeting. All homeowners are strongly encouraged to attend. At this meeting, new Board members will be elected (still time to run for a position) and other business important to all homeowners will be discussed.

You should have received a mailing last week which includes meeting information and a proxy form to be signed if you are not able or planning to attend.

It is vital that the form be returned if someone from your household will not be attending as insufficient attendance means the meeting will not have a quorum. The completed form can be given to a neighbor or Board member who is attending the meeting, or be mailed to Vanguard.

## GARDENING GUIDELINES

Now that Spring is almost here, many of our residents may consider working in their garden in that so many of our original plantings are worn out. Before you get those gardening gloves on, the landscape committee needs to remind our residents, both new and established, that there are and always have been guidelines that must be followed. The Declarations of Covenants for Phoebe Park clearly state that in order to maintain “uniformity of appearance,” all outside gardening changes must first be submitted in detail to the PPARC as well as the FishHawk Architectural Committee.

In order to simplify gardening requests and to adhere to the guidelines, the landscape committee presented the board with 3 gardening layouts that addressed the faltering plants from the air conditioner to the front of the villas. These plans were designed for our community by Kerby’s, a well established nursery in north Brandon. The HOA board approved these plans unanimously at our last meeting. We hope to mail out these specific plans to the community as well as additional info in the near future. You may also obtain them by contacting Jan at Vanguard Management.

Simply put, the following steps **MUST** be followed if you desire to change the garden area at your villa:

- The **ONLY** plants and garden layouts that may be used are the ones that were recently approved by the HOA board.
- After selecting what layout you wish to follow, your plans must be submitted to the Phoebe Park Architectural Committee for approval **BEFORE ANY WORK IS DONE** (form can be found at [phoebeparkhoa.com](http://phoebeparkhoa.com))
- Please remember that there are multiple connections—TECO, Verizon, etc.—in these areas. Residents will be responsible for any damage that is done to these connections while redoing the garden themselves or by an outside contractor.
- Potted plants and hanging plants on hooks may be placed in these areas in order to **ENHANCE** the approved foundation plants, but **MAY NOT BE USED TO REPLACE SAID PLANTS**.

If you have questions **BEFORE** the detailed information is received, please contact Jan at Vanguard Management. (813-930-9615, x401)

## STREET PARKING PROHIBITION REMINDER

One of the original Phoebe Park rules and regulations, adopted in 2003, prohibits street parking. Rule 23 reads as follows:

***Parking – Parking anywhere on the streets of Phoebe Park, including the cul-de-sac areas is prohibited. Phoebe Park streets are very narrow and cars parked in the street potentially interfere with the ability of emergency vehicles, service trucks and trash pick-up trucks to reach their destination. On-street parking also increases the risk of damage to your vehicle through collision and increases the risk of accidents to bicyclists and pedestrians. Vehicles may not be parked on any lawn and may not block sidewalks. Temporary parking of delivery or service vehicles is permitted while services are being performed. Vehicles are to be parked within the villa garage or driveway, not to encroach over the sidewalk or into the street. To discourage vandalism and vehicle theft, it is highly recommended that vehicles parked in driveways should be locked at all times.***

The full text of the Rules and Regulations can be found in your Resident Information binder or online at [phoebeparkhoa.com](http://phoebeparkhoa.com), Documents page, Phoebe Park Rules and Regula-