



# Phoebe Park Press

Phoebe Park  
FishHawk Ranch  
Lithia Florida

Volume 9, Issue 3

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

Fourth Quarter 2014

## Phoebe Board of Directors

Ron Haase	President
Lilius Burkett	Vice President
Todd Ziegler	Treasurer
Suzanne Tragesser	Secretary
Bob Ormsby	Member at large

### BOARD MEETINGS

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

Next meeting: January, 2015  
Date yet to be determined  
6:30 PM @ Osprey Club

## 2015 HOA BUDGET & FEES UPDATE

At the September Budget Workshop and at the October 15 regular Board meeting, the Board of Directors approved a budget for the 2015 calendar year. The budget includes some additional expenses for landscaping changes (see article at right) as well as the normal operating expenses and funding of our reserves for long-term expenses.

The budget requires an increase in monthly assessments from \$195 to \$205. New coupon books and direct withdrawal information will be forthcoming before the end of the year.

## LANDSCAPING UPDATE PHASE 1

The Landscaping Committee has recommended, and the Board has agreed, that the first phase of updating our landscaping should be the plantings between the driveways of each set of villas. Much of the plant materials in those locations is doing poorly and the mulch will not stay in place due to the growth pattern of the original plants.

During 2015, the landscaping company will remove the current plant material (not including the palms, which will stay), remove roots and some soil, and replace it with river rock. The rock will be placed so that the rock is below the level of the cement. New, lower plants will be chosen from those considered drought resistant and "Florida friendly."

## HOW DO I REQUEST MAINTENANCE?

From time to time, homeowners have a maintenance issue such as sprinkler heads broken, trees that need to be trimmed that are perhaps rubbing against your lanai screens, or landscaping that has died.

What to do? Prepare a work order! This is easily accomplished using the Vanguard website, <https://vanguard.cincweb.com/>. There is also a link to the site from the Management Company page of the Phoebe Park website, [www.phoebeparkhoa.com](http://www.phoebeparkhoa.com).

If you have not used the Vanguard site previously, you will need to register, then submit your work order when you have received an email confirming your registration.

If you do not have computer access, please call our management representative at 813-930-8036.

## HOLIDAY TRAVELING PARTY HELP NEEDED!

Planning is underway for our annual Holiday Traveling Party. This is an event where at least two host families open their homes on a Sunday afternoon/evening in December, this year Dec. 14. Usually, one home offers appetizers and beverages and another offers desserts and beverages. It's hoped that we'll have three volunteers this year to spread out the party-goers and ease the work for the hosts.

Please consider volunteering for this fun event. It's a great way to meet with old friends for the holidays and to meet some of the neighbors you haven't yet met. One resident has already volunteered, so we only need two more.

To offer your home, please call Joanne at 653-9706 or email [ajmontanaro@verizon.net](mailto:ajmontanaro@verizon.net).

