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Volume 17, Issue 9

September 2026

LAKE PADGETT ESTATES EAST

Community Connection

September News

September is here, and there is plenty happening around Lake Padgett Estates East as we head into the fall season!

Join your neighbors for our Annual Labor Day Picnic on Monday, September 7th, from 12:00 PM to 5:00 PM! The Hideout will be providing hamburgers and hotdogs, and we'll have a DJ and bounce house for everyone to enjoy. Bring a side dish to share with your neighbors or pay \$5 per person to join the fun! Guest fees apply.

Mark your calendars for Saturday, October 24th, because it will be a busy day in the neighborhood! Our annual Trunk or Treat will take place from 4:30 PM to 6:00 PM. This is always a fun evening for our neighborhood children, so start thinking about your costumes and creative trunk decorations!

Also taking place on Saturday, October 24th is our Semi-Annual Community Yard Sale. This is the perfect opportunity to clean out those closets, garages, and storage areas while giving your unwanted items a new home. More information about both events will be shared as we get closer to October.

Next up: The Hideout's Annual Halloween Party is back, and this year's celebration is sure to be a spooktacular night! Join us on Friday, October 30th, from 8:00 PM to 1:00 AM for an evening filled with Halloween fun, music, costumes, and plenty of spooky spirit. Break out your spookiest, funniest, or most creative costume and come ready to celebrate! Costumes are highly encouraged, and you could even walk away with a Hideout gift card for your fabulous Halloween look! Grab your friends, dress to impress, and get ready for a night of Halloween fun at the Hideout. You won't want to miss it!

We are currently expecting the water restrictions to be lifted as of October 1st, provided conditions allow and the applicable restrictions are officially removed. With that in mind, we encourage homeowners to take a walk around their property and make note of any areas that may need attention once restrictions are lifted. In particular, check for mildew, dirt, and buildup on driveways, sidewalks, walkways, patios, and the exterior of your home. If your property is in need of pressure washing, October may be a great time to get it taken care of. A little maintenance can go a long way toward keeping our homes and community looking clean and well-maintained. As always, please make sure you follow any applicable county or water-management guidelines before beginning outdoor water use. We will provide an update if there are any changes to the anticipated October 1st date.

We hope everyone has a wonderful September, and we look forward to seeing everyone at the upcoming community events!

✦ NEWS FROM THE ARCHITECTURAL BOARD! ✦

We've noticed an increase in boats, RVs, trailers, and inoperable vehicles being stored on properties. Please remember that, according to the community's DCRs, these types of items must be stored behind a 6-foot privacy fence and may not be openly visible from the street or neighboring properties.

We understand that sometimes there may be extenuating circumstances that make it difficult or temporarily impossible to move these items. If you find yourself in this situation, please give the office a call. We always want to work with our residents when we can, provided the request is reasonable and there is a plan to bring the property into compliance. Our goal is not simply to issue violations, but to help keep LPEE looking beautiful while working with our homeowners whenever we can!

Lake Padgett Estates East P.O.A

INCOME/EXPENSE STATEMENT JULY

Income		
ASSESSMENTS-OPERATING	55,867.31	377,011.76
ARCHITECTURAL FEE	15.00	285.00
ARC FINES	728.00	8,137.00
ASSESSMENTS-RESERVES	13,500.00	94,500.00
GUEST FEE	80.00	380.00
ADMINISTRATIVE INCOME	0.00	0.00
LATE FEES	512.00	2,977.00
INT. INCOME-MEMBERS	0.00	262.99
MISCELLANEOUS INCOME	650.00	3,942.00
USAGE FEE-RESTAURANT	500.00	3,500.00
AFFILIATED MEMBER DUES	1,180.00	7,815.00
REIMB- LOUNGE UTILITIES	891.67	6,241.69
REIMB-LOUNGE LIAB INS	1,083.33	7,583.31
REIMB - WORK COMP INS	333.33	2,333.31
ID CHARGE	10.00	200.00
CELL TOWER INCOME	3,030.56	21,078.11
TENNIS ACADEMY	1,675.00	11,250.00
POOL INCOME	0.00	600.00
INT INCOME-OTHER	34.94	244.76
INT INCOME-RESERVES MMA	384.50	2,466.96
INT INCOME-RESERVE CD'S	692.64	5,272.18
LOUNGE-SALES	14,692.53	117,457.51
LOUNGE-TEMP MEMBERSHIP	470.00	2,835.00
LOUNGE SALES-FUNCTION	0.00	410.00
LOUNGE-VENDING INC	270.50	1,931.60
LOUNGE-ROOM RENTAL	525.00	1,870.00
Total Operating Income	97,126.31	680,585.18
Expenses		
LOUNGE EXPENSE	11,014.38	77,630.61
ADMINISTRATIVE	15,346.01	205,304.68
BUILDING	4,132.38	34,707.01
GROUND'S	6,223.19	49,743.27
PAYROLL	41,730.90	227,560.24
RECREATION	3,538.70	22,782.57
UTILITIES	7,189.46	44,294.82
OTHER	0.00	133.40
RESERVES	14,577.14	106,639.14
TOTAL EXPENSE	103,752.16	768,795.74
RESERVES REIMBURSEMENT	13,500.00	98,900.00
NET INCOME/LOSS	-6,625.85	-88,210.56

MOST WANTED TELEPHONE DIRECTORY

LPEEPOA OFFICE.....	813-996-4441
LPEE Office Fax.....	813-996-3842
Lounge.....	813-996-3884
Doble Gustazo.....	813-388-5502

Local Utilities

Frontier, cable	
frontier.com.....	800-921-8101
Spectrum, cable	
brighthouse.com.....	833-267-6094
Waste Connections, trash	
progressivewaste.com.....	727-849-3333
Pasco Utilities, water	
pascocountyfl.net.....	813 235-6012
Withlacoochee Electric	
wrec.net.....	813-979-9732
Pasco County Dump	
pascocountyfl.net.....	727-861-3006

County Departments

All Department links: pascocountyfl.net	
Animal Control.....	813-929-1212
Sheriff, non-emergency.....	727-847-8102
Pot Hole complaints.....	727 847-2411
Road and Bridge.....	727-847-8143
Code Enforcement.....	727-847-8171
Mosquito Control.....	727-376-4568

Schools and Facilities

Pineview Elementary	
pves.pasco.k12.fl.us.....	813-794-0600
Pineview Middle	
pvms.pasco.k12.fl.us.....	813-794-4800
Land O'Lakes High School	
lolhs.pasco.fl.us.....	813-794-9400
School Board	
pasco.k12.us.fl.....	813-794-2000
School Bus Information	
trans.pasco.k12.fl.us.....	813-794-0400
Imagine School	
imaginelol.org.....	813-428-7444
Land O'Lakes Library	
pascolibraries.org.....	813-929-1214
Recreation Center	
pascocountyfl.net.....	813-929-1220

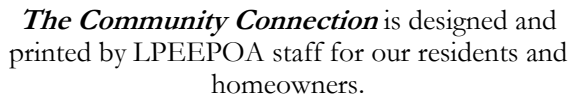
Myrtle Lake Baptist Church

Main Office.....	813-949-5516
	Ext. 100

***LPEEPOA does not endorse
the individuals volunteering
in The Community
Connection.***

SEPTEMBER 2026

Sun	Mon	Tues	Wed	Thu	Fri	Sat
		1 Arc Meeting 6:30PM	2 Disciplinary 6:30PM	3	4	5
6	7 OFFICE CLOSED Annual Labor Day Picnic 12pm-5pm	8	9 BINGO! 6:30PM	10	11	12
13	14 Board Meeting 6:30PM Food Truck 5-8pm	15 Arc Meeting 6:30PM	16 Disciplinary 6:30PM	17	18	19
20	21	22	23	24	25	26
27	28 Finance 5:30pm Board Meeting 6:30PM Food Truck 5-8pm	29	30			



President.....	Mike Place
Vice President.....	Anthony DiChristopher
Treasurer.....	Debbie Moltisanti
Secretary.....	Danny Ficetola
Members at Large.....	Dorothy Butler
	Rick Bolivar
	David Colucci

Executive Director..... Kori Brown
manager@lpeepoa.com

Bookkeeper..... Vicky Porter
bookkeeper@lpeepoa.com

Architectural Administrator.....
arcadmin@lpeepoa.com

**To contact the Board of Directors please email:
general@lpeepoa.com**

September 9th at 6:30pm

Night

\$10 for 10 games
Play for a chance to win!