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Volume 17, Issue 7

July 2026

LAKE PADGETT ESTATES EAST Community Connection

Hello Summer...

Join Us for Our 4th of July Celebration!

We invite everyone to celebrate Independence Day with us on Saturday, July 4th, from 1:00 PM to 6:00 PM.

The event will feature:

- Live DJ entertainment
- Bounce house for the kids
- Food available for purchase from Doble Gustazo
- Guest fees still apply

We look forward to celebrating with our community and wish everyone a safe, fun, and Happy 4th of July!.

Sidewalk update from Pasco County

We recently reached out to Pasco County to address several questions residents have asked about the upcoming Parkway Boulevard sidewalk project.

The County confirmed that the sidewalk will be constructed entirely within the existing public right-of-way, and **no private property will be taken** as part of the project. They also advised that **no utility lines will need to be relocated**. The utility flags currently visible along the roadway are simply marking existing underground utilities before engineering begins—a standard part of the planning process—and do not indicate that utilities will be moved.

Several residents also asked whether the sidewalk could be built within the median instead of along the roadside. According to the County, this is not an option because the median does not meet pedestrian visibility and safety requirements, particularly given the traffic speeds on Parkway Boulevard. For this reason, the sidewalk will be constructed along the roadside where it can provide safer pedestrian access. The County also stated that no significant improvements to the median are currently planned due to these safety considerations.

As we receive additional updates from Pasco County, we will continue to share them with the community.

E-Bike, E-Scooter & Golf Cart Safety Reminder

With more e-bikes, e-scooters, and golf carts being used throughout the community, we would like to remind residents of the importance of safe and responsible operation, especially by minors. Parents and guardians are encouraged to discuss proper safety practices with their children, including obeying traffic laws, watching for pedestrians, staying aware of their surroundings, and wearing appropriate safety gear. These vehicles can travel at high speeds and may cause serious injury if not operated responsibly.

For the safety of all residents and guests, e-bikes, e-scooters, golf carts, and similar motorized vehicles are prohibited on clubhouse grounds, including the pool area, sidewalks surrounding the clubhouse, and other amenity spaces. We appreciate everyone's cooperation in following these rules and helping keep our community safe and enjoyable for all.

Lake Padgett Estates East P.O.A

INCOME/EXPENSE STATEMENT MAY

Income		
ASSESSMENTS-OPERATING	50,418.00	269,806.45
ARCHITECTURAL FEE	35.00	240.00
ARC FINES	788.00	6,949.00
ASSESSMENTS-RESERVES	13,500.00	67,500.00
GUEST FEE	105.00	160.00
ADMINISTRATIVE INCOME	0.00	0.00
LATE FEES	176.00	2,160.00
INT. INCOME-MEMBERS	0.00	262.99
MISCELLANEOUS INCOME	800.00	3,142.00
USAGE FEE-RESTAURANT	500.00	2,500.00
AFFILIATED MEMBER DUES	1,020.00	5,435.00
REIMB- LOUNGE UTILITIES	891.67	4,458.35
REIMB-LOUNGE LIAB INS	1,083.33	5,416.65
REIMB - WORK COMP INS	333.33	1,666.65
ID CHARGE	100.00	160.00
CELL TOWER INCOME	3,030.56	15,016.99
TENNIS ACADEMY	1,595.00	7,990.00
POOL INCOME	300.00	600.00
INT INCOME-OTHER	23.15	180.16
INT INCOME-RESERVES MMA	332.50	1,728.32
INT INCOME-RESERVE CD'S	969.18	3,911.20
LOUNGE-SALES	17,986.87	87,094.51
LOUNGE-TEMP MEMBERSHIP	335.00	1,975.00
LOUNGE SALES-FUNCTION	0.00	410.00
LOUNGE-VENDING INC	0.00	1,313.35
LOUNGE-ROOM RENTAL	165.00	1,075.00
Total Operating Income	94,487.59	491,151.62
Expenses		
LOUNGE EXPENSE	12,643.49	56,376.82
ADMINISTRATIVE	14,810.15	173,931.78
BUILDING	2,899.97	22,493.83
GROUND	3,518.31	36,220.99
PAYROLL	32,197.88	156,480.64
RECREATION	2,772.77	15,260.67
UTILITIES	6,510.88	30,148.88
OTHER	0.00	133.40
TOTAL EXPENSE	75,353.45	491,047.01
RESERVES REIMBURSEMENT	13,500.00	71,900.00
NET INCOME/LOSS	5,634.14	-71,795.39

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.***

LAKE PADGETT ESTATES

July Food Truck Schedule!

GREAT FOOD ★ COMMUNITY ★ GOOD TIMES!

📍 4533 SAVANNAH DR, LAND O LAKES, FL



ALL EVENTS
5PM - 8PM

*Bring your chairs
& the whole family!*



MONDAY
JULY 13

STEVE D'S
AUTHENTIC CHEESESTEAKS

REAL PHILLY. REAL DEAL.

- ✓ STEAK & CHICKEN CHEESESTEAKS
- ✓ AMOROSO ROLLS
- ✓ LOADED FRIES & MORE!



MONDAY
JULY 27

FAT BOY'S
FAST FOOD

- ★ BURGERS & WRAPS
- ★ LOADED FRIES
- ★ CHICKEN WINGS
- ★ AND MORE!



AND

THE
**PEACH
COBBLER**
-FACTORY-



GOOD FOOD



GREAT PEOPLE



COMMUNITY FUN



SUPPORT LOCAL COMMUNITY

➤ See you at the Lake! ❤️ ➤

JULY 2026

Sun	Mon	Tues	Wed	Thu	Fri	Sat
			1 Disciplinary 6:30PM	2	3 Office Closed	4 4th of July Celebration 1-6pm
5	6	7 Arc Meeting 6:30PM	8 BINGO! 6:30PM	9	10	11
12	13 Board Meeting 6:30PM Food Truck 5-8pm	14	15 Disciplinary 6:30PM	16 Finance 6:00PM	17	18
19	20	21 Arc Meeting 6:30PM	22	23	24	25
26 Plant Bingo 2pm 	27 Board Meeting 6:30PM Food Truck 5-8pm	28	29	30	31	

AUGUST 2026

Sun	Mon	Tues	Wed	Thu	Fri	Sat
						1
2	3	4 Arc Meeting 6:30PM	5 Disciplinary 6:30PM	6	7	8
9	10 Board Meeting 6:30PM Food Truck 5-8pm	11	12 BINGO! 6:30PM	13	14	15
16	17	18 Arc Meeting 6:30PM	19 Disciplinary 6:30PM	20 Finance 6:00PM	21	22
23	24 Board Meeting 6:30PM Food Truck 5-8pm	25	26	27	28	29
30	31					

SEPTEMBER 2026

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

◆ NEWS FROM THE ARCHITECTURAL BOARD! ◆

Water Restrictions Remain in Effect

Pasco County continues to operate under water restrictions, which affect certain types of exterior cleaning and maintenance.

As a result, routine pressure washing for general maintenance—including the removal of mildew from homes—is currently prohibited. In accordance with these restrictions, the Association has placed all existing mildew-related violations on hold through **October 1st**. No additional enforcement action will be taken on these specific violations during this time.

Residents who are preparing their home for painting may still pressure wash as part of the required surface preparation. However, pressure washing for routine cleaning or mildew removal must be postponed until the county restrictions are lifted.

We appreciate everyone's patience and cooperation as we comply with county water conservation requirements. Please continue to monitor updates from Pasco County and the Southwest Florida Water Management District (SWFWMD) for the latest information regarding water restrictions and other seasonal advisories.



HAPPY 4TH OF JULY

POOL HOURS

Monday:	12pm
Tuesday:	9am
Wednesday:	9am
Thursday:	9am
Friday:	12pm
Saturday:	9am
Sunday:	9am

**pool closes 30 minutes
before sunset**

Lounge Hours

Mon - Thur: 4pm - 11pm

Last call: 10:40pm

Friday: 4pm - 2am

Last call: 1:15am

Saturday: 1pm - 2am

Last call: 1:15am

Sunday: 1pm - 10pm

Last call: 9:40pm



The Community Connection is designed and printed by LPEEPOA staff for our residents and homeowners.

BOARD OF DIRECTORS 2025

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

OFFICE STAFF

Executive Director.....Kori Brown
manager@lpeepoa.com
Bookkeeper.....
bookkeeper@lpeepoa.com
Architectural Administrator.....Lisa Evans
arcadmin@lpeepoa.com

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

July 8 at 6:30pm



Night

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