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Volume 17, Issue 1

January 2026

Community News & Updates

Your 2026 coupon books should have arrived by now. If you have not yet received yours, please remember that the coupon book is not your only lifeline for making payments. You are always welcome to pay by cash, check, or money order at the office. When submitting a check, be sure to include your name, your physical LPEE address, or your lot number so we can properly apply the payment. While we understand the convenience of using the coupon as a reminder, it is *not required* for us to process your payment at the office. If you have any questions or concerns regarding your coupon book you are always welcome to call the office for assistance.

As a friendly reminder, all holiday decorations must be removed from your home by January 30th. This includes all lawn ornaments, string lights, and any hooks or hardware used to hang them. We appreciate everyone's cooperation in keeping the community clean and tidy after the holiday season.

We are also excited to announce that Bingo is back for 2026! Join Mei-Ling, Bobbi, and Sherril on Wednesday, January 14th at 6:30 PM as they kick off another fun year of games and community gathering. They look forward to seeing everyone in the New Year!

Additionally, the Social Committee is eager to start 2026 with fresh ideas and renewed energy. They are currently seeking more residents to join the committee and help plan children's events for the upcoming year. If you're interested in getting involved, their first meeting will be held on January 22nd at 6:30 PM. New faces and new ideas are always welcome!

ANNUAL MEETING NOTICE

The Annual Meeting of the Lake Padgett Estates East Property Owners Association will be held on Monday, March 23, 2026 at 6:30 pm in the Clubhouse.

Any Homeowner interested in running for the LPEEPOA Board of Directors must notify the office in writing by February 9, 2026 at 6 pm. In addition to the notice of intent, please include a brief (no longer than one page) bio to be mailed to all homeowners with the ballots. An election will only be held if more than four (4) Homeowners file a notice of intent as there are four (4) Board positions open.

Please keep in mind that in order to be eligible to serve on the Board, you must be listed as an owner of record (name on the deed and filed with Pasco County) and your dues must not be delinquent.

Upcoming Events...

THE HIDEOUT'S ANNUAL SUPER BOWL PARTY

Join us Sunday February 8th for our Annual Super Bowl Party at the Hideout!



*Sunday, February 15th
2-4pm*

Lake Padgett Estates East P.O.A

INCOME/EXPENSE STATEMENT NOVEMBER

Income		
ASSESSMENTS-OPERATING	52,277.71	612,821.12
ARCHITECTURAL FEE	40.00	560.00
ARC FINES	310.00	13,457.75
ASSESSMENTS-RESERVES	13,500.00	148,500.00
GUEST FEE	0.00	645.00
ADMINISTRATIVE INCOME	0.00	74.00
LATE FEES	409.00	5,046.00
INT. INCOME-MEMBERS	0.00	315.29
MISCELLANEOUS INCOME	600.00	7,335.14
USAGE FEE-RESTAURANT	750.00	2,905.00
AFFILIATED MEMBER DUES	1,075.00	20,742.00
REIMB- LOUNGE UTILITIES	891.67	9,808.37
REIMB-LOUNGE LIAB INS	1,083.33	11,916.63
REIMB - WORK COMP INS	333.33	3,666.63
ID CHARGE	10.00	160.00
CELL TOWER INCOME	2,942.85	31,490.76
TENNIS ACADEMY	1,510.00	21,005.00
POOL INCOME	0.00	300.00
INT INCOME-OTHER	48.81	287.05
INT INCOME-RESERVES MMA	346.56	3,731.83
INT INCOME-RESERVE CD'S	943.33	8,838.01
LOUNGE-SALES	16,220.10	191,791.55
LOUNGE-TEMP MEMBERSHIP	300.00	4,233.09
LOUNGE SALES-FUNCTION	0.00	1,189.00
LOUNGE-VENDING INC	0.00	2,676.64
LOUNGE-ROOM RENTAL	385.00	2,850.00
Total Operating Income	93,976.69	1,106,345.86
Expenses		
LOUNGE EXPENSE	11,776.89	144,734.88
ADMINISTRATIVE	5,791.12	209,760.71
BUILDING	7,654.81	76,659.33
GROUND	6,388.48	72,631.99
PAYROLL	30,629.60	361,354.64
RECREATION	1,795.50	36,196.18
UTILITIES	5,957.20	68,089.63
OTHER	0.00	567.32
TOTAL EXPENSE	69,993.60	969,994.68
RESERVES REIMBURSEMENT	13,500.00	161,153.00
NET INCOME/LOSS	10,483.09	-24,801.82

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.***

CONGRATULATIONS FROM THE ARCHITECTURAL COMMITTEE



4630 Victoria Road

1st Place



23704 Shining Star Drive

3rd Place

3733 Hollow Oak Place

2nd Place



JANUARY 2026

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



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.....Lisa Kovach
Michael Kocsis
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

January 14th at 6:30pm



Night

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