



Lake St. Charles

August 2011 Newsletter

Clubhouse (813) 671-8339

CDD (813) 741-9768

Lakestcharles.org

From the Chair:

I hope this message finds you and your family enjoying the amenities here at Lake St. Charles as well as the quality of life. For the past several months I have highlighted your five CDD Supervisors and their accomplishments. I would like to share with you what the Supervisors are presently working on to ensure that Lake St. Charles remains a premier community.

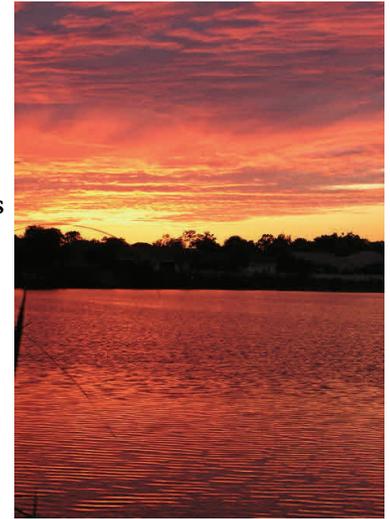
Although we prefer not to speak about disaster, we decidedly need to plan for the likelihood that one could occur. To meet this challenge, the Board is setting in place a disaster recovery plan. This comprehensive plan would allow us to rebound from any natural disaster that could befall Lake St. Charles.

Additionally, the Board has completed a comprehensive employee handbook which will provide guidance to Lake St. Charles CDD staff. The Board has addressed the future of Lake St. Charles by developing a strategic plan that will address present and future needs of our community. Goals, objectives, and measure of accomplishments will be clearly defined. Sub-committees have been established to do the laborious work and not bog down the Board meetings, thus allowing the Board to attend to the business of the district. As Chair, I facilitate these Board meetings and I'm impressed with the level of professionalism, commitment and level of participation by all of the Board members.

A majority of the Board have spent the last two years working for and receiving their certification as a Certified District Official (CDO). Since Lake St. Charles does not have a management company to run our district's business, the job falls on our competent staff and the five Supervisors that you have elected, along with the attributes they bring to the management team. The indicators of how we are doing are exemplary audits, expansion of amenities while not increasing the assessment fees since 2004. In the next few months the Board will be holding budget hearings to set our FY 2011-2012 budget. Although my opinion is premature, I don't see any indication of increases in the next fiscal year. These are the results of a properly self-managed community. Lake St. Charles is sound financially and operationally.

This is what your leadership is working on and I would like to thank the Board members for their dedication in addressing these needs of the Lake St. Charles community.

Dave Candia, CDD Chairman



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CDD Meeting, Tuesday, August 2nd
@ 7:00 pm

HOA Meeting, Monday, August 8th
@ 6:30 pm

CDD Board of Supervisors

Dave Candia, Chairman	chair@lakestcharles.org	506-1008
Dave Nelson, Vice Chair	vicechair@lakestcharles.org	293-7979
Lorelei Bowden-Jacobs	treasurer@lakestcharles.org	363-0375
Ginny Gianakos, Supervisor	supervisor1@lakestcharles.org	293-4728
Christine Robbins, Supervisor	supervisor2@lakestcharles.org	672-0932

Property Manager's Report

Palm problems? There is a new disease that is attacking palms that you should be aware of.

It's called Texas Phoenix Palm Decline. Hillsborough County is the epicenter of this new disease, which affects all types of palms. The early symptoms appear as the new leaf spear turns tan in color and another symptom is rapid discoloration of the lowest, oldest fronds. It is caused by a bacterium without any cell wall or a phytoplasma. The disease is systemic, kills quickly and has no cure. It is spread from palm to palm by sap

feeding insects. If you are fond of your palms, prevention is the only remedy to protect against their contracting the disease. Prevention can be accomplished by injecting the trunk with oxytetracycline HCl (OTC) every 4 months. For more information contact the Hillsborough County extension agent at 813-744-5519 or visit <http://edis.ifas.ufl.edu/pp163>

Mark Cooper, Property Manager
990-7555



From the Clubhouse

Your new Lake St. Charles Website is now up and running. You can easily access it by going to Lakestcharles.org on your computer. There are no sign in requirements necessary. From the main page you can view CDD documents, send a request to reserve the clubhouse or place a maintenance request. In addition, soon there will be a HOA button that will allow our residents to access HOA documents and read any up to date information from your HOA board.

Don't forget to return any guest passes you may have picked up over the summer. When you return them, we will return your deposit.

We want to encourage you to send pictures of your personal get togethers of your family here in our pool, or on LSC any property that you would like us to include in our "**LSC resident photo section**". This will be created under the **Clubhouse** button. If you have a birthday party at the park and would like to share a picture to be viewed online, email it to me!

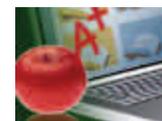
Remember we still have bricks available for purchase at our **Memorial Plaza**. What better way to give a tribute to a family member, a favorite pet or to simply share a personal memory. See the Clubhouse Manager or download an order form off the official website under

"Clubhouse".



It's back to school time again! Tuesday, August 23rd our students return back to their studies. Please take extra care and watch out for those walking to the bus stops.

We hope you get out there and enjoy the remainder of your summer.



Toni-Marie Davis, Clubhouse Manager

NOTICE OF PUBLIC HEARING—BUDGET WORKSHOP AND POOL RULES AMENDMENTS

A Public Hearing for Rules Amendment will be held at the following time, date and location:

TIME: Budget Workshop 6:00 pm Public Hearing on Rules Amendments for Pool Rules 7:00 pm
DATE: Tuesday, August 2nd
LOCATION: 6801 Colonial Lake Drive, Riverview, Florida 33578



Off Duty Sheriffs Report

Trespass Warnings	0
Traffic Stops	12
Resident Contacts	13
Part 1 crimes	0

*A recent incident occurred where a resident was seen in a vehicle with out of state tags in the club house parking lot late at night. The deputy made contact with the subject who was very close to being obstructive. The reason the deputy made contact with the subject was because of the out of state tags and the possibility that

the subject was not a resident. The subject, at first, would not identify himself or show identification proving his residency. The subject eventually produced identification showing him to be a resident. Please be advised that the contact made by the deputy was based on reasonable grounds to determine if a person was trespassing on Lake St. Charles property. Refusing to identify yourself under those circumstances can result in arrest for obstruction. All

of the deputies working the Lake St Charles off duty detail have several years experience and are hand picked for their ability, knowledge and people skills. We have not nor will we harass anyone.

As always, watch for any suspicious persons or vehicles and report anything unusual to the LSC off-duty sheriff's at 990-7250 or the Hillsborough County Non-Emergency number at 247-8200. Remember to keep your garage doors down when not in use.



Please watch your official website for updates on new pool rules changes!

Please check the lost and found at the clubhouse to find any missing items.

Volunteer Patrol Group

As part of the Sheriff's ongoing activities to support Neighborhood Watch programs, I recently met with a Deputy who wanted an update about our crime prevention program. As part of this discussion I asked what were the most common crime issues being faced by our surrounding communities. It was no surprise that these were:

- 1- Unattended garage doors being left open, and
- 2-Cars in the driveway being bro-

ken into and items of value being removed.

Both of these are easy targets in our own communities so please secure the garage doors when you are not in the immediate area, and lock your car doors, but also remove or secure items of value (i.e. GPS, small portable electronics, garage door openers).

If you still don't have your LSC auto sticker, and you want to participate in the program, please contact me or the clubhouse and we

will bring them to your door. Every vehicle with a sticker adds to our crime prevention program.

We are always looking to expand our patrol volunteers, contact me for more information (813-741-0413, or jsimon@outdrs.net). We thank you for your support.

BE SAFE OUT THERE

Jim Simon

Neighborhood Mobile Neighborhood Watch Patrol

