

# THE VOICE OF MILLPOND

Address: 7729 Morningdale Drive New Port Richey, FL 34653

Phone: 727-376-1991

email: millpondestateshoaoffice@gmail.com

THIS NEWSLETTER AND MANY COMMUNITY SECTION DOCUMENTS  
ARE AVAILABLE ONLINE AT OUR WEBSITE:  
[www.millpondestateshoa.com](http://www.millpondestateshoa.com)



Like us on Facebook:  
<https://www.facebook.com/MillpondEstatesHOA/>

# JANUARY 2026



From your president and treasurer, we hope you had an awesome holiday season and have a blessed new year. Who would've thought two years ago we started this great adventure? Thank you for allowing us to lead. It hasn't always been perfect, but we are moving in the right direction. Since we were voted onto the board, we've accomplished a lot.

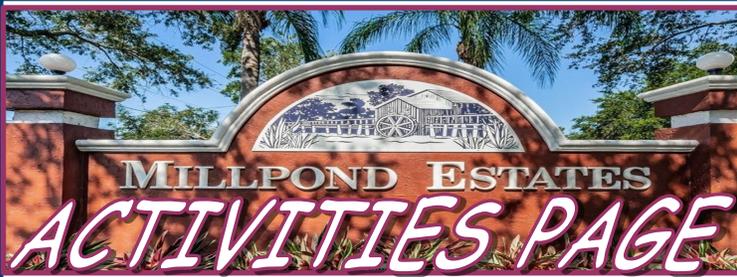
- Refurbished the Community Pool
- Repaired all Pool Area Table and Chairs
- Replaced the Heater for the Hot Tub
- Chemically washed and sealed pool area pavers
- Washed and Painted Pool Area Fence
- Updated Shrubbery and Palm Trees in Pool Area
- Removed over 10 Dead / Dangerous trees in the community
- Updated both Gazebos with synthetic boards that will last for many years to come
- Updated Electrical which was a fire hazard in the Club house
- Replaced approximately 100 bushes throughout the community (this is an ongoing project)
- Put in drain in front of the sliding glass doors to help keep the water out of the doorway
- Fixed all the stucco around the club house and sealed up all cracks around window to keep water out.
- Repainted the Clubhouse Exterior
- Replaced rotted Fascia Boards around clubhouse exterior
- Power washed the roof of the clubhouse
- Removed the dilapidated Bocce Ball & Shuffleboard court
- Raised over \$10K through advertising to offset cost of the Community Newsletter
- Reworked the phone system to save us thousands
- Eliminated the Pool Monitor position saving us over \$16K in two years (without any incidents)
- Replaced the electrical box on the 54 entrance that controls lighting and water pumps
- Constantly repairing the Community Sprinkler System
- Reworked the Lawn Care, Pool Service and Internet Contracts saving thousands every quarter
- Purchased a Large TV for the Meeting room (for residents to zoom into meetings)
- Replaced and update over ½ the video security system to communicate with the rest of the system
- Replaced the Large Freezer in the clubhouse
- Installed a new Community Communication board
- Hosting of historic Community Events and instituted new Community gatherings

This entire list was completed (and more) without any Special Assessments and only raised our HOA Monthly Fees at or below inflationary levels. Our board has been laser focused on improving the HOA while keeping costs as low as possible. It hasn't been easy. It has taken the input and efforts of the entire board as well as our community to achieve this.

Two years ago, our HOA Operating Account was approximately \$35-45K, if we missed one month of assessments, there was no way to make the monthly bills. We also had to finance the yearly insurance responsibilities due to lack of gross funds. At present, our Operating Account is approximately \$245K! This is more in line with standardized HOA Business practices throughout Florida. In the same time frame, our HOA Reserves Accounts totaled approximately \$140K in January of 2024. As of end of November 2025 our Reserve Accounts are approximately \$166 (below recommended Florida Standards). This figure will dip a bit with the latest building repairs. However, our approved 2026 budget took this into account and all funds possible diverted to rebuilding Reserves, while maintaining our present Operating level. And we did this while we all got along lol!!!!!!

The work is not done! Our community still has a lot of projects to do, and we will continue doing this in a fiscally responsible manner. Your board works hard to make sure this community stays cohesive and secure as possible. Your board truly hopes you appreciate the job we are doing; we look forward in continuing to serve you and this community in the future year, if that is your choice. As always, God bless, and if you need anything, feel free to reach out to us!

Thank you,  
Mike and Robert



**Welcome to What's Happening in January 2026!!**

**Happy New Year and Happy 2026!!!**

Hope everyone had a great Holiday Season. Thanks to everyone who came to Millpond's Annual Christmas Dinner. A great time was had by all. Thanks to Mike, Heather, Velree, Carol, Bert and Jo Ann for all their help in making this a success. Also, thanks to Alex for the entertainment.

Thanks to those that came out to the pool for movie and pizza night.

**Looking Ahead:**

Saturday January 24th: Italian night, \$10.00 per person

Saturday February 14th: Valentines Breakfast. Made to order omelets and buffet. Will either be sponsored or \$5.00 per person

Saturday March 7th: 2nd Annual Spring Arts and Craft Show 10AM to 2PM

Sunday March 15th: St. Patrick's Day Dinner 3PM to 5PM. \$10.00 per person.

As you can see, we are off and running on events for 2026. Thanks to everyone who supported our activities in 2025. We look forward to this year.

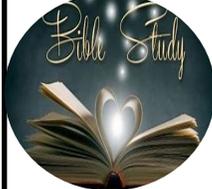
Happy New Year, Happy Epiphany, Happy Martin Luther King Jr. Day, & Holocaust Remembrance Day

Talk to you next month

Stan



**Bible Study**



**Come join us January 10 for a very special Bible study. This is open to all. We will be kicking off the new year with a great message about positivity, love, growth, and our Lord and Savior. Come hear this special message!!  
9 - 9:45 AM in the Clubhouse**



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## Italian Dinner Night

Saturday, January 24, 2026

Doors open at 5:30pm.

Dinner will be served  
after 6:00 pm Come and  
enjoy

Chef Mike's delicious

Chicken Parmigiana, **with Pasta!**

salad, garlic bread and dessert

Coffee, soda and water

B.Y.O.B.

Tickets are \$10.00 per person

Last date for purchasing tickets is

Wednesday January 21st

Please be sure to sign up in the

Clubhouse Event Book AND

PURCHASE YOUR TICKETS (By Jan. 21st)



## Welcome 2026 from section one.

I hope everybody's holidays were happy, and now it's time to get those New Year's resolutions going. If you haven't made any New Year's resolutions yet, here are two that everybody is able to do. First, always be kind. It takes no energy to accomplish this and it makes everybody feel good. Second, make time for yourself, even if it's just 30 minutes a day to unwind and regroup. You owe it to yourself.

I hope everybody enjoyed all of the events that took place in December. We are looking forward to a new year of exciting events coming up. Make sure you remember to sign up for the ones that require a sign up. 2026 will bring new and exciting things for section one. Keep an eye out for that.

Please continue to spread the word to your neighbors about our Facebook page for section one,



and for those of you who joined our Facebook page, please feel free to post. This is our community page and we would love to hear from you.

\*\* Be kind and courteous to your neighbors.

\*\* If you see something, say something.

\*\* Please feel free to reach out to me if you have any questions regarding section one. You can leave a message for me through the office.

Have a great month!

Mindy Brunner

## Welcome to January 2026 Section Two Newsletter

We always welcome all our new homeowners / neighbors to Section Two

### Messages from Jeff Siegel, Section Two HOA President

Happy & Healthy Holidays to all our Homeowners in Section Two. We wish everyone a safe and enjoyable holiday time with your friends, family and neighbors. We are going to start to finish our mailbox project on Boston circle within the next couple of weeks. We are looking for volunteers to assist with painting, power washing and or grinding. If you can help us to finish this project, contact Jeff Siegel. 845-791-0091. Elections are coming up for our annual meeting that will be held at the clubhouse on January 12, 2026 at 6:30pm. I would ask that anyone that would like to run for one of the three seats that are open run for the board and look forward to the experience of being on the board in Section Two. It is really a rewarding experience to service in Section Two.

I have asked over the past few months and will ask one last time if anyone interested in a Poker Night? Dine Around Group? Maybe have a "people that cook" event. How about a section two social committee? We are open for ideas of things to do with and for our homeowners. Just reach out to Jeff Siegel and I will help put it together.

The next meeting for Section Two HOA board meeting will be the annual meeting on January 12, 2026 at 6:30pm at the clubhouse.

Please make sure that your trash is only out on the specified times and days. Sunday nights after 6:00pm for Monday trash pickup, Tuesday after 6:00pm for Recyclables for Wednesday morning pickup and Wednesday night after 6:00pm for trash pickup on Thursday morning. Please remember to move your trash cans back to where they belong after the trash has been picked up.

If you see something that is not right that might not be in accordance with our deed restrictions and or our rules and regulations, take a photo and email it to [jeff@sdaeevents.com](mailto:jeff@sdaeevents.com). Without a photo it is difficult to take care and address whatever the issue may be.

Our Community Association Manager from West Coast Management in section two is Josh Rankin. His phone number, should you need to contact him is 813-908-0766. His email is [josh@wcmmanagement.info](mailto:josh@wcmmanagement.info)

### Here is a cute but real cartoon on HOA Meeting Attendance



THE LARGE TURNOUT AT THE OPEN MEETING  
HAD THE BOARD A LITTLE NERVOUS

[gogladly.com/comics](http://gogladly.com/comics) ■ gladly

designed by Dawid Szymczyk

## The New Year View from Section THREE

Welcome to 2026 and ready or not a new year has begun. The good news is that our HOA fees are still being kept to last year's levels and for that we should be grateful to the board members and our management company who have worked to keep our budget under control. Now that we are into winter and the dry months are upon us it is important to remember that once again we are under water restriction.

Here are the watering days posted for us by Pasco County and applies to our irrigation systems:

- If your address ends in 0-1 Monday
- 2-3 Tuesday
- 4-5 Wednesday
- 6-7 Thursday
- 8-9 Friday
- On Saturday and Sunday there is no watering allowed.

For those of you who are new to section three or new to Florida, please remember that almost all outdoor repairs or improvements, such as roofing, window replacement or painting, requires an HOA permit as well as the county permit. Our HOA permit however is quite simple, fast, and free. You may either print it from our community website: at [Millpondstateshoa.com](http://Millpondstateshoa.com) or call Coastal Management 727-859-9734. That's about all that's new for this month, except our annual owner's meeting. Please come and participate, learn what is going on and give your input. So, whatever may lie ahead, I want to wish you all God's very best and a Happy New Year!

*"This is a great day to turn a new page! If you've had areas of wasteland in your life, God wants to pour streams into that desert and make it bloom."*

**Pastor Rick Warren**

\*\* (If you are a new owner, please contact JoAnn in the Clubhouse Office to update Master HOA Key Fob info or to purchase a Pool/ Clubhouse Fob. The cost is \$25 for new fobs) \*\* PHONE: 727 376-1991 or Email: [millpondstateshoaoffice@gmail.com](mailto:millpondstateshoaoffice@gmail.com)

## Section FIVE JANUARY - 2026

Happy New Year to all Millpond Residents! We hope you had a happy and safe holiday season. We welcome all of our Snow Birds back, and hope they enjoy the Florida weather.

Our Annual Meeting will be held on Tuesday, January 13, 2026, 1 PM at the Clubhouse. You will receive a mailing from Coastal Management containing information and a Proxy. If you send in a proxy, but decide to attend the meeting, you can get your proxy back at the meeting so you can vote your own ballot. The 2026 Board will be elected, and we need a quorum of proxies and attendees to have a legal election and address any other issues on the Agenda. Board members will also collect proxies. The January Architectural Committee Meeting will be held immediately after the Annual Meeting.

You should have received your coupon booklet or Automatic Debit Notice from Coastal. If you have not received it, please contact Coastal Management (727-859-9734) and remember to notify your bank of changes. Late fees, liens, and other legal Collection proceedings are expensive-Avoid them by paying in a timely manner.

We look forward to a successful year for Section 5 and all of Millpond!

Kathy Logue

## From Velree Jackson, Architectural Committee:

HAPPY NEW YEAR! It's a bright and new year; a fresh start for everything; new beginnings, hopes and dreams. Let's make this the best year ever! January inspection focus is driveways and sidewalks. They must be free of dirt, mold and oil stains, with no grass or weeds growing in the cracks. If not, they need to be pressure cleaned. If you would like to alter your driveway or sidewalks in any way other than pressure washing, An ARCHITECTURAL REQUEST form must be submitted to our Property Manager PRIOR TO WORK BEGINNING. This is in your Deed Restrictions and Regulations.

Teamwork makes [the dream](#) work! Let's all work together this year to make Millpond Section 5 shine!





We would like to thank all the residents of Millpond who helped to fill the Toys For Tots box in the clubhouse lobby. Your **GENEROSITY** is greatly appreciated!

A few pics from December 13th Christmas Buffet



*Bert & Mike preparing the feast!*



*Velree welcomes guests!*



**DESSERT TABLE!**



The rest will be posted on Facebook



**Charcuterie board**

**MILLPOND LAKES VILLAS - 6A**



2025 is behind us and 2026 is just beginning. We don't know what it will bring, but look forward to whatever new adventure awaits.

Please continue to check the Bulletin Boards for any notice or updates from the board.

Have a wonderful New Year.

Trish Ursin



## Millpond Trace COA The Voice of Millpond January 2026



It is with heavy hearts that we mention the recent and sudden passing away of Dennis Wheeler and Charles Fisher. I counted both men as neighbors and friends. Hardly a week would go by without having exchanged greetings or light hearted gossip with one or both of these great men. Please hold Dennis' and Chuck's families, and Chuck's bereaved wife, Josephine Boyle-Fisher in your thoughts and prayers as they navigate the waters of sorrow during the Advent season. But now...

...Suddenly, the New Year is upon us. And for those who live at Millpond Trace, that means it is almost time to elect a board of directors who will best represent the common interests of the members of the Millpond Trace Condominium Association. This then is your opportunity to consider whether your voice and good judgment should be heard potentially as an elected member of the board, or as a supporting voter of those who have submitted their names and with whom you feel confident best represent our community.

People of faith will bathe their decisions in prayer, and trust that if other choices do not turn out as they may have hoped, that grace will be granted to work with those who are elected regardless of the outcome. I'd like to think that will prove as true for me as I hope it will be proven in others. Will you take courage and seriously consider whether or not you should submit your name as a candidate for the board. No member of the current board feels they own or are entitled to a seat, nor would they be offended if others would run and potentially serve in their place. That said, those who presently serve on the board are not doing so reluctantly, but simply because we believe in our community, as we are confident you do as well.

On behalf of the 2025 Board of Directors, may you and your family know God's best for the New Year!

Respectfully,  
Ed Eastman  
President

**\*\* (If you are a new owner, please contact JoAnn in the Clubhouse Office to update HOA Key Fob info or to purchase a new or replacement Pool/Clubhouse Fob. The cost is \$25 ) \* PHONE: 727 376-1991 or [millpondestateshoaoffice@gmail.com](mailto:millpondestateshoaoffice@gmail.com)**

**Renters: please contact your landlord for authorization.**

### Millpond Estates Section 7 - JANUARY

Hello Residents of Millpond Estates Section 7.

Happy New Year. We hope you have a healthy and prosperous 2026.

Your board has been working diligently on our budget. We work very hard for you.

This is a friendly reminder that parking on Onorio Street is not allowed in Millpond Estates per deed restrictions. Please park your vehicle in your driveway or garage. It helps law enforcement officers, fire trucks, EMTs, and your neighbors get through safely on Onorio Street.

If you have any questions or concerns about Millpond Section 7, call our property management company Parklane Real Estate Services LLC at 727-232-1173. Thank you.

**If you have any questions or concerns about section seven. Reach out to Park lane real estate services LLC at 727-232-1173 is a great way to get assistance.**

# Support Our Local Businesses



**HAPPY NEW YEAR**



**Heather Psofimis**  
 Lucas, Macyszyn & Dyer Law Firm  
 Mailing Address:  
 9020 Rancho Del Rio Drive  
 Suite 101  
 New Port Richey, Florida 34655  
 727.849.5353  
<http://www.lmdlawfirm.com/>



## FAMILY BENEFIT SERVICES

MEDICARE



OBAMACARE

**Lou Partazana**  
 Family.Benefit.Services@gmail.com  
 5644 Main Street New Port Richey, FL 34652  
 727-848-4963

NO ONE CARES LIKE COMFORT AIRZ

Air Purification Systems  
 Ductwork, A/c Systems  
 Sanitize Ductwork  
 Insulation, Mini Splits  
 Annual Tuneups  
 Pinellas, Hillsboro, Pasco  
 Hernando, Citrus, Sumter  
 Manatee, Polk & Lake Counties



Email: [comfortairz@outlook.com](mailto:comfortairz@outlook.com)  
 727 841-0550 352 214-7573

(727) 372-3717

[Lattitude28npr@gmail.com](mailto:Lattitude28npr@gmail.com)

**L'ATTITUDE 28°**  
 DINING & DRINKS

4148 Rowan Road New Port Richey, FL 34653

[Lattitude28.com](http://Lattitude28.com)

[lattitude28npr](https://www.facebook.com/lattitude28npr)

## Coastal Electrical Enterprises

Brandon Reeves  
 Master Electrician  
 EC13005179  
 727-504-1238



Wiring - Lighting - Electric Repairs - Service Panels  
 Email: [CoastalElectricalEnterprises@Yahoo.com](mailto:CoastalElectricalEnterprises@Yahoo.com)



[NavigatingTheLaw.com](http://NavigatingTheLaw.com)

**Gary P. Cors**  
 Attorney

**Smith Cors Law, PLLC**



[NavigatingTheLaw.com](http://NavigatingTheLaw.com)

Wills • Trusts • Probate • Real Estate • Civil • Business

[Gary@NavigatingTheLaw.com](mailto:Gary@NavigatingTheLaw.com)

7617 Cita Ln,  
 New Port Richey, FL 34653  
 (727) 330-3038

TO PLACE AN AD IN THIS NEWSLETTER PLEASE EMAIL MIKE PSOFIMIS:

[mposofimis@tampabay.com](mailto:mposofimis@tampabay.com)

OR THE CLUBHOUSE OFFICE AT: [millpondestateshoaooffice@gmail.com](mailto:millpondestateshoaooffice@gmail.com)

Cost is \$50 per month (paid in 3 month increments)

for a single business card size ad.



## JANUARY 2026 - PCSO

### Guarding Your Digital Footprint

*Learn how to protect your personal information online*

In a fast-paced digital world, convenience can occasionally trump privacy, leaving your personal data unprotected. The task of protecting your personal information may seem daunting in the face of this expansive online landscape, but it's not impossible. Data Privacy Week is recognized in January, empowering individuals to take control of their online personal information. There's no better time to adopt new safety habits than the new year; therefore, the Pasco Sheriff's Office is raising awareness about data collection and how to protect your personal information better online.

#### Know The Risks

Data collection can seem like an unavoidable barrier to using websites, apps, devices and services. Online activity leaves digital breadcrumbs, including interests, purchases, online behavior, and, in some cases, your Social Security and driver's license numbers. This information in the wrong hands can leave you vulnerable to other crimes, like identity theft and exploitation. Through managing your digital use and implementing security measures, you can reclaim control of your personal information.

#### Adjust Settings And Keep Track

Before you download any apps or click that big button that says "Agree To Terms," make sure you know what you're actually agreeing to. Your personal data is valuable and worth the extra time it takes to research the organization or look at ratings. Please review the information they will be collecting, whether it's data you are comfortable sharing or if you can control your data privacy and still use the service. If you decide to use a new app or online service, remember to adjust the settings immediately.

Keep tabs on all apps, accounts and devices you use, and adjust privacy and security settings regularly. Delete unused apps or accounts, and update others to keep them secure. The National Cybersecurity Alliance provides a helpful list of popular devices and services on its website, along with links to their privacy settings. If you're looking for a place to start with implementing more secure privacy settings, go to [StaySafeOnline.org/Articles/Manage-Your-Privacy-Settings](https://www.staysafeonline.org/articles/manage-your-privacy-settings).

#### Reinforce Your Cybersecurity

Don't make it easy for potential criminals to steal your information. Set up protective barriers, such as antivirus software and firewalls. Use long, unique passwords that are hard for anyone to break, and never save them on your device. When possible, use multi-factor authentication to secure your data if your password is compromised. If you ever believe your account or device is compromised, change your passwords.

Use secure WiFi, especially for banking or shopping, and update your software to protect against hackers. Additionally, never click on suspicious links or open attachments from unknown sources, as they may be phishing scams.

#### Share Less

When it comes to what you share on your devices or social media, the principle, "less is more," is a good rule to follow. A harmless post about your family, pets, favorite band or tattoos may be visible to a scammer orchestrating a phishing attack. This rule goes for online quizzes as well. Every time you divulge personal information online, no matter how innocuous, you make it easier for potential criminals to steal your data or identity.

Protecting yourself online takes vigilance, but that extra care can make a difference to your safety. Pasco Sheriff's Office encourages you to review the cybersecurity measures you're taking and continue learning more about data privacy this new year. For additional safety tips from PSO, follow us on our social media platforms, [News.PascoSheriff.com](https://www.news.pascosheriff.com) or [PascoSheriff.com](https://www.pascosheriff.com).

Point your cell  
phone camera  
at the QR code  
to get Pasco  
Sheriff News.



Alzheimer's  
Caregivers  
Support  
Group



Alzheimer's  
Support Group  
Is moving  
beginning in

January 2026 - Meeting will be at  
the NPR Library on Main Street still  
on Second Thursday each month  
At 1pm

Contact: Lois P. 727 645-6657  
Parking at the NPR Library is  
behind the building

This will be the last notice in our  
newsletter going forward.

The cost to advertise in this newsletter  
is \$150 for 3 months  
(\$50 per month paid in  
3 month increments)  
To place an Ad please  
contact JoAnn in  
The Millpond  
Clubhouse Office  
for more information call:  
727 376-1991

Or EMAIL: [millpondstateshoaoffice@gmail.com](mailto:millpondstateshoaoffice@gmail.com)  
Mike Psofimis at: [mpsofimis@tampabay.com](mailto:mpsofimis@tampabay.com)



**Art Class at Millpond Estates Clubhouse!**

Sponsored by: Carol Smith

**Classes 1:00 pm—3 pm Every Friday\***

\*unless otherwise noted in the Newsletter Calendar  
cost is \$5.00 per person per class

Free Senior  
Cardio-Light Class  
Monday, Tuesday,  
Thursday & Friday  
Mornings  
in the Clubhouse  
10 am - 10:45 am

## **IMPORTANT KEY FOB INFO!**

**WHETHER BUYING OR SELLING, PLEASE CONTACT OUR OFFICE  
WITH THE DATE OF SALE SO THAT WE MAY KEEP FOB  
REGISTRATIONS UP TO DATE.**

FOBS ARE REGISTERED TO INDIVIDUALS, NOT THE PROPERTY. IF  
SELLING YOUR HOME, NOTIFY THE OFFICE AS SOON AS POSSIBLE VIA  
EMAIL, PHONE CALL (LEAVE VOICE MESSAGE) OR IN PERSON.

PHONE: 727 376-1991 EMAIL: [millpondstateshoaoffice@gmail.com](mailto:millpondstateshoaoffice@gmail.com)  
(A RENTER KEY FOB must be authorized by the owner) contact your  
landlord (property owner) Owner must complete the "Renters Use  
Authorization Form" & present a copy of the lease agreement to the  
admin office along with a valid photo ID.



**WEDNESDAY  
MAHJONG  
GROUP 1-5PM**

IF INTERESTED  
IN PLAYING MAHJONG:  
PLEASE CALL  
DIANNE VOIGHTS  
AT: (727) 836-0936

## **Attention Homeowners!!**

**Regarding KEY FOB ACCESS!!!**

**PLEASE CONTACT THE OFFICE FOR AN  
APPOINTMENT. LEAVE A VOICE MESSAGE WITH YOUR  
NAME, ADDRESS, SECTION AND PHONE NUMBER.  
727 376-1991**

Or send an email to: [millpondstateshoaoffice@gmail.com](mailto:millpondstateshoaoffice@gmail.com)  
**Renters: please contact your landlord! Fob authorization  
form required**



MEETS ON  
the LAST  
Tuesday of  
every month

1PM - 4PM

**FULL: NO NEW MEMBERS  
AT THIS TIME, THANK YOU**

**FOR ALL SECTION HOA BUSINESS PLEASE CONTACT YOUR PROPERTY MANAGEMENT COMPANY FOR YOUR SECTION. DO NOT CALL THE CLUBHOUSE OFFICE WITH SECTION, HOMEOWNER, OR YOUR SECTION HOA ISSUES**

**YOUR 2025-2026 COMMUNITY BOARD**

**President — Mike Psofimis**  
**Vice-President — Jeff Siegel**  
**Treasurer — Robert Cook**  
**Secretary — Mary Herrmann**  
**Director — G. Bernard Zanetti**

**FOR ISSUES REGARDING CLUBHOUSE, POOL OR COMMON AREAS CONTACT:**

**CLUBHOUSE OFFICE: 727 376-1991 LEAVE A DETAILED VOICE MESSAGE OR SEND AN EMAIL TO:**  
**[millpondstateshoaoffice@gmail.com](mailto:millpondstateshoaoffice@gmail.com)**  
**HOA LCAM JOSH RANKIN / DAVID RHINEHART**  
**email: [JoshR@wcmanagement.info](mailto:JoshR@wcmanagement.info) or [DavidR@wcmanagement.info](mailto:DavidR@wcmanagement.info)**  
**WESTCOAST PROPERTY MANAGEMENT 813 908-0766 #9**  
**10502 N. Dale Mabry**  
**Tampa, FL 33618**

**SECTION PROPERTY MANAGEMENT CONTACTS**

**FOR SECTIONS 3, 5, 6, 6A & TRACE**  
**CONTACT: COASTAL MANAGEMENT 727-859-9734**

**SECTION 1 & 4**  
**QUALIFIED PROPERTY MANAGEMENT**  
**727-869-9700**

**SECTION 7**  
**PARKLANE REAL ESTATE**  
**727-232-1173**

**SECTION 2**  
**WESTCOAST MANAGEMENT COMPANY**  
**JOSH RANKIN - 813 908-0766 #9**

**HONOR AND RESPECT YOUR OLD AMERICAN FLAGS**



**PLEASE BRING YOUR WORN, TATTERED OR TORN AMERICAN FLAGS TO THE CLUBHOUSE.**

**WE HAVE A BOX LOCATED TO THE RIGHT AS YOU WALK IN THE CLUBHOUSE SPECIFICALLY FOR DAMAGED, WORNOUT FLAGS**

**USMC RETIRED: MSGT STEVEN MERCIER OR CAPT. FRANK DOYLE WILL RESPECTFULLY DISPOSE OF THEM. THANK YOU FOR HONORING OUR FLAG IN THIS WAY.**

**IMPORTANT CONTACT INFO**

**EMERGENCY PHONE NUMBERS & OTHER IMPORTANT NUMBERS**

**Emergency & Non-Emergency Services**

**Police (Sheriff), Fire & Medical Emergencies—911**  
**Poison Control Center HOTLINE—1-800-222-1222**

**Pasco County Sheriff's Non Emergency— 727-847-8102**  
**CENTRAL NUMBER FOR MANY DIFFERENT DEPARTMENTS.**

**Pasco County Information # 727-847-2411 or dial 211**

**County Commissioner-District 4: Lisa Yeager**  
**Email: [Lyeager@pascocountyfl.net](mailto:Lyeager@pascocountyfl.net)**  
**Phone # 727-847-8115 Ext. 8511**

**Water, Gas & Electric**

**Water-FGUA - 727-372-0115**  
**Electric-Duke Energy—1-800-700-8744**

**Progressive Waste Solutions: 727-847-9100 & 727-849-3333**

**Telephone & Cable**

**Verizon—1-800-483-4200      Spectrum—813-684-2000**  
**Direct TV—1-800-280-4388      Dish Network-1-800-424-7085**

**Daily Newspapers**

**Tampa Bay Times – ( 833) 573-2173**

**Hospitals**

**Bayonet Point Regional Medical Center**  
**14000 Fivay Road, Hudson, FL 34667**  
**1-800-432-7811**

**Medical Center of Trinity**

**9330 State Road 54, Trinity, FL 34655**  
**727-834-4000**

**Helen Ellis Memorial Hospital**

**1395 S. Pinellas Ave., Tarpon Springs, FL 34688**  
**727-942-5000**

**Morton Plant North Bay Hospital**

**6600 Madison St., New Port Richey, FL 34652**  
**727-842-8468**

**ADMIN. OFFICE HOURS:**

**Mon. Tue. Thu. Fri. 10 am - 1 pm**  
**Wednesday 3 pm - 6 pm**

**FOB PICKUP or PURCHASE - PLEASE CALL THE OFFICE FOR APPT.**

**If you are a new Millpond owner, you must show proof of Ownership & photo ID to purchase a pool/clubhouse Key Fob. The cost is \$25.00 each (check or cash) Limit 2 per home. Whether buying or selling, please contact our office with date of sale so that we may keep FOB registrations up to date.**

**FOB for Renters (must be authorized by the owner) contact your landlord (property owner) Owner must complete the “Renters Use Authorization Form” & present a copy of the lease agreement to:**

**office admin, *JoAnn Cavallo*,**

**during Clubhouse office hours or send via email**

**Email: [millpondstateshoaoffice@gmail.com](mailto:millpondstateshoaoffice@gmail.com)**

**Or call: 727 376-1991 for information or To make an appointment (recommended)**

# JANUARY 2026

Sun	Mon	Tue	Wed	Thu	Fri	Sat
				1 	2 Cardio Light 10 AM <u>Art Class 1-3pm</u>	
<u>Bingo 1-5</u> 4	<u>Cardio Light 10 AM</u> 5	<u>Cardio Light 10 AM</u> 6 	Mahjong 1-5p 7	<u>Cardio Light 10 AM</u> 8 <b>MASTER HOA ANNUAL MTG 6:00 PM</b>	<u>Cardio Light 10 AM</u> 9 <u>Art Class 1-3pm</u>	10 Bible Study 9am <b>Undecorating THE CLUBHOUSE 10:30 AM-2</b> <b>WE WELCOME VOLUNTEERS</b>
<u>Bingo 1-5</u> 11	<u>Cardio Light 10 AM</u> 12 <b>Sec Two Annual Meeting 6pm</b>	<u>Cardio Light 10 AM</u> 13 <b>Sec 5 Annual Mtg 1pm followed by Arc</b>	Mahjong 1-5p 14 <b>Sec 3 Annual MTG 6:30 pm</b>	<u>Cardio Light 10 AM</u> 15 <b>Sec 6A Mtg 6:00pm</b>	<u>Cardio Light 10 AM</u> 16 <u>Art Class 1-3pm</u>	17
<u>Bingo 1-5</u> 18	<u>Cardio Light 10 AM</u> 19 	<u>Cardio Light 10 AM</u> 20 Book Club 3pm Call of the Camino by Suzanne Redfern	Mahjong 1-5p 21 <b>Trace Meeting 7 pm</b> <b>last day to get Italian Dinner tickets \$10</b>	<u>Cardio Light 10 AM</u> 22	<u>Cardio Light 10 AM</u> 23 <u>Art Class 1-3pm</u>	24 Italian Dinner 6:00 pm 
<u>Bingo 1-5</u> 25	<u>Cardio Light 10 AM</u> 26	<u>Cardio Light 10 AM</u> 27 Bunco 1-4pm 	Mahjong 1-5p 28 <b>Sec 6 Meeting 7pm</b>	<u>Cardio Light 10 AM</u> 29	<u>Cardio Light 10 AM</u> 30 <u>Art Class 1-3pm</u>	31

POOL & CLUBHOUSE HOURS: 7:00 AM – 10:00 PM 7 DAYS A WEEK – Please RESPECT ALL MPE Pool Rules (copies in the CH Office)

**(No more than 5 guests) CHILDREN UNDER 17 MUST BE ACCOMPANIED BY A PARENT OR GUARDIAN \*NO CHILDREN IN THE SPA\***

NEVER OPEN THE POOL GATE FOR STRANGERS WITHOUT A KEY FOB!

**ALCOHOL IS NEVER PERMITTED - NO EXCEPTIONS!**