



TAMPA PALMS NEWSLETTER

Aug - Sept 2024

HOA Laws In Florida Change For Tampa Palms, Very Little Changes

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Is Florida Targeting HOA's?

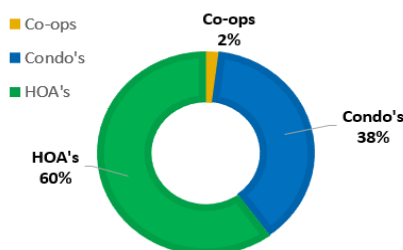
No, well maybe. To read the stories in the press, it would seem that the Florida Legislature took aim at HOA's and condominium's, and in a way they did.

But why the attack on association-based communities from HOA's to cooperatives to condominiums are very popular.

Based on data provided by the CAI's Foundation for Community Association Research:

- 45% of the homes in Florida are in HOA's, Co-ops or Condo associations.

ASSOCIATIONS BY TYPE



Source: Foundation for Community Association Research

- 67% of new homes are in an HOA
- According to statements made by the FL legislators as they introduced bills, these laws are the result of some bad association actors, especially in SE Florida.

The changes in Florida law effectively make it mandatory that numerous aspects of disclosure and transparency, all which have long been in practice in Tampa Palms, must be available.

A Look At Some of the Changes

HB 293 requires that all HOA's adopt hurricane specifications. It seems that some HOA's in Florida were not permitting or they were limiting hurricane protections such as shutters, generators, and even propane tanks.



Tampa Palms never limited these protections and the TPOA has memorialized the allowed hurricane protection in the Architectural Manual to demonstrate compliance. The manual is online at <https://www.tpoa.net/ArchManual.pdf>.

Making Governing Documents Available

HB 1203 made it mandatory that every HOA owner be provided with a copy of the governing documents or have them available online.

This is absolutely a totally reasonable requirement and the TPOA has for years made the governing documents available online.



The governing documents include:

- The By-Laws
- The Declaration of Covenants, Conditions and Restrictions (CCR's)
- The Articles of Incorporation
- Policies and Rules
- Parks Manual

The TPOA governing documents can be found online at <https://tpoa.net/Rules.html>.

For more information about Florida law changes that affect HOA's, see page 6.



What's New From the TPOA



For Community Protection Solicitors, Please Go Away

Tampa Palms residents are annoyed and wary of solicitors.

Many residents share their chagrin with the TPOA, asking for more to be done to stop solicitors from arriving at their door. One person, selling roofing inspections, even tried to claim that the TPOA allows some solicitors (him). **FALSE**



The challenge for much of Tampa Palms is that all of the roads in the non-gated villages are public rights-of-way. The sidewalks along these public roads are open to the public, all the public, even solicitors. For that reason it is not possible for the TPOA or even the police to “ban” unwanted solicitors from public areas such as sidewalks.

What Can Owners & Police Do?

Tampa Palms owners who do not want solicitors at their doors may post their own signs in their front yards or by the front door to make non-welcome visitors aware of that fact.

The TPOA Architectural Manual specifically approves a composite, metal, or plastic ground sign with the proper RMC application specifying color (black, white, gold, red, blue, or green), for placement in the front entry area. The sign size should be a maximum 18” wide by 18” high. Wording can include:

- No Trespassing
- No Soliciting
- Security or Alarm



The police recommend placing this type of notification sign and if these signs are in place and the police are called, the police can and will enforce these signs on owners’ private property.

As Of August 12th, It Is *Back To School* For Tampa Palms

All the excitement and fun of back to school is here!



Children are at particular risk from traffic hazards during the opening weeks of school - especially as both of the Tampa Palms elementary schools are located on traffic-heavy Tampa Palms Blvd.

In a hurry? Remember a few commonsense traffic rules (which the police will enforce) that could prevent an accident and most important, save a child’s life.

Please:

- **DO NOT** stop along Halsey or Chauncy Rds.
- **DO NOT** attempt to cut into the drop-off/pick-up line by entering from Halsey.
- **DO NOT** drop off or pick-up children on Tampa Palms Blvd or Compton Dr.
 - ◊ Children should be dropped off or picked up from the monitored line in front of the school.
 - ◊ If you need to walk your child into school, there is additional parking available at Compton Park.

If possible, avoid the critical times which are between:

6:30 – 8:30 AM

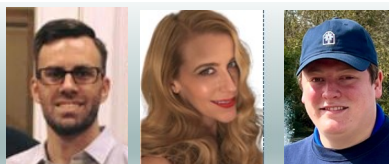
12:30 – 3:00 PM

Heed Crossing Guards They Protect Our Children

Crossing guards have a lot to do. Guards have to oversee the crosswalk, direct excited youngsters while watching traffic and lookout for errant traffic. Please take notice of them and obey their instructions.



The Tampa Palms



Professional Staff



Tampa Palms Women's Club Serves Up A Community Yard Sale



A Fun Time On A Saturday Morning

This year the Tampa Palms Women's Club is returning to hold what can only be described as a **Great Afternoon** and a **Superb Service** to Tampa Palms by holding a community-wide yard, bake sale, and vendor craft sale.

At Compton Park you can shop for something awesome all the while enjoying a lovely day in the park and do so for a great cause. (The TPWC Scholarship Fund).

If you want to sell, information with complete instructions and an application are conveniently located online at the TPOA.net website.

<https://tpoa.net/2024YardSale.pdf>

A Better Way To Yard Sale

Tampa Palms folks and sellers from around the state can sell their "treasures" in the safety of Compton Park.

Community yard sales are safer than holding one in a neighborhood garage or even a driveway, both of which effectively open the seller's home - and even the whole neighborhood - to strangers who can walk around and "check out" things.

Don't forget, members are on hand selling home baked treats to tempt - all yard sale proceeds go to the amazing Tampa Palms Women's Club Scholarship fund.

This year the TPWC will provide three scholarships for worthy recipients attending HCC.

YARD SALE

**COMMUNITY-WIDE
YARD SALE & CRAFT SALE**
16101 Compton Drive in Tampa Palms
Sat., Oct. 12, 2024, 9 AM – 1 PM

**SELL YOUR
"TREASURES"
OR CRAFTS
FOR CASH!**

**We can provide a
safe environment**

- for you to sell your crafts
- for you to sell your "treasures"
- @ \$15 per 15' x 9' space

SHOP FOR CRAFTS & "TREASURES!"

For more information, please contact Stella, 813-977-2261.
Sponsored by Tampa Palms Women's Club



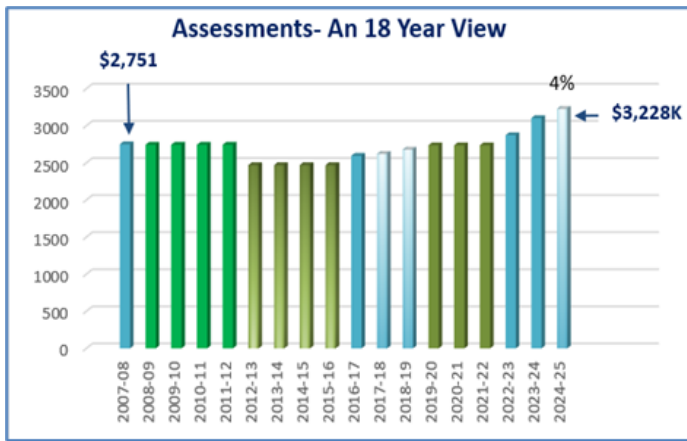
CDD Completes Budget Meeting TPOA Sets Annual Meeting Date 2024



The 2024-25 CDD Budget Adopted

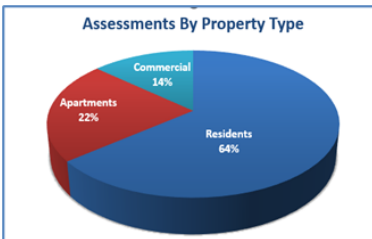
The CDD Budget Hearing was held July 10th and the budget for the next fiscal year was approved.

The chart below illustrates the assessment strategy of the past, as well as, a view to the future that will continue to support Tampa Palms in the manner that owners can rely upon to secure their most important investments, their homes and businesses.



In concert with both the adopted mission and direction statements of the Tampa Palms CDD, which guide activity toward mitigation of external influences, the CDD Board has put in place investment strategies that are designed to at least take a bite out of the impact of what has been very challenging financial times.

The Tampa Palms CDD serves owners in two important constituency groups:



1. Residential owners. [64% of assessments]
2. Commercial owners including apartments and retail/businesses. [36% of assessments]

It was the board’s consensus that a modest increase in assessments of 4% will properly serve the community for FY 2024-25, while protecting reserves.

This increase will be backed up by the continued focus on strategic investments that protects the reserves.

The TPOA Moves Toward FY 2024-25

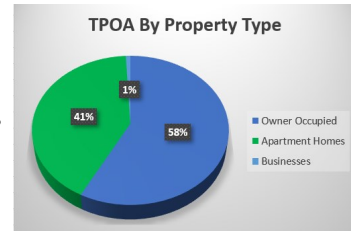
Each year in August the Board of Directors prepares and approves a budget for the coming fiscal year. This budget is then submitted to the membership (the village voting representatives) at the TPOA Annual Budget Meeting.

Each owner will receive a copy of the proposed budget, including a multi-year reserve review, by US Mail at least two weeks before the meeting.

The proposed budget for FY 2024-25 will continue with the fiscally conservative theme put in place years ago, one of carefully monitoring revenues and expenses and financially preparing for future needs.

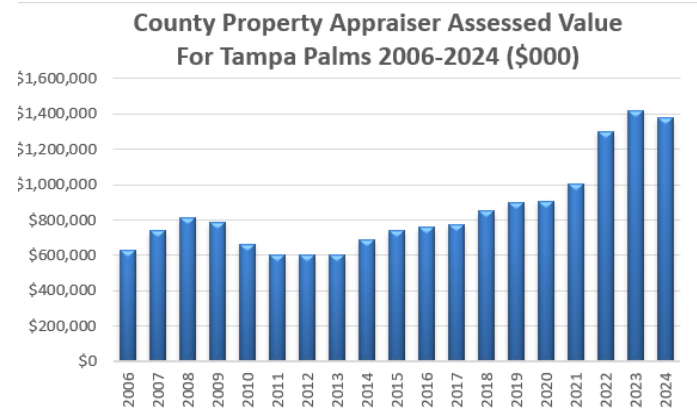
The TPOA is supported by three owner constituencies:

- 1,986 Owner occupied homes
- 1,425 Apartment homes
- 28 Businesses



Tampa Palms Owners Association
FY 2024-25 Annual Budget Meeting
Tuesday, September 17, 2024 @ 7 PM

The mission for the TPOA is the protection of Tampa Palms value which in 2024 exceeds \$1.4 Billion according to the County Property Appraiser. This is particularly critical as property values throughout the City and the County are at all-time highs.





Elections For 2024 Are Almost Here



Voting In Hillsborough County– Your Choice

Register to Vote

To vote in any election you must register: the deadline to register for an upcoming election is 29 days before that election. See dates to the right.

You can also update your registration record at any time. However, since Florida is a closed primary election state, a party change for a primary election must be made by the registration deadline for that election.

Registration is easy and can be done online. Just go on line to <https://registertovoteflorida.gov/home> for the complete instructions.

Three Ways To Vote

There are three ways to vote, allowing every citizen to choose the method that best fits their needs.

Vote By Mail

You simply request a ballot; the ballot is mailed to you with *easy - to - follow* instructions as to how to fill it out and then return it via the US Mail. It is safest to return the ballot by mail at least a week before the election.

Your completed ballot can also be dropped off from your car in secure boxes available at the Early Voting sites during voting hours.

For more information about “vote by mail” go online to <https://www.votehillsborough.org/VOTERS/Vote-By-Mail>

Early Voting

If you are registered to vote in Hillsborough County, you can vote at any Early Voting site; one close to home, or close to work or close to a favorite restaurant.

(This is different from Election Day voting when you must vote in your precinct.) For more information go online to <https://www.votehillsborough.org/VOTERS/Early-Voting>

Election Day Voting

For Voting On Election Day, you must vote in your precinct. There are two Tampa Palms precincts which include voters from Tampa Palms North and TPOST 3 Tampa Palms precinct maps are to the right.

For more information about Election Day Voting go online to <https://www.votehillsborough.org/VOTERS/Election-Day-Voting>

Where To Vote & When To Vote

2024 Primary Election*

Deadline to Register/Change Party: July 22

Vote By Mail: Mailing ballots to overseas and absent military Vote By Mail requesters began on July 3.

Mailing ballots to domestic Vote By Mail requesters begins on July 18.

Voted ballots must be back in the Supv. of Elections office no later than 7 p.m. Election Day to be counted.

Early Voting: August 5 - 18, 10 a.m. - 6 p.m.

Election Day: August 20, 7 a.m. - 7 p.m.

2024 General Election*

Deadline to register: October 7

Vote By Mail: Mailing ballots to overseas and absent military Vote By Mail requesters on Sept. 20.

Vote By Mail requesters mailed on Oct. 3.

Voted ballots must be back in Supv of Elections office no later than 7 p.m. Election Day to be counted.

Early Voting: October 21 - November 3, 7 a.m. - 7 p.m.

Election Day: November 5, 7 a.m. - 7 p.m.

* Information provided by www.votehillsborough.gov.

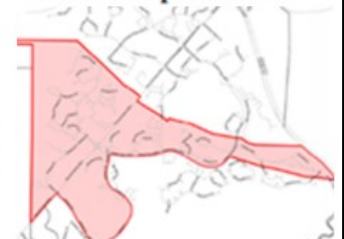
Tampa Palms Polling Places



Precinct 357
Grace Episcopal Church
15102 Amberly Drive

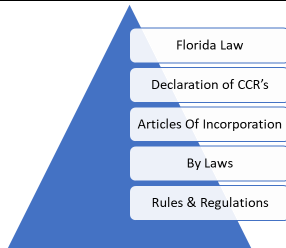


Precinct 358
Compton Park Com Ctr
16101 Compton Drive





Changes to FL Association Laws Continued From Page 1



The hierarchy of laws that apply to associations in Florida puts Florida statutes in the superior position and all action authorized by association governing documents (HOA's, Co-op's, Condominiums) must adhere to these statutes.

As mentioned on page 1, activities of a few participants (mostly in large associations in other parts of the state) have caused the legislature to make more than a hundred changes to various association applicable laws.

Most of these changes are aimed at three important areas:

- ✓ **Accountability.** The focus was two-fold, (1) addressing property management companies (the TPOA does not use "rented" CAMs) and (2) Board Members, making certain they are aware of their obligations and the applicable laws through new education requirements. Web sites are mandated for HOAs with 100 members.
- ✓ **Transparency and Access To Information.** To make certain that all rules and regulations of the association are made known to every owner, new laws require that every association must provide a copy of all the documents listed above (except the State laws) to every owner by Oct. 1, 2024. Compliance can be achieved by using digital copies. When the Annual Meeting & Budgets are mailed in Sept., there will be a sheet with the online address for all of the governing documents. [They are online and have been online for years.]
- ✓ **Financial Stewardship.** All budgets must now be available to all owners online. (In Tampa Palms they have been for many years.) The monthly Treasurer's reports must also be available online as well. They have always been available to every owner but now they will be on-line.

Below are bullet points outlining some of the new requirements. Some are important, some trivial, many existing.

- ◇ All Board meeting agendas must be posted 14 days before the meeting.
- ◇ Community managers [CAMs] must attend at least one meeting a year.
- ◇ Community manager names, availability and duties must be posted on-line.
- ◇ Any community manager or board member that has a financial interest in a supplier must disclose the interest.
- ◇ HOAs must provide an accounting of balances owed by owners within 15 business days, if requested.
- ◇ Board members must be certified (not new), Board Member certifications must be posted online.
- ◇ Board members must take 4 hours of education each year.
- ◇ RMC approval cannot be required for interior changes. (Never was in Tampa Palms.)
- ◇ RMC approval not required for A/C or heating systems unless visible from the front, sides or a golf course.
- ◇ If an RMC request is denied, explanation specifying the rule or covenant on which the denial was based must be provided.
- ◇ Notice may not be given by an HOA for garbage cans left at the curb 24 hours before or after collection.
- ◇ HOAs may not restrict storage of any item that is not visible from the front, the adjacent parcels or a golf course. (Vegetable gardens, clothes lines, RVs etc.)
- ◇ HOAs must adopt policies outlining the retention of required association records.
- ◇ Each time there is a change or amendment to any of the governing documents, owners must be notified.
- ◇ Street parking is now allowed on public roads (see related article on page 8).
- ◇ No HOA may hold or use a debit card. (TPOA doesn't)
- ◇ Penalties for kickbacks, bribes and other intentional misdeeds are strengthened.

These are some of the highlighted changes in Florida HOA regulations instituted by the 2024 Legislature and signed into law by the Governor.

The laws are yet to be recorded online. HOA attorneys state-wide are working to refine implementation. The TPOA will continue to update owners. If there are any questions, please call Brian Koerber at 813 977-3337.

Crime Concerns In Tampa Palms

Sustaining The Value Of Tampa Palms

Is Tampa Palms Becoming Dangerous?

A series of well publicized crimes took place near Tampa Palms, all within a week or so of each other, thus creating a sense of concern for the residents of Tampa Palms.

Councilman Viera scheduled a Town Hall to include Tampa Police Chief Lee Bercaw and some of his command staff.

The chief and staff asked for neighborhood input and listened intently to the concerns expressed by the neighbors who spoke.



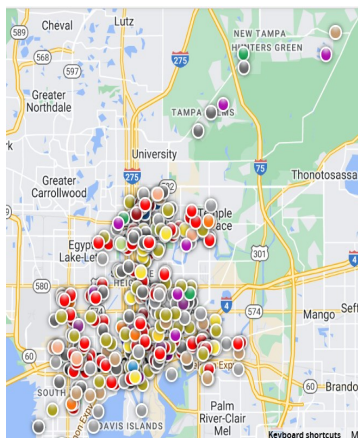
Chief Bercaw said his main goal is to work toward fighting crime with “community-focused solutions”.

Bercaw encouraged the creation of even more neighborhood watch groups and also the sharing of information within communities and with the police; something that Tampa Palms does very well.

Crime is daunting where ever it occurs. Fortunately; the occurrence is much less in New Tampa than in the rest of the City of Tampa.

Residents can easily view crime reports for the City of Tampa online :

<https://communitycrimemap.com/?address=tampa,fl>



This is a 30 day map (Jun 24 - July 24)

New Tampa and Tampa Palms look pretty good crime-wise.

Note the blank areas are in Hillsborough County which does not provide this information for the County.

Property Care Oversight



The TPOA is pushing ahead to make certain that the community standards are in place in every village and every home.

Tampa Palms neighbors have faced an unprecedented shift in living conditions which are only returning to normal now.

For this reason, the TPOA scaled back intense standards management since restarting them in 2023; this was done to give residents time to recover.

What To Do If You Get “The Letter”?

First and foremost, no owner should be offended. More than 90% of the homes in Tampa Palms (also true in other upscale communities) have at some time or another required some attention.



The first reaction for many, is some version of “why me”, or “that house is worse than mine” or “not true, my driveway/roof etc were cleaned last year”.

Totally reasonable reactions in these stressful times, but remember, an owner receives a notice because a licensed community manager observed a current problem.

All that is needed if a letter is received is to either:

1. Address the problem if it is minor and can be easily corrected.
2. Call the TPOA office with a plan that includes a timeframe if more time is needed to take action. Improvement is the objective, not immediate action.



This is particularly true when it is dead/ dying sod or major landscape are the issues. While the City water restrictions do provide a 60 day watering plan for new sod plantings, the TPOA does not force immediate compliance.

The TPOA is aware that Tampa Palms is a very mature community, unlike newly constructed communities.



This means that Tampa Palms homes may require more skillful attention and even more creativity is sometimes needed of owners to stay in compliance with the standards.

City-Street Parking City of Tampa Takes Over

Commercial Vehicles?

Is Street Parking Allowed? Yes & No!

New Laws Make Changes

TPOA governing documents have prohibited street parking for more than 30 years. Street parking violation notices are almost always the result of neighbors asking for help (due to safety concerns) with follow-up inspection by the TPOA.

Now Florida laws prohibit HOAs from sending notices for street parking **on public roads**.

Street Parking Enforcement A Police Matter

Unfortunately, commencing immediately owners who are concerned about street parking in villages with public roads will be asked to call Tampa Police for help.

The following City laws are in place to make certain that emergency vehicles have access, that accident opportunities are reduced and that the streets are kept open. If any of these situations occur, residents may call Tampa PD.

Remember, the police have their hands full and may not be able to immediately respond.

Sec. 15-43. - Parking in front of residences or private driveways.

- Parking is not permitted across the street from a driveway if the street width is twenty-five (25) feet or less. With the exceptions of the boulevards, that means most Tampa Palms village street pavements.
- Parking is not allowed within ten (10) feet from the edge of a driveway or intersection.

Sec. 15-44. - Ten feet of roadway to remain open for all vehicular traffic

- Parking is not permitted if less than ten (10) feet of the width of the traffic lane is available for the free movement of vehicular traffic. This law protects residents from street blocking, especially for emergency vehicles, by parking on two-sides of the street.

Sec. 15-49. - Parking vehicles on street for sale.

- It is unlawful to park any vehicle to be displayed for sale upon any city owned street.

Sec. 15-52. - Parking vehicles with altered or expired license tags.

- It is unlawful for any vehicle to be parked on any city street if the license tag that is expired or altered.

Commercial vehicles pose a unique challenge to the Tampa Palms community. In a residential setting they:

- Diminish home values
- Change the character of residential villages
- Tend to multiply if left unchecked

For those reasons, prior to now Tampa Palms owners were not permitted to park any vehicles with trade advertisements or markings in their driveways.

Not Permitted Now

Today, the line between what is and is not commercial blur with the emergence of SUV's and hefty pick-up trucks that are used both for work and as personal vehicles.



For that reason Florida Law now specifically allows work vehicles with "trade dress" or advertising to be parked in driveway **but not true commercial vehicles** (See pg. 6)



There is no change to the TPOA prohibitions against boats, RV's or vehicles that are not licensed.



The TPOA documents will be changed to reflect only a prohibition of actual "commercial" vehicles as they are defined by the Florida statutes 320.01(25) which is a vehicle that *"uses special fuel or motor fuel on the public highways, and which has a gross vehicle weight of 26,001 pounds or more, or has three or more axles regardless of weight"*.

Allowed

The change is that work pick-up trucks, vans, SUVs and other such vehicles may be parked in the driveways with visible advertising in Tampa Palms.



Police cars and vehicles of any law enforcement agency may also be parked in driveways. This is not a change, they have always been allowed, even encouraged.



Summer Storms & Summer Heat Have Arrived

Big Relief For Tampa Palms Ponds

The Ponds Looked Sad, But Are Better Now

Many residents expressed concerns to the CDD and TPOA as the water levels fell to new lows in all Tampa Palms stormwater retention ponds.

Although these ponds are the workhorses of the stormwater systems which protect the homes, parks, roadways and businesses in Tampa Palms, they are also beautiful amenities that grace the boulevards and villages.

For the most part, the Tampa Palms ponds are back, or at the very least, they show signs of filling nicely with the advent of “normal” summer rains.

Pictured to the right are two ponds, one from Area 1 (Stonington) and one from Area 2 (Huntington).



Both have begun to refill and no longer show large areas of “beach” along the water’s edge.

As they refill, the possibility of bank collapse is reduced and the additional water allows the pond biologists to treat noxious weeds without creating a floating mass of smelly dying materials. It also reduces the opportunities of the extraordinary heat to cause temperature inversions which can result in fish kills.



During times when there is limited rain water, in ponds such as pictured to the left in early July, it is not possible to treat the weeds.

This is an extreme example, most ponds do not become this low.

Are The Ponds “Fixed”?

While most ponds are refilling nicely, there are some slow to respond, even with the increasing rains at this time.



The most conspicuous of these *slow to recover ponds*, is the main entry pond at Area 1. This pond does not receive large quantities of stormwater since the widening of BB Downs.

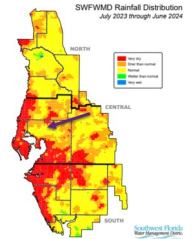
What rain is received by all ponds is subject to relentless evaporation with the extraordinary heat.

Are Irrigation Restrictions Ending?

Maybe but not necessarily.

The current restrictions limiting lawn watering to *once per week* (Modified Phase 1 Shortage Order) is set at this time to expire as of Sept 1, 2024.

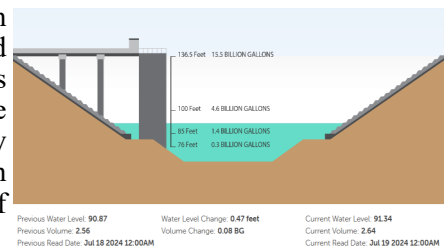
The restrictions were put in place by SWFWMD, a multi-county agency focused on both the protection and preservation of water resources for ten counties from Citrus to Sarasota. Tampa Palms is in the central portion of the SWFWMD jurisdiction.



SWFWMD will take into consideration not only that the normal rains have commenced in our area but also other elements such as:

- River flows (the City of Tampa drinking water is taken from the Hillsborough River)
- Condition of the CW Bill Young Regional Reservoir which during dry times provides back-up drinking water to serve the region.
- Temperatures and evaporation rates.

The reservoir, which is designed to hold 15.5 billion gallons of water, as of late July 2024, was only holding 2.6 billion gallons or 17% of the design capacity.

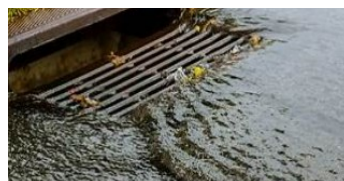


SWFWMD will most likely make their decision as in mid to late August. The TPOA will make residents aware of the decision.

Notice A Sheen To Some Ponds?

The first substantial rains in many months washed an abundance of roadway pollutants into the retention ponds, along with trash thrown in the streets. The oils cause a slight sheen which will settle.

The CDD pond biologists monitor for trash accumulation and remove it.





**The 2024-2025 School Year Is Here
Looking For Afterschool Options?**

Tampa Palms Country Club offers an afterschool program that carefully balances academic, recreational, and social activities for participants with safety needs for parents.

A look at the basics:

- Homework hour
- Cooking classes
- Tennis, mahjong and crochet classes
- Reading lounge
- Crafting
- Organized outdoor sports
- Snack time

HOURS

Monday: 12:55 to 6:30 PM

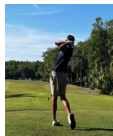
Tuesday - Friday
1:55 to 6:30 PM

One Counselor Per Ten Children

The program follows Florida State Licensing Standards. All counselors are background screened and trained in First Aid and CPR. The talented staff is comprised of Hillsborough County teachers, college students and DCF-trained counselors.

For more information and enrollment, contact Kimberly Howey [813 632-1676, kimberly.howey@invitedclubs.com]

There Is Always A Lot Happening at the Club



Community Director: Brian Koerber
Community Liaison: Leslie Caruthers
Parks Supervisor: Michael (Dasch) Bergmann

16101 Compton Drive M-F 9 AM - 5 PM
 Phone: (813) 977-3337
 Fax: (813) 978-8067
 E-Mail: tpoamail@aol.com
 Web Site: www.tpoa.net

Board of Directors

Tracy Falkowitz, President (813) 977-3337
 Maggie Wilson, Vice President (813) 977-3337
 Jodi Pecoraro, Director (813) 977-3337
 Debbie Libertiny, Secretary (813) 977-3337
 Don Oneal, Treasurer (813) 977-3337

CDD

16311 TP Blvd. West
 Maggie Wilson, Consultant
 Phone: (813) 977-3933
 Fax: (813) 977-6571
 E-Mail: cdd.tampa@verizon.net

CDD Board of Supervisors

Gene Field (Chair) (813) 977-1162
 Greg Horvath (813) 977-3933
 Tracy Falkowitz (813) 977-3933
 Richard Diaz (813) 977-3933
 Don Oneal (Vice Chair) (813) 977-3933

ABM (Landscaping)

Joe Laird, Project Manager (813) 267-1756

Tampa Palms Parks

Compton Park (813) 972-0897
 Hampton Park (813) 972-5699

Police & Fire

911

Non-Emergency Police (813) 231-6130
 Non-Emergency Fire (813) 223-4211

Local Schools

Tampa Palms Elementary (813) 975-7390
 Lawton Chiles Elementary (813) 558-5422
 Liberty Middle School (813) 558-1180
 Freedom High School (813) 558-1185

Miscellaneous



Street Repairs (813) 274-3101
 TECO (813) 223-0800
 Hillsborough County Solid Waste (813) 272-5680
 Water Department (813) 274-8121
 New Tampa Rec Center (813) 975-2794
 Councilman Viera (813) 274-7073
 Commissioner Hagan (813) 272-5452





Aug-Sep, 2024 Community Calendar



AUGUST, 2024

SUN	MON	TUES	WED	THURS	FRI	SAT
				1 9 AM TPWC Mtg 4 PM Private (2)	2 5 PM Private	3 10 AM Private 5 PM Private
4 8 AM Private Event 3 PM Private Event	5	6 9 AM Private	7 9 AM Private	8  9 AM TPWC Bridge 4 PM Private (2)	9 5 PM Private	10 10 AM Private (2) 5 PM Private (2)
11 8 AM Private Event 9 AM Private Event 3 PM Private Event	12	13 9 AM Private	14 6PM CDD Meeting	15 4 PM Private 6 PM Private	16 5 PM Private	17 10 AM Private (2) 5 PM Private
18 8 AM Private Event 1 PM Private Event 3 PM Boy Scouts	19 5 PM Covenants Mtg	20 VOTING 10 AM Private 11 AM TPWC Board 6 PM TPOA Board	21 9 AM Private 10:30 AM Sanctuary 4 PM Private	22  9 TPWC Bridge 4 PM Private	23	24 10 Private Event 5 Private Event (2)
25 8 AM Private 9 AM Private 3 PM Girl Scouts	26	27 9 AM Private	28	29 4 PM Private	30	31 5 Private Event (2)

SEPTEMBER, 2024

1 8 Private Event 9 Private Event	2 LABOR DAY	3 9 AM Private Event	4 9 AM Private	5 9 TPWC Meeting 4 Private Event	6 Food Truck Friday!!!	7 5 Private Event
8 8 Private Event 9 AM Private Event 3 PM Girl Scouts	9	10 9 AM Private Event	11 6 CDD Meeting	12  10 TPWC Bridge 4 Private Event	13	14 10 Private Event 5 PM Boy Scouts 5 Private Event
15 8 Private Event 3 Private Event (2)	16 9 AM Private Event 5 PM Covenants Mtg	17 9 AM Private Event 11 AM TPWC Board 7 PM TPOA Annual Meeting	18 9 AM Private 10:30 AM Sanctuary 4 PM Private	19 4 PM Private Event 6 PM Private Event	20	21 10 Private Event 5 Private Event
22 8 Private 3 PM Girl Scouts	23	24 9 AM Private Event 9 AM USF OLLI	25	26  10 TPWC Bridge 4 Private Event	27	28 10 Private Event 5 PM Private
29 8 AM Private Event 3 PM Private Event	30					

Tampa Palms CDD Meeting Agenda

August 14 at 6:00 p.m.
Compton Park Recreation Building
16101 Compton Drive, Tampa, FL 33647

1. Roll Call & Opening
2. Strategic Planning
4. Public Comments
5. Board Member Discussions
6. Project Updates
 Around the Neighborhoods
 Park Updates
7. Misc. Board Business
8. Public Comments
9. Board Member Discussions
10. Adjourn



Food Truck Friday Is Back



Friday September 6th

Dine in or take home; a world of food choices including burgers, surf & turf, Indian food, smoothies, pizza, ice cream and more...

