



Northdale

NORTHDALE CIVIC ASSOCIATION COMMUNITY NEWSLETTER



**See
page 6**

**Special announcement about
changes to our newsletter!**



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PRESIDENT'S LETTER

The Northdale Civic Association's 2017-2018 membership campaign began on June 1. I'm disappointed that membership response from our residents is well below previous years. Every NCA Board Member is a volunteer that has committed time and energy to the betterment of the community. We'd appreciate your commitment to support Northdale as well via membership in the NCA. I find it sad that only a quarter of our 2,700+ homeowners are willing to contribute \$35.00 annually in support of their community. We understand that most Northdale homeowners want the NCA to enforce deed restrictions on their behalf. Yet, the majority of deed restriction complaints that we receive come from non-members. It's not too late to become an active member. A membership form can be found in this issue or you can pay online at www.northdale.org. We thank you in advance.

Please mark your calendars for these upcoming neighborhood events:

Northdale Park Recreation Center will host a spaghetti dinner on Friday, **November 17th** starting at 5:30 P.M. Price is \$8.00 and all funds raised will support the Friends of County Parks organization.

On **December 15th** Northdale Park Recreation Center will sponsor a *free* **Holiday Movie in the Park – Dr. Seuss' How the Grinch Stole Christmas**. Showtime is 7 P.M. We suggest you bring a lawn chair or blanket and relax outdoors. Concessions will be available for a sale.

Get in the holiday spirit and take part in the NCA sponsored **Holiday Lighting Contest**. The rules are simple: 1) decorate the exterior of your home for the season; 2) only current paid members of the NCA are eligible to win one of several \$50.00 gift certificates; 3) NCA neighborhood representatives will be making selections for the final judging on evenings starting December 9 through December 15; 4) **Final Judging is Sunday, December 17th**. Make sure your holiday lights are on from 6:00 P.M. to 9:00 P.M. on those nights, but especially the 17th. Good luck!

Sincerely,

Ann Frisbie

Frisbie_annv@verizon.net
813-968-8460



Northdale Civic Association Annual Membership

Name: _____
Address: _____
Phone Number: _____
Email: _____

- I have feedback for the Board. Please contact me.
- I (we) will be willing to serve 2 hours/month as an advisor to the Board.
- I (we) are interested in joining the OWLS at no additional charge. Please contact me.
(Yearly OWLS dues are included in NCA membership.)

Mail \$35 to: Northdale Civic Association, 3853 Northdale Blvd., Box 374, Tampa, FL 33624
northdale.org

WHAT IS THE NCA?

The Northdale Civic Association is a volunteer organization of concerned citizens whose mission is to make Northdale a better place to live and increase property values by enforcing the deed restrictions to which each homeowner is legally subject.

The NCA is also the organized voice of Northdale, and represents residents when issues affecting Northdale are raised by Hillsborough County, the State of Florida and other governing bodies.

The NCA issues this Newsletter and organizes the following events and programs: Welcome Wagon Program; Easter Egg Hunt; Community Garage Sales; Family Fun Festival; Northdale Pumpkin Run; Holiday Decorating Contest; Meet the Candidates; and the Northdale OWLS (Older, Wiser, Lively, Seniors). Board Meetings are open to the public.

NCA Board Officers

President: Ann Frisbie
Vice President: Tom Murray
Secretary: Jan Marshburn
Treasurer: Bill Castens

DEED RESTRICTION VIOLATIONS

Residents can request an investigation of deed restriction violations. Complaints need to be in writing or submitted online. The NCA conducts periodic neighborhood inspections and will act on their findings when necessary.

To request an investigation of a possible deed restriction, follow the instructions at www.northdale.org or, if you prefer, mail us a complaint. Print out a form online or pick one up at the UPS store or the Sheriff's station in the BOCC building. Mail it to NCA Deed Restrictions at 3853 Northdale Blvd, #374, Tampa, FL 33624.

When a violation occurs a letter will be sent to the violating homeowner with a request to correct the problem. After a reasonable amount of time passes, and the problems persists, the coordinator may contact you with the available options. Some of these options could include legal action against the homeowners.

The NCA will not become involved in conflicts between neighbors, animal problems or landscape issues due to drought.



HOW TO JOIN THE NCA

Forms are available in each edition of the Northdale Newsletter. There are forms online at www.northdale.org.

HOW TO JOIN THE BOARD

Annual membership is only \$35. All members are eligible to run for NCA Board positions in elections held each May. Elections for those positions are made by the sitting board at the monthly board meetings. The dates of those meetings are posted in the Community Calendar.

NCA Board Directors

Robert Demeo
Frank Giordano
Martha Hughes
Robert Mantler
Bruce Poli
Raymond Powell
Claude Siler-Nixon
Nancy Stearns
Jessica Watterson

DEED RESTRICTION COMMITTEE REPORT

After our recent hurricane experience many homes are still struggling with fence and roof repairs, not to mention the left-over landscape issues. I think overall the community survived from what could have been much worse. We have received calls from homeowners about replacing things like fences and some roof issues. For the record, white plastic fences are permitted. Matter of fact some have asked about the off-white ones. They are fine too. I had a question about cyclone fence. They are not permitted. When replacing roof please remember that your contractor must obtain a permit. We have recently had Code Enforcement issue citations for folks putting up roofing without a permit. After a permit is issued and the work completed, a County inspector will come out to insure all is right with the roof. So be careful who you hire to do the job. Make sure they comply.

Just to remind folks that when you go on line to our web site to file a complaint be specific. Occasionally we receive a complaint that mentions a home site but no violation. When we approach the home, and see no violation (s) there is no action taken. I suggest if you are not sure about an issue, you go first to the deed restrictions for that area, on the web site, and see if

what you are concerned about is a violation. Please remember we do not divulge any complaint you file to anyone. If there is an issue that requires legal action, then we will contact you first to make you aware and see if you want to proceed. The reason for that is this, at that point your name may be needed for any legal action. If the issue is one that is obvious to all then we proceed in the NCA name.

RENTAL PROPERTIES: When there is a violation involving rentals, we notify both the renter and the owner. We also copy both so that the owner and renter see the same complaint.

REMINDER: Again County officials have reminded us that all homes need to have a recognizable address posted in plain view, so emergency vehicles can locate easily, especially in the dark.

We want to remind everyone that there is a cost of enforcing deed restrictions. We are currently involved in a legal case that we feel is important to our community. Your dues are vital. We feel there are some issues that need correction. We can only do what the budget allows. The more members we have increases our ability to make our community even better.

Please remember that the NCA

Board meets every third Monday of the month except December. Come and hear firsthand what we do, and not from hearsay. We urge you to share your thoughts with us by coming to a meeting or even writing to us via e-mail at www.northdale.org/ at contacts.

Deed Restriction Chairman

f.giordano4@verizon.net

Frank Giordano

GO TO northdale.org





CHANGES ARE COMING.....

Several months ago a committee was formed to explore and review the process the NCA had been using to create, print, distribute and pay for the community newsletter. Based on the findings of the committee, the NCA Board of Directors voted to make changes to the publication and distribution of Northdale's bi-monthly newsletter.

Effective with the January-February issue, the hard-copy of the newsletter will be mailed out to ONLY our paid members. We will continue to publish the newsletter on our community website: go to www.northdale.org and select the 'Newsletter' tab. Current and past issues are available online for viewing. We also will assist via a Facebook link. All informative information, i.e. President's letter, Deed Restriction update, contact information, Tax District report, membership form and announcements of special activities will continue as usual.

The NCA has contracted with IKare Publishing, Inc. to handle layout, printing and mailing services of the newsletter starting with the January-February edition. IKare Publishing, Inc. has over 25 years of experience publishing community newsletters. Go to

their website, www.IkarePublishing.com if you'd like more information about them. This publishing change will mean that Jessica Kingsborough will end her time as newsletter editor. We appreciate the time and effort Jessica has devoted to improving the look and content of the newsletter.

If you have questions or comments regarding the above changes, please direct them to newsletter committee members: Bruce Poli at bpoli707@gmail.com or Nancy Stearns at nstearns@tampabay.rr.com.

If you are not a current paid NCA member and wish to receive a printed hard copy of our bi-monthly newsletter, BECOME A MEMBER for the low price of \$35.00 per year. We plan to introduce other benefits of membership throughout the year. Mail in your payment with the membership form in this newsletter, or go online to pay at www.northdale.org via Pay Pal.

Submitted by NCA Newsletter Committee

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Northdale Special Tax District



NORTHDALE SPECIAL TAX DISTRICT REPORT

Well, Irma gave us what for, however we can be thankful that we got off easy considering other areas were hit especially hard. USLawns has cleared away most debris on the common areas and neighborhoods will just have to be patient with Hillsborough County. You can go to Hillsboroughcounty.org and click on hurricane debris update; their contractors are working seven days a week and hope to have the waste cleared away by November. Our local waste disposal company, Republic Services, is overwhelmed as well and are doing their best to keep up with the demands. The Irma debris requiring removal is estimated to equal one and a half years' worth of normal pickup. The end of hurricane season is in sight...just hope we are spared from any further storms.

Wall reconstruction continues at Dawnview and Northdale Blvd. The rebar is in and block wall has been constructed. It is a time-consuming effort; when walls are up and coated, the coating must cure before paint can be applied.

KEEP PLASTIC BAGS OUT OF RECYCLING..... never bag your recyclables before placing them in your blue cart. These bagged recyclables aren't recycled as they cannot be sorted and tangle the recycling equipment. Also, not all plastics and metals are recyclable.....plastic, glass, metal containers and dry paper and cardboard are recyclable but not all even if they have a number on the bottom. REMEMBER "when in doubt leave it out" and toss in the trash container.

NO...plastic bags, Styrofoam, soiled paper items, garden hoses, ropes or wires, clothing, shoes or textiles and electronics. These are all No Nos! Electronics can be taken to the Northwest County Solid Waste Facility, 8001 W. Linebaugh Monday through Saturday from 7:30 am to 5:00 p.m. This facility also accepts washer/dryers, a/c units, furniture, mattresses, stoves & micro waves, auto tires, fridges and chest freezers and any item too large for curbside collection. You will need to present a photo ID and the latest tax assessment for your property at the facility.

Remember to observe posted speed limits not only as a safety measure but as a courtesy to your neighbors. Thanks for helping Northdale remain a premiere community in which to raise our families. Thank you!

Nancy Stearns

President – Northdale Special Tax District

Northdale Special Tax District



What is the NSTD?

The Northdale Special Taxing District is a Hillsborough County dependent tax district. The District was originally set-up under a State ordinance, but in 1992 was adopted under County ordinance #92-35. The County collects the taxes for the District and provides the ordinance or regulations that give authority to the District. Funds are derived from the County non-ad valorem tax of \$130 per residential unit. Residents in single family homes, along with apartments and condominiums are assessed \$130. Also, all properties within Northdale boundaries including businesses and other non-profit groups are taxed based on an equitable per residential unit basis.

The District is responsible for maintaining the common areas throughout Northdale. These areas include the main entrances coming into Northdale, landscaping in common areas alongside roadways and medians, neighborhood entrances, the outer surface of the block walls and along the roadside. The District also maintains selected lakes and wetland areas along the main roadways in Northdale.

The District is governed by a Board of nine trustees who are elected by the public or appointed by the Board. Board members must be registered voters and reside in Northdale. The trustees receive no compensation for their work. The Board has hired an administrator to complete many of the day-to-day details of the district. The administrator is a sub-contracted (paid) position.

Although the District does maintain the common areas in Northdale, there are many areas that the District does not control. The District does not maintain roads, street lighting, street signs, or utility lines. Also, the District does not maintain private property or enforce deed restrictions. Deed restrictions are enforced by the Northdale Civic Association (NCA). The District and the Civic Association are two different and separate bodies. The District is a public governmental body and the Civic Association is a private association of Northdale residents. Only the Civic Association has authority to issue deed restriction warnings.

Although separate, the District and the Civic Association work to achieve the same goal of making Northdale a great place to live.

Northdale Special Taxing District Board of Trustees

Nancy Stearns - President
Tom Murray - Vice President
Eli White - Treasurer
Don Hachey - Secretary

Angel Bustelo
Frank Giordano
Ray Klaus
Bill Castens
Earl Albright

Contact Information
(813) 810-0125

Northdale Special Tax District
PO Box 340024
Tampa, FL 33694-0024

rick@thefloridasolutions
group.com

"Tax District Meetings are held on the second Tuesday of each month at 7PM at Northdale Park, Bill Castens Gymnasium conference room"

The next meetings will be:
November 14
December—No meeting

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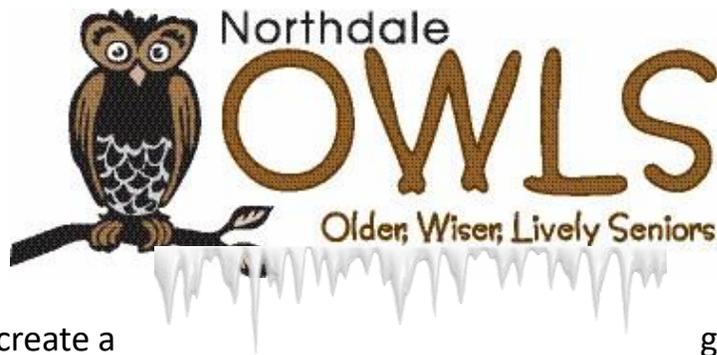
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Our Mission is to create a growing network of co-ed seniors, to provide social activities, local events, travel, entertainment and educational seminars in common interest groups as ways to safely enjoy our lives.

“Winter Time? --- We are waiting for Cold Weather!”

- Nov 4, Sat – **Northdale 5K Pumpkin Run Race & Family Walk.**
- Nov 7, Tues – **Peggy Sue** and a few other friends of **Rick Chapman** at Owls luncheon.
- Nov 9, Thurs – **“Classical America”** with the **Florida Orchestra.**
- Nov 10, Fri – **Junior League Holiday Market** - power shopping!
- Nov 12 thru Nov 19, Sun thru Sun – **Myrtle Beach Christmas Adventure** – fun bus event!
- Nov 13, Mon – Nature Hike at pristine island of **Egmont Key.**
- Nov 16, Thurs – **Tampa Bay Lightning hockey** vs. Dallas -- **GO BOLTS!**
- Nov 17, Fri – **Spaghetti Fund Raiser** for Northdale Park – Support our local park.
- Nov 20, Mon -- – **Bunco & Lunch** at Brunchies, 14366 N. Dale Mabry Hwy.
- Nov 21, Tues – **Lake Alfred Shopping** Adventure – **Shop ‘til you drop!**
- Nov 26, Sun – **Show Palace Christmas** with all new holiday extravaganza show.
- Nov 29, Wed -- **Lunch Bunch, Gios Italian Grill** (Separate Checks).
- Dec 2, Sat – **Bok Gardens Christmas Sunset & Holiday Concert.**
- Dec 3, Sun – Carrollwood Players: **A Christmas Carol, a holiday classic!**
- Dec 5, Tues – Terrific **Holiday Extravaganza** by **Harvey & Edith Lyon** with friends!
- Dec 6, Wed – **Victorian Christmas Stroll** at Plant Museum, University of Tampa campus.
- Dec 7, Thurs – **Vigorous hiking** in the **Green Swamp!**
- Dec 12, Tues – **Holiday High Tea** – **Hats & Teatime Attire optional – Glitz Welcomed!!**
- Dec 15, Fri – **Holiday Movie in Park & Tree Lighting** – **Bring New Toy for Needy** for tree.

Weekly Activities include

Aerobics Lite, BBOB’s (Bill’s Blooming Orchid Club), Bridge, Bing-Owl, Board Games, Hand & Foot Cards, Line Dancing, Pickleball, “Dress A Girl Around The World”, Eckerd’s Raising Hope, Mah Jongg, Painting, Singing, Table Tennis, Tai Chi, Meals on Wheels Deliveries, Walking & Yoga.

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Help your system stay efficient &
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COMMUNITY CALENDAR

November 4, 2017

Pumpkin Run

Bob Sierra YMCA

8 AM start

November 7, 2017

Owls Monthly Luncheon

Northdale Park

Metropolitan Ministries canned
food drive

November 14, 2017

NSTD Meeting: 7 PM

Northdale Park

BCG Conference Room

November 17, 2017

Spaghetti Dinner

Northdale Park & Recreation

5:30 PM

\$8 per dinner

November 20, 2017

NCA Board Meeting: 7 PM

Northdale Golf Club

Main Dining Room

December 5, 2017

Owls Monthly Luncheon

Northdale Park

Holiday Extravaganza

December 15, 2017

Movie in the Park

Northdale Park

7 PM

HOLIDAY LIGHT CONTEST!

All December! Final Judging will be
on December 17th!

***Must be a current paid member
of the NCA Civic Association to
win!**



BLACKOUT *Weekend*

An All Weekend Sales Event!

FRIDAY: NOVEMBER 24th • SATURDAY: NOVEMBER 25th
 SUNDAY: NOVEMBER 26th • Biggest Sales of the year!

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 FOR EVERY
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**FREE HEALTH
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***FIRST TIME PATIENTS ONLY**

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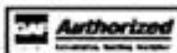
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BUY ONE PHILLY STEAK GET ONE FREE!

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Hillsborough
County Florida
Parks & Recreation

Holiday Tree Lighting and Movie in the Park

Free at Northdale Recreation Center
15550 Spring Pine Drive in Tampa

Friday, Dec. 15

7 p.m.

Take a family-friendly break from the hectic holiday pace.

Stop by for some holiday humor with a showing of

"HOW THE GRINCH
STOLE CHRISTMAS"

S'mores, hot cocoa, and popcorn available for purchase.

