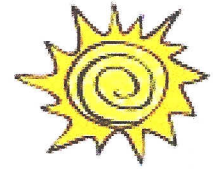


**TARPON COVE
CONDOMINIUM ASSOCIATION, INC.**



Summer 2010



THE COVE CHRONICLE

PRESIDENT'S MESSAGE

***BOARD OF
DIRECTORS***

Ken Blyth
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kblyth1@hotmail.com

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mgolia@tampabay.rr.com

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We have had another very busy winter with some of our projects. The major project that was finally completed was the marina. Some work on the bridge to make it a little more stable was done as the added weight of the IPE put some strain on the original design. This, and a few minor problems have been corrected by the contractor. In line with the new marina the board has decided to try and run the marina in a more business like fashion and have updated the marina rules and regulations with some minor changes. As part of this the board has appointed three residents to be our Dockmasters. The Dockmasters will be the eyes and ears for the manager who will now be totally responsible for the marinas management and operation.

We had another very significant accomplishment this winter with the development of the NEW Tarpon Cove website. (www.tarponcovecondo.org) Mr. Chi Kelley donated not only his expertise in this area but countless hours working on the new site. A web site of this caliber would have cost the association thousands of dollars to develop. Thanks Chi - it is truly impressive! We are hoping that everyone that uses the internet will start to look at the site for a source of current information, submit work orders, and print any forms that you may need. It is our hope to keep it informative and current so if you have any suggestions or information for the site, please contact the manager who is responsible to maintain the site.

Speaking of the manager we hired a new one this past January. We dropped our Greenacres management contract and hired Ms Debbie Alcocer as a full time manager. Ms Alcocer will provide property management as well as the administration support we need. I am happy to report after going thru five managers in five years that the feed back has been very positive as we continue to try and manage the association in a more business like fashion.

Approaching the summer season we always develop a Summer Project list. The list is developed by looking at outstanding work orders and input from Rod Murray and the manager. Once the list is agreed on, Rod and Debbie set the priorities; Debbie gets us ball park costs and the work begins. The board receives bi-weekly progress report from the office. If you see anything that you think we need to consider just fill out a work order and it will get reviewed for the list. The list and progress on projects are posted on the web site if you want to see what we are up to this summer.

I hope you all have a safe summer and are looking forward to getting back to Tarpon Cove; I know I am.

Ken Blyth



**Up date your
email address
for more
current
information!**

OFFICE CORNER

It's hard to believe that six months have gone by. I think I've met, or least spoken to, the majority of Tarpon Cove owners. You have all been so welcoming and friendly; I appreciate that very much.

One of my main goals is to make sure the communication is very good between the office and you – the customer. When you request a work order or leave a voice message I will make sure I get back to you as soon as I can, even if I don't have an answer yet. During the season the office is extremely busy and I do hope I didn't miss anyone or anything.

The new web site is fully operational and working very well as a communication tool between the owners and the office. Almost all the forms are on the site: the financial information, news and events, plus you have the ability to request a work order with just a few lines and a click of the mouse. It comes right to my desk; I assign it a number, and pass it on to the crew. You can even view the Summer Project List to see what we are up to this summer. Comments and suggestions are always welcome.

I am attempting to communicate and cut costs by using the web site more and more. I ask every owner to verify your email address so you will be on the roster for information, updates, and newsletters. By not mailing to 182 units we will save almost \$100 just in postage. Do not fear – we will never give your email address to anyone. It is on my system only and when I send out a "blast", all the addresses will be private so they cannot be copied or used by anyone.

I am shredding, sorting, filing, and researching so that when the busy season rolls back around this office will be running like magic. Thanks for your suggestions and support. Stop by and say hello!

Debbie

WELCOME.....

Frank Farrelly joins the Cove in maintenance upon Roger's retirement. After just three weeks it's obvious he was the right choice. He is a great addition to the team with knowledge of almost any maintenance work you can name PLUS he is CPR and AED certified. If you're in trouble look for Frank!

John Judge joins the Gate House group as a third shift attendant. His professional demeanor, watchful eye, and knowledge of the community brings very good support to the security lineup.



ARCHITECTURE COMMITTEE

All changes to your unit that can change the outside appearance of the unit need to be approved by the architecture committee. These include new windows, hurricane shutters, etc. Please inquire about the process at the Business Office. Remember, windows require a Permit from the City of Tarpon Springs. Make sure your contractor has secured the permit or you may be liable.

Lynne Toth, Chairperson
Architecture Committee

SOCIALLY SPEAKING

Another season has past although the weather was not exactly that desirable. Despite the conditions there was a myriad of activities to enjoy. The clubhouse was occupied day & night with aerobics, line dancing, yoga, Bridge, Mahjong, and book club. The Art Class continued to demonstrate the improvement of so many artists. Carlie Ponee returned this season which encouraged us all. The culmination of all their efforts was enjoyed by the many impressed visitors at the annual Wine & Cheese Party. As usual, Chi Kelley presented the works on a DVD viewed on the TV. Copies of them were available for all who wished to purchase one at a minimal cost.

The annual parties were a definite success with dancing, singing, and more. For St. Paddy's Day we had the pleasure of a dinner catered by Klaus & Percy. With the help of their leprechauns it was a genuine Irish gala event. Annie Byrnes continued to make it a hilarious evening. The Irish, and those who wished they were that day, laughed and enjoyed a good time.

Outside the clubhouse, for the ones who still had operable knees, hips, joints etc. played golf & tennis. The tennis finals were dedicated to The Diane Radcliffe Tarpon Cove/ Mariner Village Tennis tournament.

We're looking forward to the next season. Many suggestions have been made and will be discussed at the next Social Committee Meeting. All Tarpon Cove residents and renters are welcome to share their ideas.

Have a great summer!

Maureen Brennan & Ginny Pennington
Social Directors



Summer has arrived at Tarpon Cove

After a colder than usual winter here in Florida, during which most boat owners were unable to enjoy their boats, we are now having weather more suitable for those wanting to be out on the water. With the warmer weather comes Hurricane Season and a concern for the safety of our community and marina.

Please make sure you have secured your boat with double lines. In addition to securing your boats, please contact the office with the name of the person or persons who have authority to board your boat should the need arise.

Everyone, no matter where you are, have a safe and enjoyable summer.

Regards—Your TC Dockmasters

At the meeting in May the board agreed to a change in the way the marina would be managed in the future. It was felt that the marina is more of a business within the association's structure than an amenity. The full responsibility for the marina's management and its day to day activities will rest with the Property Manager. In an effort to assist the manager the board has appointed three Dock Masters. Your Dockmasters are Terry Roberts, Lou Lamb and Don Radcliffe. Their responsibilities are:

- √ Assist Manager in the assignment of boat slips.
- √ Perform regular tours of the marina to ensure the marina is being operated in compliance with the Rules and Regulations.
- √ Report to the manager any unusual conditions requiring repair or maintenance.
- √ Identify any unauthorized boats berthed in the marina.

Copies of the updated regulations which include dockmaster duties and responsibilities have been sent out to the slip renters. If you would like a copy please go to the web site or see the Manager at the office.

The Marina is a very important part of our community and boater or non-boater please feel free to offer any suggestions regarding the way it is managed.



LANDSCAPE COMMITTEE



Mother Nature was not our best ally during the winter season. Many of our flowering shrubs were hit hard by the cold temperatures. We found that Ixoras and Crotons did not fair well. As a result we did not plant new ones.

As we toured the property, we trimmed Hibiscus, Oleanders, Jathrophas, and other plants with wilted leaves. We patiently waited and many of the plants rebounded.

We had previously removed many of the Oleanders along our property fences next to Pointe Tarpon. We planted Jathrophas in their place and now have more color returning. From time to time we are still trimming branches with brown leaves on the shrubs. We did plant some new Blue Plumbago shrubs for their blue color addition.

I wish to thank the volunteers that continue to help beautify our community. Thanks to Bob Marra, Dick Phillips, George Garcia, Rich Felak, Flo Louvar, Audry Klingman, Rhoda & Ron Carter for pitching in. We do notice that many owners that plant flowers and trim shrubs and palms – thanks to you!

Mike Golia

WELCOME TO NEW TARPON COVE OWNERS

Tom Abernethy #307

Philip & Joyce Poirier #303

Alex & Sophie Emmanoilidis #128

Mike & Kathleen Schreiner #184

Rick & Heidi Grabowski #144

Bob & Lois Visalli #204

William O'Donnell #45

Paul & Julia Wallace #26

IN MEMORIAM

Long time friend and very active resident **Sid Macioci** passed away on Tuesday May 11. They have asked that any contributions go to The Disabled American Charitable Service Trust, 3725 Alexandria Pike, Cold Springs, Kentucky 41076.
Phone 877-426-2838 or fax 859-442-2688.

Our thoughts are with the Macioci family.

ARE YOU PREPARED?

Tropical Storm Watch: Tropical storm conditions of 39-74 hours are possible in the watch area within 48 hours

Tropical Storm Warning: Tropical storm conditions are expected in the area within 36 hours.

Hurricane Watch: Hurricane conditions are possible in the watch area within 48 hours. Begin phone tree - Preparations should be underway.

Hurricane Warning: Hurricane conditions expected in the watch area within 36 hours. Preparations should be complete.

Storm Names 2010 : Alex, Hermine, Otto, Bonnie, Igor, Paula, Colin, Julia, Richard, Danielle, Karl, Shary, Earl, Lisa, Thomas, Fiona, Matthew, Virginia, Gaston, Nicole, Walter

Nearest Shelters:

Tarpon Springs Middle School	501 N Florida Ave	Tarpon Springs	
Brooker Creek Elementary School	3130 Forelock Rd.	Tarpon Springs	
East Lake High School	1300 Silver Eagle Dr.	Tarpon Springs	
Carwise Middle School	3301 Bentley Dr.	Palm Harbor	
Palm Harbor University High School	1900 Omaha St.	Palm Harbor	
Palm Harbor Middle School	1800 Tampa Rd.	Palm Harbor	
Dunedin Community Center	1920 Pinehurst Rd.	Dunedin	
Dunedin Highland Middle School	70 Patricia Ave.	Dunedin	 
Dunedin Elementary School	900 Union St. N.	Dunedin	

Picnic, pool, and BBQ time is upon us. A new smoker has been added to the grill area and seems to be quite popular. As the grills and smoker are for the entire community please remember basic etiquette

- ~ Clean up after yourself. This is not a maintenance job.
- ~ Be sure to catch your dripping otherwise the animals will be cleaning up after the humans – Yuk!
- ~ No glass is allowed in the pool area. If you absolutely must have glass in the BBQ area, keep it there. DO NOT use bottles in the pool area.

Please be courteous.....



It is with a degree of sadness that I say farewell to Tarpon Cove, but as most of you already experience, it means more time with the grandchildren, which is the reward after working so many years.

For 5 ½ years, I have enjoyed a wonderful experience, thanks in large part to Vicki Howell (who for whatever reason believed that I could help TC) and the Board in 2004. When hiring me, I told Vicki that I would guarantee the Association 5 years of employment. It clearly has been a very rewarding time.

You have a very intimate community and it shows in the various activities and camaraderie that you share. The Boards that I have served definitely have the Association at heart and now you have a very competent manager for the future.

I thank all of you for sharing your time with me. I hope in some small way that I enhanced the working functions within TC.

Enjoy life with the best of health!!

A TC friend,

Bob Poll

DID YOU KNOW... You are at risk of a possible fire? That you may be spending more money with Progress Energy than you need to be? The Fire Marshall has reminded us that if you have too much in you're A/C storage area, **especially hazardous materials like paint**, the units cannot function properly plus the heat from the unit working too hard could cause an explosion – Not good either way. Violations such as this can cause fines and insurance issues that could cause your maintenance fees to increase. ~ Be aware and be courteous.

VANDALISM AT TARPON COVE

This past spring we have experienced a wave of vandalism in our community which has created unhealthy and unsafe conditions to say nothing of the cost of replacing and repairing the damages.

Specifically vandals have:

- Plugged toilets and sinks in the clubhouse restrooms
- Broken restroom door frames in an attempt to break into the clubhouse through the bathrooms
- Repeatedly broken the spa thermometer, leaving glass on the deck.
- Added soap to the Spa causing messy and slippery overflow causing a chemical imbalance difficult and expensive to correct.
- Sprayed orange paint on trees and sprinkler heads.
- Broken bottles on the pool and spa decks resulting in a very unsafe condition.

In all but one instance we have no firm evidence as to who is responsible.

We have returned to the practice of locking the lavatory facilities at 10:00 PM. More importantly video surveillance equipment has been installed in strategic locations in an attempt to identify the vandals. We urge all members when on property to be aware of nighttime activity in the pool and spa area and if a problem is thought to exist to call the Gate House so the police can be called.

TARPON COVE PERSONNEL

ASSOCIATION MANAGER

Debbie Alcocer — debbie.tcove@gmail.com

MAINTENANCE PERSONNEL

Rod Murray & Frank Farrelly

OFFICE HOURS

Monday — Friday 9:00 AM to 3:00 PM

TELEPHONE / FAX NUMBERS

TELEPHONE (727) 934-1172

FAX NUMBER..... (727) 938-4787

EMERGENCY / AFTER HOURS

GATEHOUSE-.....(727) 934-8824

WEB SITE:

www.tarponcovecondo.org

FRIENDLY REMINDERS

- ◆ Rental of your unit can only be done on a minimum of three months. No short term rentals are permitted.
- ◆ The Office must be notified when guests are using your unit in your absence.
- ◆ You are required to notify the gate when you are having guests or contractors to your unit. The gate attendants are not responsible to call your unit and may turn away your visitor or contractor.
- ◆ You and your guests are requested to clean up after using the pool and BBQ areas as we have no staff assigned to these functions (i.e., lowering umbrellas, returning chairs, turning off and cleaning the BBQ).
- ◆ Guest and renters are NOT permitted to have pets on the property.
- ◆ Only owners, renters, and registered guest are permitted to use the pool and other facilities.
- ◆ Report any problems or deficiencies on the property to the office.
- ◆ Please continue to recycle. It saves us all \$\$\$\$\$

REMEMBER — MAXIMUM SPEED LIMIT IS 20 MPH.

**TARPON COVE CONDOMINIUM ASSOCIATION, INC.
1531 WEST KLOSTERMAN ROAD
TARPON SPRINGS, FLORIDA 34689**