



A Fitness Center Update

January, 2010



December, 2009



November, 2009



October, 2009



Construction of the new fitness center continues on schedule and completion is anticipated in March. So you may want to wait to buy or renew a membership at a commercial fitness center. Watch our web site and the marquee in front of the clubhouse for an announcement of the grand opening.

The facility will include one racquetball court; an 800 square foot fitness room; CDD office; one private party/meeting room with kitchen facilities; and rest-rooms. The plans can be found at the Clubhouse.

The parking lot will be resurfaced in conjunction with this building project. It may be necessary to close all the parking facilities for a few days during the resurfacing work. However, no disruption is expected to clubhouse, pools, tennis courts, basketball courts or volleyball courts operations, as a result of the building construction.

In accordance with our joint use agreements, residents of Meadow Pointe 3 & 4 will be welcome to use the new facility. Our current clubhouse will be used for parties and meetings, allowing uninterrupted use for those wanting to use the space.

—Dennis Smith, Supervisor, MP CDD

The MP1 Community Fair

The Meadow Pointe Community Council (MPCC) will host its annual Community Fair on **Saturday, March 27th from 10am to 2pm** at the MP1 Clubhouse. This **FREE** event showcases the products and services of Meadow Pointe residents as well as those residents of our surrounding communities. A free raffle will be held, and vendor food samples will be available. Snacks and beverages will be available for purchase through the MPCC. Face painting, a bounce house and other activities will be available for the kids. Interested vendors should contact the Community Council for information on how to secure a booth for this year's event. For more information, contact the MPCC at mp1cc@yahoo.com or call Dennis Costa at 907-1237.

Spring Garage Sale Coming Soon!

Get ready for the Meadow Pointe CDD Community Garage Sale on Saturday, April 17 from 8 – 2. Residents in all eleven (11) villages are invited to participate, and there is no cost.

Thank You Holiday Elves!

Many thanks to all the Meadow Pointe Clubhouse Staff, members of the Meadow Pointe Community Council, and the many resident volunteers who decorated our community for the holidays. **THANK YOU SO MUCH!**



Santa's Visit

Santa visited several Meadow Pointe villages on Sunday December 20. Riding high on his antique firetruck, Santa was quite a site to see while tossing candy canes to all those that came out to see him. The jolly one stopped along the way to chat with the children to see what they wanted him to bring them for Christmas. If we're all good this year, he'll be back before 2011!



Recycling Wednesdays

February 3, 17
March 3, 17

Please disregard the Billing Information on the 2010 Recycling Calendar door hanger placed on your garage door. All Meadow Pointe CDD residents pay a yearly charge for Garbage Pickup (including Recycling pickup) as a part of the Meadow Pointe Non Ad Valorem assessment on the Pasco Tax Bill.

Meadow Pointe is a Deed Restricted Community!

All homeowners/residents must follow the Declaration of Covenants and Restrictions, which every homeowner should have received upon purchasing their home. You may obtain a copy at the Clubhouse. The CDD enforces the deed restrictions. Violations may be reported on a form available at MP Clubhouse.

MP CDD Supervisors

Chairperson

Dennis Smith - 994-9832
dsmith@meadowpointecdd.com

Treasurer

Lutfi Jadallah - 991-7511
ljadallah@meadowpointecdd.com

Vice Chairperson

Pat Asklar - 973-7943
pasklar@meadowpointecdd.com

Assistant Secretary

Kelly Rodriguez - 991-7955
krodriguez@meadowpointecdd.com

Dawn Khalil - 991-4249
dkhalil@meadowpointecdd.com

Meadow Pointe Community Council Village Reps.

Arbors

Dennis Costa 907-1237

Broadlands

Sonya Costner 907-6972

Grasslands

Susan Walsh-Boyle 994-1790

Hammocks

Erick Egeland 727-439-5551

Meadowlands

Diane Hemphill 994-1357

Parkland

Carlotta Bernard 907-5579

Pinedale

Brett Landry 601-2530

Savannahs

Tim Taylor 973-3773

Springs

Mike Rosche 355-1442

Summerbrooke

Mike Smith 991-6998

Woodlands

Jeanne Curtin 973-7887

Contact the above reps, or email
mp1cc@yahoo.com

Information for All

What's Happening

MOMS Club Wesley Chapel South Open House

Are you a stay-at-home Mom needing daytime support? Our club is having an **Open House at Meadow Pointe 1 Clubhouse on February 11th** from 11:30-1:30pm. We would love to meet you. Our club serves all of Grand Hampton, Live Oaks, and Meadow Pointe (Subdivisions South of County Line). Please contact Kathy Meredith at kathyryn_meredith@hotmail.com, or (813)994-8661 for more details. I hope to see you there!

John Long Parents, Students & Teachers – Take a Break from the FCAT!!

You are invited to participate in our **First Annual Mixed and Doubles Tennis Tournament on February 13-14 from 1-5 pm** at Meadow Pointe 1, 2 & 3! Cost is \$15 per team, which includes drinks, snacks, and giveaways. Prizes will be given out for each division. Sign up at John Long Middle School at the front and rear desk of the main office by Friday, Feb 5. For further information, contact Robert Lee, PTSA Board, at 600-9099, or rleetennis@verizon.net

Swim Kids

Swim Kids USA will have swim classes at Clubhouse I (May-Sept). Call Alan at 991-6258 or register at www.swimkidsusa.com.

New Homeowners

If you have recently purchased a home in Meadow Pointe, the **Meadow Pointe Community Council has a Welcome Bag for you.** To receive your welcome bag, bring proof of your new address to the Clubhouse. Don't forget to fill out a **New Resident Form** (for a resident card) so you can use the clubhouse, pools and other amenities. You can request a copy of your Meadow Pointe Deed Restrictions if you did not receive one at your closing. For more information, contact the clubhouse at 973-1671 or clubhouse1@meadowpointecdd.com.

Architectural Review

Changes to your property:

Meadow Pointe I is a deed restricted community and before making any changes to the exterior of your property (painting, roofing, building construction, etc.) you need to submit an Architectural Review form (available at the clubhouse, or online at www.meadowpointecdd.com). A wide variety of approved paint colors, as well as roofing colors can be found at the Clubhouse.

Architectural Review Schedule

Meetings at 6:30pm at MP Clubhouse

Submittal Cut Off	Board Meeting
Jan. 28, 2010	Feb. 4, 2010
Feb. 11, 2010	Feb. 18, 2010
Feb. 25, 2010	Mar. 4, 2010
Mar. 11, 2010	Mar. 18, 2010
Mar. 25, 2010	Apr. 1, 2010

For AR questions call Supervisor
Dennis Smith at 994-9832

MP1 Website

Looking for information on our community? Go to our website and find up to date information about Meadow Pointe 1 including: new resident information, garbage collection, parking, mailbox maintenance, tree removal, water regulations, recycling dates, calendar of events/meetings, past newsletters, CDD minutes, Community Council information, and more!



www.meadowpointecdd.com

Stay Involved!

Cub Scout Pack 148

All boys entering first through fifth grade. Please visit our website at www.packsonline.com/FL/148

Entrepreneurs Club

Charles Nieves 992-5374 or aissystems@att.net or Carmen Carazo 766-6214 or ecnet@comcast.net

Evening Book Club

Joan Abrams at 907-8329 or Ah2f97@tampabay.rr.com

Girl Scouts

Interested in joining? Call Doris 973-1452

Meadow Pointe Connection

Heather at 994-4225 or hojo@exploregrace.com

Moms Club (North of CLR)

Jamie Childers at 994-0785 or mvpmomclubmp.org

Moms Club (South of CLR)

Joyce Hepscher at 420-8102 or joycehep@gmail.com

Pickleball League

To learn more about this game or sign up to play, contact Renee Glassman at 907-7521 or rglassman@tampabay.rr.com

Transitions Lifestyle Systems

Classes (weight and body fat loss) Call Tina at 230-9245

Wednesday At One Game Club

Call 383-6676

Wesley Chapel Rotary Club

Friday mornings or Wednesday at noon. Contact Don Bass for further details 569-0000

Frequently Asked Questions

These are some of the FAQs which can be found on our website. Please submit questions you'd like answered to mp1newsletter@meadowpointecdd.com.



What do I do if tree branches are growing over my property from the conservation area?

First, verify exactly where your property line is from your survey. You can cut branches that are growing over your property. If you believe a tree in a conservation area is a hazard to your property, contact the CDD Operations Manager, Keith Fisk, at 973-9671. He will investigate and work with the Southwest Florida Water Management District (SWFWMD) to resolve the problem.

Is it all right if my Boy Scout/quilting/tutoring/yoga club meets in the clubhouse?

Check with the Clubhouse personnel (973-1671, or clubhouse1@meadowpointecdd.com). If there is a room available on the dates and times your group would like to meet, most likely it will be fine. The rules for free meeting rooms are that your group cannot charge members for attending, and please respect Clubhouse property.

I'd like to have a party by the pool. Can I reserve the cabana area by the lower pool at MP1?

Unfortunately, no reservations are taken for the cabana. The cabana is available on a first come, first served basis. If no other group is using this area, your group is welcome to use it—after providing required information to clubhouse personnel. There is a limit of seven guests per resident. Gas grills located by the lap pool are also available on a first come, first served basis.

We are all residents of Meadow Pointe community. Can MP1 property owners, residents and their guests use the recreation facilities of the other MP CDDs?

Because we have a joint use agreements with fellow Meadow Pointe communities, our MP1 residents, owners, and their guests may use MP3 and MP4 facilities on an equal basis with the residents of those CDDs. MP2 currently allows MP1 residents to use all their facilities except the fitness center, provided they have purchased an access card.

Why don't MP1 & MP2 have a Joint Use Agreement?

MP1 CDD asked for an agreement from MP2 CDD last summer. MP2 residents were given a survey last fall regarding the Joint Use agreement with MP1. Fifty-seven percent of the responding residents did not want to enter into the agreement and only 18% wanted an agreement.

My reclaim water box lid is broken and needs to be replaced. Who do I call?

The plastic Potable (drinkable) and Reclaimed (purple) water boxes and lids can be replaced free of charge if broken or missing. For more information, call Pasco County Utilities Services at 996-7341.

During a thunderstorm, the rainwater would not flow into the storm sewer on my street and water backed up into my front yard. Who do I call about this problem?

Storm Sewers are the responsibility of Pasco County (<http://portal.pascocountyfl.net>), if these sewers become plugged inside and will not allow storm water to flow to the pond system. Residents must make sure debris does not block the entrances to the storm sewers.

Home & Garden Tips

February

- Transplant cold hardy shrubs, trees to same soil level. Do no pruning – plant will shed what it cannot support.
- Prune deciduous (leaf-losing) fruit trees and ornamental plants. Good time to prune Crape Myrtle.
- Plant shade-tolerant ground cover under trees (jasmine, ivies, monde grass).
- Prune roses before February 15th. Roses older than 1 year require a major pruning every year. Remove 1/3 to 1/2 top growth and any unproductive growth. Strip all leaves from remaining bush to rid plant of latent disease and insects.
- Fertilize St. Augustine grass with 16-4-8 fertilizer (read label on bag for amount) either February or March. Use a weed and feed product only in the spring and fall.
- St. Augustine lawn — Use insecticide every two months to prevent infestation and severe damage from grubs, etc.
- Fertilize trees, shrubs and fruit trees once every 6-8 weeks. A balanced 6-6-6 fertilizer does a good job. Read instructions on fertilizer bag for amount.
- Homemade pruning paint recipe (2 ounces of any latex paint plus 1 tablespoon generic, Listerine type, mouthwash). Mix thoroughly. Paint on cut area with brush. Food coloring can be used in mixture to change paint color. Because cutting branches from a tree trunk leaves large unprotected areas, it is a good idea to paint those areas.
- Prune back all plants that received frost damage.



March

- Fertilize St. Augustine grass with 16-4-8 fertilizer (read label on bag for amount) either February or March.
- St. Augustine lawn - Use insecticide every two months to prevent infestation and severe damage from grubs, etc. Armadillos and wild pigs will attack yards containing large numbers of grubs.
- Fertilize trees, shrubs and fruit trees once every 6-8 weeks. A balanced 6-6-6 fertilizer does a good job. Read instructions on fertilizer bag for amount.
- Prune back all plants that received frost damage.
- Prune landscape plants that require shaping and size reduction. Cut each branch separately with hand shears to maintain a naturally shaped shrub. Azaleas and gardenias should not be pruned until after they bloom.
- Pasco County Cooperative Extension Service (996-7341) or Hillsborough County Cooperative Extension Service (813) 744-5519 can give residents great gardening advice and will send information on a variety of gardening subjects.





Calendar of Events

February 2009

- 3 CDD/ARC Meeting* (6:30 pm)
Blue Bag Recycling
- 7 Resident Meeting* (7 pm)
- 14 Deed Restriction* (7 pm)
- 17 CDD/ARC Meeting* (6:30 pm)
Blue Bag Recycling
- 28 Deed Restriction* (7 pm)

March 2010

- 3 Blue Bag Recycling
- 4 Resident Meeting* (7 pm)
- 11 CDD/ARC Meeting* (6:30 pm)
- 12 Deed Restriction* (7 pm)
- 17 Blue Bag Recycling
- 21 CDD/ARC Meeting* (6:30 pm)
- 25 Deed Restriction* (7 pm)
- 27 MP1 Community Fair

**The meetings mentioned above are held at Meadow Pointe 1 Clubhouse*



Important Numbers

Alligator Hotline	866-392-4286	Pasco Sheriff (non-emergency)	813-929-1204
Animal Control	813-929-1212	Pasco County Utilities	800-226-8144 (24-hr emergency—Water & Sewer)
Bright House Cable	813-862-0500	Poison Control	800-222-1222
Dr. John Long Middle School	813-346-6200	Sand Pine Elementary	813-794-1900
Government Center	813-996-7341	Tampa Electric (TECO)	813-223-0800 (Street light out—# on pole and location)
Hartline (HART info line)	813-254-4278	Tax Collector (Mike Olson)	813-235-6020
MP Clubhouse	813-973-1671	TECO People's Gas Co.	813-275-3700
MPII Clubhouse	813-991-5016	Waste Services of Florida	813-788-5556
MPIII Clubhouse	813-383-6676	Wildlife Refuge	813-932-9545 813-920-4130
MPIV Clubhouse	813-973-3003	Wiregrass Ranch High School	813-346-6000
Pasco County Road Issues	813-996-7341 ext. 8110		

Meadow Pointe Clubhouse

28245 County Line Road
Wesley Chapel, FL 33543
P: (813) 973-1671
F: (813) 973-7268
clubhouse1@meadowpointecdd.com
Office Hours (M-F) 8am-5pm
Operations Manager: Keith Fisk

Clubhouse Hours

Everyday from 8am-8:30pm

Pool hours

10am-Dusk

Newsletter Articles / Activities

This newsletter will now be published every other month. For the Apr/May 2010 newsletter, send articles/activities, with contact name, phone, email, and brief information by March 10 to mp1newsletter@meadowpointecdd.com. If you have questions, please contact Pat Asklar at 973-7943.



MEADOW POINTE

28245 COUNTY LINE ROAD
WESLEY CHAPEL, FL 33543