



The Anchor



Monthly Newsletter of the Anchorage Homeowners' Association, Inc

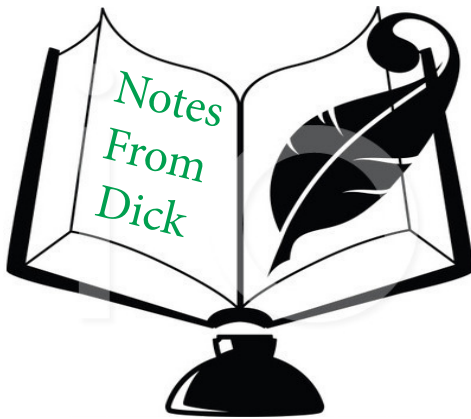


DECEMBER

2020



Merry Christmas AND HAPPY NEW YEAR



Let me start off wishing each and every resident of Anchorage A Very Happy and Blessed Merry Christmas and A Happy New Year filled with love, happiness and good health.

The Board held their organizational meeting on October 24th and voted for me to continue as President, Rick Lyons Vice President/Clubhouse Manager, Gordon Smith Treasurer, JackLyn Wright Secretary and Linda Arbogast Pool and Grounds Director.

There is no Board Meeting scheduled for this month, the next meeting will be January 21st at 7:00 PM. Hope to see you there.

Again I would like to thank the residents for being very prompt in clearing their property after storm ETA. It shows great pride you have in Anchorage.

I would also like to thank Linda Arbogast for all the effort and time she has put into getting the pool and pool area cleaned up. She spent many hours blowing the deck and removing leaves from the pool.

On Friday morning following the storm we actually had a swimmer. Thanks Linda "For A Job Well Done".

The discussion concerning modernization of the clubhouse was very interesting, 3 of the residents in attendance had the most comments and it was very clear that they were not in favor of any change to the clubhouse. The proposal for updating the clubhouse was made at the Annual Meeting in October 2018 and \$28,000 was approved to begin the project. Our clubhouse is certainly out of date, it was constructed in 1975. To my knowledge, no changes have been made to it, yes, the interior has been painted once or twice, a resident constructed the current tables, new chairs were purchased, and the counter tops were refinished. The carpet in there is over 20 years old. It is not energy efficient, has some mold, and many other problems that need attention and updating. We are not asking to build a "Taj Mahal", the clubhouse and pool are actually an extension of our homes and in some cases is one of the major selling point to which homes are sold. The majority of our residents have updated their home in one way or another since moving in to them. That's all we are trying to do, give you a clubhouse that you are proud of and will enjoy.

I would like to reiterate that the Board feels that updating the clubhouse can be accomplished **without an increase** in our current maintenance fee.

We strongly encourage residents to attend the Board Meetings so they will be well informed of the business of Anchorage. The Board has even gone as far as to start teleconferencing the meetings so those residents that can't attend meetings will have the opportunity to follow them over their phones.

The meetings are for the BOARD to conduct the business of the Association. Residents attending meeting have the right to speak under the Anchorage Documents and the Florida Statutes. Both documents spell out the procedure for this. According to these documents each resident has the right to speak for **3 minutes** on the subject matter being discussed. The procedure to do this is to be recognized, step up to the podium, and identify yourself and begin speaking.

What happened at the last meeting was uncalled for, people talking over each other, interrupting each other. Again, these are business meetings and will be conducted accordingly.

Anchorage is a great community and a lot of great people living here, let's keep it that way.

From myself and the Board of Directors we wish each and all a **Very Merry Christmas and Happy New Year**. Stay safe and we'll see you at the January Board Meeting.



REGULATIONS GUIDELINES COMPLIANCE

Architectural Control

Paragraph 16

Deed Restrictions states:

No building, fence, wall or other landscaping of any kind, and no exterior change, addition, or alteration shall be commenced, erected or maintained upon any lot nor shall any exterior addition to or change or alteration therein be made until the plans and specifications showing the nature, kind, shape, material and locations of the same shall have been submitted to and approved in writing as to harmony of external design and location in relation to surrounding structures and topography by the Board of Directors. In the event the Board of Directors fails to approve or disapprove such design or location within thirty (30) days after said plans and specifications have been submitted to it in full, approval will not be required and this paragraph shall be deemed to have been fully complied with. The Architectural Control Committee may purpose and the Board of Directors may adopt guidelines regulating the size, shape, materials, colors, placement, heights or other dimensions, style or appearance of exterior changes and improvements and owners shall be bound by same.

Most Frequent Violations

Making exterior improvements WITHOUT prior written approval of the Architectural Review Committee (fencing, plantings, roof replacement, widening of driveways, etc.)

Parking (Blocking the sidewalk, not utilizing the proper area for parking other vehicles).

Dirty driveway/roofs, trees not properly trimmed, lawns not being mowed or maintained properly.

Rust on homes and fences.

Garbage not properly stored. (Seen from street).

The Board is responsible to enforce the CC&R's and Rules.

You can make a difference.



Saturday December 19th

Cocktails: 5:00 P.M.

Dinner: 6:00 P.M.

BYOB

And Snack & Your Own

"Just Us Duo"

Will provide music for your listening and dancing pleasure beginning at 7:00 PM.



Welcome
To The
Neighborhood!



Mark and Faye Olderog
840 Windward Way

Lynne Birch
901 Leeward Way
940 395-0334

Board of Directors

Anchorage Homeowners' Association

President

Dick Diebold.....781-6016

Secretary

JackLyn Wright.....475-8424

Clubhouse Manager/Vice President

Rick Lyons.....504-5242

Treasurer

Gordon Smith.....637-5669

Pool and Grounds

Linda Arbogast.....787-1927

The Anchor Newsletter

Editor.....Dick Diebold.....781-6016

Distribution.Maria Bradley.207-9066

Prospective Resident Interview

Kay Kremer.....784-0830

Architectural Review

Tony Evans.....480-7813

Deed Restrictions Violations

Tina Dann.....744-7191

Neighborhood Watch

Barbara Kanehl.....754-4042

Board of Directors

BUSINESS
MEETING

No meeting
scheduled in
December.

Next meeting
January 21st, 2021





NEIGHBORHOOD CHRISTMAS 2020 TOY DRIVE

This has been a tough year for everyone, worse for some and we are all looking forward to some relief and return to normalcy. We are a very social neighborhood and this has been hard not seeing everyone. The need is greater for a lot of people and some will have no Christmas. I have been running a toy drive for about 20 years and again this year, we will donate to Metropolitan Ministries, Pasco County. It is more of a challenge this year since people are not getting together. I love Christmas and decorate every room of our house (yes, even the bathrooms). People love to come just to get into the holiday spirit by touring the home. Since people are afraid to gather in groups, I thought this year maybe we should just have an open house for people to come **WEARING MASKS** and bring a toy and wander thru the house.

**SUNDAY, DECEMBER 13TH,
10AM-5PM.**

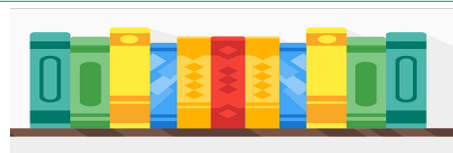
If you are reluctant to come in you can always leave a toy! Christmas decorating is therapy for me and I put my heart into it this year! Christmas is a time of giving and will mean so much to a needy child. Let's make this year a banner year for toys!

**BRING SOME JOY TO THOSE THAT ARE
WORSE OFF THAN US THIS YEAR!!!**

**Barb and Warren Smith –
1057 Mainsail Way**



East Lake Community Library
4125 East Lake Road
Palm Harbor, Florida 34685
727 773-3266



Monday, Tuesday and Wednesday
10:00am-6:00pm
Thursday: 12:00pm-8:00pm
Friday: 10:00am-6:00pm
Saturday: 10:00am-4:00pm

LOOK WHAT'S COMING!

A 24/7 locker system just outside our front doors, providing easy access to your holds and other library materials...all you need is your valid PPLC library card. The HoldIT™ automated kiosk extends library hours by providing a self-service pick-up point. This unique system (we're the FIRST in all of Florida!) will be available by mid-November.



WHAT'S GOING ON?

Can I help you?

Coming in January is a new monthly column in our newsletter - Que Pasa?

As a Reference Librarian, I am here to find an answer to your question.

What do you need to know?

What do you want to now?

How can I help you?

Call me and Let's Talk About It. Each month I will cover 3 to 5 of your inquiries.

Megan Fite, 748 Helmsman St.
360-540-2295



LETTERS TO THE EDITOR

Articles for the newsletter are always welcome. If you have something of interest, having a garage sale, or something to sell or give away and would like to have it published in the newsletter, just email it to Dkypoo@AOL.com.

Articles must be signed and submitted prior to the 20th of the month in which you like to have it published.

The Editor has the right of refusal and suggestions for improving the newsletter are welcome.

October Financial Report 2020

Balance Forward.....	77,621.88
Dues	9,000.00
New Owner Fee	0.00
Delinquent Fee.....	25.00
Residential Rental Fee.....	0.00
Lien Recovery/Other Cash.....	7.50
Income For The Month.....	9,032.50
Expenditures For The Month.....	3,000.55
Checking Account Balance	83,653.83

Money Market	
Beginning Balance.....	49,062.01
Interest042
Balance.....	49,062.43

Reserves	
Swimming Pool.....	8,000.04
Air Conditioning.....	12,032.70
Roof.....	3,500.00
Hurricane Deductible	18,698.92
Building Improvements	6,821.97
Total Reserves	49,053.63
Total Money Market.....	49,062.43

Unallocated Money Market	7.98
Total Funds Available.....	132,716.26

SCAMMERS POSING AS IRS USE CREDIBLE EMAILS TO THREATEN VICTIMS

Scammers, impersonating the Internal Revenue Service, are perfecting the art of fraud by targeting users of Microsoft's Office 365.

The fake email claims it has been sent to collect payments and also threatens to press legal charges. It appears to originate from the "irs.gov" domain that is a credible impersonation of the IRS.

Both the spoofed 'irs.gov' sender domain and the specific ID's assigned to the recipient, give the email a false sense of legitimacy. Additionally, the email creates a sense of authority through its tone and professional language. That, combined with urgency, a key component of most legal scams, can cause victims to act rashly and pay off outstanding debts in order to avoid arrest. The fraudster also claims that they have contacted the person before and that the case has escalated. This is meant to provoke immediate action, as the recipient may feel they cannot delay their payment any longer.

The email also contains specific language such as unique account and loan numbers, as well as docket and warrant IDs. By using seemingly specific information, the attacker strengthens the aura of legitimacy of the attack, increasing the likelihood of the victim engaging.

According to an advisory from the IRS, the IRS will NEVER initiate contact with taxpayers via email about a tax bill, refund, or Economic Impact Payments.

Additionally, the IRS cautions those who may receive these nefarious e-mails, NOT to click on links claiming to be from the IRS, and to be very wary of emails and websites — they may be nothing more than scams to steal personal information.

Submitted by Barb Kanehl, Chair, Neighborhood Watch
(Information gleaned from article on Fox Business News 11/12/20)



Your Board is looking for a few volunteers to assist Linda Arbogast on the Pool and Grounds Committee. This would consist of blowing off the deck, removing leaves from the pool and taking the pool water readings on Tuesday, Thursday, Saturday and Sunday. We are looking for just a Few Good People.

Please contact Linda Arbogast, at 787-1927.



There is no Poop Fairy



Scoop your Poop
GRAB IT BAG IT TOSS IT

