



The Stagecoach Express

Newsletter of Stagecoach POA

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Stagecoach Information

Web site address ---www.stagecoachfl.org

Recreation Center – 991-9821

3632 Mossy Oak, Land O Lakes, FL 34639

Board President: Mark Hardy

Board Members :

Anne Cameron – Michael Cien – Mary Cluck –

Bob Beldon – Lisa McArthur - Robert Carpenter

COMMUNITY NEWS

From Your Board President

Improvements Throughout Stagecoach

Did you notice some of the recent changes within your community? Your association has been hard at work, making improvements around the area. For starters, green metal benches have replaced the white, less durable plastic benches around the park. Not only are these more durable, they are also larger. I have noticed that they are quite popular and our residents are using them to share conversations. I am pleased to see them being used properly! In addition, chairs and chaises in the pool area have been refurbished or replaced, which has certainly improved the appearance of the pool area. New security cameras have been installed, updating our existing security system with better resolution and night vision capabilities. Our treadmills have been repaired and a new exercise bike is now located in the fitness room of the clubhouse. There are more fish in the ponds, specifically tilapia and carp, to help with the algae and hydrilla growth in our ponds. Lots of activity has been occurring to help make Stagecoach a better community for us all. But we are missing something important **volunteers!**

Get Involved in Your Community

If our community is to continue to thrive, we need an infusion of new ideas from willing participants. Our committees are the backbone of Stagecoach and we need more help in all categories. If you are new to Stagecoach and want to learn more about what there is to do here in our neighborhood, get involved! Being a volunteer takes less time than you might think, as little as an hour or two each month, and our community is the better for your effort. If you have lived in Stagecoach for a while and feel like you have some ideas, get involved! We need people like you helping out on our committees.

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BE AWARE



Some of you may have already noticed that the county has changed road signs around our park.

Be aware that vehicles on Stagecoach Village Blvd. must **YIELD** to the traffic on Mossy Oak Circle. This is totally the opposite of what signs have been posted since Stagecoach was developed. Drivers may be in the habit of just turning onto the Circle without yielding. Please be aware of this change.....**for your safety and the safety of all who use our streets.**

Stagecoach Fall Community Yard Sale



Now is the time to sell those items that you no longer use, want, or need at **The Community Yard Sale on Saturday, November 13 from 7 am – 12 Noon.** Display your items for sale on your driveway.

If you have any questions, e-mail Tricia at Sethsmom72@yahoo.com

Your Board of Directors sponsors two community yard sales each year to give you the opportunity to sell unwanted items. **Remember, if you have a private yard sale at your home, any signs you display will be removed. Signage violates Stagecoach deed restrictions.**

Want to know where you fit in? Come to a monthly board meeting. They are held on the fourth Monday of the month at the clubhouse. Before each meeting at 6:30 p.m., residents have the opportunity to address the board with questions and/or concerns. This is a perfect time to find out more details concerning committees in Stagecoach. I know what time constraints are like and having the same residents volunteering to do the work is not fair to the community. It certainly is not fair for the few who carry the load of the Property Owner's Association (POA) responsibilities. Your time and participation is needed. I look forward to speaking with more of you at the October and November board meetings.

Mark Hardy
President, HOA Board of Directors

Architectural Control Committee (ACC)

The ACC would like to remind residents that applications are appreciated for any exterior projects you intend to do. We do have a fair amount of applications that we deem unnecessary for our approval, but it lets us direct you to the proper places in the county should that be the case.

Also, we would like to remind you that it is helpful to the committee if you attend the meeting should we have questions related to your application request. In addition to the actual application, please supply the committee with your plot plan and as much information as possible.

We are in need of more volunteers for the committee, as former members need to be replaced. We are always looking for fresh ideas and input.

Thanks to all the residents of Stagecoach for maintaining their properties so that our community remains a first choice for potential new residents. Let's continue to have pride in our beautiful community.

Respectfully submitted,
Lloyd Evans
ACC Chairman

Please contact our property manager, Joan Fissella, at (813) 433-2009 or by E-mail at JFissella@mgmt-assoc.com if you have a question or concern regarding Stagecoach common areas, Deed Restrictions, or any other issue,

Crime Watch & Security Patrol News



Criminal Incidents and Vandalism are Low, but Still Continue

There have been some incidents reported in the neighborhood, but they are relatively low. Vandalism is still costing us money! If you see it or know who is doing it, PLEASE REPORT IT! The broken lights on the street islands continue to cost the homeowners association (you) too much money!

The Stagecoach POA Board of Director continues to authorize the continued use of off-duty deputies to patrol Stagecoach during various hours of the day to help deter criminal acts. They are authorized to make arrests when necessary. Therefore, you may see patrol cars driving through the community..

Parking Lot and Park Hours

Just as a reminder, the Recreation Center, parking lot and even the grassy part of the park are **officially closed at 9:00 p.m. until 5:00 a.m.** The Sheriff's Deputies will challenge anyone violating the closure time.

I continue to request that every Stagecoach resident, when something doesn't look right in the neighborhood, **CALL THE SHERIFF AND REPORT THE INCIDENT OR BEHAVIOR.**

Watch for:

- Break-ins of abandoned homes (being used for parties or sleeping quarters)
- Rec Center parking lot to drink alcoholic beverages. That is illegal!
- Individuals and/or vehicles that are suspiciously "just hanging out".
- People in the park after 9:00 p.m. (the park closes at 9 p.m.)
- Suspicious vehicles or persons on the streets or Rec. Center parking lot that don't seem to belong

Be sure to quickly gather as much information as possible; license plate/tag, type of vehicle and color. A good description of any individual that you are reporting, should include clothes color, hair color or any other relevant information.....anything that you think might help identify the unknown person(s).

Please report suspicious activity to the Sheriff's Office. **The non-emergency number is 929-1204 but of course if it is an emergency call 911.**

Some time after the incident has been reported to the Sheriff, please report the information to the Rec Center office. If an attendant is not available, leave a message, they will get the information to me. But please remember CALL THE SHERIFF FIRST, we are not reporting the information. It is just to collect information. The Rec Center number is 991-9821. If you have called

the sheriff's office to report any unusual behaviors or incidents, **thank you** for helping to keep Stagecoach a safe place

Our Security Patrol Can Always Use Additional Members

The Stagecoach Security Patrol needs more folks like you to join us. We need as many patrol members as possible to keep our neighborhood a great place to live. Please contact me if you can give a couple hours a month to support the security of Stagecoach! We need more patrol members!

Check-Out the Sheriff's Website

Don't forget to view the Sheriff's new website. There is valuable and interesting information posted there. <http://www.pascosheriff.com/webapps/index.pgm> Just about anything you might want to know about what is going on in Pasco law enforcement is there.

Thank you for your support!
Craig Cameron
994-0014

STAGECOACH COMMUNITY EVENTS

LET YOUR VOICE BE HEARD:
Remember to Vote.



Election Day



The General Election on Tuesday, November 2, 2010 is quickly approaching. Hopefully you

took advantage of the many opportunities you had to vote in the primary election. There is also early voting for the general election.

If you still have any questions about the General Election, visit Pascovotes.com for requirements and complete information, or call the **Land O'Lakes Election Office at 813-929-2788** or the **Wesley Chapel Election Office at 813-929-1392**.

You can vote at your assigned precinct on **November 2, Election Day**. If you are assigned to Precinct 141, it is located at the Stagecoach Clubhouse and open for voting on November 2nd only.

There are many important state and national political positions to fill in this mid-term election. No matter what your political preference or party affiliation is, **be sure to exercise your American right and freedom to be heard.....VOTE.**

LADIES NIGHT OUT

The Ladies of Stagecoach will enjoy food, friends, and laughs on **Wednesday October 6 at 6:45 p.m. at Santo's Pizza and Pasta** It is located in the Pinebrook Plaza at 27431 State Road 54 in Wesley Chapel. (813) 994-7778 (1/4 mile west of I75)



If you wish to receive E-vite e-mails for future locations and dates of our monthly "Ladies Night Out" dining experiences, contact Gigi at drgc52@verizon.net You will be added to the list of great ladies in Stagecoach who attend the monthly gathering (1st Wednesday of each month) as their schedule allows.

December Ladies Night Out
Advent by Candlelight

As in years past, the ladies of Stagecoach will attend Holy Trinity's Advent by Candlelight on the evening of Wednesday, December 1st.



If you would like to purchase tickets for an evening of entertaining holiday music and tasting of delicious desserts, OR want more information about the event, please call Anne Cameron at (813) 994-0014.



Helpers Needed to Decorate Stagecoach for the Holidays

As always, homeowners proudly decorate their homes with glistening colorful lights and other Christmas decorations. The Board is sure that residents would also like to see our common areas look festive for the holiday season. The common areas include: the Rec. Center's interior and exterior, the waterfalls at the entrance, and the island entrances of each section (i.e. Cottonwood, Hawkseye, etc..)



If you would like to join a group to help decorate, please e-mail Mark Hardy at mhardy@uesori.com **The more people to help, the easier and faster the decorating will be.**

**Save
These
Important
Dates**

**ember Ladies Night Out was BINGO
Night at the Clubhouse**

“BINGOMAN”
came to
roll, select,
and call the
numbers
What a surprise



Ladies listen for
their numbers to
be called hoping
to win



Appetizers and desserts were eaten at the same
time all were waiting to be able to yell “BINGO”



NOVEMBER 11th is Veteran's Day

**DAYLIGHT SAVINGS TIME BEGINS ON
OCTOBER 31ST REMEMBER TO TURN
BACK ALL CLOCKS ONE HOUR**



Happy Halloween