

ARBOR GREENE GAZETTE

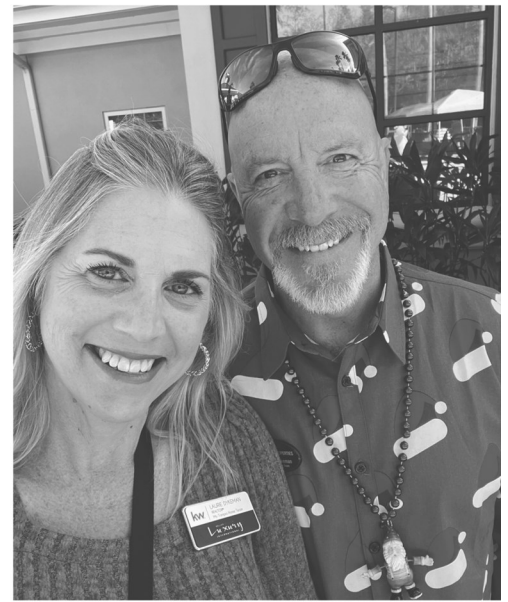
An Arbor Greene CDD Publication

A black chain-link fence surrounds a tennis court. A large, stylized white logo for 'ARBOR GREENE' is printed on the fence. The logo features a stylized tree branch between the words. In the foreground, a tree with bright yellow flowers stands to the right, and a grassy area with scattered yellow flowers is at the bottom. In the background, a tennis court with a grey roof is visible behind the fence.

MARCH / 2025



For advertisement placement, contact **IKARE Publishing** at (813) 991-7843.



Arbor Greene Testimonials

"Hands down the best Realtor we have EVER had."

"She is on top of all aspects of modern realty sales, has a mastery of the latest in technology, and a flair for marketing that is hard to beat."

"Laurie was an absolute pleasure to work with in selling my home in Arbor Greene."

"Laurie has extensive industry and area expertise, combined with insightful marketing skills and a strong network of partners that all together result in an extremely well-run and efficient sales operation."

"Her professionalism and dedication made what could have been a stressful experience smooth and manageable."

"Together, they are hands-down the best real estate team in the region."

How may we best serve you?



We LISTED + SOLD MORE Arbor Greene homes in 2024 than any other agent!

Our success comes from a comprehensive marketing plan—personalized seller strategy sessions, trusted vendor referrals, expert staging, and professional photography/videography.

We are also the proud sponsors of many Arbor Greene Community Events!

We love where we Live + Work!

Laurie + Matt Dykeman

My Tampa Home Team

Your Arbor Greene neighbors



Reach out to Laurie

813-263-2211

laurie@mytampahometeam.com

www.mytampahometeam.com

FB + IG

@mytampahometeam



Curious about YOUR home's value? Scan the QR code.

You're Invited to the Annual Arbor Greene **EASTER EGG HUNT**

SATURDAY, APRIL 12 FROM 9:00AM TO 12:00PM.

We are thrilled to extend an invitation to all Arbor Greene residents for a delightful morning of fun and festivities at our Annual Easter Egg Hunt. This cherished event is scheduled to unfold in the scenic surroundings of the Arbor Greene Community Center on Saturday, April 12th, from 9am to 12pm.

In keeping with tradition, this event is offered completely free of charge, a gesture of gratitude towards our community members. To ensure we have enough supplies for all attendees, please visit arborgreene.com and locate this event's homepage in the "Calendar" tab, then select the "RSVP" button.

This year, we are proud to announce that your Arbor Greene neighbors, **Matt & Laurie Dykeman of My Tampa Home Team, Keller Williams Tampa Properties**, have graciously continued their sponsorship of the Easter Egg Hunt. Their unwavering support enables us to make this event not only possible but also memorable for everyone involved.

The Easter Egg Hunt will feature two separate hunts to cater to all our young participants. The first hunt, starting at 10:00am, will welcome children aged 0-5, while the second, beginning at 10:30am, will be for children aged 6-12.

We encourage parents to bring Easter baskets for their children, although the AGCDD will provide a limited number of additional baskets. To ensure a smooth experience, we suggest arriving at least 15 minutes prior to your child's designated hunt time.

A highlight of the event will be the opportunity to create unforgettable memories with the Easter Bunny. A specially designed photo op area will allow parents to capture their children in a beautifully themed setting.

Beyond the hunt, the event will be packed with activities to keep everyone entertained. From professional balloon twisters and themed inflatables to sweet treats, a professional DJ, Easter crafts, and more, there's something for everyone to enjoy.

EVENT TO-DO LIST

- **Mark Your Calendar:** Save the date for our annual Easter Egg Hunt in your personal calendar.
- **RSVP:** Secure your spot by visiting arborgreene.com and visiting this event's homepage.
- **Check the Schedule:** Know your child's egg hunt time. The first egg hunt starts at 10:00 am for kids 0-5 years old. The second hunt, for kids 6-12 years old, begins at 10:30 am.
- **Plan Your Arrival:** With limited parking at the community center, consider walking or carpooling to accommodate our large turnout.
- **Pack Essentials:** Bring an Easter basket for each child, and don't forget sunscreen and water for a sunny spring day.



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Arbor Greene

COMMUNITY DEVELOPMENT DISTRICT

VISIT OUR WEBSITE ARBORGREENE.COM

A MESSAGE TO OUR COMMUNITY: UNDERSTANDING OUR GATE PROCEDURES & FOSTERING RESPECT

The front gate at Arbor Greene serves as our community's first line of safety, carefully monitoring and recording all traffic entering and exiting the neighborhood. Our Gate Attendants play a crucial role in upholding the well-being of Arbor Greene, following specific protocols to ensure the safety and integrity of our community while keeping traffic flowing smoothly. While these procedures are designed with everyone's best interests in mind, we recognize they may occasionally lead to brief delays or moments of frustration. This message aims to encourage patience and respect in all interactions with our Gate Attendants.

VISITOR ENTRY PROCEDURES

Visitors entering through the left-hand visitor lane must present a valid driver's license to the Gate Attendant, who will log their information under the resident's address. Guests already on a household's approved guest list typically experience a quicker check-in but are still required to show their license.

To streamline the process further, residents can use the **DwellingLive** (visit "Resources" at arborgreene.com) system to send guests a temporary QR code, known as a **Guest Pass**. When guests present this code and it is scanned, the system automatically logs their information, allowing them to bypass the license check. This is especially helpful for frequent visitors or events with multiple guests.

RESIDENT ENTRY PROCEDURES

Residents can access the community through the right-hand **resident entry lane** using an active barcode. The scanner will automatically detect the barcode and raise the gate arm. To ensure a smooth entry:

- Approach the gate slowly and stay centered in the lane.
- Keep your vehicle 2-5 feet from the scanner.
- **Do not tailgate**—the gate arm lowers after each vehicle.

If the gate arm doesn't lift and no car is behind you, you may carefully back up and try again. If the issue persists, remain in your vehicle and wait for assistance from the Gate Attendant. If your barcode isn't functioning, be prepared to present your driver's license.

IMPORTANT: If you're temporarily driving a vehicle without a barcode or are a resident riding in a guest's vehicle, **do not use the resident lane**. This can disrupt the process and cause the Gate Attendants to inquire more regarding your entry and identification. Never attempt to manually open or interfere with the gate arm. This poses a major safety risk and could damage the gate system.

INCIDENT PROCEDURES

In the event of an incident at the gate (such as damage or accidents), the...

(CONTINUED TO FOLLOWING PAGE)

OUR CDD BOARD OF SUPERVISORS

STEVE ECKHARDT
Chairman (11/28)

MICHAEL S. CANDELLA
Vice Chairman (11/28)

MIKE CANDELLA
Supervisor (11/26)

SUE WALDMAN
Supervisor (11/28)

MATT DYKEMAN
Supervisor (11/26)

CALL OR EMAIL FOR ASSISTANCE WITH GENERAL INQUIRIES

- ☎ (813) 991-9226 | ext. 3
- ✉ attendant@arborgreene.com

REACH OUT TO OUR MANAGEMENT TEAM WHEN YOU NEED EXTRA SUPPORT

JASON VON MERVELDT
Community Manager

- ☎ (813) 991-9226 | ext. 7
- ✉ jasonv@arborgreene.com

ANNETTE ALFONSO
Assistant Community Manager

- ☎ (813) 991-9226 | ext. 5
- ✉ annette.alfonso@arborgreene.com

GABE ELMORE
Community Relations Manager

- ☎ (813) 991-9226 | ext. 4
- ✉ gabe.elmore@arborgreene.com



COMMUNITY CENTER OPERATING HOURS

Sunday | 8:00am-8:00pm

Monday-Friday | 5:30am-10:00pm

Saturday | 8:00am-10:00pm

...Gate Attendant will collect photographic evidence and record vehicle details, including license plate and insurance information. All relevant information will be forwarded to the **CDD**, which will handle communication with the involved parties and manage any necessary follow-up.

PLEASE NOTE: Gate Attendants are **not** responsible for handling resident concerns or fielding questions about gate operations. Their primary duty is to manage traffic and maintain entry protocols. If you have inquiries or need assistance, please contact **CDD Management** directly.

PHONE USE & COMMUNICATION

The Gatehouse phone line is exclusively for communication between Gate Attendants and community management, with call boxes at secondary gates, and 1st responders. **Residents should not call the Gatehouse directly**, as this can interfere with essential operations. For general questions or concerns, please reach out to a Community Center attendant or CDD Management.

SPECIAL CONSIDERATIONS FOR OVERSIZED VEHICLES

Oversized vehicles (over 10 feet in height) must use the right-hand **resident lane** due to clearance restrictions in the visitor lane. In these cases, the Gate Attendant will cross the visitor lane to gather necessary information and grant access. While this may cause a slight delay, it ensures the safety of both the driver and the community.

PROMOTING PATIENCE & RESPECT

We understand that waiting at the gate—especially during peak hours—can be frustrating. After a long day or during a busy schedule, a minor delay can feel significant. However, our Gate Attendants are following procedures designed to keep our community orderly and well-managed.

Recently, there has been an increase in incidents involving aggressive or disrespectful behavior toward Gate Attendants. This is not only disheartening but also completely unacceptable.

- **It is never appropriate** to speak to Gate Attendants in a threatening or abusive manner.
- **Do not exit your vehicle** or approach the gatehouse in either entry lane, as this creates safety hazards, disrupts the process, and could lead to law enforcement involvement.

If you find yourself growing impatient, try taking a deep breath and counting down from sixty before reacting. A small delay isn't worth causing stress or tension in our community.

LET'S WORK TOGETHER

Arbor Greene is a community built on respect and care for one another. Maintaining that spirit starts with simple, everyday interactions—even at the front gate. By practicing patience and understanding, we can keep Arbor Greene a welcoming, safe, and friendly place for everyone. **Thank you for your cooperation and for helping make Arbor Greene a great community.**



CURB APPEAL BOOST: EASY SPRING CLEANING PROJECTS THAT MAKE A BIG IMPACT

As spring rolls around in Florida, it's the perfect time for homeowners to tackle a few easy cleaning projects to enhance their home's curb appeal. With our state's unique climate, certain areas of our homes can gather grime, mold, and mildew throughout the year. Here are straightforward cleaning tasks you can do to make your home look its best, without needing to dive into any major renovations or decorations.

1. Pressure Wash Your Way to Pristine

Use a pressure washer to clean your home's exterior, sidewalks, and driveway, removing mold, mildew, and dirt. Be mindful to use the right pressure settings to avoid damage, especially on softer surfaces.

2. Refresh Your Windows

Clean windows inside and out with a water and vinegar solution or an eco-friendly cleaner. In Florida, removing silt, sand, and dirt buildup is crucial for clear windows and improved home appearance.

3. Gutter Glamour

Clear out gutters and downspouts to prevent water damage and improve the look of your home. After removing debris, check for and repair any leaks or damage.

4. Revitalize Your Roof

Gently clean your roof to remove algae, moss, or dirt, using a long-handled brush and appropriate cleaning solutions. This maintains your roof's appearance and longevity.

6. Landscape Trimming

Trimming bushes, trees, and plants not only improves your home's appearance but also prevents moisture damage. Keep your landscaping neat to enhance visibility and curb appeal.

By focusing on these cleaning projects, you can significantly improve your home's curb appeal with minimal effort.

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HEED YOUR SPEED & STAY ALERT

Speeding within Arbor Greene poses a serious risk to our residents. With many pedestrians, including children, joggers, and families, it's crucial to drive responsibly and adhere to the posted speed limits.

Every time we get behind the wheel, we have a responsibility not only to ourselves but to everyone around us. Pedestrians rely on drivers to be alert and cautious, especially in areas without sidewalks or during times when visibility is reduced, such as dusk or dawn.

Moreover, a few minutes saved by speeding can result in irreversible consequences. Accidents caused by high speeds are generally more severe and can lead to significant injuries or even fatalities.

Let's prioritize the safety and well-being of our community. By simply slowing down and being more attentive to pedestrians, we can ensure Arbor Greene remains a safe and pleasant place for all residents. Remember, our community's safety starts with each of us.

DID YOU KNOW?

The average person generates **over four pounds of trash every day**. This startling statistic highlights the importance of reducing our waste and adopting more sustainable habits, such as recycling, composting, and choosing reusable products over disposable ones.



CLEAR WATERS AHEAD: SIMPLE STEPS TO PREVENT WATER POLLUTION

In the quest for environmental stewardship in Arbor Greene, a critical aspect that stands at the forefront is the preservation of water quality.

This collective endeavor is vital not only for the health of our ecosystems but also for the well-being of our community. With the understanding that water pollution prevention is a shared responsibility, there are several practices we can adopt to make a significant impact.

Responsible disposal of chemicals is paramount. Oils and chemicals from households should never find their way into stormwater drains as these lead directly to our natural water bodies. Local government waste management departments provide the necessary facilities for proper disposal, ensuring these potential pollutants are handled correctly.

Similarly, vehicle maintenance is crucial; by keeping our vehicles leak-free, we prevent oils from contaminating the pavements and, by extension, our water systems.

Your choice of cleaning products also plays a significant role in water quality. Opting for low- or no-phosphate cleaners and detergents can significantly reduce the risk of excessive algae and aquatic weed growth in stormwater ponds, which leads to oxygen depletion and can be fatal for aquatic life.

Moreover, adopting eco-friendly washing practices for vehicles, bicycles, or home equipment on lawns rather than hard surfaces prevents soapy water from entering storm drains and picking up pollutants along the way.

Another simple yet effective measure is to opt for sweeping over hosing down driveways and walkways. This practice prevents the flow of pollutants into stormwater drains, further contributing to water pollution prevention. Additionally, responsible pet waste management is essential to prevent nutrients and bacteria from entering our stormwater system, ensuring the cleanliness and safety of our water.

Lawn care practices also contribute to preserving water quality. Avoiding cutting the lawn too short can enhance its ability to capture runoff, especially beneficial during dry periods, thus contributing to water conservation.

Finally, community vigilance against illicit discharges plays a crucial role in protecting our waterways. Reporting any illicit or illegal discharges to the appropriate authorities is imperative for the health of our Stormwater Management System.

Contacts include the City of Tampa Stormwater Division at (813) 274-3101, and the Arbor Greene CDD at (813) 991-9226.

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Traditional Irish wish



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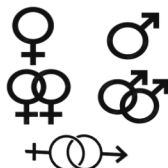
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2024 ARBOR GREENE HOMEOWNERS ASSOCIATION ACCOMPLISHMENTS FOR OUR HOMEOWNERS

The AG HOA Board of Directors had a great year in 2024. Here are some of our more notable and impactful accomplishments:

- We executed our 2024 budget with no overages. We were able to pass on the savings to our homeowners by not increasing the 2025 homeowner assessments.
- We formulated and approved a new budget for 2025 with the following major goals: Pass our annual HOA audit with no deficiencies. Increased community manager observations for HOA violations and parking enforcement. Complete digitization of all HOA paper archives versus paying monthly for storage.
- We began using the Arbor Green Gazette to publish important board resolutions and notices. Using the AG Gazette is a no cost alternative to sending out a mailer to all our owners. Our mailers cost in excess of \$1200 for each mailing.
- We approved a Violations Committee to fine homeowners that habitually break our community homeowners rules in the AG CCR and DRB. Our committee has reduced the number of 3rd time offenders. Collected fines will be added back to the HOA budget helping with keeping our HOA costs low.
- We approved the digitization of all our paper files being held in storage. This gives us a more rapid recall of documents as needed by homeowners or the HOA Board. This digitization saves over \$3000 a year in storage costs.
- We conducted our meetings and listened directly to over 40 homeowners. In some cases we resolved their problems during the meeting or shortly thereafter.
- We increased our board communications content using mail, email, social media, and the HOA website to keep our homeowners informed of the board's actions.
- We ushered in the use of a better web interface, Vantaca. This system better assists homeowners in keeping track of assessments, looking up homeowner information, and having access to Design Review Board information. The new website also contains all the required HOA documents by the State of Florida.
- We researched and published an article on parking in AG. This article was coordinated with the AGCDD and outlines how parking is controlled and enforced.
- Your HOA Board of Directors continues to work for the betterment of our Arbor Greene homeowners by providing them the outstanding leadership needed to keep our community values high and home appearances excellent!

GET READY TO SPRING FORWARD

Daylight Saving Time begins on **Sunday, March 9, 2025, at 2:00 AM**. Don't forget to set your clocks forward one hour before heading to bed on Saturday night! While we lose an hour of sleep, we gain longer, sunnier days ahead. It's also a great time to check smoke detector batteries and review emergency plans. Let's get ready to make the most of the brighter evenings this spring!





Homeowners Associations

THE ARBOR GREENE HOA

BOARD OF DIRECTORS

Cindy Walton - President (2025)
Mark Safran - Vice President (2026)
Thom Nantz - Secretary (2026)
Lalit Patil - Treasurer (2025)
Mike Griffin - Director (2025)
John Minto - Director (2026)
Steve Harris - Director (2026)

TERRA MANAGEMENT




 Radley Travez - *Property Manager*
 (813) 374-2363
 rtravez@terramanagers.com
 www.arboregreeneHOA.com

THE CARRIAGE HOMES HOA

BOARD OF DIRECTORS

Douang Athitang - *President*
Stacy Bartlett - *Vice President*
James Tyson - *Treasurer*
Lae Jones - *Secretary*
Renee Amboy - *Member at Large*

WESTCOAST MANAGEMENT




 Aubra Maddox - *Property Manager*
 (813) 908-0766
 aubram@wcmanagement.info

THE DEVONSHIRE HOA

BOARD OF DIRECTORS

Jack Pultorak - *President*
Joe Marciano - *Vice President*
Robin Chagares - *Secretary*
Linda Churchill - *Treasurer*
Jennifer Kerdolff - *Member at Large*

UNIQUE PROPERTY SERVICES

 Maria Rodriguez - *Property Manager*
 (813) 879-1139 | ext. 108
 mrodriguez@uniquepropertyservices.com



PREPARING OUR COURTS FOR **SPRING & SUMMER**: WHAT YOU SHOULD KNOW

As warmer temperatures make their way back to our area, we're excited to share some important updates regarding our Tennis & Pickleball Courts to help you make the most of your time on the court.

New Awning Shades Are In Place!

Hurricane Milton caused damage to several of the green awnings that provide much-needed shade for our tennis players. Due to the custom nature of these shades, replacement took a bit longer—but we're thrilled to announce that all missing or damaged awnings have now been replaced! These brand-new shades offer a cool spot for players to rest and recharge between games.

Cooler Courts with Har-Tru Clay

Did you know that our premier Har-Tru clay courts naturally help keep the surface cooler during warm days? Compared to traditional hard courts, Har-Tru clay can be 10 to 20 degrees Fahrenheit cooler, creating a more comfortable playing environment even during peak sun hours.

Why Players Love Har-Tru Clay:

- **Gentle on Joints:** The softer surface reduces strain on knees, ankles, and hips—perfect for players of all ages.
- **Lower Injury Risk:** The court's slight give helps prevent common injuries like stress fractures and joint strain.
- **Quick-Drying Surface:** Har-Tru courts drain water efficiently, making them playable sooner after rain.
- **Consistent Playability:** No puddles, no problem—enjoy a consistent game in a variety of weather conditions.

Ready to Improve Your Game?

For lessons, clinics, court availability, and pricing, reach out to Arbor Greene's expert coaches, Coach Julie Vazquez and Coach Peter Chow. Whether you're new to the game or looking to fine-tune your skills, they're here to help you serve your best game!

We look forward to seeing you on the courts this season—stay cool and play on!



JULIE VAZQUEZ
Community Tennis Concessionaire
Owner of 10S4LIFE

☎ (813) 298-4793
✉ julievazquez@verizon.net



PETER CHOW
Community Tennis & Pickleball Concessionaire
Owner of Peter Chow Tennis Pro, LLC

☎ (813) 451-3150
✉ chowchino7@aol.com

TENNIS & PICKLEBALL CLINICS

TENNIS - 10S4LIFE

MONDAY

7:00pm-8:00pm Men's Advanced Clinic
8:00pm-9:00pm Men's 2.5-3.0 Clinic

TUESDAY

11:30am-12:30pm Ladies Beginner Clinic
3:30pm-4:00pm 10S4TOTS (4 yrs)
4:00pm-4:30pm Red Dot Ball (5-6 yrs)
4:30pm-5:00pm Red Dot Ball (8-9 yrs)
5:00pm-5:30pm Orange Dot Ball (9-10 yrs)
5:30pm-6:30pm Green Dot Ball (11-14 yrs)

WEDNESDAY

7:00am-8:00am Ladies Beginner Clinic
10:30am-11:30am Ladies Adv. Beginner Clinic
4:00pm-4:30pm Orange Dot Ball (9-10 yrs)
4:30pm-5:00pm Red Dot Ball (6 yrs)
4:30pm-5:00pm Orange Dot Ball (7-8 yrs)
5:00pm-5:30pm Orange Dot Ball (10-14 yrs)
5:30pm-6:30pm High School Adv.
6:30pm-7:30pm Mixed Up Doubles Clinic
7:30pm-8:00pm Ladies 2.0-2.5 Doubles Clinic

THURSDAY

6:00pm-7:30pm Ladies 2.0-2.5 Doubles Clinic

FRIDAY

10:30am-11:30am Ladies Adv. Beginners Clinic
6:30pm-7:30pm Mixed Up Doubles Clinic

TENNIS - PETER CHOW TENNIS AND PICKLEBALL

MONDAY

7:00pm-8:30pm Ladies 2.5-3.0 Clinic

TUESDAY

5:00pm-6:00pm Junior Clinic (5-10 yrs)
6:00pm-7:30pm Junior Clinic (11+ yrs)

WEDNESDAY

8:30am-9:30am Ladies Beginner Clinic

THURSDAY

5:00pm-6:00pm Junior Clinic (5-10 yrs)
6:00pm-7:00pm Junior Clinic (11+ yrs)

FRIDAY

8:30am-10:00am Ladies 3.5-4.0 Clinic

SATURDAY

9:30am-11:00am Men's Clinic

SUNDAY

12:00pm-3:00pm Junior Team Tennis League

PICKLEBALL - PETER CHOW TENNIS AND PICKLEBALL

TUESDAY

6:00pm-7:00pm Adult Beginner Clinic

THURSDAY

7:00pm-8:00pm Adult Beginner Clinic

SATURDAY

5:00pm-6:00pm Adult Beginner Clinic
6:00pm-7:00pm Adult Intermediate Clinic

SPLASH INTO SPRING!

Dive into the extraordinary aquatic experience offered by Brian Ahern, Arbor Greene's exceptional Aquatics Concessionaire. Whether you're seeking individual swim lessons, engaging classes, or details on pricing, reach out to Coach Brian today for more information.



BRIAN AHERN

Head Coach, *Tampa Elite Aquatics Community Aquatics Pro*

brian@tampamantas.com

AT-A-GLANCE: MARCH PRODUCE GUIDE FOR ARBOR GREENE RESIDENTS

During March, the Florida harvest brings us delicious strawberries, perfect for everything from morning smoothies to homemade jams. Ripe tomatoes that are easily incorporated into salads and sauces, adding a touch of freshness to any dish.

Crisp bell peppers and cool cucumbers offer a crunch in salads and snacks, while citrus fruits like oranges, grapefruits, and lemons provide a tangy zest, ideal for brightening up our meals. Not to be overlooked, leafy greens such as spinach, lettuce, and kale are in their prime, offering a green bounty for smoothies and salads.

To ensure you're getting the best of what's in season, visiting local farmers' markets is a great choice. Markets not only offer the freshest picks straight from the source but also support our local economy.

Grocery stores often have sales on in-season produce, so keep an eye out for those as well. Proper storage is key to extending the life of your fresh fruits and vegetables; for example, while tomatoes thrive at room temperature, leafy greens last longer when refrigerated in airtight bags.

Incorporating these seasonal selections into your diet not only enhances your meals with fresh flavors but also contributes to a healthier lifestyle. Let's celebrate the season by making the most of the fresh produce available to us, exploring new recipes, and savoring the vibrant tastes of Florida's harvest.

IT'S TIME FOR SPRING CLEANING: REFRESH YOUR HOME AND YOURSELF

Spring cleaning is more than just tidying up your home—it's a chance to refresh your space and your lifestyle in preparation for the new season. While we often focus on de-winterizing our living spaces, this is also a perfect time to apply the idea of seasonal renewal to our physical well-being.

The first place to start is your pantry. The goal is to go as fresh as possible. While non-perishable items are great for emergencies and food bank donations, they shouldn't be staples in your everyday diet. There are some exceptions, like canned tomatoes and canned beans—just opt for reduced or no-salt versions, and always drain and rinse before using. Stock up on nutrient-rich dried goods such as whole wheat pasta (a healthier option than regular pasta, though it can take longer to cook—if it's not your preference, enjoy regular pasta less often), steel-cut oats, beans, grains, legumes like lentils, brown rice, and quinoa. When it comes to vegetables, frozen varieties can be a smart choice. They are flash-frozen at peak freshness and often a better option than canned vegetables, which can contain additives or preservatives. For instance, frozen brown rice from Publix offers a convenient and preservative-free alternative.

Next, focus on your refrigerator. Filling it with a variety of fresh fruits and vegetables is key—aim for four to five servings of each daily. When building your meals, think in simple portions: half of your plate should be fruits and vegetables, while the remaining half should be split evenly between lean proteins and whole grains. This balance helps ensure you're getting the nutrients you need while keeping your meals satisfying and energizing.

While nutrition plays a significant role in a healthy lifestyle—making up about 75 to 85 percent—exercise is equally essential. The key is finding activities you genuinely enjoy, whether it's going to the gym, following a fitness app at home, or walking or running with friends. Aim for cardio three to five times a week, totaling 75 to 150 minutes of vigorous activity or 150 to 300 minutes of moderate exercise. Strength training two to three times a week will help build muscle and improve overall strength, while incorporating flexibility and stretching exercises one to two times a week supports balance and mobility.

One of the best ways to stay consistent is by tracking your progress. Whether you use a journal or a fitness app, writing down your meals, workouts, and goals can help keep you accountable and motivated. Spring is all about rejuvenation and new beginnings, making it the perfect time to prioritize your health. As you refresh your home, take the opportunity to refresh your habits, too. Embrace this season as a time to feel your best, inside and out.

Elevate your wellness journey with our community's premier health experts. Dive into an array of group fitness classes or explore personal training options designed to fit diverse needs and busy schedules. For a complete class lineup, timings, and pricing, simply scan the QR code or reach out to Heather Shourds for more information.



HEATHER SHOURDS

Health & Wellness Concessionaire,
CEO of *JOY Thru Fitness*

[\(386\) 481-8225](tel:(386)481-8225)

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AN ESSENTIAL GUIDE TO GARDENING AND YARD WORK SAFETY IN ARBOR GREENE

With the arrival of spring, Arbor Greene residents look forward to revitalizing their gardens and yards under the shade of oak and palm trees. This season of growth, while bringing joy and beauty to our community, also necessitates a focus on safety to ensure everyone's well-being during gardening and yard work activities.

Proper lifting techniques are crucial when handling heavy gardening materials such as soil, mulch, and equipment. It's important to lift with the knees and keep the load close to the body to avoid back injuries. Avoiding twisting movements while carrying heavy items can further minimize the risk of strains. For heavier loads, splitting them into more manageable portions is advisable.

Tool safety is another important consideration. Ensuring that all gardening tools are in good working condition before use can prevent accidents. Protective gear, including gloves and safety goggles, is recommended to protect against potential injuries. After use, cleaning and properly storing tools will help prevent mishaps and maintain their condition.

Staying hydrated and protected against the Florida heat is essential. Drinking plenty of water and wearing light, breathable clothing can help mitigate the effects of heat exposure. Scheduling yard work during cooler parts of the day, such as early morning or late afternoon, is also recommended to avoid the peak sun hours.

The presence of oak and palm trees adds to the scenic beauty of our community but requires careful maintenance. When dealing with large trees, caution is advised, especially regarding potential falling branches. For tasks that involve significant tree maintenance, seeking professional assistance ensures safety and preserves the health of the trees.

Sharing knowledge and resources among residents can make gardening and yard work safer and more enjoyable for everyone. By adhering to these safety practices, the Arbor Greene community can enjoy the fruits of their labor in a safe and harmonious environment, enhancing the beauty of our neighborhood while safeguarding the well-being of all residents.



ALL ABOUT BUGS: PROTECTING PETS, PREVENTING PESTS, AND PROMOTING POLLINATORS

As spring approaches, so does the buzz of bug season. March is the perfect time to get ahead of pests while also supporting nature's helpful insects. Here's how you can keep your yard safe, your pets protected, and pollinators thriving.

Flea & Tick Season Prep

Early spring is the kickoff for flea and tick season, making it crucial to start preventative treatments now. Fleas and ticks can transmit harmful diseases to pets, leading to irritation, illness, and expensive vet visits. Year-round protection is the best defense, but early prevention gives your pets a head start against these persistent pests. In your yard, simple maintenance can make a big difference. Keep your grass trimmed, remove debris, and eliminate standing water where pests breed. For added defense, use pet-safe repellents to create a protective barrier around your outdoor spaces.

Getting Ahead of the Buzz

Warmer weather means mosquitoes are ready to multiply, especially in areas with standing water. Check bird baths, gutters, and flower pots regularly, as even a small amount of water can become a mosquito nursery. Planting natural deterrents like citronella, lavender, and marigolds around your home can help reduce mosquito presence while adding color to your garden. Combating mosquitoes is most effective when everyone pitches in—encourage neighbors to take similar steps for community-wide prevention.

Pollinator Appreciation: The Good Bugs

Not all bugs are bad! Bees, butterflies, ladybugs, and lacewings play a vital role in our ecosystem. By planting native flowers and shrubs, you can create a welcoming space for pollinators, which in turn help your garden thrive. Ladybugs and lacewings also act as natural pest control, feeding on aphids and other harmful insects. Want to go a step further? DIY bee baths and butterfly feeders are simple, fun crafts that provide essential resources for these helpful bugs.

With a few mindful steps, you can protect your family and pets while also supporting the bugs that help our gardens bloom.

ENVIRONMENTAL AWARENESS WEEKEND

Dive into sustainability and make a tangible difference in our community and the planet with our Environmental Awareness Weekend! Taking place on **Saturday, April 5th**, and **Sunday, April 6th**, this do-it-yourself event invites you to engage in activities that boost your environmental awareness and contribute to a healthier planet, right from the comfort of your own home or neighborhood. For details on how to participate, please visit our website at www.arboregreene.com and navigate to our events section. Let's join hands in fostering a sustainable future!



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Shamrock Shenanigans

SAT., MARCH 15 FROM 7:00-10:00PM

Celebrate St. Patrick's Day with us at Shamrock Shenanigans! This event is **\$10/Person** and is happening on Saturday, March 15, from 7-10pm. Enjoy an evening filled with green and gold decorations, light hors d'oeuvres, light drinks, and fun activities. Don't forget to BYOB to share a toast with friends. This party is for those 21 and up.

Wear your greenest outfit and come have a great time. Make this St. Patrick's Day unforgettable at Shamrock Shenanigans! To learn more and **RSVP**, check out the "Events" tab at www.arborgreene.com.

GIFT A LIFELINE AT OUR COMMUNITY BLOOD DRIVE!

Join us at the Arbor Greene Community Center on Saturday, Mar. 1st, from 9:30 AM to 1 PM for a OneBlood Community Blood Drive.

As a thank you for your generosity, all donors will receive a \$20 eGift Card and a Wellness Checkup, which includes screenings for blood pressure, pulse, temperature, iron count, and cholesterol.

Walk-ins are welcome, but to ensure a smooth process, we recommend reserving your time slot in advance. Simply click the green button on our website to book your appointment once the link is available.

Thank you for your commitment to making a difference. We hope to see you there! ID required. For more details, visit oneblood.org/details and use the Arbor Greene CDD Sponsor Code: 26070.

SPRING COMMUNITY YARD SALE

Get ready to refresh for the season at our Spring Yard Sale on **Sat., May 3rd, from 8 AM to 12 PM!**

Everyone is welcome, so invite your friends and family to explore the wide variety of items available—from furniture and clothing to books and toys. There's something for everyone!

Have leftover items? No worries! Two Goodwill Donation Trucks will be stationed behind the community center near Arbor Creek Dr. until 4 PM for easy drop-offs. It's a perfect way to declutter while giving back.

THE RIPPLE EFFECT OF KINDNESS: SMALL ACTS, BIG IMPACT

Kindness has a unique way of spreading far beyond its original intent. A small, thoughtful act can inspire a chain reaction, creating waves of positivity that touch lives in unexpected ways.

In our community, it's often the simplest gestures that leave the greatest impact—holding the door for a neighbor, offering a helping hand with groceries, or simply sharing a warm smile during a morning walk.

These small moments of kindness aren't just feel-good actions; they actively strengthen the bonds that hold our community together. Research shows that witnessing acts of kindness increases our own likelihood of paying it forward. It's a ripple effect—what starts as a single drop quickly spreads outward, touching more lives than we realize.

Consider the impact of volunteering a few hours at a local event, donating items during a community drive, or even checking in on a neighbor who lives alone. Each act may seem minor on its own, but collectively, they build a community rooted in compassion and connection.

Kindness also has a profound effect on our own well-being. It can reduce stress, boost mood, and even improve heart health. In a world that often feels fast-paced and disconnected, taking a moment to be kind is a simple way to create meaningful change.

So, this month, challenge yourself to make kindness a daily habit. Start small. Compliment a stranger, write a thank-you note, or lend a hand where it's needed. You might be surprised at how far your ripple travels. After all, kindness is contagious—let's keep it going

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BOOK CLUB

Looking for a way to connect with your neighbors? Whether you're an avid reader or just looking to try something new, this club is the perfect way to engage with literature and make new friends. The Book Club does not meet in July, August, November, or December.


The book for March is *Tomorrow and Tomorrow and Tomorrow* by Gabrielle Zevin. The book for April is *The Bird Hotel* by Joyce Maynard.


 Diane Wheeler
dianewheeler@verizon.net
(813) 380-7068

 3rd Monday of Every Month at 7:00pm

SEWING CLUB


This group meets regularly at the Community Center to work on a variety of fun sewing projects! Whether you're a beginner or an experienced sewer, this group is a great way to share ideas and make new friends who share a passion for sewing. If you're looking for a leisurely and engaging activity, then this is the perfect group for you!

 Sue Waldman
suebo0204@aol.com

 2nd & 4th Friday of every month at 9:00am.

MAKERS' MARKET

The Makers Market event is a fantastic opportunity for crafters of all ages to showcase their skills and connect with fellow community members. Interested in showcasing your work and participating in this year's Market? Consider joining! For more info, please join the Makers' Market Facebook page by visiting tinyurl.com/AG-Makers.

 Please visit the Makers' Market Facebook page for more information regarding meeting dates.

Community Groups

BRO'S CLUB

This group is all about bringing the awesome guys in our community together for great conversation and lots of laughs. So, whether you're looking to make new friends or just have some fun, Bros & Brews (hosted by the Bro's Club) is the perfect way to connect with other guys in our community. Bring your favorite brew, a snack to share, and join this group at the Community Center! Must be 21+ Older.

 Mike Scheld | mikescheld23@gmail.com | (813) 390-7411

 Last Thursday of every month at 7:00pm.

WOMEN'S WINE DOWN WEDNESDAY

Do you need a fun and relaxing way to unwind? Join the Women's Wine Down Wednesday group! This group's sole purpose is to provide a fun evening full of laughter and good company. Whether you're new to the area or just looking to make new friends, this group is the perfect way to connect with the other ladies in our community. Join this group for a glass of wine and enjoy some much-needed leisure time! Bring a beverage to sip on, a snack to share, and join this group at the Community Center! Must be 21+ Older.

 Noreen Luetkeke | nluetkeke@verizon.net

 Last Wednesday of every month at 6:30pm.

MEDITATION GROUP

Looking for a peaceful way to start your Sunday? This group is dedicated to providing a serene and relaxing environment where you can unwind and center yourself through guided meditation. Whether you're new to meditation or a seasoned practitioner, this group offers the perfect opportunity to connect with others who share your interest in mindfulness and relaxation. Please bring your own cushion, or feel free to use one of the available chairs. This group meets in the Arbor Greene Gathering Room every Sunday for one hour. Embrace tranquility and join them for a moment of peace in your week!

 Archana Sharma | (734) 545-4373

 Every Sunday at 8:00am.

THE AG YOGA GROUP

Consider joining the Saturday Morning Yoga Group! This laid-back session is perfect for anyone looking to relax and refresh their mind and body. This group meets in the Fitness Studio at the Community Center every Saturday for one hour. The group follows a prerecorded audio guide with calming music. There's no instructor—just a welcoming group of people coming together to enjoy the benefits of yoga. Space is limited, so please reach out to the Resident-Lead ahead of time to reserve your spot.

 Vivian Sun | sunwei1@yahoo.com

 Every Saturday at 8:00am.

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VIEWING

Digital ads are typically avoided at all costs, most digital ads are never even looked at, and when given the option, users close or skip the ad as fast as possible. Ad view times are incredibly low online, community newsletters are read to reference the material included about their specific community and from their HOA board.

**LESS
COMPETITIVE**

With the oversaturation and push of digital branding and advertising space, there's less competition for printed material. Every single business is in financial competition for the top spots using the important keywords online. Print advertising is equally distributed.

LONGEVITY

Unlike the traditional digital advertising model, where advertisements run for a pre-determined time and then are never seen again (until you pay more), advertising in print are there to stay.

**HIGHER
ENGAGEMENT**

Print advertising can also lead to higher engagement with your audience. People are more likely to read a magazine or brochure than scroll through an online ad. This engagement can lead to higher conversion rates and a higher ROI.

TRUST

Print media is often perceived as more trustworthy than other forms of advertising, which can make advertisements in print more credible to readers.

March | COMMUNITY CALENDAR

SUN	MON	TUE	WED	THU	FRI	SAT
						1 "Oneblood" Blood Drive (9:30AM - 1:00PM) <i>National Pig Day</i> <i>World Compliment Day</i>
2 <i>Old Stuff Day</i> <i>Dr. Seuss Day</i> <i>Namesake Day</i>	3 <i>I Want You to Be Happy Day</i> <i>National Cold Cuts Day</i> <i>Fun Facts About Names Day</i>	4 Take-Out Tuesday 5:00PM <i>Hug a GI Day</i> <i>March Forth</i> <i>Toy Soldier Day</i>	5 <i>National Cheese Doodle Day</i> <i>Multiple Personality Day</i> <i>Discover What Your Name Means Day</i>	6 <i>National Oreo Cookie Day</i> <i>Nametag Day</i> <i>National Dress Day</i>	7 <i>National Cereal Day</i> <i>Doodle Day</i> <i>Middle Name Pride Day</i>	8 <i>Be Nasty Day</i> <i>International Fanny Pack Day</i> <i>National Day of Unplugging</i>
9 Daylights Savings Time Starts <i>Barbie Day</i> <i>Get Over It Day</i> <i>Panic Day</i>	10 <i>International Day of Awesomeness</i> <i>Mario Day</i> <i>Life in the Cracks Day</i>	11 DRB Meeting 6:30PM HOA Meeting 7:00PM <i>Debunking Day</i> <i>Dream Day</i>	12 <i>Plant a Flower Day</i> <i>National Alfred Hitchcock Day</i> <i>Girl Scouts Day</i>	13 CDD Workshop 6:30PM <i>Earmuff Day</i> <i>Ken Day</i> <i>National Open an Umbrella Indoors Day</i>	14 Sewing Club 9:00AM <i>National Pi Day</i> <i>National Write Your Story Day</i> <i>International Ask a Question Day</i>	15 Shamrock Shenanigans: St. Patty's Day Party (7:00PM - 10:00PM) <i>Dumbstruck Day</i>
16 <i>Everything You Do Is Right Day</i> <i>Lips Appreciation Day</i> <i>Curlew Day</i>	17 Book Club 7:00PM St. Patrick's Day <i>Act Happy Day</i> <i>Submarine Day</i>	18 Take-Out Tuesday 5:00PM CDD Meeting 6:30PM <i>Awkward Moments Day</i>	19 <i>Let's Laugh Day</i> <i>Poultry Day</i> <i>Chocolate Caramel Day</i>	20 <i>Extraterrestrial Abductions Day</i> <i>International Day of Happiness</i> <i>Won't You Be My Neighbor Day</i>	21 <i>National Countdown Day</i> <i>Memory Day</i> <i>World Puppetry Day</i>	22 <i>As Young As You Feel Day</i> <i>National Goof Off Day</i> <i>National Sing Out Day</i>
23 <i>National Puppy Day</i> <i>National Chip and Dip Day</i> <i>Near Miss Day</i>	24 <i>National Chocolate Covered Raisin Day</i> <i>National Cheesesteak Day</i> <i>National Cocktail Day</i>	25 <i>International Waffle Day</i> <i>Tolkien Reading Day</i> <i>Old New Year's Day</i>	26 Women's Wine Down Wednesday 6:30PM <i>Make Up Your Own Holiday Day</i> <i>Arbor Greene Appreciation Day</i>	27 Bro's Club 7:00PM <i>National Joe Day</i> <i>National Scribble Day</i>	28 Sewing Club 9:00AM <i>Something on a Stick Day</i> <i>National Hot Tub Day</i>	29 <i>National Mom and Pop Business Owners Day</i> <i>Smoke and Mirrors Day</i> <i>World Piano Day</i>
30 <i>I Am in Control Day</i> <i>Take a Walk in the Park Day</i> <i>Turkey Neck Soup Day</i>	31 <i>National Crayon Day</i> <i>Eiffel Tower Day</i> <i>Bunsen Burner Day</i>					

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