



January 2024

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### **2023 BOARD OF DIRECTORS**

**President .....Raymond McKinney....(518) 669-9286**  
**Vice President..Lois Maiolo.....(352) 606-9722**  
**Secretary .....Mike Nalasco.....(757) 637-1082**  
**Treasurer..... Tom Ferreri .....(352) 600-8483**  
**Trustees .....Robin Ashcraft .....(412) 603-1125**  
**Linda Smith.....(317) 691-0936**  
**Darlene Reinhard .....(603) 491-8023**

**Contact the HOA: A2wwnhoa@gmail.com**

I know we have a lot of new members in the Community and we would like to encourage all of you to be active and involved in our events. If there is some interest you have that's not being addressed on our calendar, let someone on the Board know. I'm sure there are others out there that are also interested in whatever it is. We have a widely talented group of people in the Community from all parts of the country. Don't be shy and let's enjoy our retirement (semi-retirements) together.

Don't forget, all members of the WWN Community are invited to all meetings and events that take place in the community (except private parties).

I hope you had a Merry Holiday Season. See you all next year.

Your Neighbor  
Ray McKinney

### **BOARD OF DIRECTORS –**

(subject to change at the HOA Board mtg on December 26, 2023, but too late to be added to the January newsletter)

There is an open 2-year position on the Board of Directors. If you are interested in serving, please contact any Board member. Those elected to the 2024 Board of Directors for a 2-year-term are Lois Maiolo, Butch Kowalczyk and Darlene Reinhard.

### **BOARD / GENERAL HOA MEETINGS**

January HOA Board and General meetings:  
General mtg – Monday, January 8. 7 pm  
Board mtg – Tuesday, January 30. 10 am

### **PRESIDENT'S REPORT**

As the year comes to an end, I would like to thank the Board for making my job so easy and for providing a fun and active year for the WWN Community. I hope everyone enjoyed the events during the year and Holiday parties.



There will be a new Board at the January general meeting (though it will look a lot like the old Board). Hopefully we will be able to continue from where we left off in 2023.

### **NOT YET A MEMBER OF THE HOA**

### **10 REASONS WHY YOU SHOULD BELONG**

- It is a GREAT Way to meet your neighbors and get discounts on HOA dinners and other HOA events.
- It is also a GREAT way to have your voice heard and getting involved with your local community
- All residents live in the same community and have the same concerns to the environment and preserving that way of life. It only makes sense that an HOA with that intent, serves all residents in a much stronger and cohesive manner.
- In times of emergency, the HOA unites to help the Community by working together through the use of: Block Captains, Internal Phone Book communication, In-Park Volunteers helping each other, etc.
- Too many Homeowners never read or understand their Parks' "Rules and Regulations" or "Prospectus". An HOA can help the residents interpret these documents, and help them navigate through potential problems.
- Once an HOA is properly formed (Under Florida Law Statute 723.075), it represents ALL residents in the park on matters concerning rights: "A resident's rights in the Park can be affected by the HOA so they should be an active member to have a say in decisions that might affect them."

...continued on page 4

- Sometimes individual residents may have an issue with Park Owners, and are forced to face Park Owners alone. Through the HOA, they may find other members with the same concerns, and are able to confront the problems together. Remember, there is strength in numbers. Confronting Park Owner tactics can be cost prohibitive for an individual homeowner to undertake by themselves. Accordingly in any controversy where an HOA is involved, acting as a united front for the residents, it is more persuasive to Park Owners.
- The HOA was created by great effort of Park residents in the past because they recognized how powerless they were before the creation of Fl. Chapter 723 and the F.S. 723-075 HOA, which evened the playing field to some degree.
- Under Fl 723.037 & (075) Rent Increases that are considered “Unfair” can be better arbitrated by an Association rather than an individual. Only the HOA can dispute or request mediation against unfair rent increases, an individual can’t.
- The bottom line is: “The Best Way to get the MOST out of your retirement and your community, is to associate with positive people, and participate in social events.” Join the WVN HOA, volunteer. You may have more to offer than you realize, and have FUN, too.

## THERE HAVE BEEN ISSUES

and complaints about residents not cleaning up after their pets. Please be a responsible pet owner.



## LIBRARY CORNER –

For your reading enjoyment, the following have been added to our little clubhouse library –



Kim Harrison – *The Drafter*

The first in the Peri Reed series. Peri has been betrayed by her partner and must ally herself with Silas and Taf to bring down the Opti corporation. (hardbound)

Tami Hoag – *The Bitter Sweet Season*

Minneapolis resident Evi Burke has her dream life, but a danger from her past stalks her – a danger powerful enough to draw in detectives Nikki Liska and Sam Kovac. (paperback)

James Patterson – *First to Die*

Four crime solving friends face off against a killer in San Francisco in Patterson’s first Women’s Murder Club. (paperback)

M.L. Stedman - *The Light Between Oceans*

Tom takes a job as a lighthouse keeper, on a lonely island and is joined by his wife Isabel. A boat is washed ashore with a dead man and a baby, whom Tom and Isabel adopt. However, one man’s justice is another’s tragic loss. (paperback)

DVD’s added to the collection:

- Big Bang – complete 10th season
- Breaking Dawn (Twilight saga), part 2
- Brokeback Mountain
- Broken Arrow
- Bumble Bee
- Courage Under Fire
- Dune
- The Fisher King
- Harry Potter: Deathly Hallows, part 1
- Harry Potter: Half Blood Prince
- The Help
- Jamie Fox Collection (8 discs)
- Last Holiday
- Lord of the Rings: Return of the King
- Man of Honor
- Morning Glory
- My Fake Fiance
- Pirates of the Caribbean
- Rocky I-V
- Rudy
- Triple Feature: 12 Monkeys, Mercury Rising, The Jackal
- Yours, Mine and Ours



## EQUIPMENT

Walkers and canes are available in the storage room by the small clubhouse for anyone who needs any of these items. At no cost!

## TRASH GUIDELINES

Curbside pick-up: Mondays/Thursday. Have trash out by 9:00 a.m.

Changes for holidays will be posted in advance.

Trash must be in bags and securely tied.

Only cardboard is recycled. (Must be broken down and flattened).

If you have any larger items, contact the office. They can help you.

PLEASE DO NOT place furniture, toilets, tvs or any large items near the dumpsters. You must dispose of those items yourself.

DON'T PUT CANS out with the trash. HOA Can Pick-up is every Tuesday morning at 10 am. ALL money is used to benefit the Community.



FOR YOUR INFORMATION – There is an ongoing problem with residents throwing furniture in the back by the dumpster. **THIS IS NOT ALLOWED!** Our maintenance personnel have had to climb into dumpsters to cut apart doors, etc., that get lodged. (Think about if this was your job!). Please be aware and considerate of the rules. Rules broken, too many times, are benefits removed. We should be thankful our trash is picked up.

## HAZARD CALL

Residents are now being contacted by cell phone via text message for any park emergencies. (water outage, hurricane, etc.).

\*If you are not receiving the emergency texts, please contact the office.

## SUNSHINE COMMITTEE



Pat Allevi has taken on the responsibility of The Sunshine Committee. If you know anyone who is in need of a get-well card, sympathy card, or thinking of you card, please contact Pat at (352) 515-1421.

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**WEB PAGE INFORMATION – WWW.  
WWNHOA.COM**

The HOA has a website available to everyone to view: [www.wwnhoa.com](http://www.wwnhoa.com), and mentioned in every newsletter. Looking at the counter, it is not viewed or utilized very well. The site has been the most up-to-date and current Community information, as well as the most recent phone list updates and By-Laws. The phone list and By-Laws require a password. The password needs to be requested by e-mail at: [a2wwnhoa@gmail.com](mailto:a2wwnhoa@gmail.com). The HOA pays an annual fee to maintain the website, so if it is not used, this is money wasted.

A BIG Thank You goes to Butch Kowalczyk for updating, maintaining and improving the website.

Again, to stay as up-to-date as possible on happenings in and around the Community, our website is the best way we have found to communicate with all our residents. Be sure to use it and encourage all your neighbors to use it, too.

To subscribe to phonebook updates, a sign-up sheet is on the bulletin board in the large clubhouse.

**UPCOMING EVENTS  
JANUARY**



1st - NEW YEAR'S DAY POT LUCK. 2 pm. Bring your favorite(s)  
Please bring your own drink(s)

12th – MOVIE NIGHT. 7 pm. \$3.00  
*Something's Gotta Give*  
Popcorn and Concession Stand available

20th – BREAKFAST. 8:30-9:30 am. \$7.00

30th – SOUP AND SALAD dinner and dessert. 5 pm.  
\$5.00

Now that a New Year has begun, the Activities Community is seeking more volunteers to help at our monthly events. If you can spare some time, please consider helping out. Our next Activities meeting date is set for Wednesday, January 3 at 11:30 am in the clubhouse.

**LUNCHEONS & COFFEE HOUR**

Please be sure to sign-up in the clubhouse

**Veterans Luncheon** – The next Veteran's luncheon will be held on Wednesday, January 17 at Cody's Original Roadhouse, 3101 Commercial Way, Spring Hill; 12 noon.

**Ladies' Luncheon** – Will be held on Friday, January 12 at Ruby Tuesday, 13095 Cortez Blvd, Spring Hill; 12 noon.

**Wednesday Coffee Hour** Schedule for JANUARY – There will be NO Coffee Hour on Wednesday, January 3. I have decided to take the day off and relax. The normal schedule for Wednesday Coffee will resume on January 10. Hope you all can come and enjoy coffee, tea, hot chocolate, or bring your favorite morning cup along with morning goodies and chat with friends and neighbors.

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[Craigw83@yahoo.com](mailto:Craigw83@yahoo.com)

**INTERESTED IN KAYAKING?**

Please call or text  
Ken Shaver (315) 335-2152 or  
Craig Walker (317) 902-7647

We will let you know in advance details of our next trip

Please leave your name phone number





## “REBLOOM YOUR POINSETTIA –

while most home light conditions are not intense enough to produce blooms as large and abundant as those that develop in the greenhouse, many homeowners can coax poinsettias back into bloom

“Here’s a nutshell schedule to flower it:

“1. In early April, cut the poinsettia back, to about 8 inches. Keep it near a sunny window, watering and feeding regularly.

“2. Move the plant outside if temperatures do not fall below 50 degrees F.

“3. In late August, take the plant inside and cut stems back slightly, leaving three to four leaves per shoot. Keep in a bright, sunny window, watering as needed.

“4. September 20 to December 1, keep the plant in complete darkness for 14 hours each night. Do this by placing the poinsettia in a dark closet or covering it with a large black plastic bag or box. Leave it in the dark until 8 am. Do not leave it in the dark day and night. You can stop the dark treatment after Thanksgiving Day if you start covering the plant around September 21.

“Meanwhile, help florists combat poinsettia-phobia. A poll shows that 50% of Americans still believe the poinsettia is toxic if eaten. Of course, it’s not a food plant, and no one should try consuming it.

“It does have a white sap which can cause skin irritation in some people. Milk and strawberries sometimes cause this reaction, too”

**WIFE:** I have a bag full of used clothing I’d like to donate

**HUSBAND:** Why not just throw it in the trash? That’s much easier

**WIFE:** But there are poor starving people who can really use all these clothes

**HUSBAND:** Honey, anyone who fits into your clothing is not starving

**HUSBAND IS RECOVERING FROM A HEAD INJURY NOW.**



## TURKEY BROCCOLI DINNER



- 1 pkg (10 oz.) chopped broccoli, drained
- 2 cups chopped Turkey, cooked
- ½ cup grated parmesan cheese
- ½ teaspoon curry powder
- 1 can condensed cream of chicken soup (10 ¾ oz.)
- ½ cup mayonnaise
- ½ cup bread cubes
- 1 tablespoon margarine, melted

Place broccoli in greased 9x13 baking dish  
Mix Turkey, soup, mayonnaise, cheese & curry powder

- Spoon over broccoli
- Top with combined bread cubes and margarine

Bake 25-30 minutes at 350 degrees or until thoroughly heated. Serves 6

## NEIGHBORS HELPING NEIGHBORS

(Handyman Services)

Our website, [www.wwnhoa.com](http://www.wwnhoa.com), now has a space for Neighbors Helping Neighbors: gardening, painting, items for sale, lost & found, etc. Please send your help request(s) to Butch Kowalczyk, [email4butch@yahoo.com](mailto:email4butch@yahoo.com) to place an ad. You may also post your needs through our newsletter by emailing: [darlenenhsl@yahoo.com](mailto:darlenenhsl@yahoo.com).





**HELP SUPPORT  
WWN HOA EVENTS**

**DON'T PUT  
CANS OUT WITH  
THE TRASH**

**HOA CAN  
PICK-UP  
TUESDAYS  
10 A.M.**

**THE COMMUNITY APPRECIATES IT**





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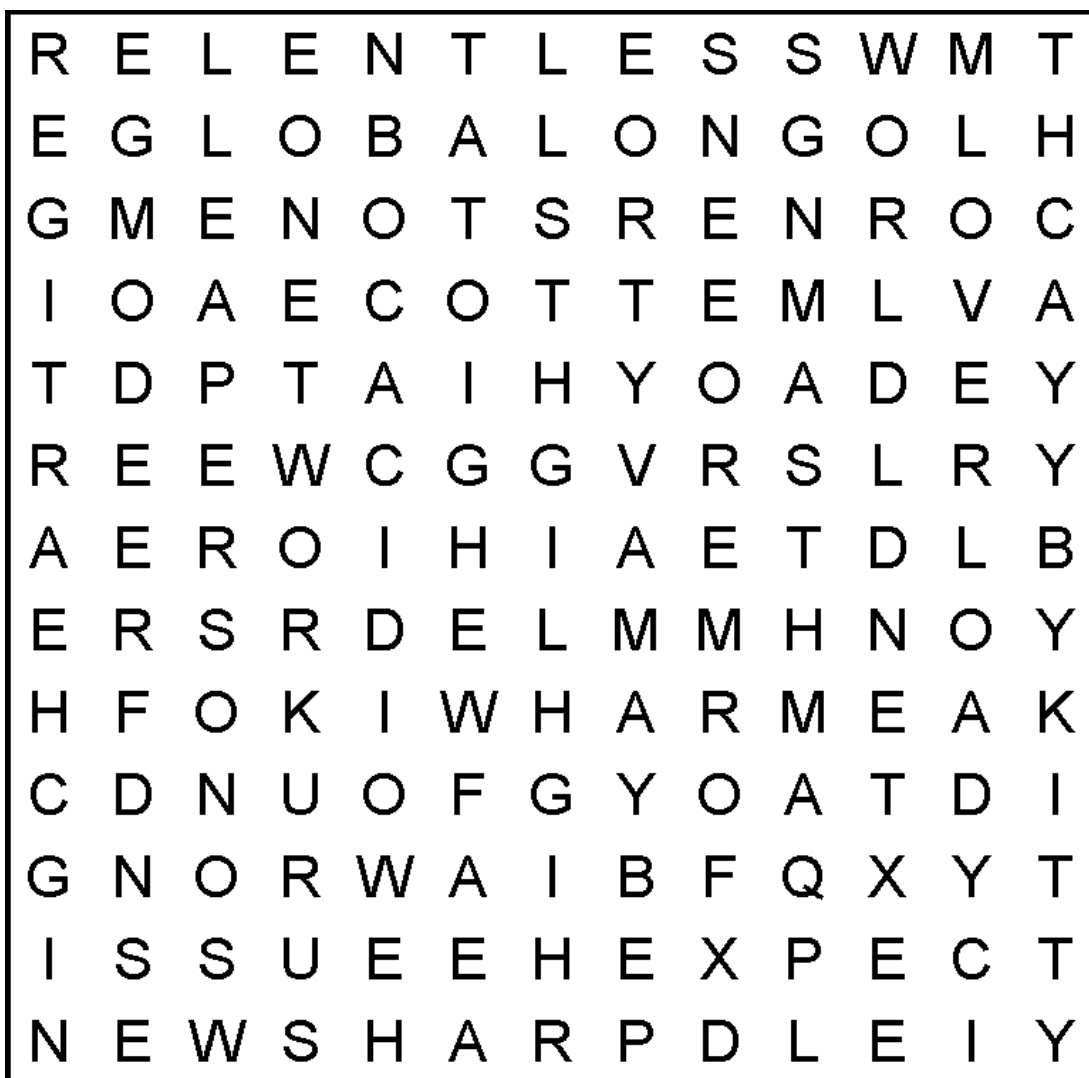


# CHRISTMAS AROUND THE COMMUNITY





# January Word Search



aero  
along  
asthma

cornerstone

expect  
extend

former  
found  
freedom

global

harm  
heart  
highlights

issue

kitty

leap

magic  
match  
maybe  
money  
movie

network  
news

overload  
person

really  
relentless  
right

sharp  
terrified  
tiger

world  
worse  
wrong

yacht  
yield

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Taken of  
Damaged Areas



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# JANUARY 2024

DECEMBER  
S M T W T F S  
1 2  
3 4 5 6 7 8 9  
10 11 12 13 14 15 16  
17 18 19 20 21 22 23  
24 25 26 27 28 29 30  
31

FEBRUARY  
S M T W T F S  
1 2 3  
4 5 6 7 8 9 10  
11 12 13 14 15 16 17  
18 19 20 21 22 23 24  
25 26 27 28 29

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
	1 Pot Luck Luncheon. 2 pm. Bring your favorite(s) No Cards/Dominos  New Year's Day	2 Shuffle Board. 10 am Texas Hold'm. 1 pm	3 Activities Cmte Mtg. 11:30 am. Large clubhouse NO Coffee Hour Cards. 6 pm Shuffle Board. 6 pm	4	5	6  Epiphany
7 Cards. 6 pm	8 Dominos. 12:30 pm Cards. 1 pm HOA General mtg. 7 pm	9 Shuffle Board. 10 am Texas Hold'm. 1 pm	10 Coffee Hour. 10 am Cards. 6 pm Shuffle Board. 6 pm	11	12 Movie Night. 7 pm. \$3.00 Something's Gotta Give Popcorn/Concession Stand	13
14 Cards. 6 pm	15 Dominos. 12:30 pm Cards. 1 pm  Martin Luther King Jr's Birthday	16 Shuffle Board. 10 am Texas Hold'm. 1 pm	17 Coffee Hour. 10 am Cards. 6 pm Shuffle Board. 6 pm	18	19	20 Breakfast. 8:30-9:30 am. \$7.00
21 Cards. 6 pm	22 Dominos. 12:30 pm Cards. 1 pm	23 Shuffle Board. 10 am Texas Hold'm. 1 pm	24 Coffee Hour. 10 am Cards. 6 pm Shuffle Board. 6 pm	25	26	27
28 Cards. 6 pm	29 Dominos. 12:30 pm Cards. 1 pm	30 Shuffle Board. 10 am HOA Board Mtg. 10 am Texas Hold'm. 1 pm Soup/Salad/Dessert. 5pm. \$5.00	31 Coffee Hour. 10 am Cards. 6 pm Shuffle Board. 6 pm			





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Our top priority is the health and safety of our employees and our customers. Our employees are closely following the Centers for Disease Control (CDC) guidelines and recommendations, like frequent hand washing, social distancing, and staying home if they are feeling ill.

We have taken steps to limit exposure to the virus by making our customers aware that there is no need to have any contact with our employees if you choose to do so. Our business falls under the state's guidelines as "Essential Business".

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