



OAK RIDGE

Homeowner's Association

Newsletter

April 2019

Current ORHA Officers

President: John Williams
Vice President: Jeff Fontaine
Treasurer: Annette Guiliani
Secretary: Steve DeMatos

Directors

Mike Emanuel
Charley Wischmann
Wally McKinley

Restrictions Committee
Chairperson: Doug Lines

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Oak Ridge Homeowners Association,
Inc

A Florida not for profit corporation
The Oak Ridge Homeowners'
Association, Inc. (ORHA) is
a voluntary HOA in a deed restricted
community located in beautiful New
Port Richey, Florida.

<http://www.myorha.org>

Annual Members Meeting

The Annual Members Meeting of the Oak Ridge Homeowners Association will be held:

Date: Tuesday, April 23, 2019 Time: 7:30

Location: Trinity Meeting Center
7813 Mitchell Blvd Suite 106
New Port Richey, FL 34655

All Oak Ridge residents are welcome and encouraged to attend. Topics of discussion to include; 2018-2019 budget, beautification projects, members concerns.

*Please bring your comments, concerns and most importantly,
YOURSELF*

Don't forget to pay your Annual dues of \$50
Visit www.myorha.org to pay via PayPal or the enclosed form/check.



Children and pedestrians are out and about. Please remember the speed limit throughout Oak Ridge is 30 mph. Use courtesy when encountering pedestrians while driving. Slow down and ensure there is ample space between your car and residents on the street. Please ensure that your guests are aware of this as well.

Thank you for keeping Oak Ridge a safe community!

If you had to pick the most important concern of your home ownership in Oak Ridge what would it be?

Would it be the condition of the roads within Oak Ridge subdivision and Pasco County? Would it be the County Tax Assessors impact on your property? Would it be the proximity to convenient shopping and dining establishments? Would it be the quality of the local schools your kids might have to attend? Would it be the location from your place of employment? Would it be the availability of really good recreational facilities, the beaches, golf courses, sports complexes, bicycle paths, and other places where we enjoy our leisure time?

These are all important aspects of choosing to live in Oak Ridge because we have access to and are able to enjoy all the factors mentioned above. However, all of these benefits of living in Oak Ridge would probably take a back seat to one overarching consideration that has the potential of affecting all the factors mentioned above, **your property value.**

Property values are maintained by a lot of hard work and sweat equity by all of us who want our property to hold or increase its value so we can continue enjoying all the great parts of living in Oak Ridge. Our homes represent a substantial investment to our individual financial situation. Most of the residents within Oak Ridge do an excellent job of maintaining their property and are to be commended for their efforts. All of your Oak Ridge Homeowners' Association (ORHA), Officers/Board Members/and Restrictions Committee Members have noticed the many improvements undertaken by many of you in improving your property. It has not gone unnoticed.

Your Restrictions Committee is available to each of you simply by asking for our assistance. The purpose of the Restrictions Committee is to protect the property value of all Oak Ridge homeowners. The Restrictions Committee accomplishes that task by engaging with each of you who perceives that a problem might exist with a property that may impact your property value. We then establish a confidential and comprehensive course of action, consistent with very specific guidelines, to correct a possible violation of our Deed Restrictions and/or Pasco County Ordinances.

Your Restrictions Committee attempts to resolve any situation without confrontation and we have been successful in achieving resolutions to 16 resident complaints since the inception of the Restrictions Committee.

The Restrictions Committee prefers to correct problems within the neighborhood through voluntary compliance with our Deed Restrictions and Pasco County Ordinances to the extent it is possible to do so. Should voluntary compliance not be achieved, we work with Pasco County Code Enforcement to achieve compliance.

Your Restrictions Committee will investigate a complaint from a resident and **we will maintain strict confidentiality in any communications with any complainant.** Any action taken by ORHA is only initiated after a thorough investigation and requires approval by both the Restrictions Committee and your Board of Directors. The process and procedures are in place and functioning for the benefit of all Oak Ridge property owners.

We are here to help, just let us know by contacting the Restrictions Committee or your ORHA Officers/BOD members through the following website:
www.myorha.org

Doug Lines – Restrictions Committee Chairman



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& Very Important People*

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Specializing in up to 4 visits to your home per day for multiple pets while you are away—for a day or a week! Let them stay where they are the most comfortable—in their familiar surroundings with their same routine. There's no place like home! Also offering very limited availability in our home as an alternative to a kennel.

I have an extensive list of satisfied customers I am happy to provide—ask THEM about my superb customer service and excellent care of their pets. Here are some recent comments from current Oak Ridge customers:

"Our dog Bella is quite comfortable going to Lisa's for short term or extended stays. She's treated well and whines to visit while on our own neighborhood walks!" - Paula Edwards , Arbor Drive

"Lisa gives our family peace of mind that our furry 4-legged family members are being pampered while we are away. We never have to worry and she keeps us updated with cute pictures and texts. We highly recommend her for anyone looking for a pet sitter". - Tara Holmberg, Ridge Top Drive

"I highly recommend Lisa! I have used her pet service numerous times and I have found her to be professional, reasonably priced, timely and most of all, caring. She loves her work and it shows!" - Sandie Will, Sunhigh Drive

**FREE GET ACQUAINTED VISIT!
CALL OR TEXT ME—LISA DEPEW— 727-967-1601
or EMAIL TO: LDEPEW@TAMPABAY.RR.COM
*17 year Oak Ridge Resident!***

