

BACK TO SCHOOL
Hillsborough classes
resume August 10

Watch for buses and kids at the bus stop — 15
MPH through the neighborhood.



CARROLLTON LAKES
HOMEOWNERS ASSOCIATION

Carrollton Lakes
Newsletter
August 2026

“No one is useless in this world who lightens the burdens of another.” —Charles Dickens

August is the Peak of Hurricane Season

Florida's hurricane season runs June through November, but historically August and September are the busiest stretch. Now is the time to get ready, not when a storm is named.

A few things worth doing this month:

Know your evacuation zone. Hillsborough County lets you look it up by address at hillsboroughcounty.org. Zones are based on storm surge, not wind, so a home outside a flood zone can still be in an evacuation zone.

Build the kit before the shelves empty. Water, non-perishable food, medications, batteries, chargers, and copies of important documents.

Take photos of your home inside and out. If you ever file a claim, before pictures matter more than you think.

Trim what could become a projectile. Loose branches, unsecured patio furniture, and anything light in the yard.

Sign up for HCFL Alert at hillsboroughcounty.org for emergency notifications.

County Guest at the August Meeting

We have a guest joining us this month. A representative from Hillsborough County Environmental Services will be at our August 20 board meeting to talk about our lakes and ponds and answer questions.

If you have wondered about the vegetation around the water, what the County does versus what we do, or how you can help, this is the meeting to attend. We will set aside 10 to 15 minutes for homeowner questions.

Volunteers Wanted for Our Ponds

Several neighbors around Lake Gemma have already stepped up, and we could use more. The County's Adopt-A-Pond program provides native plants at no cost to the community. We provide the hands to plant them.

The program does need one person willing to serve as our Pond Group Representative. If that sounds like you, or you just want to help plant, email hello@carrolltonlakeshoa.com.

From the Board

The Board approved property coverage for our common areas, including the entry walls, fencing, playground, entry signs, fountain, and irrigation.

The Board also approved a reserve study, which will tell us what it actually costs to maintain our community assets over time and how much we should be setting aside each year.

The Board also voted to add electronic voting as an option for community votes. It is not active yet. Once it is, you will be able to opt in, and you will still be able to vote in person or by proxy if you prefer. We will let you know when it goes live.

Yard of the Month



August 2026: 16421 Lake Heather Dr.

Landscaping



PHASE 1 Mulch done!

PHASE 2 Planting . . . coming soon.

Joining the Meeting

Our meetings are now the third Thursday of each month at 8:00 PM. Next meeting is August 20.

Several neighbors had trouble getting into the July meeting. If the link gives you trouble, try opening it in a browser rather than the app, and join a few minutes early. If you still cannot get in, email hello@carrolltonlakeshoa.com and we will get you sorted before the next one.

We have a new **WEBSITE!** <https://carrolltonlakeshoa.com/>

BOARD OF DIRECTORS

President: **Ryan Kearns**
VP/ARC Chairman: **Tom Read**
Treasurer: **Charlie Pritchard**
Secretary: **Rose Bowman**
Member-at-Large: *Vacant*

**OCEAN BLUE COMMUNITY
MANAGEMENT**
LCM: David Latrella

**WAYS THAT YOU CAN
COMMUNICATE WITH THE BOARD**

- ◆ Attend monthly BOD meetings
- ◆ Monthly Newsletters via email
- ◆ Homeowner Portal via Ocean Blue
- ◆ Community park bulletin board
- ◆ Carrollton Lakes website
- ◆ Facebook

HOMEOWNERS

1. Next Board Meeting on **08/20/26 at 8:00 PM**
2. If you have not registered for the homeowner portal yet, you can sign up through Ocean Blue.
3. 25 MPH is the speed limit . . . 15 MPH is better.
4. Please be mindful of your speed when driving through our neighborhood. Children live here.
5. We are looking for volunteers for projects in our community.