

# December 2024 Community Newsletter

*Website: [www.cambrayvillashoa.com](http://www.cambrayvillashoa.com)*

*Resident Portal: <https://mcneilmsi.com>*

Board: President-Rick Duesler

Vice President -Janet McConnell

Directors: Sylvia Farrington, Jackie Jackson, John Willis

Mr. Jeff Shreaves, McNeil's Cambray CAM

**Annual Membership Meeting** Wednesday, 15 January 2025 @ 6:30 PM at  
the Panther Trace II Clubhouse, 11518 Newgate Crest Drive.



## **December Key Dates/Observances:**

- 7<sup>th</sup> Japanese attack on Pearl Harbor, US enters WW II
- 21<sup>st</sup> First day of Winter, shortest day of the year.
- 23<sup>rd</sup>-6<sup>th</sup> Jan. School is out for Winter Vacation
- 25<sup>th</sup> Hanukkah, Jewish festival of lights

25<sup>th</sup> Christmas, commemorates the birth of Jesus Christ.

26<sup>th</sup> Kwanzaa, celebration of African American culture and heritage.

31<sup>st</sup> New Year's Eve, last day of the year



### **Cambray's Corner:**

Santa “sez” As the last month of the year as well as having so many holidays, December can be overwhelming. Slow down, take time to enjoy all that December has to offer. Enjoy spending time with family and friends during this holiday season.

### **Landscape Issues**

Some of the landscape areas surrounding the Villas belong to the Phase II CDD. We have no control of these areas. An example is the Pine Trees. The fact that the wind has caused the needles and/or small twigs to be an issue is just an “act of God” type situation and not the responsibility of the HOA. Residents should address their CDD concerns to Anna Ramirez at (813) 671-0831.

### **General Info:**

-We are experiencing a problem with the cleanliness of the restrooms at the pool. Please take the time to clean up after each use. Throw paper products in the trash and not the toilet. “If you tinkle when you sprinkle, please be neat and wipe the seat.”

-Your Panther Trace II HOA fee remains \$65.00 for 2025. You should receive a payment coupon in the mail. For additional information, contact Real Manage at (866) 473-2573. Your payment is due on 1 January 2025.

### **-Holiday Decoration Reminder**

-Holiday decorations are authorized in the bed areas only (trees and bushes) beginning the day after Thanksgiving through 15 January. Trimming of bushes and/or trees will cease during this time however, the mowing of lawns will continue. Lawn decorations inhibit the ability of the landscapers to mow and could harm the lawn. Owners are responsible for any damage caused by placing holiday decorations on their lawn.

-Disposal of Live Christmas trees:

1. Tree must not be larger than 6 feet in length; cut if necessary.
3. Remove all decorations
4. Breakdown all boxes before placing them in the garbage bin.
5. Label side detailing what was in the box should not be exposed.

**December Trivia:**

- Zodiac sign: Sagittarius 22 Nov-21 Dec; Capricorn 22 Dec.-19 Jan.
- Birthstone: Turquoise, Zircon, and Tanzanite
- Flower: Holly or Narcissus
- The song Jingle Bell was originally titled “The One-Horse Open Sleigh.
- In the Southern Hemisphere, December is the beginning of Summer.
- The first known basketball game was played on 21 December 1891



Your HOA Board and McNeil welcome our newest families. We hope you will find your HOA website and newsletter helpful as you learn more about living in the “Villas.”



Happy Birthday to all celebrating a birthday and or special occasion during the month of December.

**Note: Below listing(s) is just one's opinion, not an endorsement, always get a second opinion.**

Colette Hughes, Relator, Florida Executive Realty  
Cell: (813) 380-6583



John A. Willis, Editor