

October 2024 Community Newsletter

Website: 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

Budget Meeting Wednesday, 16 October @ 6:30 PM at the Panther Trace II Clubhouse, 11518 Newgate Crest Drive.



Happy Halloween Thursday, 31 October

Trick or Treaters, 6-8 PM

October Key Dates/Observances:

- 12 Saturday, Yon Kippur, Jewish Holiday Day
- 13 Sunday, US Navy Birthday, 1775
- 14 Monday, Columbus Day, Federal Holiday Day, honors explorer Christopher Columbus arrival in the New World on 12 October 1492 and recognizes the cultural heritage of Italian Americans.
- 16 Wednesday, Boss's Day
- 31 Thursday, Halloween, "Trick or Treat"

Key Dates 2024 Presidential Election

- 7th Oct Last day to register to vote.
- 21st First day early voting.
- 25th Oct Last day to apply for ballot by mail (received, not postmarked).
- 26th Oct Florida Early Voting
- 5th November General Election



Cambray's Corner:

Pres Rick "sez," October is Fire Prevention Month, are your smoke detectors up to date?

When contacting McNeil ask for Mr. Jeff Shreaves, our new contact person. He can be reached at (813) 571-7100 ext. 301

Landscape Update:

-The shrubs removed between the driveways have now been replaced. The Board will monitor the growth of each type to determine which is best for our area. Your input is appreciated.

General Information:

- Panther Trace Yard Sale, Saturday 26 October gate opens at 7 AM

-On 30 August, a car ran into a Villa. Fortunately, no injuries, however visual damage was noted, along with fluid leakage in the driveway. Unfortunately, the villa owner is responsible for all repairs being performed in a timely manner. Reference Declaration of Covenants, Article IV Use & Restrictions, Section 17 Lot Upkeep and Maintenance, and Section 32, Damage to Building. Keep McNeil in the loop so they know the progress you are making. NOW is a suitable time to review your homeowner's policy to ensure you are covered under these circumstances.

Safety Tip:



We continue to be under the hurricane umbrella for the next sixty days. As such, I offer the following: (1) Hillsborough County Hurricane & Tropical Storm Preparedness Before, During and After the Storm: <https://hcfl.gov/residents/public-safety/emergency-management/hurricane-and-tropical-storm:preparedness>. (2) Hillsborough County Emergency Alert App <https://hcfl.gov/residents/public-safety/emergency-management/hcfl-alert>. Check them out!



Smoke Detectors

- Evaluate your smoke detectors monthly
- Optimal locations, high on the wall in every room & garages
- 96 % of homes only have one smoke detector and 25% of them do not work
- Replace batteries in all smoke detectors twice a year, Spring and Fall
- Replace all smoke detectors that are 10 years or older



Your HOA Board and McNeil welcome our newest family. 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 October

October Trivia:

-Zodiac signs:

23 September-22 October Libra- creative, balance, harmony, and justice.

23 October-21 November Scorpio-moody, honest, direct, and brave.

-Birthstone:

Opal

-Flower:

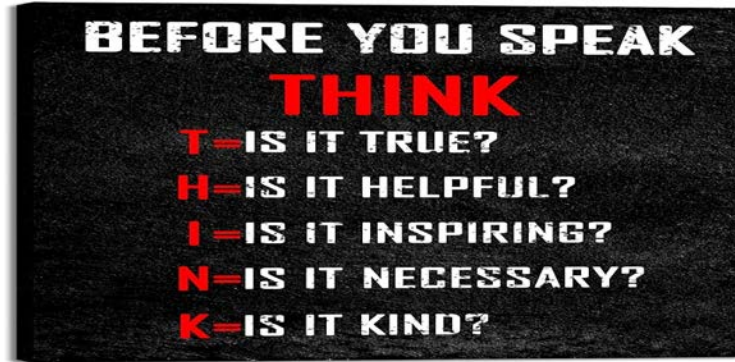
Marigold



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

-Ace Handyman, Home Repairs & Improvement

(321) 333-55112 AceHandymanServices.com



John A. Willis, Editor