



Ballantrae Communicator Online

From the Ballantrae Community Development District in Land O' Lakes, FL 34638

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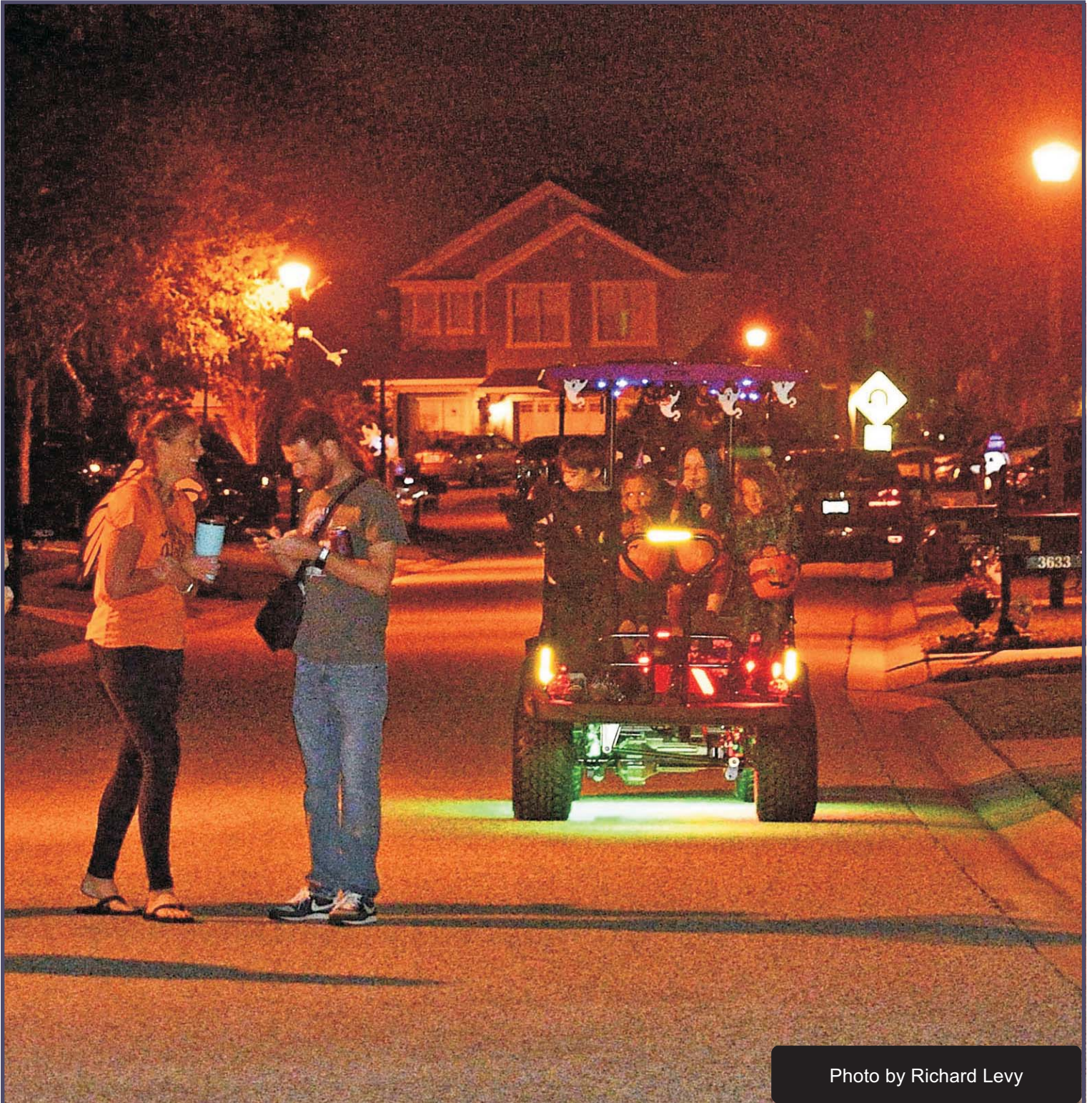


Photo by Richard Levy

It's a parent's job to wait or chauffeur

Parents learn their job on Halloween night is to walk or chauffeur their children to the goldmine of free and sweet goodies ... and then stay out of the way as they collect treasure. For a look at children enjoying the Oct. 31 ritual in Ballantrae, see [page 6](#).



Ballantrae clubhouse and park pool

CDD, HOAs set board meetings

CDD Board of Supervisors

It continues to hold its regular monthly meetings, usually on the fourth Wednesday of the month. Meetings begin at 6:30 p.m. in the clubhouse.

Remaining meetings the Board approved for the fiscal year that started Oct. 1 are Dec. 15, Jan. 26, Feb. 23, Mar. 23, Apr. 27, May 25, June 22, July 27, Aug. 24 and Sept. 28.

Residents are invited to comment for up to three minutes on agenda items at the start of the meeting. Any CDD non-agenda items can be brought up after all agenda items have been discussed by the Board.

CDD meeting dates are posted at the CDD's website at ballantraecdd.org, at the Board Meetings tab, on the CDD bulletin board at the clubhouse, and in all six village entrance bulletin boards.

All [meeting agendas](#) are also posted to the CDD website one week in advance of each meeting.

Ballantrae master HOA

The Ballantrae Homeowner Association Board of Directors meets bimonthly on the second Tuesday of the month at 7 p.m. at the clubhouse.

The bimonthly meetings for 2022 are on Jan. 11, March 8, May 10, July 12, Sept. 13, and Nov. 8.

Meeting dates and times are also posted at each village entrance box.

To reach the HOA Board, go to its website at ballantraehoa.com, or "Ballantrae HOA" on Facebook or email the [management company](#).

Straiton Townhomes HOA

The Straiton Homeowner Association Board of Directors meetings begin at 6 p.m. at the clubhouse.

The date of the next meeting will be announced.

All Straiton HOA members are invited to attend and participate in all meetings.

Associa Gulf Coast replaced Rizzetta as Straiton's district manager as of Nov. 1.

Straiton residents with HOA issues can reach Associa district manager Lisa Gebreslassie at lgebreslassie@associagulfcoast.com or via Associa's emergency call center at (727) 577-2200.

The Ballantrae Communicator

The *Ballantrae Communicator* is posted online monthly by the Ballantrae Community Development District Board of Supervisors at its website: ballantraecdd.org. Anyone can go to the site to sign up to receive, or stop getting, the newsletter.

All residents are welcome to suggest story ideas. Email them to the editor at jfplateau@ballantraecdd.org.

Send all email to *The Communicator* to the editor or via "snail mail" to the editor at the clubhouse at 17611 Mentmore Blvd. in Land O' Lakes, FL 34638.

CDD Board of Supervisors

CDD Board Members

Jim Flateau
Chair | Newsletter Editor
jfplateau@ballantraecdd.org

Richard Levy
Vice Chair
rlevy@ballantraecdd.org

Joanne Anderson
Assistant Secretary
janderson@ballantraecdd.org

Chris Milano
Assistant Secretary
cmilano@ballantraecdd.org

Cecilio (Tony) Thomas
Assistant Secretary
tthomas@ballantraecdd.org

CDD Board's Staff

Patricia Comings-Thibault
Senior District Manager
Development Planning & Financing Group
pcthibault@dpfgmc.com

Garry Kubler
Maintenance Supervisor
ballantrae2@tampabay.rr.com
(813) 345-8565 (landline)



Our highlights this month

Main entrance and fountain sprays getting facelifts: [Page 3](#)

A listing of recent Ballantrae property sales: [Page 3](#)

Get a street parking permit to avoid holiday fines: [Page 4](#)

Ballantrae Girl Scout Troop 2408 needs your help: [Page 5](#)

A pictorial look back at Hallowe'en in Ballantrae: [Page 6](#)

CDD to colorize fountain sprays, increase flora at SR 54 entrance

The CDD Board voted at its Nov. 17 meeting for two upgrades to improve the appearance of the community before Christmas:

• As much as residents have enjoyed the extended hours that fountains are running in the two main entrance ponds, several have asked if more colors could be added to the lights in their repertoire. Currently, the lights offer one color: green.

A rainbow of colors and extended hours will be added under a \$11,850 expenditure. The computer-driver system will allow timers to be set to change and display a host of colors regularly.

The state-of-the-art system will offer LED lighting, sharply reducing the cost of turning them on.

• While the width of the center median on Ballantrae Blvd. at SR 54 has been reduced, the depth of the planting area has been increased. That will allow the number of flowers planted to be increased from 446 to 660.

That is designed to provide more intensive coverage and an “eye-popping” experience for motorist traveling on SR 54.

It is, of course, designed to provide a bright view for residents and their guests entering or leaving Ballantrae.

New seasonal flora will also be planted at the entrances of all six villages and in Ballantrae Park.

The total floral and related costs will be \$5,573.

In addition, the annual gold cypress mulching this month of all community floral beds and other public areas will cost \$17,160.



Moveable gate, sidewalk
The county did not ask the CDD before ordering LeDantec builders to put in a gate and sidewalk (left) on CDD property, connecting its office building site with Ayrshire neighborhoods. After a request by the CDD Board, they were moved (above) onto county land.



This list includes some, but not necessarily all, of the recent real estate transactions completed in Ballantrae.

Ayrshire

• 3032 Gianna Way: 4 Bedroom/2 Bath/2 Car Garage; 1,825 sq. ft.; Community Pool only; sold 10/22/21 for \$330,000.

Braemar

• None

Castleway

• 4022 Duke Firth St.: 5/3/2; 2,260 sq. ft.; Community Pool only; 10/8/21; \$377,800.

• 3931 Duke Firth St.: 4/3/2; 2,141 sq. ft.; Community Pool only; 10/15/21; \$385,000.

Cunningham

• None

Lintower

• 17546 Sandgate Ct.: 3/2/2; 2,262 sq. ft.; Community Pool only; 10/1/21; \$379,000.

Straiton

• 2923 Giravn Dr.: 3/2.5/1; 1,842 sq. ft.; 10/12/21; \$275,000.

• 17504 Hugh Ln.: 3/2.5/1; 1,572 sq. ft.; 10/15/21; \$230,000.

• 17444 Stinchar Dr.: 3/2.5/1; 1,842 sq. ft.; 10/20/21; \$285,000.

• 2927 Lochcarron Dr.: 3/2.5/1; 1,755 sq. ft.; 10/28/21; \$270,000.

By P. Catherine Edwards, Realtor

Keller Williams Realty

Use Pasco County form on page 4 to get holiday street parking permits early!





On-Street Parking Permit No. _____

PASCO COUNTY PARKING PERMIT APPLICATION

You can mail the application or visit one of our three offices:

Building Construction Services Department
Central Permitting Division
West Pasco Government Center
8731 Citizens Drive, Suite 230
New Port Richey, FL 34654-5598

(727) 847-8126 Fax (727) 815-7000

14236 - 6th Street, Suite 203
Dade City

(352) 521-4279 Fax (352) 521-4298

4111 Land O' Lakes Boulevard (U.S. 41)
Land O' Lakes

(813) 929-2749 Fax (813) 929-2707

Parking Permit for: _____
Reason/Event

Permission is hereby granted to: _____
Name

Of _____
Address of Permittee

Subdivision:	Telephone:
Date of Event(s):	Time(s):
No. of Vehicles:	From/To
Distance to Nearest Corner:	
Is there a Fire Station within 150 feet?	Yes <input type="checkbox"/> No <input type="checkbox"/>
Is there a Fire Hydrant within 10 feet?	Yes <input type="checkbox"/> No <input type="checkbox"/>

The Board of County Commissioners (BCC) may place official signs prohibiting parking upon certain County rights-of-way or other areas under its jurisdiction upon the passage of a resolution, which designates the right-of-way or other area where such conduct is prohibited. Any individual, group, or organization holding an event may petition the County, through the County Administrator, for a permit to allow street parking for a specified number of automobiles and a specified amount of time. The permit shall not be for more than four days in any one calendar year and the Street-Parking Permit shall not be granted for the purpose of providing parking for a nonpermitted use in a residential district. Each petition shall be reviewed for compliance with traffic safety standards and traffic-circulation control, as well as for compliance with all County ordinances. The BCC has established a nonrefundable permit fee of \$30.00.

Signature: _____

Print Name: _____

Date: _____

Parking is restricted to one side of the street only, and no driveways, roadways, or roadway intersections will be blocked. Parking of any vehicle shall not be in violation of Section 316.1945, Florida Statutes, Stopping or Standing Outside of Municipalities, and the Pasco County Land Development Code, Sections 106.32, 106.33, and 106.34 (attached).

Parking in any restricted area may be subject to enforcement procedures and will cause automatic revoking of the On-Street Parking Permit. It is the applicant's responsibility to ensure that parking is maintained in accordance with the above requirements.

PLEASE POST PERMIT BOARD IN AREA OBVIOUS TO LAW ENFORCEMENT PERSONNEL

Special Conditions: _____

Approved By: _____

BCS/CP Review: _____

Fee: \$30.00

Paid: _____

Check No.: _____

[Click here to file online](#)

TROOP 2408

silver award

Donations:

- * Herbs needed: rosemary, thyme, oregano, cat-nip & sage
- * shower mats & felt or fabric
- * Frisbees & Peanut butter
- * Outdoor paint
- * stepping stones
- * Canned pumpkin
- * Cesar dogfood

Drop-off Donations at:
17557 Queensland St
Land O Lakes FL 34638

OR Text or call
813-503-6592

Ballantrae Girl Scout Troop 2408 needs your help

Girl Scout Troop 2408, located in Ballantrae, is working on their Silver Award project. The girls are working with Pasco Animal Services in Land O' Lakes to build a sensory garden. It will be located next to the outdoor dog play area on Dogpatch Lane (behind Oakstead School) to provide additional enrichment.

The girls are working on collecting donations for the enrichment. This includes various toys and treats that are provided to all dogs and kitties within the shelter.

Girl Scouts can pick up the items by December 19th. Please use contact information for further questions or scheduling a pickup. Contact [Victoria Nunez](#) at (813) 235-8313 for information or to arrange for pick up of your donation.

The Girl Scouts of Ballantrae Troop 2408 thank you in advance for your help!



Hallowe'en in Ballantrae

Photos by Richard Levy

