



# HERITAGE ISLES

## GOLF & COUNTRY CLUB

## Letter from the President

Ron Sorensen HIGCC HOA President

### HAPPY NEW YEAR!!!!!!

Wow.....another year is in the books and here we go again, welcome to 2026! Hopefully all had a happy and healthy holiday season with friends and family.

As you all know, one of the most important community events is the annual sponsorship of the USMC's 'Toys for Tots' campaign. With the generosity of our community and the partnership and help of Rich Unger, our Community Manager, and Misty Brodsky, our social event director, we collected over 250 toys requiring a box truck to get them to the Toys for Tots distribution center. This is becoming routine and we, as a community, are becoming notorious with the USMC distribution center for the outstanding effort supporting this cause. Personally, the feeling of pride is immeasurable, and the board wants to thank the community for their continued support of this great cause. I had the pleasure of spending time with two Marines that are involved with the program, and the stories of how much of a difference our contributions make were eye-opening and emotional. The bottom line is together we are all making a difference, thank you, thank you, thank you.

I have seen for myself, and heard from many, that this holiday season appears to

have spurred on an enormous amount of festively decorated homes. Here are this season winning addresses, in no particular order:

- 10651 Grand Riviere Dr
- 10564 Plantation Bay Dr
- 10562 Plantation Bay Dr
- 10417 Lucaya Dr
- 18203 Sandy Pointe Dr
- 18243 Portside St

Congratulations to all our wining homes.

### NOW ON TO HOUSEKEEPING Lawn Care and Watering Update

Over the past year, the HOA has encouraged homeowners to improve the overall appearance and health of our community's lawns. Many residents have taken meaningful steps—removing weeds, repairing bare spots, and even installing new sod—to help elevate our neighborhood's curb appeal. We appreciate these efforts.

However, some lawns still do not meet community standards. Beginning after the first of the year, the HOA will begin issuing violations for properties with bare soil, significant weed growth, or generally unmaintained turf.

We recognize that this is a challenging season for lawn care due to limited rainfall and the City of Tampa's once-a-week watering restrictions. Please remember that improvements such as laying sod and installing new plants qualify for temporary watering exemptions. New sod and plantings may be watered daily for the first 30 days, and 3 days per week from days 31-60. For more information visit: <https://www.tampa.gov/water/conservation/how-to-water-smarter>

Now is a great time to assess the condition of your lawn and make any necessary improvements to avoid future violations. Thank you for helping keep our community looking its best.

### CDD CORNER:

There are a few important goings on in our community that need mentioning here.

Our pool will be closed for a planned major overhaul for the month of January. There is a need to address leaks and the resurfacing of the pool bottom. This was planned and contracted for well before the recent closure, which was a result of a broken water supply line. Apologies for the timing of the unfortunate and coincidental closures. This has been a topic of discussion at CDD meetings for over a year, and the decision was made to contract for the refurbishment in January, usually the least conducive month for using the pool.

Also, the CDD is moving forward on the issue of speeding in our community, and there have been discussions with our engineer to ensure proper placement of 'traffic calming devices' (AKA speed tables). As of now, the focus is on Sandy Pointe Dr and the western end of Plantation Bay Dr from the Clubhouse to Sandy Pointe. To learn more, you are encouraged to attend either the CDD Workshop on 1/7 or the monthly board meeting on 1/21 at 6:30 in the clubhouse library.

Wishing all our residents a happy, healthy new year.

Your Heritage Isles HOA Board of Directors.

See something – Say something

Tampa PD non-emergency 813-231-6130 Heritage Isles nighttime security 813-385-4540



*Happy  
New Year*  
\*\*\*2026\*\*\*

#### A Note to Nassau Pointe Owners

As we begin the new year, the Board would like to share a few important updates with the community. Our focus remains on maintaining consistent services, clear communication, and responsible stewardship of the Association.

#### Landscaping Services Update

The Association has concluded its landscaping services contract with SNS. Beginning this month, Pine Lake will assume responsibility for landscaping maintenance throughout the community.

We are excited about this change and look forward to working with PineLake as they take over mowing, edging, landscaping upkeep, and related services. As they become familiar with the property, residents may notice minor adjustments during the initial transition period. We appreciate your patience during this process.

#### Board Update

We would like to extend our sincere thanks to Cherrie Calloway for her service to the Board and the community in her role as Vice President. Her time and contributions are appreciated, and we wish her well moving forward.

We are pleased to welcome Brittany Huber as the Association's new Vice President, stepping into the role from her previous position as Director. We also welcome Faith Carman back to the Board as a Director and thank her for her continued commitment to the community.

## DID YOU KNOW ?

Did you know that Association assessments fund essential services such as lawn and landscape maintenance, roof replacement, exterior painting, irrigation systems, insurance, and overall community upkeep? These shared services help protect property values and reduce the need for large individual out-of-pocket repairs.

Respectfully yours,

*Darnell Eason*

President

Nassau Pointe At Heritage Isles  
Homeowners Association

#### Board of Directors:- Heritage Isles GCC HOA

Ron Sorensen - President  
Shannon Morgan Neal - Vice President  
Jason Lanning - Secretary  
VACANT - Treasurer  
Dave Eskra - Director

#### Heritage Isles GCC CDD

Dan Barravecchio - Chairman  
Steve Stark Phd - Vice Chairman  
Libby Rodriguez - Supervisor  
Said Iravani Phd - Supervisor  
Ron Sorensen - Supervisor

#### Nassau Point at Heritage Isles HOA

Darnell Eason - President  
Brittany Huber - Vice President  
Wallace Dixon - Treasurer  
Hollie Morgan - Secretary  
Yolanda Billups - Director at Large  
Faith Carmen - Director at Large  
VACANT - Director at Large

#### Important contact info and hours of operation

**Clubhouse Admin Office** 813-907-7388 Ext 100  
8:00 AM - 4:30 PM Mon-Fri

**HIGCC Manager - Rich Unger** 813-907-7388 Ext 103

**Athletic Center/ Gym** 813-907-7388 Ext 115  
5:00AM - 9:55 PM Daily

**Pool** 813-973-1370  
4/1-10/1 8 AM-10 PM 11/1-3/31 8:00 AM to 8:00 PM

**Golf Pro Shop** 813-907-7447  
7:00 AM - 6:00 PM Daily

**BayScape Bistro** 813-385-4540  
9:00 AM - 9:00 PM Daily

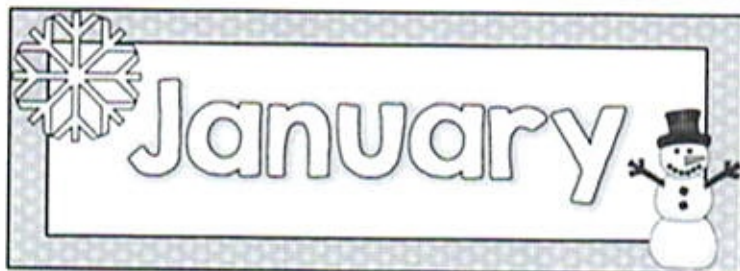
**Condominium Associates** 813-341-0943  
9:00 AM - 4:00 PM Mon-Fri Maria Senica, P.M.

#### Important websites:

HIGCC HOA [heritageisleshoatampa.com](http://heritageisleshoatampa.com)  
HIGCC CDD [heritageislescdd.org](http://heritageislescdd.org)  
City of Tampa [tampa.gov](http://tampa.gov)  
City of Tampa Utilities [tampa.gov/city-of-tampa-utilities](http://tampa.gov/city-of-tampa-utilities)  
Hillsborough County [hcfl.gov](http://hcfl.gov)

# UPCOMING EVENTS

Mark Your Calendars

- 7th CDD Workshop Library 6:30 PM
- 8th Nassau Pt HOA Mtg Athl Ctr 6:60 PM
- 21st CDD Board Meeting Library 6:30 PM
- 26th HOA Board Meeting Athletic Ctr 7:00 PM



- 4th CDD Workshop Library 6:30 PM
- 12th Nassau Pt HOA Mtg Athl Ctr 6:30 PM
- 18th CDD Board Meeting Library 6:30 PM
- 23rd HOA Board Meeting Athletic 7:00PM

"Wishing you a year full of blessings, love, and unforgettable memories. Happy New Year!"



## Why Your Pet Is A Great Valentine!

- Pets don't talk, I think we can all agree this is a good thing.
  - If you worry your pet will destroy your lovely home four seconds after you step out the door, you can put them in a crate/cage.
  - You don't have to share your dessert with a pet. This is great because dessert is the best part about Valentine's Day! So you get your tempting torte all to yourself. Perfect!
  - For the not-so-romantic folks out there, a pet won't look hopefully, then desperately, and finally disdainfully into your eyes when the evening doesn't end in a helicopter ride to Paris and a romantic marriage proposal. Won't happen. Prolonged eye contact totally freaks pets out.
  - When a pet follows you around it's cute. Am I right? Pretty much nothing is better than being adored by a pet. If a date follows you around ... we call that little phenomenon stalking.
  - Pets don't care if you are "presentable" or not. You don't have to buy expensive shoes to hang out with your pet. You don't even have to shower. No makeup, no ironing, no Spanx required.
  - Pet snuggles are **the best**. Okay, snuggles from a human can be pretty darn good too, but when your pet nuzzles into the nape of your neck and huffs a sigh, you'll stay in that exact same position for ages so you don't disrupt the little sweet thing.
  - Did we mention pets don't talk? So off you go, enjoy your torte.....all of it!
- Inspired by Petfinder.com*

## 3 Valentine's Day Dangers to Pets

A bouquet of flowers, a box of candy and a chocolate heart may be a delight for you, but they are a possible hidden health risk for your dog or cat.



### 1. Chocolate

Unfortunately, chocolate contains **theobromine**, an extreme stimulant to pets. It causes a racing heart and stimulates the central nervous system. The darker the chocolate, the more dangerous for your pet.



### 2. Low-Sugar Candy

It may contain an artificial sweetener called **xylitol**. In pets, xylitol stimulates the pancreas to produce insulin, which suppresses blood sugar levels. Xylitol can also cause liver damage.



### 3. Flowers

Beware of bouquets containing lilies — specifically, the big showy ones in floral displays. If your cat chews on the leaves or petals, drinks the water, or rubs against the pollen and grooms herself, she is at risk of kidney failure.



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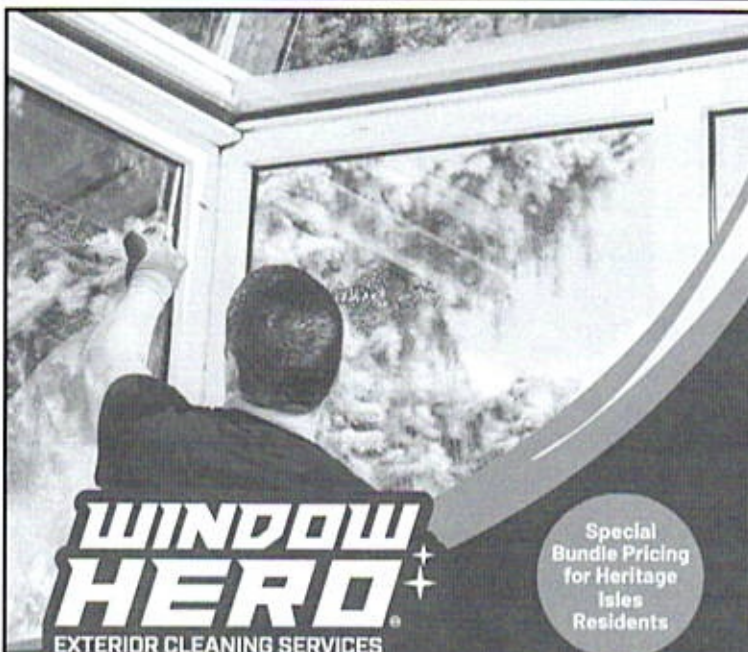


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