



GOOD TIMES JULY 2026



1616 Presidio, Sarasota, FL
(941) 355-8747 (F) 941-360-0060

Published by On Trac Publishing
P.O. Box 161, Ellenton, FL 34222 (941) 723-5003

Deans Desk

Greetings,

Celebrating One Year of Service, Growth, and Community

As I mark my first year serving as District Manager for TriPar, I want to take a moment to reflect on the progress we have made together and share my appreciation for the support, cooperation, and dedication shown by our residents, board members, staff, and volunteers throughout the year.

This past year has been one of learning, growth, improvement; strengthening TriPar, and our sense of community. Together, we have worked to enhance communication, improve daily operations, and create a welcoming environment that residents are proud to call home. From building our database, (HOALife) to addressing maintenance priorities (Spa, & Front Entrance) and supporting long-term planning efforts, every accomplishment has been made possible through teamwork and collaboration.

One of the highlights of the year has been the continued effort on enhancing the beauty, safety, property values and functionality of TriPar, while balancing the needs of both today and the future.

Over the past year, we have celebrated many successes, including:

- Updating the Front Entrance, (landscaping is in process)
- Functioning Hot Tub
- Uninhabitable/Vacant homes removed
- Strengthening operational procedures and office efficiency
- Supporting community improvement projects
- Building stronger relationships between management, residents, and the board

While we've experienced many accomplishments, there is still much to look forward to. As we move into the coming year, our focus remains on continued improvements, proactive project planning, and maintaining high standards our community deserves. Future goals include long and short term updates to our buildings, kitchen and parking lots, and fostering an even stronger sense of community connection.

Serving this community has been both a privilege and a rewarding experience. I am grateful for the opportunity to work alongside so many dedicated individuals who care deeply about TriPar and its future.

Thank you for making this first year such a meaningful one. I look forward to continuing to serve our community and building an even brighter future together in the years ahead.

Sincerely,
Dean Chandler

Call your local professional agent to buy or sell!



DEAN SLABACH
REALTOR
CRS, GRI, e-Pro
574-536-0976

Why Dean?

- ✓ 35 years experience
- ✓ Tri-Par resident
- ✓ RE/MAX agent since 1993, a trusted worldwide franchise

Experienced • Professional • Knowledgeable

FEATURED HOMES



5025 Brae Burn - \$148,900
2 Bedroom - 2 Bath - 976 Sq Ft



1792 Midlothian - \$69,900 - Vacant Lot -
Out of Flood Zone - 52 X 73 Lot Size



5254 Pebble Beach \$59,900
Out of Flood Zone - Vacant Lot
50 X 72 Lot Size



4775 Tri Par Dr - \$198,900
2 Bedroom - 2 Bath - 1108 Sq Ft



5325 Boca Raton - \$156,900
2 Bedroom - 1.5 Bath - 780 SqFt



RE/MAX
Palm Realty

1501 Laurel St. Sarasota, FL.34236

Visit my website at www.deanslabach.com



Call me for a **FREE** Market Analysis!

574-536-0976

*Above
the
Crowd!*

TRIPAR ESTATES OFFICE STAFF

District Manager	Dean Chandler	Districtmanager@triparestates.com	941-355-8747x 102
Office Manager	Dianne Searight	Ofcmgr@triparestates.com	941-355-8747 x 101
Accountant	Barbara Baker	accountant@triparestates.com	941-355-8747 x 103
Office Assistant	Karen M.	Karen@triparestates.com	941-355-8747 x 100
Office Assistant	Maria F	Maria@triparestates.com	941-355-8747 x 100

TRIPAR ESTATES PARK & RECREATION DISTRICT BOARD OF TRUSTEES - 2026

Pam Regula	Board Chair	chairman@triparestates.com	Admin/Deed Restrictions
Gary Kormann	1 st Vice Chair	gary.kormann@triparestates.com	Building Permits
Doug Ward	2 nd Vice Chair	doug.ward@triparestates.com	Buildings, Grounds/ Maint.
Maureen Lafortune	Secretary	maureen.lafortune@triparestates.com	Tri-Par Events, Rec Events
Mark Wright	Treasurer	mark.wright@triparestates.com	Financial Plan, Ins
Tami Marano	Trustee	tami.marano@triparestates.com	Policy & Procedure, Disaster Prep, Health & Welfare
Jerry Gallagher	Trustee	jerry.gallagher@triparestates.com	Deed Restrictions/AV/IT
Bud Stanley	Trustee	bud.stanley@triparestates.com	Storage, Roads & Drainage
Jackie Hunter	Trustee	jackie.hunter@triparestates.com	Library

IMPORTANT PHONE NUMBERS

DIRECT TV	866-258-8766	NON-EMERGENCY SHERIFFS OFFICE	941-316-1201
SCAT PLUS BUS TRANSPORTATION	844-879-7340	ANIMAL CONTROL	941-316-1081
TECO (Gas)	877-832-6747	FRONTIER	844-660-0648
FPL (Electric)	800-375-2434	DIRECT TV	866-258-8766
FPL (B4 U-Dig)	877-832-6747	WATER SAR. CTY	941-861-6790
Waste Pro	941-340-0700	VOTER REG	941-951-5307
Hurricane Info	941-951-5283		
TRIPAR FAX #	941-360-0060	TRIPAR OFFICE #	941-355-8747

Office Hours	Mon-Fri	8:00 am	1:00 pm
Recreation Hall	7 Days	8:30 am	10:00 pm
Laundry Room	7 Days	7:00 am	9:00 pm
Clubhouse	7 Days	8:30 am	10:00 pm
Pool	7 Days	9:00 am	10:00 pm
Shuffleboard	7 Days	8:30 am	10:00 pm

DEED RESTRICTION REVIEW

15. In order to maintain a community of congenial property owners who are agreeable to abide by the "housing for older persons" restrictions and all other applicable terms, covenants, conditions, restrictions and other provisions contained herein and in the Enabling Act of Tri-Par Estates Park and Recreation District as enacted by the Legislature of the State of Florida (hereinafter collectively, the "Restrictions"), the transfer of any lot, block or parcel by any owner shall be subject to the conditions hereinafter set forth for as long as said Restrictions, or any part thereof, shall remain in force and effect: **It shall be necessary for the Board of Trustees, or its duly authorized officers, agents or committee, to approve in writing all sales, transfers of title, leases or subleases of a lot, block or parcel, or other transfer of possession of a dwelling unit on a lot, block or parcel, before such sale, transfer, lease, sublease or other transfer of possession shall be valid and effective.**

Written application for such approval shall contain such information and supporting documentation [including, but not limited to, verifiable proof(s) of age(s) of proposed occupant(s)] as may be reasonably required in application forms promulgated by the Board of Trustees and shall be accompanied by a transfer fee as determined by resolution of the Board of Trustees; provided, however, the Board shall not be authorized to charge an application fee in excess of Fifty Dollars (\$50.00)

EMERGENCY RESPONSE TEAM by Tami Marano

I would like to thank all the residents who attended the Cert presentation at the Clubhouse on June 6th, and all those who participated via zoom. Mr. Nepi was thrilled that we had a community so cohesive and interested in taking care of each other. I want to remind everyone that Ms. Sandra Tapfumaneyi, the Emergency Management Chief, will be giving a presentation to us on July 11, 2026 at 10:00 am. It is important that we show up for that presentation as well. If you are out of town you can still attend the meeting via Zoom:

Zoom Meeting link:

<https://us06web.zoom.us/j/89140022299?pwd=ygScX3aNlBqsEcrQnIjISwRdebNCla.1>

Meeting ID: 891 4002 2299

Passcode: 932750

For those on zoom, thank you for working with us on the audio issues. We have another solution that we hope will solve the problem on the July 11th date. The chat feedback was very useful. Again, thank you to all of you who attended and are helping us help each other.

As always, if anyone is interested in becoming a street-co captain, or becoming CERT certified, please let me know.

PROPERTY TRANSFERS

JULY NEWSLETTER 2026

1. Al Carbonara - 5001 Oakland Hills to Gail Montville
2. M. Selfridge - 5136 Hidden Springs to Richard & Sally Cox
3. D. Englemann - 4722 Winged Foot to Alan Blomberg
4. A. Lickfeld - 4812 Boca Raton to Keith & Michele Ellis
5. S. Seaver - 4820 Calumet to Bernardo & Carmen Cantu

PUBLIC NOTICE



REMINDER – HANDICAP PARKING ENFORCEMENT

This is a friendly but important reminder that parking in designated

handicap parking spaces without the proper authorized permit or license plate is strictly prohibited. Unless you are the authorized owner of said permit please refrain from parking in these spaces. Please note, borrowing a handicap permit is also prohibited.

These spaces are reserved to ensure accessibility and safety for residents and guests with qualifying disabilities. Unauthorized use of handicapped parking spaces is not only inconsiderate to those who rely on them, but it is also a violation of community rules and Florida law.

Vehicles found parked in handicap-designated spaces without proper authorization may be subject to warning notices, towing, fines, or other enforcement actions as permitted by community policies and local regulations.

We kindly ask all residents and guests to respect these designated spaces and help maintain a safe and accessible community for everyone.

POLICE BLOTTER

In the interest of Safety, we publish reported police incidents each month. We hope this will serve to remind everyone to be aware of your surroundings and, if you see something, say something! Remember, if you are concerned about giving your name, don't! It's your option. All 911 calls trigger a mandatory Officer follow-up. Following is a list of recent incidents:

<u>Date</u>	<u>Offense Type</u>	<u>Street</u>
5/2	Assist Other	Boca Raton
5/4	Patrol Request	Broadmoor
5/8	Officer Public Service	Presidio
5/10	Suspicious Incident	Bel Air
5/11	Suspicious Incident	Glen Echo
5/21	Suspicious vehicle	Palm Springs
5/22	Suspicious person	Palm Springs
5/27	Dispute	Oakland Hills

WALK AWAY THE POUNDS

by Dayl Carlson



Walk away the pounds will resume on Monday, Nov. 16th.

EMERGENCY RESPONSE TEAM

by Tami Marano



STREET CAPTAINS!!!!

A BRIEF MEETING IS SCHEDULED FOR FRIDAY JULY 10TH IN REC ROOM B AT 11:00 AM. ANYONE INTERESTED IN CERT – BASIC CERTIFICATION – PLEASE COME TO THE MEETING.



FASD Mission Statement:

To unify and strengthen special purpose government through education, the exchange of ideas, and active involvement in the legislative process.

~ THANK YOU ~

I want to thank the Board and Dean for the opportunity to attend the 2026 Florida Association Special District Conference. What I learned in just the 4- hour Ethics course alone more than justified the cost of the conference. Topics of discussion included: Florida Ethics Law, Public Records Law, Government & the Sunshine Law.

It seems a lot has changed over the years in Special District operations; I am excited to apply these current business practices so that we ensure TriPar is kept current, safe & secure, transparent, and financially sound. I attended sessions that shared information on cyber security/crime prevention, financial planning, insurance, information technology/office automation, records management and board meeting organization just to name a few.

In addition to meeting various vendors and lawyers who specialize in Special District business, I also met other Park & Recreation District employees and their Board members as well. I found it interesting that as similar as we are, many differences exist as do many opportunities for growth.

So, I hope that by applying what we learned at the conference and by working smarter, not harder, with only the best intentions for the residents of TriPar and the community in which they live, we can build upon what we know and strengthen TriPar for years to come.

Thank you again,

Dianne

LAW OFFICE OF HARLAN R. DOMBER, P.A.
ATTORNEY AND COUNSELOR AT LAW

HARLAN R. DOMBER
BOARD CERTIFIED
REAL ESTATE ATTORNEY

Suite L-1
3900 Clark Road
Sarasota, Florida 34233

(941) 923-9930
1-800-804-9930
Fax (941) 923-3400

A/C Specialist
Same Day Service & Repair

★ ★ ★ FAMILY OWNED & OPERATED ★ ★ ★

RESIDENTIAL • COMMERCIAL

ALL MAJOR BRANDS SERVICED & REPAIRED

TRANE RUUD
Honeywell
Comfortmaker

WHEN QUALITY MATTERS MOST, WE ARE YOUR SPECIALIST

D & W
Heating & Air Conditioning

FREE Estimates & Second Opinions On New Units

MAINTENANCE PROGRAMS Extend the life of your system and save on energy costs.

EMERGENCY SERVICE We're here when you need us most.

FINANCING AVAILABLE WAC

Call Today for Fast, Reliable A/C Service!

941.487.0585
www.theairspecialist.com

Serving ALL of Sarasota & Manatee Counties

NEW CUSTOMERS ONLY! MAINTENANCE SPECIAL **\$69**
Keep your system running at peak performance and help prevent costly repairs.
✓ Full system check-up
✓ Performance evaluation
New customers only. Cleaning extra. Cannot be combined with any other offers. Not valid on previous sales. Must present coupons at time of service.

NEW CUSTOMERS ONLY! FREE SERVICE CALL WITH PAID REPAIR **(\$99 VALUE)**
No diagnostic fee when you proceed with the repair.
New customers only. Valid with repair. Cannot be combined with other offers. Must present coupon at time of service.

LICENSED & INSURED | PROUDLY SERVING OUR LOCAL COMMUNITY | QUALITY WORK. HONEST PRICES. YOUR SATISFACTION. OUR GUARANTEE.

AllWeatherRoofing
Your #1 Mobile Home Roofing Company Since 1984

Seasonal & Military Discounts

- A+ Better Business Bureau Rating
- People's Choice Award Winner
- Celebrating 40+ years in business

1-800-297-3758
www.yourbestroof.com
Energy Efficient • Hurricane Rated
Lifetime Warranty • Financing Available

Now Offering:
Professional Roof Cleaning & Inspections

FREE Estimates
Free video roof inspection

CCC-058045
CCC-1330500

BOARD OF TRUSTEES MEETING SCHEDULE FOR 2026

Following are the dates we have set aside for Board Workshops and Board Meetings for **2026**. Please note that these dates could change. Check our website www.triparestates.com, newsletter, and bulletin boards as dates approach to confirm.

June 2	7:00 p.m. Board Workshop
June 16	10:00 a.m. Board Meeting
July 7	7:00 p.m. Board Workshop
July 21	10:00 a.m. Board Meeting
Aug 4	7:00 p.m. Board Workshop
Aug 18	10:00 a.m. Board Meeting
Sept 1	7:00 p.m. Board Workshop
Sept 15	10:00 a.m. Board Meeting
Oct 6	7:00 p.m. Board Workshop
Oct 20	10:00 a.m. Board Meeting
Nov 3	7:00 p.m. Board Workshop
Nov 17	10:00 a.m. Board Meeting
Dec 1	7:00 p.m. Board Workshop
Dec 15	10:00 a.m. Board Meeting

Board Meetings are held with attendance in person and in accordance with the Local Government Public Meetings Florida Statutes as amended (and extended) by the Office of the Governor.

Electronic meeting information is available on the Tri-Par Estates website published for each specific meeting.

OFFICE CLOSED

In accordance with Sarasota County Holiday Observance the office will be closed on Friday, July 3, 2026 and will reopen on Monday, July 6th.

TRI-PAR COFFEE by Maureen Lafortune

COFFEE & DONUTS

SATURDAY, July 11th

at 9: 00 a.m.

in the CLUBHOUSE!



COMING EVENTS



- July 2** Thirsty Thursday – Tiki Hut
Every Thursday- 4:00-6:00 p.m.
- July 7** Board Workshop - 7:00 p.m. Clubhouse
- July 4** Tri-Par Picnic- 12-2 p.m. Tiki/Patio
- July 8** Summer Supper- 5:00 p.m. Clubhouse
- July 11** Tri-Par Coffee - 9:00 a.m. Clubhouse
- July 17** Covenant Church Potluck Dinner-6 p.m. Clubhouse
- July 21** Board Meeting -10:00 a.m. Clubhouse
- July 31** Brown Bag Lunch- 12:00 p.m. Clubhouse

FOURTH OF JULY PICNIC by Maureen Lafortune

4th of July Picnic

12:00-2:00 p.m.

Tiki Hut & Patio



Come join the fun. Tasty fried chicken and salads will be on the menu!

Tickets \$10 sold at coffee and in the office This is sure to be sell-out event.

COVENANT CHURCH OF TRI-PAR ESTATES

Sunday Worship for those able to attend is a wonderful way to worship together. We meet each Sunday at 11:00 a.m. in the Clubhouse and everyone is welcome.

Serving Christ and Tri - Par Park Community,
Reverend Rick Milikin

TARGET YOUR MARKET!
 Call us today to get your ad
 in one of our community newsletters!
941-723-5003

ON TRAC PUBLISHING 
 P.O. Box 161
 Ellenton, FL 34222 *A subsidiary of PCI Communications*

www.ontracnewsletters.com email: valerie@ontracnewsletters.com
EXPERIENCED • PROFESSIONAL • COURTEOUS

 (MV-82864)

Byram's Auto Repair, LLC
 -Matt Ferguson-

"Serving God and our Community with Integrity"
941-739-9559
 ByramsAutoRepair.com



1503 66th Ave Terr E • Sarasota, FL 34243

 **Family owned and operated for over 25 years**

 Mike Turner, owner

 Carports
 Sunrooms
 Screen Rooms
 Windows & Doors
 Vinyl Siding



 **(941) 896-3119**  www.totalaluminum.com
 Email: totalaluminum@gmail.com Lic. # SCC131153333

Tropic-Air Conditioning inc. 

www.TropicAirFL.com LIC# CAC1814122

24/7 Service Available

Installation, Maintenance & Repair Priced Right!
FINANCING AVAILABLE

FREE Service Call With Paid Repair
 Must present ad. Offers cannot be combined. Restrictions may apply.
 Expires 7/31/26

Best Deal \$49⁹⁵ Maintenance Special* (reg. \$79)
 Must present ad. Offers cannot be combined. Restrictions may apply.
 Expires 7/31/26

HVAC Installation, Maintenance & Repair | Duct Cleaning | Attic Insulation

We honor all manufacturers warranties **CALL TODAY FOR YOUR FREE ESTIMATE!** **ASK ABOUT UV LIGHT!**
941-751-2653

SUMMER SUPPER

by Georgia Wos



Summer Suppers!
2nd Wednesday of each month
5:00 p.m.

Tickets are \$5, and you will need to bring a side dish or dessert to share. Tickets will be sold at our summer Coffees, or you can call Georgia at 330-321-7822 for tickets.

HAPPY BIRTHDAY & HAPPY ANNIVERSARY



- July 1 – Aura Rasmussen
- July 2 – John Wijas
- July 5 – Frances Dietz
- July 7 – Linda Regula
- July 8 – Penny Neely
- July 12 – Judy Zoulek
- July 14 – Carol Kuehner
- July 15 – Cynthia Krueger
- July 17 – Dee Sosnowski
- July 19 – Miriam Garcia
- July 23 – Renee Burr
- July 26 - Joyce Hodges
- July 24 – April Adkins
- July 26 – Ella Mye
- July 29 - Sylvie Blais



THIRSTY THURSDAYS

by Maureen Lafortune



Thirsty Thursday
Tiki Hut
4:00-6:00 p.m.
See you there!

All residents are invited. This is BYOB (bring your own beverage) and snacks. No glass. Plastic items only. Stay longer than 6:00 pm if you'd like.

VARIETY SHOW

by JJ Jurdak and Debbie Harris



TPVariety Entertainment Club

Thank you to all, for your support of our March 2026 Variety Show! We had a good crowd for Saturday's matinee and a packed house for the evening show.

Next year the show will take place on the third weekend of March 2027.

If you have any suggestions for skits, want to volunteer with our Club, or wish to comment on what days and times you'd prefer shows to be, please email us at:

tpevarietyentertainment@gmail.com

Take care- stay safe. Enjoy the summer!

Debbie Harris, Barry Grimm, JJ Jurdak

SYMPATHY



The Board of Trustees and Park Residents extend their sympathies to the family and friends of:

- Clarence Yoder**
- Marlene Nichols**
- Mary Bridgett Nee**

BROWN BAG LUNCH

by Aura Rasmussen



Friday, July 31st
12:00 p.m. in the Clubhouse

All are welcome to join us on the last Friday of July, August and September. Bring your own lunch and a beverage of your choice. Desserts will be

provided. Be ready to enjoy good conversation and fellowship with your year-round TriPar residents.

This month is Christmas in July. Bring a small, wrapped or bagged gift to exchange. White elephants and/or re-gifting is accepted.

MEXICAN TRAIN

by Laurie Legler

Mexican Train on Thursdays at 6:00 p.m.
Clubhouse

Please sign up on the sign-up sheet located in the Clubhouse hallway on the bulletin board. We start promptly at 6:00 p.m. Bring a snack to share if you'd like and BYOB. New players are always welcome.

Questions? Call Laurie at 253-355-0016

YARD OF THE MONTH

by Dianne Anderson

JULY 2026**Stan & Vicky Hoffman****5326 Bel Air****Your yard looks great!****VOLUNTEER OF THE MONTH****JULY 2026****Compliance Committee****VOLUNTEERS OF THE MONTH!****THANKS FOR ALL YOUR SUPPORT****TRAVEL CLUB**

by Debbie Yates

July 2026 TRI-PAR TRAVEL CLUB
UPCOMING CARPOOL and LOCAL
EVENTS

July 1st, 2026 (Wednesday) 3 pm to 8 pm Boat Ride on the Bradenton Ferry and Dinner at Anna Marie Daiquiri Deck. Join your friends on the Bradenton Ferry (round trip costs \$7 if you are age 80 or more it is FREE!!). We will carpool to the Bradenton Riverwalk from Tri-Par and catch the 4 pm Ferry. Arriving at 5pm at Anna Maria Island we will go to an early dinner at the Daiquiri Deck at 5:30 After a delightful dinner and some shopping time on Bridge Street we will return on the 7:30 ferry back to Bradenton returning to Tri-Par at 9 pm

August 7th Friday 10a-2p Join us for lunch and shopping in the new UTC IKEA store. Tri-Par parking lot at 9:30 am

September 13th Sunday 12:30-4:30 Sarasota Art Museum (Second Sunday is FREE!) 1001 S Tamiami, Sarasota, FL 34236 Meet in Parking lot at 12:30 go to lunch first at Crabber's 4195 N. Tamiami Trail and then to the Art museum.

November 20th Friday thrift shopping in Sarasota, Mark your Calendar!

December 13, 2026, Marina Jack Lunch Cruise Sunday Dec. 13th. 12:30-2:30 Marina Jack Lunch Cruise—\$50. Tickets still available for Sarasota Bay tour and lunch Menu include Chicken Marsala, Baked Salmon, Mixed Greens Salad, Chef's Specialty Rice, Vegetable Medley, Chef's Selection Dessert, Iced Tea and

Coffee.: Your tickets from March will be good for Dec. 13th sailing. 2 Marina Plaza, Sarasota

GROUP CRUISES AND BUS TRIPS

September 14-18, 2026, Motorcoach Trip Savannah, Jekyll Island & Beaufort SC. Trip \$860

- 4 nights in Savannah, 8 meals. Guided Trolley tour of Savannah and Beaufort, SC. Plus much more
- Final Pay due 7/3/26

October 3-17th, 2026 Mediterranean Cruise Visit: Athens, Montenegro, Corfu, Sicily, Naples Barcelona, Gibraltar, Marseille, Genoa and Rome \$400 deposit per person required. Final payment due: July 3rd, 2026,

November 1-8th, 2026 8 day Cruise: Tampa to Key West Bimini and Nassau. \$500 per cabin deposit required per cabin. Call for pricing.

November 29-December 4th, 2026, MOTORCOACH TRIP: Biltmore Estate & Asheville, NC \$978 per person based on double occupancy. Visit the Biltmore Estate, Folk Art Center, guided tour along the Blue Ridge Parkway and of Asheville, NC

Feb. 23-26, 2027, KEY WEST, Miami, Fort Lauderdale, FL \$705

- 3 NIGHTS IN MIAMI AREA ... 5 Meals
- Guided tour of Miami, Day in Key West, Sightseeing Cruise on the "Venice of America"

April 26-May 1* 2027 Motorcoach Trip Myrtle Beach Show Trip \$887 final pay due 2/19/27

- 8 meals 3 evening shows plus much more

TO SIGN UP FOR DIAMOND TOUR TRIPS:

Signup: <https://www.grouptrips.com/debyatesttravel> OR Call

Debbie Yates 941 932 2743

FOR MORE INFO... see flyers in the office &

DEBYATESTRAVEL AD in the newsletter

Day trip to the Sarasota succulent garden in May.



**SOFT
OR
SAGGING
FLOORS?**



WE FIX MOBILE HOME SUBFLOORS RIGHT.
floridaanchorandbarrier.com

BEFORE - Soft, Unsafe, Damaged

AFTER - Solid, Level, Safe



Spongy floors aren't **normal** — they're a **WARNING SIGN.**

YOUR FLOOR SHOULD NOT FEEL LIKE THIS:

- Soft or "spongy" when walking
- Sagging or dipping areas
- Squeaking or shifting
- Weak spots near bathrooms or kitchens
- Flooring separating or bubbling
- Musty smells coming from floor
- Floors can eventually collapse

FLORIDA MOBILE HOME SPECIALISTS

- Crawlspace & vapor barrier experts
- Clean, professional work
- Honest, no-pressure assessments
- We also do carports & AC Ducts

**SMALL SOFT SPOTS
TURN INTO BIG SOFT SPOTS**

Moisture destroys subfloors from underneath
Floors can eventually collapse
Repairs become more expensive over time

DON'T WAIT UNTIL YOUR FLOOR FAILS

We replace entire rooms for guaranteed subfloor integrity.

**Call 800-681-3772
Call 941-448-3577**

**FREE ESTIMATES
FAST TURNAROUND
TRUSTED & INSURED**

CCGC004138 | IH/1025429

TRI-PAR COVENANT CHURCH POTLUCK DINNER



**TRI-PAR COVENANT
CHURCH MONTHLY
POTLUCK DINNER –
3rd Fridays, 6:00 p.m.
Clubhouse**

All are welcome. Bring your favorite meat, covered dish or dessert to share with everyone, along with your own place setting and utensils. Water, coffee, hot tea, and hot chocolate are provided, but you are welcome to bring any non-alcoholic beverage of your choice. We ask that you sign up using the sign-up sheet on Sunday mornings at Church Service or RSVP by calling Dianne Bolyard at 717-418-1549.

PICKLEBALL

by Sally Cripe



Can you believe that we are halfway through Summer? A few players are in the Park year round. If you are interested in playing, you can meet up with this group to play or learn the rules of the game.

May-September:

- Courts are open 8:30 a.m. – 9:00 p.m.
- Paddles and balls are inside the building
- Light switch is on the west side of the building, across from the drinking fountain.
- Membership is \$5 per year; see Liz Reischel.
- For more information contact Sally Cripe, 574-971-7006, Darlene Thompson, 603-930-1560 or Liz Reischel, 715-482-0264.

Play Ball – Pickleball that is!



UNITED STATES OF AMERICA
• 1776-2026 •

EMERGENCY RESPONSE TEAM

These are your Street Captains. Please give them time to get their areas done and they will notify you as early as possible. Keep in mind, their assessments will be **STREET VIEW ONLY**. The role of the Street Captains is to provide communication and general information concerning their assigned areas. We also have volunteers on our team who will assist us in making these telephone notifications.

Tami Marano:

Winged Foot, Braeburn

Rick and Debbie Yates: #1

Sea Island, Grassy Sprain, Burning Tree

Patrick and Michelle Ryan #3, #6

Boca Raton, Skokie, Tri-Par (**Desoto Side**)

Kenwood, Cherry Hill

Barb Volle #4

Oakland Hills, Blindbrook

Diane Mitchell #5

Pebble Beach

Dolly Graf #7

Bel Air, Glen Echo

Colleen Cooper and Dave Karwatsky #8

Rancho Ave, Beechmont

Dayl Carlson #9

Broadmoor, Brookfield

Pam Regula #10

Hidden Springs, Innisbrook, Laurel Valley

Dean Slabach #11

Woodstock, Cypress Point

Dianne Bolyard #12

Tri-Par (301) side

Charlene Derenches #13

Midlothian

Bob Bass #14

Old Elm

Ray Grady #15

Olympia Fields

Linda and Dean Regula #16

Palm Springs

Mary Ann Upton #17

Calumet Ave

Desert Inn

Citrus Homes Meadowood Homes of Florida



**Scan for
Virtual Tours
of All Models**

www.MyJacobsenHomes.com

Schedule a Tour to Our Sales & Model Center
5327 14th St. W
Bradenton, FL 34207
(1 Block South of SR 70 on US 41)



My JACOBSEN HOMES
(941) 758-3633

WE ARE FLORIDA'S #1 RETIREMENT COMMUNITIES PARTNER!



UNITED STATES OF AMERICA
250th Anniversary

MEET YOUR NEIGHBOR

by Vicki Cooper

**Meet Dave and Fran Pietroski**

Dave grew up in Watertown, New York, where his parents owned and operated an antique shop. After graduating from Sacket Harbor High School Dave began working at Northland Electric Motor Assembly on the assembly line. Over time he worked his way up to a supervisory position and oversaw 90 employees. He worked there for 30 years and then did two and one half years as a gate Sargent on Fort Drum Army Base security. He worked for Homeland Security as a customs and immigration federal officer for 12 1/2 years, retiring at age 62. He still enjoys searching for treasures at auctions, rummage sales, and Good Will. Today, Dave continues the family tradition by buying and selling antiques online through Facebook Marketplace.

Fran also grew up in Watertown, New York and went to Watertown High School, before enrolling at Jefferson Community College. Along the way she held several jobs, including office work at Border's Cottage Cheese. That experience helped her discover that a company's

most valuable asset is its customers, sparking her interest in human relations. Eventually she joined Northland Electric, where the company supported her education at Oswego College. She earned a business degree and later a Master's Degree in Human Relations. Fran and Dave met at Northland Electric and she continued to work there for 10 years. Her next goal was to work in the medical field, so she went to work at Mercy Health Care for 15 years as a director of Human Resources. She retired from working in 2013.

Fran thought she retired but she continued to work weekends in Daves parents' antique shop; while during the week she helped take care of his parents. She assists Dave with online buying and selling.

Here at TriPar, Fran serves as President of the Shuffleboard club, walks the pool every morning for exercise, and attends bible study at the Tabernacle Church. Fran discovered TriPar through family connections. Her sister and brother-in-law, Ron and Connie Timmerman, came to TirPar via a realtor. Fran would come down and visit and rented a home for three years before buying on Palm Springs. Another sister Rita spotted the home for sale while walking in the neighborhood. Her sister Connie inspected the home and gave her okay. Fran bought the home in 2020, just before the pandemic. Her third sister, Judy, also lives in the park.

Fran and Dave have two children, a daughter and a son, five grandchildren and one great granddaughter. Dave has also been a volunteer fireman for 42 Years. Fran is a snow bird while Dave joins her whenever he is able.

How special it is to have such interesting celebrities in the park. Fran and Dave enjoy getting away from the cold Watertown winters and have maximized the facilities here at TriPar. The park residents appreciate that Fran runs the shuffleboard club and helps many residents enjoy the sport. It takes a village to raise a child and it takes people like Fran and Dave to contribute to the activities of the TriPar community.

MOBILE HOME ROOFING

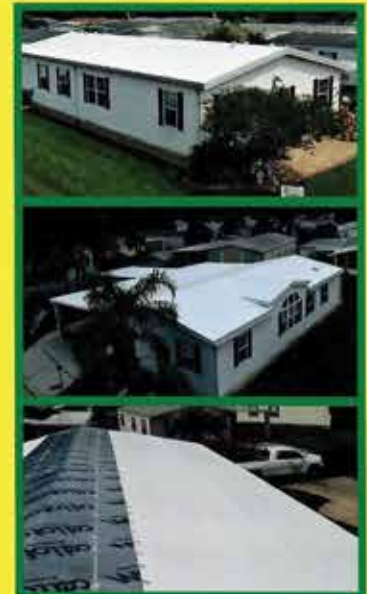
Family Owned & Operated



FREE

VIDEO ROOF INSPECTIONS

- Lifetime Transferable Warranty
- Energy Efficient
- Protects Your Home
- Roof Insurance Certifications
- Financing Available
- FREE Estimates











1-877-572-1019

www.AllFloridaRoofs.com



LICENSED & INSURED #CCC1327406 • CBC1259006

JULY 2026						
Sun	Mon	Tue	Wed	Thu	Fri	Sat
			1	2 Thirsty Thursday – 4:00  Mexican Train 6:00 - Clubhouse	3	4  ★ HAPPY ★ 4TH OF JULY
5	6	7	8 Summer Dinner 5:00 p.m. Clubhouse	9 Thirsty Thursday – 4:00  Mexican Train 6:00 - Clubhouse	10	11 Coffee  9:00 a.m. Clubhouse
12	13	14	15	16 Thirsty Thursday – 4:00  Mexican Train 6:00 - Clubhouse	17 Covenant Church Potluck Dinner 6:00 p.m.	18
19	20	21	22	23 Thirsty Thursday – 4:00  Mexican Train 6:00 - Clubhouse	24	25
26	27	28	29	30 Thirsty Thursday – 4:00  Mexican Train 6:00 - Clubhouse	31 Brown Bag Lunch  CHRISTMAS IN JULY	

All scheduled events are tentative and may be postponed or cancelled. Please check our website for any changes. Tri-Par thanks you for your understanding.

COMMUNITY

Free Estimates

ROOFING OF FLORIDA, INC.



Lic# CCC1330642

"Proudly Serving Your Community" • Family Owned and Operated
100% Maintenance Free Roofs!

We Do All

Roof Overs, Roof Coatings, Roof Repairs & Inspections on all Manufactured Homes

800-511-2517



Lifetime Warranty on Labor & Materials!
www.CommunityRoof.com

WEEKLY ACTIVITY SCHEDULE

* Y = Yearly S = Seasonal *

NOTE: SOME ACTIVITIES MAY NOT BE TAKING PLACE. CHECK WITH CLUB LEADERS FOR DETAILS.

Mondays

Event	Location	Start	End	
Walk Away the Pounds	CH	8:30 AM	9:15 AM	Y
Quilting	A	8:30 AM	12:00 PM	Y
Flea Market Financial Com.	B	9:00 AM	10:00 AM	2nd Mon
Pickleball (Morning)	CT	9:00 AM	11:00 AM	S
Pool Walkers	PO	9:00 AM	10:00 AM	Y
Aqua Belles	PO	10:30 AM	11:30 AM	Y
Poker (Men and Women)	C	1:00 PM	3:00 PM	Y
Bridge	B	1:00 PM	4:00 PM	Y
Shuffleboard (Nickels)	SB	1:00 PM	3:00 PM	S
Whist	B	6:00 PM	8:00 PM	S
Poker	C	6:30 PM	10:00 PM	Y
Pickleball (Evening)	CT	7:00 PM	9:00 PM	S

Thursdays

Event	Location	Start	End	
Horseshoes, Men	PIT	8:30 AM	12:00 PM	S
Walk Away the Pounds	CH	8:30 AM	9:15 AM	Y
Pickleball (Morning)	CT	9:00 AM	11:00 AM	S
Pool Walkers	PO	9:00 AM	10:00 AM	Y
Prayer Gathering	A	10:30 AM	11:00 AM	1st-3rd
Poker (Men and Women)	C	1:00 PM	3:00 PM	Y
Shuffleboard	SB	1:00 PM	3:30 PM	S
Mexican Train	C	6:00 PM	10:00 PM	S
Card Bingo	B	6:30 PM	9:00 PM	S
Pickleball (Evening)	CT	7:00 PM	9:00 PM	Y
Covenant Church Bible Study	B	10:30 AM	11:30AM	Y
Arts & Crafts	A	1:00 PM	4:00 PM	S bi wkly

Tuesdays

Event	Location	Start	End	
Board Workshop & Mtg	CH	10:00 AM	11:00 AM	3rd Tues
Walk Away the Pounds	CH	8:30 AM	9:15 AM	Y
Pickleball (Morning)	CT	9:00 AM	11:00 AM	S
Pool Walkers	PO	9:00 AM	10:00 AM	Y
Keeping You in Stitches	A	9:00 AM	3:00 PM	Y
Horseshoes, Ladies	PIT	10:00AM	12:00PM	S
Poker (Men and Women)	C	1:00 PM	3:00 PM	Y
Bridge & Mahjong	B	1:00 PM	4:00 PM	Y
Pinochle	B	1:00 PM	4:00 PM	S
Euchre	B	6:00 PM	8:00 PM	Y
Pickleball (Evening)	CT	7:00 PM	9:00 PM	S

Fridays

Event	Location	Start	End	
Walk Away the Pounds	CH	8:30 AM	9:15 AM	Y
Pickleball (Morning)	CT	9:00 AM	11:00 AM	S
Pool Walkers	PO	9:00 AM	10:00 AM	Y
Flea Market	Mat. Bld.	9:00AM	12:00PM	S
Bowling	Offsite	10:00 AM	12:00 PM	S
Aqua Belles	PO	10:30 AM	11:30AM	Y
Brown Bag Lunch (seasonal)	Tiki Hut	12:00 PM	1:00 PM	Last Fri
Texas Hold em	C	1:00 PM	3:00 PM	Y
Pinochle (Evening)	A	6:15 PM	8:45 PM	S
Bridge	B	6:30 PM	9:00 PM	S
Pickleball (Evening)	CT	7:00 PM	9:00 PM	S

Wednesdays

Event	Location	Start	End	
Walk Away the Pounds	CH	8:30 AM	9:15 AM	Y
Pickleball (Morning)	CT	9:00 AM	11:00 AM	S
Pool Walkers	PO	9:00 AM	10:00 AM	Y
Swedish Weaving	A	9:00 AM	11:30 AM	S
Aqua Belles	PO	10:30 AM	11:30 AM	Y
Texas Hold Em	C	1:00 PM	3:00 PM	Y
Duplicate Bridge	B	1:00 PM	4:00 PM	Y
Band Practice	B	5:00 PM	8:00 PM	Y
Bingo	CH	7:00 PM	10:00 PM	S
Pickleball (Evening)	CT	7:00 PM	9:00 PM	S

Saturdays

Event	Location	Start	End	
Softball Practice	B-Field	11:00 AM	12:00PM	S
Stretch Class	CH	11:00 AM	11:30 AM	Y
Poolside Entertainment	PO	4:00 PM	10:00 PM	Y

Sundays

Event	Location	Start	End	
Covenant Church of Tri Par	CH	11:00 AM	12:00 PM	Y

All scheduled events are tentative and may be postponed or cancelled. Please check our website (triparestates.com) for updates.

04/01/26



Soft Floors?

- Sub-Floor Repair/Replace
- New Laminate Flooring Install



10 Yrs Exp.



Are Your Floors Unsafe?

FL State Licensed Mobile Home Installer # IH-1110636
FL State General Contractor License #1531303

**INSURED &
 FAMILY
 OPERATED**



**ESTIMATES &
 SMILES ALWAYS FREE**

(941) 243-7561 or (800) 377-7885

A&E	265
AccuWeather	361
AMC	254
Animal Planet	282
AXS TV (HD only)	340
BabyFirst HD	293
BBC America	264
BET	329
Bloomberg TV	353
Bommerang	298
Bravo	237
Cartoon Network East HD	296
Cheddar News	354
Cleo TV HD	341
CMT	327
CNBC	355
CNN	202
CNN En Espanol	419
CNN International	358
Comedy Central	249
C-SPAN	350
C-SPAN2	351
Daystar	369
Discovery	278
Disney Channel (East)	290
Disney Junior	289
Disney XD	292
E!	236
ESPN	206
ESPN2	209
Food Network	231
Fox Business News	359
Fox News Channel	360

Fox Sports 1	219
Fox Weather	363
Freeform	311
Fuse HD	339
FX	248
FXX	259
Galavision	404
Hallmark Channel	312
Hallmark Movies & Mysteries	565
HGTV	229
HISTORY	269
HLN	204
HSN	240
IFC	333
Investigation Discovery	285
ION Television (East) HD	305
Jewelry Television	72
Lifetime	252
MotorTrend HD	281
MSNBC	
MTV	331
MTV2 HD	332
National Geographic	276
Newsmax	349
Nickelodeon East	299
Ovation	274
Paramount Network	241
PBS Kids	288
QVC	275
QVC2	315
QVC3	318
ReelzChannel	238

Revolt	384
RFD-TV HD	345
Scientology Network	320
Shop LC	226
Sundance TV	239
Syfy	244
Tastemade	235
TBS	247
TCM	256
TeenNick	303
The First	347
theGrio	342
TLC	280
TNT	245
TruTV	246
TV Land	304
TV One HD	328
Univision (Este)	402
USA Network	242
VH1	335
VICE	271
WE tv	260

LOCAL CHANNELS (Zip Code: 34234)

Affiliate		Network
PBS	3	WEDU
NBC	8	WFLA
ABC	28	WFTS
CW	38	WTOG
CBS	10	WTSP
FOX	13	WTVT
ABC	40	WWSB

REGIONAL SPORTS NETWORK (Zip Code: 34234)

Network	Teams
Bally Sports Florida	Marlins, Rays
Baily Sports Sun	Marlins, Magic, Lightning

SPORTS CHANNELS

ACC Network	FOX Sports 1
BTN – Big Ten Network	Golf Channel
ESPN	MLB Network
ESPN2 HD	NBA TV
ESPNEWS HD	SEC Network
ESPNU	Tennis Channel

**DO YOU HAVE
MOISTURE
UNDER YOUR
MOBILE HOME?**



FloridaAnchorAndBarrier.com

VAPOR BARRIERS • A/C DUCTS • CARPORTS • HURRICANE ANCHORS

Most homeowners don't realize **what's happening underneath their home...**

- Rotting subfloors
- Mold and musty odors
- High A/C bills
- Deteriorating AC ducts

BEFORE



**YOUR CRAWLSPACE
SHOULD BE CLEAN,
DRY, AND PROTECTED**

AFTER



Signs you have moisture issues:

- Musty smell inside your home
- Floors feel soft & spongy
- High energy bills
- Visible moisture or standing water

FLORIDA MOBILE HOME SPECIALISTS

- Vapor barrier installation & replacement
- A/C duct repair & full replacement
- Hurricane anchors & tie-down systems

- Leveling, Skirting, and Windows
- It gets worse over time
- It spreads damage throughout your home



**MOISTURE DOESN'T
FIX ITSELF**

DON'T WAIT UNTIL DAMAGE GETS WORSE

**Call 800-681-3772
Call 941-448-3577**

We protect your home from the ground up.

**FREE ESTIMATES
FAST TURNAROUND
TRUSTED & INSURED**

C6C004138 • IH/1025429

KNOW THE RULES**State Laws****Florida Golf Cart Laws**

Effective October 1, 2023, Chapter 2023-67, L.O.F. (CS/CS/HB 949) required that a person operating a golf cart on a public road or street, as authorized by the responsible local government entity, must:

- If 18 years of age or older, possess a form of government-issued photographic identification; or
- If under 18 years of age, possess a valid learner's driver license or valid driver's license.

Sarasota County**Contracting/Licensed Contractors**

Any new structure or improvements to an existing structure must be performed by a State of Florida or locally-registered Sarasota County contractor. Owner-builders can perform work with the applicable permit. To report suspected unlicensed contracting or activity, please call 941-861-5000 or Crime Stoppers at 941-366-TIPS (8477); you may remain anonymous.

ALERT Sarasota County --- REPLACES Code Red Warning System

Sarasota County has switched from Code RED to a new alert system for emergency alerts for items such as water main breaks, weather warnings, etc.

To register for this new system you can call 941-861-5000 or go to the Alert Sarasota County webpage to get more information and to register for the alerts.

<https://www.alertsarasotacounty.com/>

YOUR INFORMATION'S SECURITY: Data entered into the Alert Sarasota County system is only used to send alerts and will never be sold. Call Sarasota County 941-861-5000 if you have questions.

Sarasota County – Anonymous Reports

One of our goals is to keep our Park safe and maintain a great quality of life. If you observe suspicious activity, please report what you observe by calling 911. There is also an anonymous tip line, 941-366-TIPS (8477).

Non-Emergency Sheriff's Line

Reports can also be made to the Non-Emergency Sheriff's phone at 941-316-1201.

Sarasota County Code Highlights

- **Junk, Trash and Debris:** Prohibited from being left in the yard and must be disposed of properly. This includes, but is not limited to wood, tires, automobile parts, hazardous waste, abandoned property, unusable or discarded household items, inoperative or discarded machinery or equipment, motor vehicles and trailers, which are inoperative or lack current license tags, solid waste, construction or demolition materials.
- **Unlicensed, Inoperative Vehicles:** All vehicles must be operable and have current license tags or must be stored in a completely enclosed building.
- **Overweight Vehicles:** Parking, servicing repair and storage of trucks, buses, vans, and tractor trailers in excess of 6,000 pounds vehicle empty weight is prohibited in residential or open use districts.
- **Living in Motor Homes or RVs in Residential Areas:** It shall not be used for living, sleeping, housekeeping or business purposes and shall not be hooked to any utilities.
- **Building Permits:** Before the start of any construction or structural repair, check with the County permitting Office (861-6678) to ensure if a permit is required.

- **Household Garbage and Yard Waste:** All waste must be in trash cans, plastic bags or tied bundles, weighing no more than 40 pounds. Put containers out no sooner than 5 pm on the day before pickup (Sunday) and remove them by 10 am the day after (Tuesday). All containers are to be stored inside or rear yards only. You must separate yard waste from solid waste.
- **Household Hazardous Waste:** Except for motor oil and filters, hazardous waste is not collected at the curb. You must bring these types of items to a collection center, neighborhood collection or community collection program for proper disposal.

Call the Sarasota Call Center (all violations) at 941-861-5000 or Code Enforcement at 941-861-6403 to report a violation of these codes.

Recycling

We are all aware of the need to cut down on our trash and the impact it has on our environment. Some activities you can undertake to reduce the impact of the waste you produce:

Waste Prevention: Avoid buying more than you need. Print only documents and emails that must be legally stored in paper form.

Waste Reduction: Avoid products with excessive packaging. Buy loose vegetables instead of pre-packed goods.

Reuse: Repurpose plastic bags. Find creative ways to transform used containers into home storage bins.

Recycle: We are all recycling in our homes, but sometimes find we are attending or running meetings or social events where the building does not have recycling facilities. (Such as our Tri-Par Clubhouse) Club leaders can arrange to have cardboard items, pop cans and steel cans taken home so that these articles can be recycled

Dogs and Cats

Sarasota County Ordinance Chapter 14 contains the regulations concerning pets and other animals. These regulations contribute to the well-being of the pets in our community and, therefore, to the well-being of us all.

- Each year you must obtain a license certificate and tag for your dog or cat. To receive the license, your pet must be vaccinated against rabies by a licensed veterinarian. The official county license may be attached to a collar or harness and must be worn by a dog or cat at all times.
- Your dog or cat may not run at large on any public property or the property of another and must be under the direct control of a responsible person. Direct control always means immediate and continuous physical control of an animal (dog or cat) by means of a fence, leash, cord or chain of sufficient strength to restrain the animal.
- Under no circumstances shall a person improperly tether any animal. It is unlawful to tether an animal outdoors, except when all 10 conditions (listed in Sarasota County Code of Ordinances, Section 14-35) are met. The most important condition is, "The Animal is in visual range of the Owner, and the Owner is located outside with the Animal."
- There have been instances when individuals are frightened by the behavior of our animals. If this occurs to you or you observe anything listed above, please report the incident to Animal Services at 941-861-9500.

F.I.S.H. Transportation (Free Medical Transportation)

Free medical transportation (via automobile) for Sarasota residents only. Donations are accepted. Rides available in the Sarasota area only. Transportation is for medical appointments only. MUST call to schedule 48 hours ahead and appointments must be between 9 a.m. and 2:30 p.m. Phone: 941-953-5838



**Mobile Home
2nd
Generation
Specialist**

Quality Workmanship Honest Pricing

- **Vapor / Moisture Barrier**
- **Underhome Encapsulated Insulation**
- **Hurricane Tie-Down Anchors** **10 Yrs Exp.**

To our valued customers:

Our top priority is the health and safety of our employees and our customers. Our employees are closely following the Centers for Disease Control (CDC) guidelines and recommendations, like frequent hand washing, social distancing, and staying home if they are feeling ill.

We have taken steps to limit exposure to the virus by making our customers aware that there is no need to have any contact with our employees if you choose to do so. Our business falls under the state's guidelines as "Essential Business".

We want to build a great relationship with you. Call today for your Free Inspection. (800) 377-7885

Stay Safe and Continued Good Health.
Underhome Armor Family

We Keep rodents, snakes, spiders, bugs, mold, mildew, and damaging moisture out of your home!



**LIC. # IH-1110636
INSURED
FAMILY OPERATED
FL State General
Contractor Lic. # 1531303**



FAMILY OPERATED		

**ESTIMATES &
SMILES ALWAYS FREE**

(941) 243-7561 or (800) 377-7885



Comfort Cover Systems
Proudly roofing since 1985



Mobile/Manufactured Home Roofing System

- Insulated Energy Star Rated Roof
- Manufacturer's Backed **Warranty**
- Financing Available
- **STOP** Roof Leaks

Single-ply roofing membrane toughened with Elvaloy resin modifiers from Du Pont.

Visit our website at comfortcover.org

FREE ESTIMATES
1-800-226-0955

FL LIC. #CCC 057091



AIR & HEAT INC.

★ VETERAN OWNED ★ FAMILY OPERATED ★

941-750-6313
Call Now - Same-Day Service Available

**COOL COMFORT
HOT SAVINGS**

2 TON SYSTEM \$5795 ✓ Includes Install	3 TON SYSTEM MOST POPULAR \$6295 ✓ Most Homes Choose This	4 TON SYSTEM \$6895 ✓ Includes Install
--	---	--

ANNUAL A/C MAINTENANCE \$74.95 NEW CUSTOMER	FREE SERVICE CALL (\$109 VALUE) \$109 W/ PAID REPAIR NEW CUSTOMER
--	---

CALL NOW
941-750-6313

CACO56961



WA WHITE
ALUMINUM & WINDOWS

Florida's Home Improvement Leader Since 1955

CARPORTS, STORAGE SHEDS & MORE
Ask For Your Community Discount Plus 18 Months Interest-Free Financing.***





MORE OF OUR TOP SELLING SYSTEMS

- Sunrooms • Screen Rooms • Replacement Windows
- Railing • Siding • Roofovers and TPO

Residents Get 20% Off, Plus **18 Months Interest-Free and Long Term, Low Payment Financing available by Synchrony Financial. Subject to credit approval. See your White Aluminum & Windows representative for details. *US Military, First Responder and School Teacher Discount. */**/**Subject to change without notice. Must mention this ad on first call or visit. FL CGC1523855*

America's
250
1776-2026

Call For A Free Quote
(941) 233-9190

WhiteAluminum.com
LICENSED. INSURED. GUARANTEED.

Tri-Par Policies and Procedures

Background Check for New Owners, Renters, or Caregivers and Guests Who Stay More Than 30 Days

Landlords are required to have their renter (s) submit required applications and background documents 30 days in advance of move in date. Background checks are required for all first-time buyers, renters, or caregivers in Tri-Par Estates. A background check is also required for first-time guests staying more than 30 days. Renters, caregivers, and guests who have left the Park for 12 months or more must reapply for a background check. A per person application form and per person \$50.00 fee must be submitted to the Tri-Par Office a minimum of 30 days prior to the desired occupancy date for processing and the Board's action. The new application form is available in the Office.

Board Approval is Required Before Moving into Tri-Par Estates

If a renter, buyer, or caregiver moves in without the Board's prior approval, the first action will be to start the process to assess a fine against the owner in accordance with Section 22 of our deed restrictions. Secondly, unapproved renters or owners will be required to vacate the property and leave the park. If they refuse and it becomes necessary for legal action to remove the unapproved occupant(s), the Board of Trustees shall be entitled to recover all costs, including, but not limited to, reasonable attorneys' fees (Section 21 of Deed Restrictions) from the property owner.

Use of Tri-Par Pool and Spa

Adult supervision is required for children under 16 years of age when at all areas of the Pool. No one 16 and under permitted in the Spa. Pool and Spa rules are posted at the pool area.

Speed Limit in Tri-Par

The speed limit throughout our Park is 20 MPH. We have many walkers, bikers, and people on their golf carts every day. For the safety of all our residents, please do your part in observing the speed limit. If you have guests, let them know we would very much appreciate their maintaining the 20 MPH speed limit within the Park.



IF YOU SEE SOMETHING.....SAY SOMETHING - HELP US HELP YOU!

TriPar Estates Park & Recreation is considered a "Special District". Residents / homeowners of TriPar Estates are expected to abide by regulations set forth by Sarasota County; as noted on your purchase agreement and in the DEED & RESTRICTIONS.

Please contact the number(s) listed below (**also found on the front page of the newsletter**) if any issues arise relating to non compliance of any of these regulations. By doing so, a documented record is generated, the county will likely follow up in person as well. This record will greatly help TriPar Estates should the problem continue to exist where further action is required.

Non-Emergency 941-316-1201 Animal Control 941-316-1081

Sarasota County – Anonymous Reports

One of our goals is to keep our Park safe and maintain a great quality of life. If you observe suspicious activity, please report what you observe by calling 911. There is also an anonymous tip line, 941-366-TIPS (8477).



Discover the World with DebYatesTravel Your Adventure Begins Here

GROUP MOTORCOACH TRIPS

SEPTEMBER 14-18TH, 2026 5 DAYS/ 4 NIGHTS SAVANNAH, JEKYLL ISLAND & BEAUFORT, SC
NOVEMBER 29-DECEMBER 4TH, 2026 6 DAYS/5NIGHTS BILTMORE ESTATE & ASHVILLE, NC
FEBRUARY 23-26TH, 2027 4 DAYS/3 NIGHTS MIAMI, FT. LAUDERDALE, & KEY WEST, FL
APRIL 26-MAY 1, 2027 MYRTLE BEACH SHOW TRIP (3 EVENING SHOWS!)

GROUP CRUISES INFORMATION

October 3-17, 2026 9 ports 5 countries. Greece, Montenegro, Spain, France Italy
November 1-8th, 2026 Tampa to Key West, Bimini and Nassau Bahamas.
May 29-June 13, 2027 14 day Scandinavia Cruise on Sky Princess. 9 ports 7 countries:
 United Kingdom, Denmark, Germany, Sweden, Finland, Estonia, Norway.

Contact DebYatesTravel and start your journey!

941-932-2743

Want to be updated monthly by email? Join my email newsletter. DebYatesTravel@gmail.com

Do you prefer to book your own travel?? Check out my discount travel booking site.

www.DebYatesTravel.com

Follow us on social: @DebYatesTravel

When the skies turn DARK...

CALL BISMARCK!

SUMMER ROOF SALE



BISMARCK ROOFING & CONSTRUCTION

"We treat your home like our own."



Expert Installation of All Types of Roofs

Install TPO • Shingle • Metal • Repairs

Deal direct with Owner/Operator - Call Today!

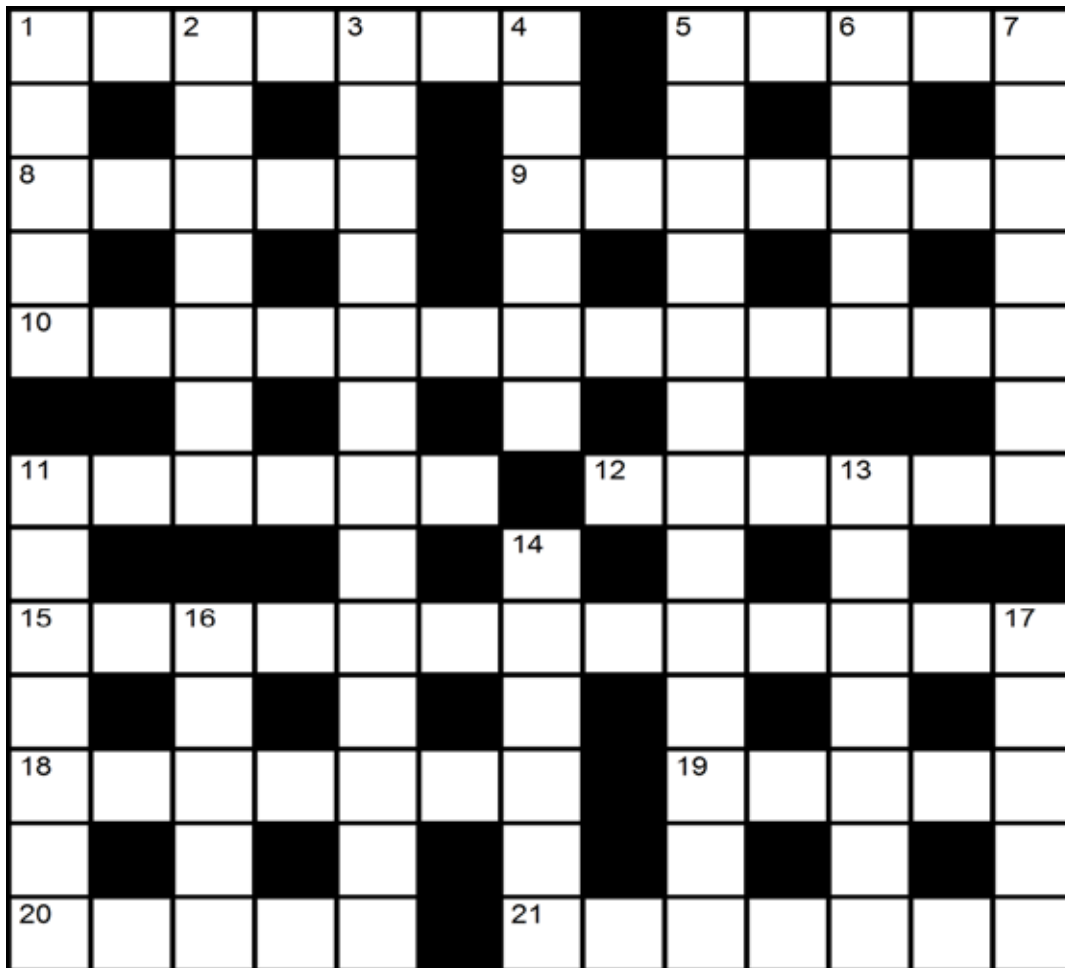
941-800-8557

www.bismarckroofs.com

Bonded & Insured | License # CCC1336896

Florida Grown - Family Owned

CROSSWORD



Puzzle from <https://www.printable-puzzles.com/>

Puzzle compiled by Bianca Morèl

Clues:

Across

- 1 Overwhelmed by
- 5 Hunger for
- 8 DVD remote button
- 9 Healthy cooking vessel
- 10 Fanatical society members (7,6)
- 11 Cold dessert
- 12 Join the army
- 15 Sausages in a batter
- 18 Generally speaking (2,1,4)
- 19 Quartz variety
- 20 Loyal
- 21 View

Down

- 1 Hunky-dory
- 2 Janitor
- 3 Latest (2,2,3,6)
- 4 Cut in half
- 5 Like 50% off? (9,4)
- 6 Paperwork
- 7 Heartfelt
- 11 Begin a voyage (3,4)
- 13 Cut off
- 14 Anxiety
- 16 Proverb
- 17 Hostile force

(Solution on page 30)

SUDOKU

Puzzle from <https://www.printable-puzzles.com/>

				8	9			7
			4			6		
6	8				1	5		
	3					4	7	
2						1	6	
9				6	7			3
							5	
		8		5				4
5	9	7	1	3		2		

SUDOKU SOLUTION

6	8	2	4	3	1	7	9	5
4	3	9	6	5	7	8	2	1
1	5	7	8	9	2	4	6	3
3	2	8	7	6	5	1	4	9
9	6	1	3	4	8	5	7	2
5	7	4	2	1	9	6	3	8
2	4	5	1	7	3	9	8	6
8	9	6	5	2	4	3	1	7
7	1	3	9	8	6	2	5	4

CROSSWORD SOLUTION

S	U	C	C	U	M	B		C	R	A	V	E	
W		L		P		I		L		D		A	
E	J	E	C	T		S	T	E	A	M	E	R	
L		A		O		E		A		I		N	
L	U	N	A	T	I	C	F	R	I	N	G	E	
		E		H		T		A				S	
S	O	R	B	E	T			E	N	L	I	S	T
E					M		S		C		S		
T	O	A	D	I	N	T	H	E	H	O	L	E	
S		D		N		R		S		L		N	
A	S	A	R	U	L	E		A	G	A	T	E	
I		G		T		S		L		T		M	
L	I	E	G	E		S		C	E	N	E	R	Y

→ www.WeSellTripar.com ←



Professional TEAM of licensed and experienced REALTORS serving TRI-PAR for a combined 13 years



Angelo Sammarco

Mobile Home Specialist



941-284-5673

angelosammarco@bellsouth.net

Ivy Neyedly, PLLC

Listing Specialist



941-914-1994

IvySellsFloridaHomes@gmail.com

Michael Sammarco

Remodelling Specialist



904-962-6588

msammarco@gmail.com

OUR CURRENT TRIPAR LISTINGS:



Lease in place - CAP Rate 11%

5221 Beechmont Ave \$159,500
2 beds, 2 baths, 864 sqft



5066 Pebble Beach Ave, \$136,000
2br/2ba 1100 sqft



1717 Palm Springs St, \$125,000
2br/1.5 ba, 940 sqft



4833 Boca Raton, \$79,900
2 beds, 1 bath, 672 sq ft



Lease in place - CAP Rate 11%

4819 Sea Island, \$139,000
2 beds, 1.5 baths



4913 Oakland Hills Ave, \$49,000
Vacant Lot 53' x 76' 4188 sq ft



5308 Tripar Dr, \$179,000
2 beds, 1.5 baths, 800 sq ft



5214 Beechmont Ave, \$180,000
2 beds, 2 baths, 1,060 sq ft.



1580 Blind Brook Dr, \$169,000
2 beds, 1.5 baths, 780 sq ft.



1862 Palm Springs St, \$157,000
2 beds, 2 baths, 924 sq ft



5267 Boca Raton Ave, \$65,000
Vacant Lot, NOT in flood zone



5229 Bel Air Ave, \$149,000
2 beds, 2 baths, 1,060 sq ft

Call Angelo, Michael, or Ivy TODAY for your FREE home valuation

Your
MANUFACTURED & MOBILE HOME
Insurance Specialist

**Manufactured • Mobile
 Park Model • Cars
 Boats • Golf Carts**

Great Options...Great Prices



909 Pondella Road., N. Ft. Myers, FL 33903
 at the corner of Pondella Rd. & Orange Grove Blvd.

Phone 239-995-0333

E-mail: mh@bassineinsurance.com

License # CAC1817951



AIR SHIELD
 HEATING & COOLING

FAMILY OWNED AND OPERATED
40+ YEARS OF EXPERIENCE!

"Your Comfort Is Covered!"

HVAC REPAIR EXPERTS

Service • Maintenance • Sales • Installation



CHAMPION
 AUTHORIZED DEALER

We service and repair ALL makes and models	We honor ALL manufacturer's warranties	Clean, repair or replace mobile home ductwork
--	--	---

Free estimates and free second opinions.

FINANCING AVAILABLE

24/7 EMERGENCY RESPONSE

941-390-1654

www.airshieldhvac.com

FREE Service Call with paid repair or replacement



AIR CONDITIONING & HEATING
 Family Owned & Operated Since 2012
 LIC#CAC1823415

SIGN UP TODAY

AND RECEIVE 2 COMPLIMENTARY MAINTENANCE VISITS WITHIN 1 SERVICE YEAR WITH A MEMBERSHIP PLAN!



10% OFF



Active or Veterans in the USA Military

941.249.4438

Pinosair.com

1960 Stickney Point Rd. Suite 208
 Sarasota, FL 34231



PROFESSIONAL



PLUMBING DESIGN INC.

A COMPANY YOU CAN TRUST

<ul style="list-style-type: none"> <input checked="" type="checkbox"/> Fully licensed, bonded & insured <input checked="" type="checkbox"/> 100% Satisfaction Guaranteed <input checked="" type="checkbox"/> Family owned and operated since 1985 <input checked="" type="checkbox"/> Better Business Bureau A+ rated 	<ul style="list-style-type: none"> <input checked="" type="checkbox"/> Non-Commission Employees <input checked="" type="checkbox"/> Non-Franchise Company <input checked="" type="checkbox"/> Third party verification by: 
---	---

Call The Professionals!
(941) 355-5400

www.ProPlumbingDesign.com

Lic. # CFC 057045

\$10.00 OFF

Service

Cannot be used on minimum service charge and cannot be combined with any other discounts