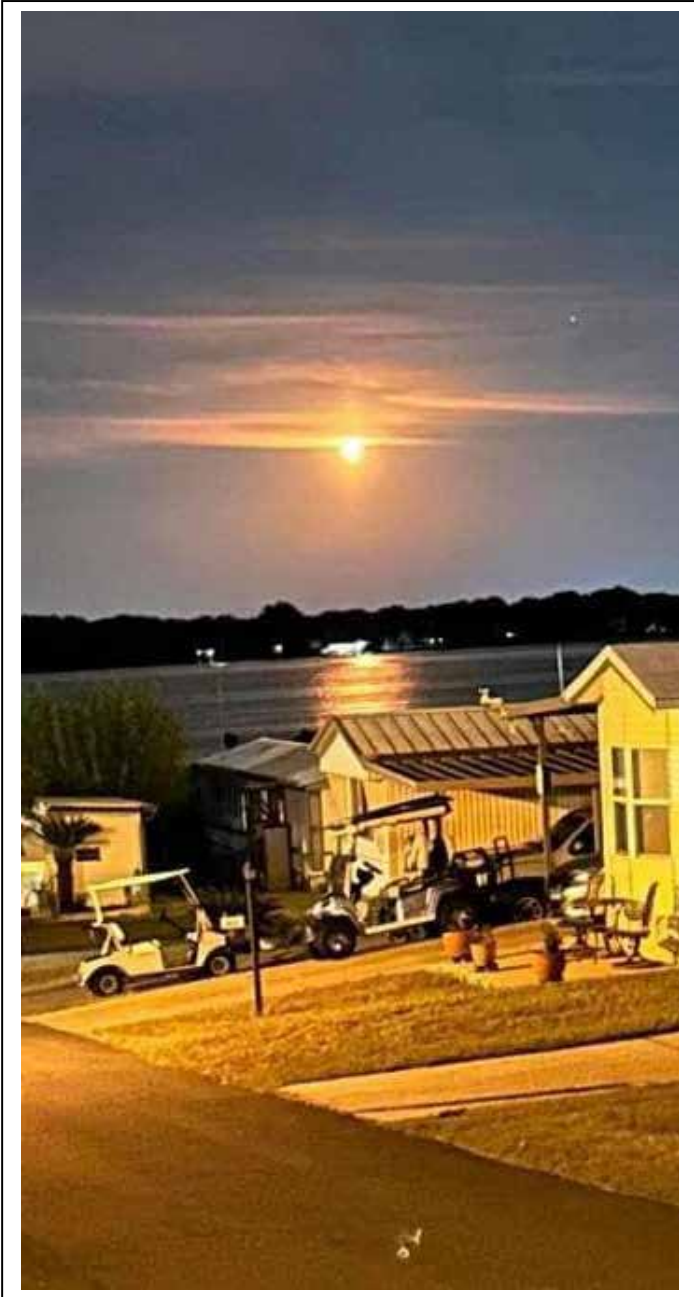


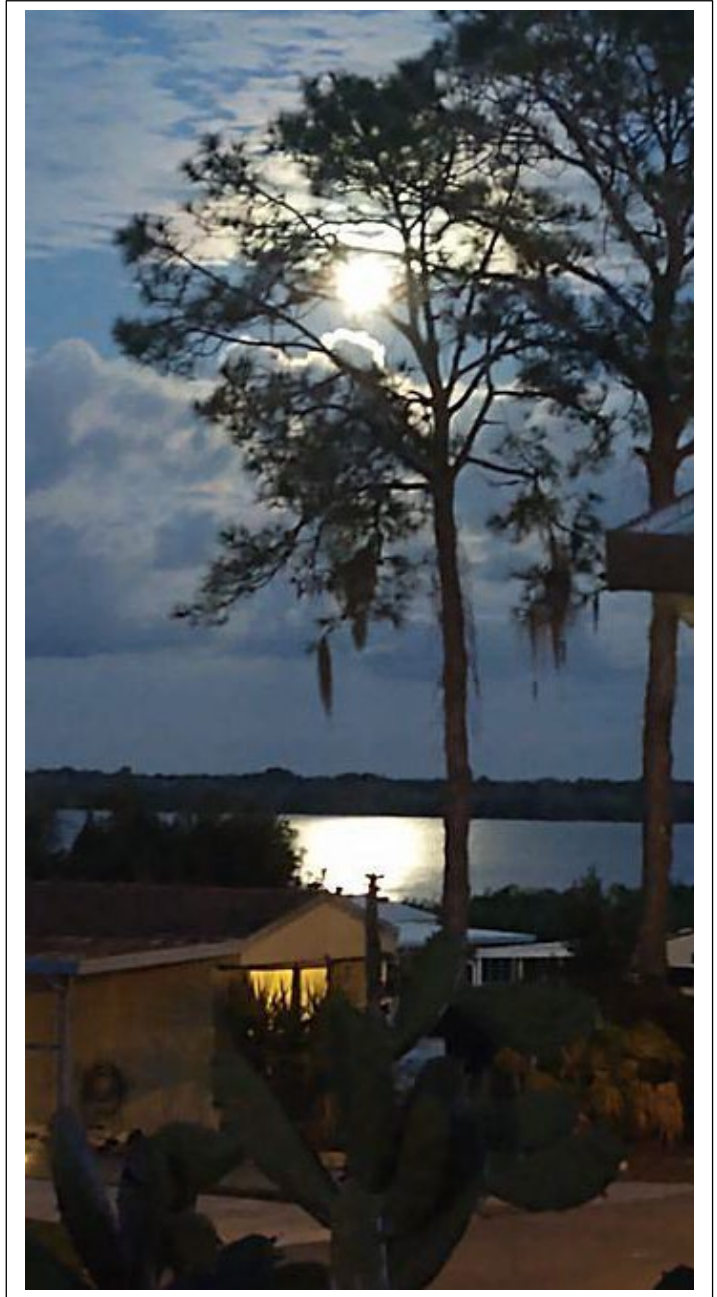
The Seagull

Lakeside Terrace | 24 Sunrise Lane, Fruitland Park, FL 34731
www.lakesideterrace.net

March 2025



Night at Lakeside Terrace



(Moon: Sue McFadden)

2024



\$200
In Cash Prizes Available Monthly!



How it works:

- 1 Patronize the advertisers in this month's newsletter
- 2 Ask the business for your Community Cash ticket OR a copy of your receipt & clip this ad
- 3 Mail it back to us at:
Community Media | 220 Bahama St. Venice, FL 34285
- 4 Every month we draw new tickets for **CASH PRIZES** and mail winners a check!

Every Month is a New Chance to Win!

ONE drawing for \$100 | TEN drawings for \$10

Winner	Vendor	Drawing Date - 2/10/2025
Nora VanEffen	\$100	Battleline Termite & Pest Control
Betty Allen	\$10	Air Masters of Pinellas
Phyllis Madden	\$10	Royal Enterprise
Bonnie Larson	\$10	Boss Electric
Mary Brice	\$10	Battleline Termite & Pest Control
Kennith Swierenga	\$10	Air Masters of Pinellas
Eleanor Gumm	\$10	Jones & Sons Plumbing
Kim Michels	\$10	Battleline Termite & Pest Control
Bill Mutart	\$10	Air Masters of Pinellas
Tiffany Luby	\$10	Rick's Appliance
James Haughn	\$10	Battleline Termite & Pest Control

- Limit one ticket per advertiser's service per quarter (3 month period) •
- Customer must have paid for advertiser's service to play •
- Contest void where prohibited by law •
- Checks will be mailed within 120 days of drawing date •

Questions?: info@4communitymedia.com or 941-375-3699

Did You Know?

Your community receives this newsletter for FREE because of the business sponsors you see?!

When searching for home services, health care providers, insurance, and almost anything else... Reference your newsletter first! These businesses choose to support your community newsletter, please let them know you appreciate them!

941-375-3699

220 Bahama St. Venice, FL 34285

MOBILE HOME ROOFING



FREE VIDEO ROOF INSPECTIONS

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

All Florida Weatherproofing & Construction, Inc.

Family Owned & Operated

1.877.572.1019

AllFloridaRoofs.com

LICENSED & INSURED #CCC1327406 • CBC1259006



Social Club Calendar Mar. 2025

Tue. 4th	Social Club Meet + Greet 6:30 PM Social Club Meeting 7 PM
Sun. 9th	"Spring Forward" Pancake Dinner By Donation. 4 PM
Mon. 17th	St. Patrick's Day Party (Time TBA)

Recurring Activities (Monthly)

	Tue.	Ladies' Lunch	Mar. 4,	1 PM
2nd	Sat.	HOA Meeting	Mar. 8,	9:45 AM
2nd	Fri.	Book Club	Mar. 14,	2 PM
3rd	Tue.	Trivia Game	Mar. 18,	6 PM
3rd	Wed.	Grandma's Bingo + Wine	Mar. 19,	6:30 PM
3rd	Thu.	Birthday Party	Mar. 20,	5 PM

Recurring Activities (Weekly)

Sundays =	1 PM Billiards
Mondays =	7 AM Exercise with Peg 10 AM Pool Aerobics 10 AM Virtual Senior Fitness 1 PM Wii Bowling 5 PM Bingo
Tuesdays =	9 AM Chair Yoga 1 PM Billiards 1 PM Hand, Knee, Foot 2 PM Left, Right, Center
Wednesdays =	7 AM Exercise with Peg 9 AM - 2 PM Sew Birds 9:30 AM Euchre (Bring \$.50; Prizes) 10 AM Pool Aerobics 6:30 PM Not Your Grandma's Bingo
Thursdays =	9 AM Chair Yoga 1 PM Hand, Knee, Foot 1 PM Mah Jongg 1 PM Shuffleboard
Fridays =	7 AM Exercise with Peg 10 AM Pool Aerobics 10 AM Virtual Senior Fitness 1 PM Billiards 6:30 PM Not Your Grandma's Bingo
Saturdays =	9 AM Coffee Klatch

Advertising Policy: Advertising in this Newsletter is offered at the sole discretion of Community Media. Community Media reserves the right to refuse, limit, and/or reject advertising for any reason. Community Media, at its sole discretion, may restrict the number of advertisers in certain categories or offer exclusive/semi exclusive agreements as it sees fit.

Social Club News

Martha Grove, Social Club President

The St. Patrick's Party will be Mon. Mar. 17th. This will be chaired by "Little D" (Dianne Henry) and Carol Hetherington. (Time TBA.)



"Spring Forward"

Pancake Dinner

Linda Greer, Social Club Vice President

On Sunday, March 9, we spring forward! Come join us at the Clubhouse for a Breakfast Dinner! Pancakes, meat, fruit, and drinks at 4:00 PM. All are invited to attend. Donations will be accepted at the door, and there will be a 50/50 drawing.

A Social Club Meeting Note, Etc.

Donna Johnson, Seagull Winter Editor

A **new monthly activity group** is starting. A **Trivia Game** will be held in the Clubhouse on the 3rd Tue. of each month, at 6 PM. Its start date is March 18th.

Also, please notify me at djwj23@gmail.com re: any changes needed in the activity group lists. Thank you.

Easter Brunch

Linda Greer, Social Club Vice President

Easter Sunday is April 20th. The Social Club Officers will be hosting an Easter Brunch starting at 1:00 PM. The menu will include a variety of breakfast/brunch foods. Look for a signup sheet in the Clubhouse. All are welcome. Guests: please pay \$5.





Carports



Benefits of Having a Carport:

- Easy to Maintain
- Better Protection from the Elements
- More Cost-Effective than a Garage



FREE ESTIMATES



352-398-9286



Licensed by the State of Florida CGC# 004138
Insured • Bonded • Workman's Compensation Insurance

FLORIDA ANCHOR AND BARRIER COMPANY

COMMUNITY

Free Estimates

ROOFING OF FLORIDA, INC.



Lic# CCC1330642

"Proudly Serving Your Community"

100%
Maintenance Free Roofs!

We Do All
Roof Overs, Roof Coatings
Roof Repairs & Inspections
on all Manufactured Homes

800-511-2517

727-536-9999

www.CommunityRoof.com

Lifetime Warranty on Labor & Materials!





To Volunteer:
contact Carol Roberts
937 409 2844
carolbroberts43@gmail.com

OUR NEWSLETTER NEEDS VOLUNTEERS!

- WRITERS
- ARTISTS
- REPORTERS
- PHOTOGRAPHERS
- PROOFREADERS
- RESEARCHERS
- DISTRIBUTION STAFF
- EDITORIAL STAFF

With year-round publication, you can choose the month(s) you wish to contribute

OR

you can choose to be a monthly contributor.

Positions are completely WFH (work from home,) whether you are in residence at LST or at any other location.

(The Seagull does not publish political commentary/content, letters to the editor, editorial content, sectarian religious content, or any submissions deemed inappropriate/offensive by staff.)

Heating and Air Conditioning Emergency Unit

Social Club and HOA can supply a portable Heating - A/C unit to be used if yours fails.

Emergency Portable Air Conditioner and Heater

Heating - A/C Unit is housed at:
56 Terrace Drive

TO USE, please CONTACT:
Randy Ellis 508 - 697 - 8745
Martha Grove 352 - 973 - 9731

Volunteers who can **assist** in the pickup and setup of the unit:

Rich McFadden 330 - 507 - 3674
Jim Filbert 330 - 207 - 0998

(Park Maintenance)
Monday - Friday 8 AM - 4 PM

Consent for Use and Liability

The Lakeside Terrace Social Club and HOA Boards are **loaning** a heating and air conditioning unit for use in your home. The loan is a stopgap measure due to the malfunction of your central system. It is only a short-term loan while permanent repairs are completed.

You are expected to return the unit in good working order, and to care for it properly while it's in your possession. You need to show a representative of either of these organizations that the unit is working properly before disconnecting and returning it. By receiving this equipment, you accept full responsibility for it and for its use.

Resident who will use the unit: _____
(Signature)

Address where it will be used: _____

Date Resident received unit: _____ **Date Unit returned:** _____

Witness: _____

Lake County Senior Watch

If you live alone or have medical problems and need someone to check on you, take advantage of the Lake County Sheriff's Office's Senior Watch Program.

- When you join, you'll be assigned an identification number. Then, just call the Senior Watch telephone operators each morning and tell them how you feel.
- If the Senior watch operators don't hear from you, they'll call you. If you don't answer the phone, they'll try to contact one of your neighbors or a relative to check on you. If they still can't contact you, a deputy will be dispatched to your home.

TO JOIN: Call the Lake County Sheriff's Office at 352 - 343 - 2101.

Select Option # 4. Provide your name, address, telephone number, age, medical condition, and details for your friends and relatives who can be contacted.



Ladies' Luncheon
Tuesday, March 4th
1:00 PM
350 Lakeshore Drive
Eustis, FL 32726

Wii Bowling

Phil Banfill

Wii Bowling: Mondays at 1 PM. Regular 10 pin. Plenty of openings for those who haven't participated before or for those of you who haven't done it in a while. Just let me know that you're interested, and we'll get you going. Oldies music plays while we bowl, only takes about 90 minutes of your time, plus you can have a good time with friends. Also, THE BALLS AREN'T AS HEAVY AND YOU DON'T HAVE TO CHANGE YOUR SHOES AND IF YOU LIKE - YOU CAN SIT WHILE YOU BOWL!!!!



Social Club Help and Emergency Funds

Help Fund:

Help Fund money is used to purchase materials for residents who are on the verge of eviction for repairs that they can't perform or afford. Residents volunteer their labor. Some people who have been helped have assisted others when they were able to, or contributed financially when they could.

Emergency Fund:

For residents who are ill and financially struggling, especially when facing the January pass through charge.

To request help from either fund, please contact park Manager Malinda Brown, or her Administrative Assistant. All transactions are confidential.

Financial contributions to both funds are welcome from anyone. To contribute, please contact Lorri Rowe, Social Club Treasurer.

Manager's Corner

Malinda Brown, Community Manager

Well, we have made it to March. Yay, Springtime in Florida! I'm happy to say that all 360 Inspections have finally been completed. I have to say I really enjoyed seeing all the unique little ways you have decorated your yards. From cute, little squirrel feeders to water bowls for your 4-legged neighbors, to benches for resting, and so many, many beautiful plants! If you didn't get a copy of your Inspection, please contact the office at 352 - 326 - 9455. If you are out of town, please give us an email or mailing address that you would like us to send it to. Remember, everyone has 60 days to complete any actions needed to be in compliance. If you have hurricane damage that is scheduled for repair and HAVE NOT talked to me yet, please let me know those plans and date of completion. If you are having difficulties in getting the work done, physically or financially, please call me and I can share some resources with you. When you get the checked items finished, PLEASE contact us at the office to let us know to re-inspect and mark you as completed up here in the office. If you

Continued on page 9



Quality Workmanship
Honest Pricing

10 Yrs Experience

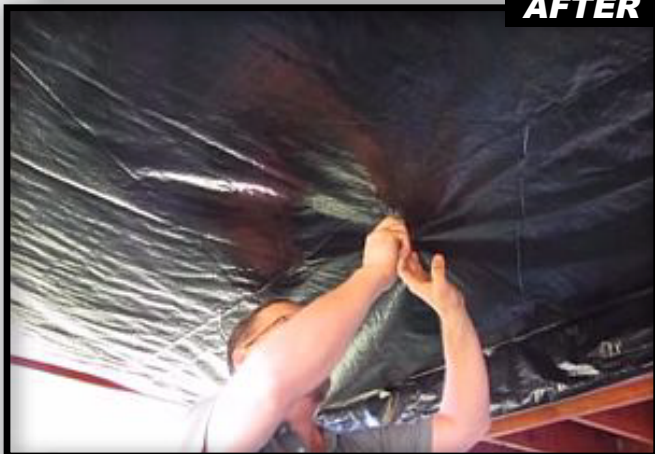
Vapor / Moisture Barrier

- Underhome Encapsulated Insulation
- Hurricane Tie-Down Anchors

BEFORE



AFTER



Are your Floors Soft?

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

BEFORE



AFTER



(352) 474-5644 or (800) 377-7885

FAMILY OPERATED
ESTIMATES & SMILES ALWAYS FREE

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

Mobile Home
2nd
Generation
Specialist



need an extension past 60 days, please put in a request for an additional 30 days.

I have noticed that there are certain rules recently (and some for a while) that we are having a hard time understanding or obeying. I want to define some of them that have been brought to my attention clearly for you. I don't want any of you to be unaware or confused as to why action is being taken.

Rule # 5: "No Parking Vehicles on lawns or roads." This also means any form of driving on the lawns.

Rule # 9: "Pets must be confined to the interior of the home when the resident is not present and must be on a leash at all times when outside of a tenant's home."

Rule # 14: "Residents are at all times responsible for the actions of their guests."

Rule # 23: "Loud noises, disorderly conduct, abusive, profane or threatening language, harassment of residents or their guests, and annoying parties shall not be permitted. Residents and their guests shall conduct themselves so as not to interfere with the peaceful enjoyment of the park by its residents."

Rule # 25: "No food or glass containers are allowed in the pool area except under the canopy."

These are just a few rules of the Park that needed a reminder. They will be enforced. If you need a new copy of the Park Rules & Regulations, please come to the office and get one. Let's all work together to keep this community a safe, enjoyable place for everyone to live. After all, that's all we ALL want, Right!? Here's to everyone having a Wonderful Month of March!

Sunshine 811

Donna Johnson and Ron Grove

[In a recent post in LST's neighbor Facebook site, Ron mentioned: "There is a service - **call before you dig** - that will mark utility lines around your home so you don't cause any damage. Dial 811 for it."]

My husband and I used this excellent service several years ago, when it became necessary to re-plant the 4 smallest palm trees that came with our property. Workers from different utilities put

in colored flags marking the routes of various utility lines. Blue flags = Water, green = Sewer, red = Electric, and orange = Communications.

Sunshine can be reached via phone (811), or requests for flags may be made through their website: <https://sunshine811.com/homeowner-lp>.

I've copied the data below from their site:

"Every Dig Calls for 811"

Installing a fence or mailbox, starting a garden or building a deck, all require a call to Sunshine 811 at least two full business days before you begin digging to get public facilities marked and located. In fact, it's the law.

Sunshine 811 notifies its member utility companies to mark their underground facilities where you plan to dig. Sunshine 811 does not locate or mark underground facilities. This is done by the member utility companies or their locators.

Safe digging is everyone's responsibility.

Failure to dig safely can result in costly damages and repairs, loss of essential utility services, and even serious injuries to you or your neighbors. To learn more about the safe digging process, check out the Six Steps to Safe Digging.

Are you ready to start your project? Submit a ticket (request)."

Soliciting Recommendations from Lakeside Terrace Residents

Donna Johnson, Seagull Winter Editor

The Seagull would like to run a periodic list of positive recommendations of companies and individuals who do various services. Perhaps providers of trailer repairs and maintenance, lawn care, assistance of people or pets, etc.? Please note that the Seagull Editors prefer that negative reviews be posted in alternate venues. Kindly notify me via Email (djwj23@gmail.com), Phone (802 - 665 - 7910), or a note in my mail basket at 63 Eden Drive. Thank you.



FEBRUARY
S M T W T F S
1
2 3 4 5 6 7 8
9 10 11 12 13 14 15
16 17 18 19 20 21 22
23 24 25 26 27 28

MARCH

Sunday	Monday	Tuesday	Wednesday
1 PM Billiards 2	7 AM Exercise with Peg 3 10 AM Pool Aerobics 10 AM Virtual Senior Fitness 1 PM Wii Bowling 5 PM Bingo	9 AM Chair Yoga 4 1 PM Billiards 1 PM Hand, Knee, Foot 2 PM Left, Right, Center Ladies' Lunch 1 PM Soc. Club Meet/Greet 6:30PM Soc. Club Mtg. 7 PM Mardi Gras	7 AM Exercise 9 AM - 2 PM 9:30 AM Euch \$.50; Prizes) 10 AM Pool A 6:30 PM Not Grandma's Bir Ash We
1 PM Billiards Pancake Dinner 4 PM Daylight Savings Begins @ 2am 9	7 AM Exercise with Peg 10 10 AM Pool Aerobics 10 AM Virtual Senior Fitness 1 PM Wii Bowling 5 PM Bingo	9 AM Chair Yoga 11 1 PM Billiards 1 PM Hand, Knee, Foot 2 PM Left, Right, Center	7 AM Exercise 9 AM - 2 PM 9:30 AM Euch \$.50; Prizes) 10 AM Pool A 6:30 PM Not Grandma's Bir
1 PM Billiards 16	7 AM Exercise with Peg 17 10 AM Pool Aerobics 10 AM Virtual Senior Fitness 1 PM Wii Bowling 5 PM Bingo St. Pat's Party (Time TBA) St. Patrick's Day	9 AM Chair Yoga 18 1 PM Billiards 1 PM Hand, Knee, Foot 2 PM Left, Right, Center Trivia Game 6 PM	7 AM Exercise 9 AM - 2 PM 9:30 AM Euch \$.50; Prizes) 10 AM Pool A Grandma's Bir 6:30 PM
1 PM Billiards 23	7 AM Exercise with Peg 24 10 AM Pool Aerobics 10 AM Virtual Senior Fitness 1 PM Wii Bowling 5 PM Bingo	9 AM Chair Yoga 25 1 PM Billiards 1 PM Hand, Knee, Foot 2 PM Left, Right, Center	7 AM Exercise 9 AM - 2 PM 9:30 AM Euch \$.50; Prizes) 10 AM Pool A 6:30 PM Not Grandma's Bir
1 PM Billiards 30	7 AM Exercise with Peg 31 10 AM Pool Aerobics 10 AM Virtual Senior Fitness 1 PM Wii Bowling 5 PM Bingo		

2025

APRIL						
S	M	T	W	T	F	S
		1	2	3	4	5
6	7	8	9	10	11	12
13	14	15	16	17	18	19
20	21	22	23	24	25	26
27	28	29	30			

Wednesday	Thursday	Friday	Saturday
			1 9 AM Coffee Klatch
Exercise with Peg Sew Birds are (Bring Aerobics Your Bingo Wednesday	5 9 AM Chair Yoga 1 PM Hand, Knee, Foot 1 PM Mah Jongg 1 PM Shuffleboard	6 7 AM Exercise with Peg 10 AM Pool Aerobics 10 AM Virtual Senior Fitness 1 PM Billiards 6:30 PM Not Your Grandma's Bingo	7 8 9 AM Coffee Klatch HOA Mtg. 9:45 AM
Exercise with Peg Sew Birds are (Bring Aerobics Your Bingo	12 9 AM Chair Yoga 1 PM Hand, Knee, Foot 1 PM Mah Jongg 1 PM Shuffleboard	13 7 AM Exercise with Peg 10 AM Pool Aerobics 10 AM Virtual Senior Fitness 1 PM Billiards 6:30 PM Not Your Grandma's Bingo Book Club 2 PM	14 15 9 AM Coffee Klatch
Exercise with Peg Sew Birds are (Bring Aerobics Bingo + Wine	19 9 AM Chair Yoga 1 PM Hand, Knee, Foot 1 PM Mah Jongg 1 PM Shuffleboard Birthday Party 5 PM First Day of Spring	20 21 7 AM Exercise with Peg 10 AM Pool Aerobics 10 AM Virtual Senior Fitness 1 PM Billiards 6:30 PM Not Your Grandma's Bingo	22 9 AM Coffee Klatch
Exercise with Peg Sew Birds are (Bring Aerobics Your Bingo	26 27 9 AM Chair Yoga 1 PM Hand, Knee, Foot 1 PM Mah Jongg 1 PM Shuffleboard	28 29 7 AM Exercise with Peg 10 AM Pool Aerobics 10 AM Virtual Senior Fitness 1 PM Billiards 6:30 PM Not Your Grandma's Bingo	29 9 AM Coffee Klatch

Lakeside Terrace

HOA & FMO:

Randy Ellis, President, Lakeside Terrace Homeowners Assoc. Inc., District 3 FMO President, and Lakeside Terrace FMO Park Representative



Greetings from the HOA & FMO:

As we approach March, Spring is around the corner. The weather has been warming us, as well as the pool. I also hope the flu seems to be behind us now.

I am going to use this article and write about both HOA and FMO as I did last month. Because of the possible spreading of the flu, most activities were shut down including our Feb. HOA Meeting and we also did not meet (for safety purposes) with Malinda Brown. Things are moving forward now. I have seen Malinda out doing her 360s, and she was moving quickly on them. The yards are starting to shape up as well. When you get your 360 notifications, you will have 30 days to complete any task. Remember to let the office know that the task has been completed.



Our next HOA Meeting is scheduled for March 8th at 9:45 AM at the Clubhouse following the Koffee Klatch. Prior to our meeting, Carol Hetherington and I will be meeting with Malinda to discuss Clubhouse Renovation Updates, the Cap X submissions that have been approved for this year, and the Wish List. The Cap X submissions by Malinda for 2025 include Pool & Spa Resurfacing, Shuffleboard Resurfacing, Fencing along Grove and Picciola, and a New Maintenance Truck. We know that she won't get everything she asks for, but she is trying to make improvements as we go forward.

Our next **FMO** meeting is scheduled for March 20, 2025, at Woodlands at Church Lake - 1124 Heritage Drive - Groveland, FL 34736. Lunch at 12:30 PM - Meeting Starts at 1:00 PM. **Our Guest Speaker will be County Commissioner Leslie Campione. You do not have to be a member to attend any FMO meetings.** If you have never attended a meeting, or are wondering what the FMO is about, please come check us out.

Again, please consider joining **FMO**, whose purpose is to **Protect us as Florida Mobile Homeowners**. Per household, dues are only \$30 per year or \$75 for three years. Please note: Our dues fees will be changing **Effective June 1, 2025**. Per household, \$40 Per Year and \$85 for 3 years. Please Join now. If you need assistance in joining, please feel free to contact me.

As most everyone knows, we communicate using Facebook and Email. If you are not on Facebook, and do not have an email address and would like to receive a hard copy of my communications, please get a message to me and I will do the best I can to provide you with such. If you are not receiving emails from the HOA, please contact us so that you can be added to our emailing list. Any personal information that the HOA receives from a resident is not shared with any outside groups. With your consent, it can be shared with the Social Club and our in-park Directory. There are Resident Information Forms at the Clubhouse for anyone who needs to update their personal information with the HOA. We also have a new Comment/Wish List Slip at the Clubhouse. The HOA also has a locked box at the Clubhouse in which anyone can submit these forms or slips.

If anyone has any concerns or questions, please feel free to contact me anytime.

Happy New Year Everyone from your HOA!!!

Randyellis01@gmail.com

Lakesideterracehoa@gmail.com

Telephone: 508 - 697 - 8745

A Happy Customer

Jean Chérovsky

During the 13 years of owning my mobile home, my roof has been power washed and resealed 4 times. A past manager insisted that my roof be kept white even though we advised her that our life-long warranty would be voided if we did that. She insisted; after being threatened with eviction, we did what she wanted us to do. These washings weakened the roof. After recent hurricanes, leakage began along one side of it. This summer part of the ceiling fell in.



FMO MEMBERSHIP APPLICATION

FMO Headquarters

222 S. Westmonte Dr., Suite 111 Altamonte Springs, FL 32714

Email: members@fmo.org

Phone: 321 - 214 - 4300



SAVE A STAMP! You can join on the FMO website: www.fmo.org

Please consider joining **FMO**, whose purpose is to **Protect us as Florida Mobile Homeowners.** You will find an FMO application form in many *Seagulls*, or you can pick one up at the Clubhouse. You can also apply online at FMO.org.

- FMO Membership (US Funds):
- 1 - Year: \$30 **per household**
- 3 - Year: \$75 **per household**

- NEW** Application
- RENEWAL** Application

SCAN THE QR CODE TO COMPLETE THE APPLICATION ONLINE



To pay by credit card:

- Mastercard
- Visa
- Discover
- Amex

Total amount to be charged: \$ _____

Card #: _____

CVV (on back): _____ Exp. Date: _____

Signature: _____

If you have any questions or need an application, please

call me at **508 - 697 - 8745** or email me: **randyellis01@gmail.com**

Randy Ellis FMO District 3 President

NOTE: Fields with an * are required. PLEASE PRINT LEGIBLY.

Date: _____

* Name: _____

Co-Member: _____

* Florida Address: _____

* City, Zip: Fruitland Park 34731

* Email Address: _____

Phone: _____

- Home Phone
- Cell Phone

* Opt-In for Text Message Updates? Yes No

* Deliver FMO Magazine by Email Mail

* Would you like to make a donation to FMO? Yes Amount Enclosed \$ _____ No

FMO Meeting Schedules:

Guest speakers are subject to change. Light Lunch at 12:30 PM. Meetings start at 1:00 PM.

Thu. Mar. 20, 2025

Woodlands at Church Lake
1124 Heritage Drive
Groveland, FL 34736

Guest Speaker: County Commissioner Leslie Campione

Mail checks to:

FMO Headquarters
222 S. Westmonte Dr., Suite 111
Altamonte Springs, FL 32714
Sign in to print membership cards at: www.fmo.org

Park Name: Lakeside Terrace
County: Lake
District Number: 3
Section Letter: F

I notified my insurance provider, and they sent out a claims adjuster. Upon looking it over, they denied the claim. Not a surprise, but it was a disappointment.

In October, 6 weeks before getting here, I notified **ALL FLORIDA WEATHERPROOFING & CONSTRUCTION** that my roof had a problem. They came out, took pictures, and sent me options of how to handle the situation. A new roof was needed. After I sent them a deposit, I was added to their list of customers needing a roof. On Feb. 6th, they arrived at 6:50 AM and immediately began working.

The 3 men worked so well together, cleaning up after themselves as they worked.

When I complimented them, one of them said they have put on over 1,000 of these roofs together as a 3-man team and knew exactly what to do. They tore off the old roof, reinsulated it, and applied a new rubber roof. They said the company treats them very well, and it shows.

I **strongly recommend** ALL FLORIDA WEATHERPROOFING & CONSTRUCTION if you need a new roof. **They advertise every month** in our **Seagull**.

Happy Birthday

Rich Aniol, Don Boyd, Bob Covell, Shirley Cruse, Lori Dashiell, Sue Furry, Carol Hetherington, Jim Holthus, George Kelley, Rick Kinser, Kathy Kowalski, Cheryl Miller, Ann Reeves, Buck Ross, Kelly Veilleux, & Nancy Vollmer.

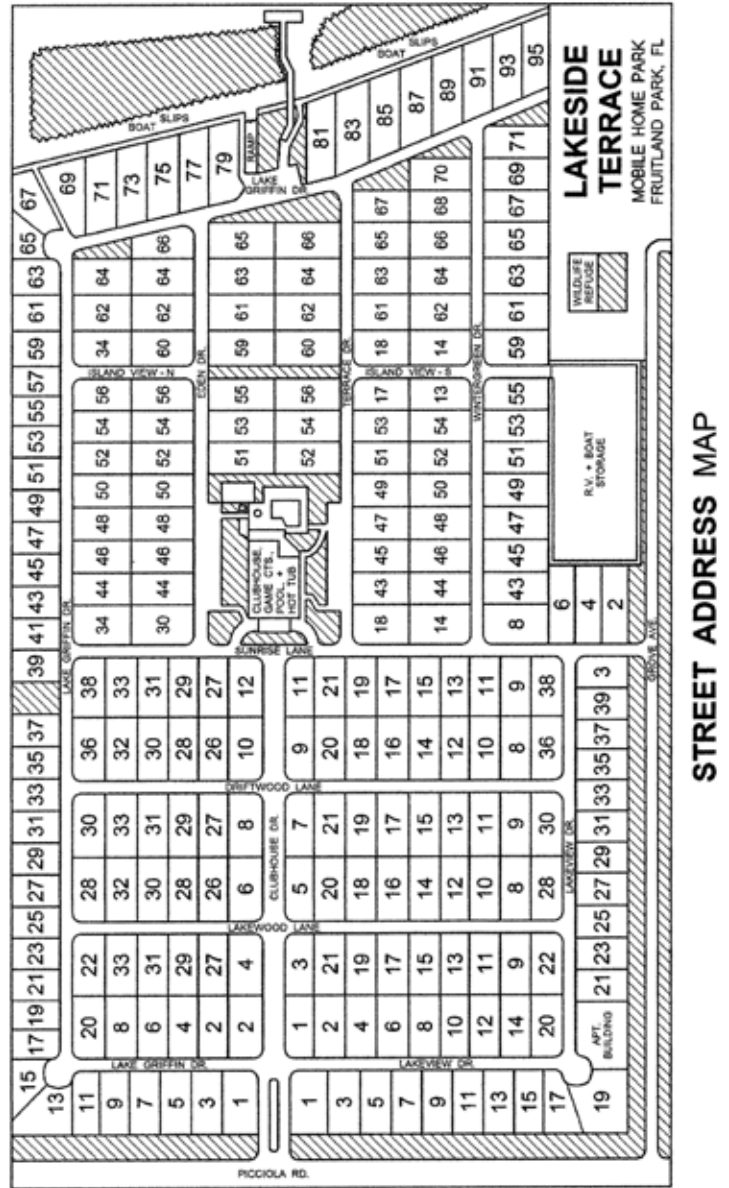
Happy Anniversary

Grace & Pat Hetherington, & June & Skip Van Amberg.

In Memoriam

Our condolences to Karen Kellen and the family and friends of the late Gloria Hensel, Karen's mother.

Lakeside Terrace Mobile Home Park Map



Flood Damage??? We can HELP!!!

LOOKED

UNDER YOUR MOBILE HOME LATELY?

Insulation Under Your Home Falling Down? Holes and Tears in Your Vapor /Moisture Barrier?



FREE
UNDER HOME INSPECTION
Only with this COUPON



Photographs
Taken of
Damaged Areas



Insulation and Vapor Barrier Repairs



- **Lifetime Vapor Barrier** • Guaranteed for Life
- Prevent Soft Floors • Keep Mold, Mildew, Rats, Snakes, Spiders, Ants, Roaches and Moisture OUT of Your House!
- Lower Your Electric Bills

FREE ESTIMATES

Licensed by the
State of Florida
#IH/102549/1

352-398-9286

Toll Free - 800-681-3772

**MILITARY
& SENIOR
DISCOUNTS**



- Insured • Bonded • Workman's Compensation Insurance
- Member: National Association of Mold Professionals

FLORIDA ANCHOR AND BARRIER COMPANY

Housing Assistance Plans

Randy Ellis

Great news. Florida House Bill #701 has been filed. This could really benefit those in need of Lot Rental Assistance in Mobile Home Parks:

HB 701 (2025): Local Housing Assistance Plans - GENERAL BILL by Stark

Local Housing Assistance Plans; Revises list of persons with **special housing needs** for purposes of certain program **to include persons who own mobile homes placed in mobile home parks**; including lot rental assistance in strategies for provision of affordable housing for which local housing assistance plan may allocate funds; requires each county & eligible municipality to include in its local housing assistance plan provision of funds to certain persons for specified purpose; requires that certain funds reserved for home ownership be used to **provide lot rental assistance to certain eligible persons**; authorizes counties & eligible municipalities to **use certain funds for construction, rehabilitation, or emergency repair of certain mobile homes**; prohibits county or eligible municipality from distinguishing or discriminating between types of housing when awarding certain funds.

Please Join the FMO

Will Johnson

Our FMO Lobbyist will be meeting with FL state legislators to educate them on the importance of this proposed assistance and urging them to support it. The very 1st question they ask her is "How many members (FL taxpayers) do you represent?" More members = more clout. Your FMO membership dues pay her salary. If you're not already an FMO member, please join us.



What a Bargain

Mavis Larmay

Everyone loves a bargain! How about one that helps us all in our parks. It is called the FMO. Already, benefits from the "Tie-Down" Program have helped us after the storm "Helen." Imagine the damage that our park would have had without the "Tie-Down" Program.

Our second benefit was a savings of 7% Sales Tax on our monthly rent. Imagine 7% on \$600 monthly- \$42 monthly extra! Taxing our rent was tried 4 to 5 times already in the FL state government.

FMO also secured a proven lobbyist to advocate for us in Tallahassee named Nancy Black. FMO also provides members with access to critical legal information and support. We're also provided strong protection under Florida Statute 723, giving homeowners security and rights.

Without your support, residents, these efforts will disappear, leaving no one to fight for us in the years to come.

Today many parks are owned by out-of-state conglomerates thinking of profits over people. These corporations raise rents and cut our services, driving residents out of their homes.

"Ask not what the FMO can do for you. Ask what you can do for the FMO." If you value our lifestyle, I urge every FMO member to recruit neighbors and friends to join. Joining FMO costs just pennies a day. It's worth it to protect our way of life. Your voice matters!

Call or email Randy Ellis at:

Randyellis01@gmail.com

Lakesideterracehoa@gmail.com

Telephone: 508 - 697 - 8745





Rescue of Ailing Manatee
Lakeside Terrace
January 2019



Santa Flying Over 36 Lakeview Drive
Lakeside Terrace - December 2024



The <Winter> Seagull

Donna Johnson, Editor
 djwj23@gmail.com
 802 - 665 - 7901

Winter Editions = Nov. thru April

Contribution Deadline:

10th of the prior month.

Extra *Seagulls* are at the Clubhouse.

**Social Club Board****Martha Grove**

President.....352 - 973 - 9731

Linda Greer

Vice President.....916 - 541 - 7305

Sue McFadden

Secretary.....352 - 874 - 1318

Lorri Rowe

Treasurer.....203 - 297 - 1342

www.LakesideTerrace.net

Check out Lakeside Terrace activities and read the **full-color Seagull** online at www.lakesideterrace.net.

This site is sponsored by the Lakeside Terrace Social Club and maintained by Rich Aniol. Contact: LTSeagull@aol.com.

Electronic *Seagulls* are available via **email**.
To be added to or removed from the Seagull email list, please send your name and email address to Rich Aniol at LTSeagull@aol.com.

HOA Board**Randy Ellis**

President.....508 - 697 - 8745

Carol Hetherington

1st Vice President.....810 - 964 - 5606

Carol Roberts

2nd Vice President.....937 - 409 - 2844

Will Johnson

Secretary.....802 - 258 - 1865

Jim Filbert

Treasurer.....330 - 207 - 0998

Closest Hurricane Shelters**Primary:**

Leesburg HS 401 Yellow Jacket Way

Special Needs AND Pet Friendly:
 Leesburg Elementary Sch. 2229 South St.

Non - Emergency Law Enforcement

Lake County Sheriff352 - 343 - 2101

Sheriff's "Senior Watch".....Daily Check-ins

.....352 - 343 - 2101

Sheriff's Info Desk.....352 - 343 - 9500

Lakeside Terrace Office

Office Hours.....M – F.....352 - 326 - 9455

Emergency ONLY.....352 - 446 - 3864

Lakeside Terrace is in an unincorporated area of Lake County.

Mail Delivery: Fruitland Park, FL 34731

Utilities

Water / Sewer.....M - F.....8 AM - 5 PM

www.fgua.com.....352 - 633 - 9700

Leesburg Electric Dept.

Customer Service.....352 - 728 - 9800

DISCLAIMER: *The Seagull* is solely for the purpose of information and is provided to residents of Lakeside Terrace MHP, Fruitland Park, FL. Any views or opinions are solely those of the author(s) and do not represent those of Lakeside Terrace Social Club, Lakeside Terrace HOA, or any of their membership, or of Equity Lifestyle Properties, Inc. (ELS), or any of their employees. Ads are provided by Community Media in Venice, FL. ELS, Lakeside Terrace Social Club, and Lakeside HOA do not endorse or evaluate any advertised product, service, or company, nor any claims made by any ads. This newsletter publishes photos of Lakeside Terrace MHP residents. If you do not want your photo(s) to appear in the newsletter, please notify the Editor above.

SUB-FLOOR & FLOORING EXPERTS!

Flood Damage???

We can HELP!!!

FREE
ESTIMATES

30
YRS
EXPERIENCE



STATE CERTIFIED
GENERAL CONTRACTOR
CGC# 004138

STATE LICENSED
MOBILE HOME INSTALLER
IH# 102549/1

LICENSED
INSURED
BONDED

FLORIDA
ANCHOR AND BARRIER
COMPANY



352.398.9286

800.681.3772

COMFORT COVER SYSTEMS™

Proudly roofing since 1985



Mobile/Manufactured Home Roofing System

- Insulated Energy Star Rated Roof
- Manufacturer's Backed **Lifetime 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

WINDOWS

GEORGE WATKINS

- Lanai/Patio Enclosures
- Window Replacements
- Acrylic Windows

352-205-2631

386-871-4907

CRC #1330701



CALL TO SCHEDULE A FREE ESTIMATE

MOBILE HOME DEPOT

YOUR MOBILE HOME PARTS WAREHOUSE!

Doors • Low-E Windows • A/C Units

Screen Rooms • 54"x27" Tubs & Showers

9917 US Hwy 441, Leesburg, FL 34788

352.435.7255

www.mobilehomedepot.net

AllWeatherRoofing

Your #1 Mobile Home Roofing Company Since 1984



We Offer Financing!

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

1-800-297-3758

www.yourbestroof.com

CCC-058045 CCC-1330500

FREE Estimates

Free video roof inspection

- Energy Efficient
- Hurricane Rated
- Lifetime Warranty