

SHORE LINES

DANA SHORES

PELICAN ISLAND

OCTOBER 2015

CHANGE IS HERE: And We Have Two Alternatives

Undergrounding our utilities is no longer a choice between the way it is or moving forward. By many peoples' standards, we are now faced with a choice to move backward or ahead.

Over the last twenty-some years, our neighborhood has been rebuilding the living World War I Memorial of trees along Dana Shores Drive. Many of these semi-mature trees are now within close proximity to the power lines. In



This laterally-pruned, L-shaped tree stands in front of A' La Carte.

response to our undergrounding initiative, TECO has placed a temporary hold on a line clearance project in Dana Shores, allowing us to take advantage of the opportunity to underground and avoid disfigurement of our trees and the associated changes to our skyline.

Wonder what that change would look like if we do not pass undergrounding? Here is a recent picture of the oak TECO trimmed many years ago in front of A La Carte. This should give you an idea of what the trees will look like after they have grown back. Wonder how this type of change along the full corridor of Dana Shores Drive could negatively affect the property values of homes on Americana, Venetian, Doral, Pelican Island, and other nearby streets? Read the section on Frequently Asked Questions inside this newsletter.

Of course, there are also many other reasons to underground utilities. Whether you are a military veteran, concerned about property values, or concerned about aesthetics, our living memorial is just one reason to underground and to do it now. The article covering Frequently Asked Questions provides a number of other reasons neighbors have expressed for undergrounding.

Any time women come together with a collective intention, it's a powerful thing; magic happens.

Phylicia Rashad (edited)

The annual DSWC Meet and Greet tea and luncheon was held on Saturday, September 19 at the home of Kim Hajaistron. It was wonderful to meet several new women who have moved to Dana Shores in the past year. Thanks to everyone who came to meet new neighbors, see old friends, hear about our plans for the coming year, and have a great meal.

I hope that over the last year you have had a chance to come to one of our neighborhood happy hours at the Rocky Point Golf Course (RPGC) clubhouse. These events were a new addition last fall, and we have had an excellent turnout. If you have not had a chance to join us yet, we are planning an Oktoberfest-themed get-together on Friday, October 16 from 6:00-9:00 with flights of beer for purchase and sampling. Dinner will be a fish fry with all the fixings. Our regular happy hours at RPGC provide a great way to support the golf course, which is a critical asset to our community. The cost to attend varies on the happy hour, but all money goes to RPGC to cover food and beverages unless the Dana Shores Women's Club (DSWC) or Civic Association (DSCA) sponsor a separate fundraiser with the event.

This year the annual TGIF Halloween party will be on Friday, October 30 at Danny and LeAnn Anseeuw's home, 3940 Fontainebleau, from 7-11PM. This is an adults-only party and costumes are encouraged. The cost is \$15 per person. Proceeds cover party expenses and additional enhancements to the entryways (coming soon). Please watch your e-mails for the e-vite and remember to RSVP. Last year over 140 people attended, and it was one of our most popular fundraising events!

Mark your calendars for some new and also some traditional holiday festivities in our neighborhood!

Continued on page 2

UNDERGROUNDING FAQs: Dana Shores / Pelican Island at Rocky Point

The county recently provided us with the first of two petitions needed to bury our overhead utilities. We reached out to everyone who has signed up for civic association emails, inviting them to a petition signing open house at Rocky Point Golf Course on September 9. We had a great turnout and were busy the entire time. We have subsequently been reaching out to our remaining neighbors who were unable to make this event.

The purpose of this first petition is to gather information so that we know the exact cost of undergrounding before signing a second, binding petition. The current petition is non-binding. Signing it does not obligate the signee to pay for undergrounding or related costs.

We have provided a list of the top 3 Frequently Asked Questions below. If you would like to know more about the project, be added to our distribution list, or sign the petition, please write to us at dana.shores.tampa@gmail.com

Continued on page 4

Upcoming Events

Save the Dates for October:

DSWC Board Meeting, 10/01, 10:30 am, at RPGC

Oktoberfest Happy Hour, 10/16, 6-9:00 pm, , at RPGC

DSWC Halloween TGIF, 10/30, 7-11:00 pm, at the Anseeuw's, 3940 Fontainebleau.
Grand prize will be awarded!

Save the Dates for December:

Christmas/Holiday Boutique , 12/03
Dana Shores Boat Parade, 12/05

DSWC Executive Board Of Directors

President:	Julie Johnson Bowers	389-2847
Vice President:	LeAnn Anseeuw	888-6510
Treasurer:	Tina Mawn	884-5132
Recording Secretary:	Kim Hajastron	882-0651
Corresponding Secretary:	VeeAnn Mahdieh	889-0445
Past President	Marynell Palmer	886-3193

DSWC Committee Members

Newsletter:	VeeAnn Mahdieh	889-0445
Newsletter Advertising:	IKare Publishing	991-7843
Auditor:	Mary Chiricos	886-3849
Budget:	Amy Veith	887-5868
Benevolent:	Pat Bailey	886-5758
Chaplain:	Susan Huston	885-2240
Membership Contact:	Kim Hajastron	882-0651
Garden/ Entries:	Anne Tate	493-9980
Historian:	Debbie Trujillo	966-2520
Hospitality:	LeAnn Anseeuw	888-6510
Directory:	Amy Veith	887-5868
Holiday Boutique:	Jeffy Beaver	885-3300
Sunshine:	Mary Chiricos	886-3849
Street Rep. Coordinator:	Ali St. Cyr	294-3070
Welcoming Committee:	Sabrina Martin	886-5758
	Pat Bailey	

DSWC Street Representatives

Pelican Island	Debbie Trujillo
Dana Shores Drive	Ooneen McGettigan
Americana	OPEN
Versailles Drive	Debbie Anderson
Fontainebleau Drive	Mary Chiricos
	Pat Bailey
Eden Roc East/West	Heather Mueller
	Chantel Heitler
Doral Drive	Callie Almond
	Maria Petterson
Venetian Way	OPEN

Dana Shores Civic Association and Board

President:	Allison Roberts
Vice President :	Danny Anseeuw
Treasurer:	LeAnn Anseeuw
Communication Director/Secty:	Holly Simmons
Govt. Liaison/Special Projects:	Nick Nichols

Street Reps:

Dana Shores Dr.:	Ooneen McGettigan, Holly Simmons and Rita Munaker
Doral:	Susan Huston Callie Almond
Venetian:	Pamela Adkins
W. Eden Roc:	Julie Johnson Bowers & Jim Bowers
E.. Eden Roc:	Chantel & Brian Heitler
Fontainebleau:	Rita Munaker
Versailles:	Tina Mawn, Jonathan Kaplan & Tiki Kirk
Americana:	Greg Dorion & Toni Jabaay
Pelican Island Liaison	Middy Veal

Crime Watch	Cheri Bett	887-4939
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Dana Shores / Pelican Island Shore Lines

Editor: Kim Uhlig 991-7843

Publication deadlines are the fifteenth of every month. Distribution: 400 copies to residents

Please call 991-7843 for advertising rates or email Kim at

IKarepublishing2@aol.com

IKare Publishing is not responsible for content or accuracy. We would encourage all residents to attend the meetings held in your community in order to stay on top of all issues.

Any time women come together with a collective intention, it's a powerful thing; magic happens continued...

The annual "ladies only" Holiday Boutique will be on Thursday, December 3 from 6:30-9:30. Dinner and beverages will be served. Guests are asked to bring an unwrapped gift with a minimum retail value of \$15 for the auction. Our auctioneer and her lovely assistant will provide comedy for the evening!

Two nights later on Saturday, December 5, we will have our annual holiday boat parade. This year, Sweetwater will participate along with Pelican Island. There will be a grand prize for the best decorated boat AND the best decorated dock, so start making your decorating plans now! To go along with the holiday decorating theme, this year we will also add a contest for best front yard holiday decorations. Judging for front yards is tentatively scheduled take place between December 19 and 24, with the grand prize winner to be announced on Christmas Day.

In the past, we have also joined forces with Rocky Point Golf Club for food drives and toy collections during the holiday season. Perhaps your teenager needs service hours and would like to spearhead one of these charitable events? Let's get our teens together helping not only our neighborhood but also our extended community! Please call if you are interested in helping.

The next few months are packed with lots of entertainment for our community. Please come out and support our endeavors. We look forward to seeing you!

Julie Bowers
President, DSWC



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UNDERGROUNDING FAQs: Dana Shores / Pelican Island at Rocky Point Continued...

Frequently Asked Questions (FAQs)

1. Why Are Residents of Venetian Way and Pelican Island Involved? Don't They Have Underground Wires?

Yes, they have underground electricity but it only exists on their streets and not along our common entranceways. Everyone is impacted by the overhead power that runs along our common entranceways and, due to the size and additional equipment associated with these areas, undergrounding our entranceways requires broad community participation and support.

Our entranceways should be important to all of us. An explanation of how they directly impact your Safety, Reliability, Aesthetics, and Property Values is provided below.

2. Why Are We Pursuing Undergrounding?

There are many reasons. Here are some we hear most often.

Safety. Undergrounding offers the security of knowing that no matter what storm or hurricane comes our way, we will not have to worry about live cables or poles falling onto our cars or homes or into our streets.

Safety matters during normal weather too. Within a few weeks of our writing this article, lines snapped at two separate homes, one on Dana Shores Drive and one on Eden Roc Circle. In one event, live wires dropped on a neighbor's car and, not realizing what they were, his wife nearly grabbed the line. In a separate incident during this same period, a transformer in another section of Dana Shores Drive began spewing oil. In prior events, we've had a neighbor's lawn catch on fire on Eden Roc Circle. It was only the quick action taken by neighbors that stopped the flames from reaching the house. The list goes on.

Due to our having an electrical network roughly fifty years old, many believe it is reasonable to assume the problems will get worse before they get better. The undergrounding initiative allows us to replace major sections of our aging electrical network with new lines and equipment.

Enhanced Reliability. Undergrounding can reduce our likelihood of power outages, the frequency of power surges, and the resulting damage to expensive home electronics and appliances. Reliability is enhanced for several reasons.

First, underground electric lines typically experience fewer wind and lightning related outages than overhead systems.

Second, according to TECO repairmen, some areas within Dana Shores experience an unusually high number of power disruptions due to squirrels eating through lines. Underground electric lines typically experience fewer of these issues.

Third, every homeowner on every street within Dana Shores and Pelican Island is vulnerable to power failure due to our reliance on serial pathways that carry overhead power a) along main circuit lines from the substation on Independence Parkway to our streets' intersection with Dana Shores Drive, b) along a given residential street, or c) both. If power is cut anywhere along this overhead pathway, residents on the side that has been disconnected from the power source cannot receive electricity. Undergrounding will be installed using a looped design. A loop system is fed from two different ends of the same circuit phase. As such, equipment can be isolated anywhere on the loop for maintenance or repair with a minimum number of customers affected. Pelican Island already has a looped system to two service points at the entrance to their development. Venetian Way also has a looped system, however, its effectiveness is diminished since it is looped back a single service point at the entrance to Venetian Way. TECO proposes to have all of the streets looped with two service points and to also loop three underground feeders that bring power from the substation into our communities using submersible equipment that can be quickly (manually) switched over to restore power in the event of a main circuit loss.

Improved Aesthetics. Dana Shores Drive and George Road serve as entryways into our neighborhoods. They make the first (and arguably, therefore, the most important) impression on neighborhood guests and prospective homebuyers.

Undergrounding will remove unsightly poles and lines along the majority of this corridor and along individual streets. Photos of the main thoroughfare and different streets have been taken and digitally altered to show how they would look with the poles and lines removed. If you have not attended one of the community meetings to see these, let us know and we'll make arrangements to show you the before and after pictures. The difference is staggering!

Undergrounding also protects nearly twenty-five oak trees along Dana Shores Drive from impending disfigurement by eliminating their conflict with overhead utilities. Although a few severely disfigured ninety-plus-year-old oak trees exist in this area, TECO has not yet removed the upper limbs from most of the oak trees along Dana Shores Drive. Instead, most of these younger trees are beautifully shaped. The majority of them are roughly twenty-five years old and, since TECO's last major trimming in our

neighborhood, these trees have developed a much wider canopy.

TECO, by way of the Florida Public Service Commission, normally trims trees around overhead power lines on a four-year effective cycle. Limbs that have grown within ten feet of distribution lines and twenty feet of transmission lines are cleared each cycle.

In following the American National Standards Institute A-300 standards for tree care, TECO cuts cleared limbs all the way back to the parent or main limb. TECO also employs directional pruning, the removing of both major and minor branches that grow toward the power line while leaving those that grow away from it.

If overhead power remains on our streets, the trees growing near our power lines will not be allowed to maintain their natural shape. Most will be L-shaped or have one side completely removed (side pruning). Some will be V- or U-shaped. Significant pruning will be performed to safely clear power lines, not for aesthetic purposes.

Most of our trees along Dana Shores Drive have already spread to the point where TECO will proceed with removing their upper limbs if we do not follow through with burying our utilities. **It is critical to understand that a choice to maintain overhead lines will not result in the status quo. A decision to do nothing is a decision to invoke major change.** It gives the okay to TECO to proceed with removing upper limbs from these trees. A decision to do nothing is a decision with one major, irreversible consequence: a long row of disfigured trees flanking our neighborhoods' entranceway and the associated drop in our community's property values.

According to our research, large, old street trees are the most important indicator of attractiveness in a community. Common sense would suggest that doing nothing could have significant, negative repercussions on our property values whereas a beautiful, tree-lined canopy road along Dana Shores Drive could positively affect our values.

In addition to the impact along Dana Shores Drive, undergrounding offers more homeowners along our finger streets the opportunity to plant and protect specimen trees in their front yards.

Increased Property Values. Well-kept neighborhood green spaces and greenways, especially those with healthy trees, typically increase the value of nearby properties (Corrill and Cordell 1985; Coder 1996; Des Rosiers et. al. 2002; Donovan et. al. 2010). A number of studies show that greenways add double-digit percentage gains to residential property values.



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UNDERGROUNDING FAQs: Dana Shores / Pelican Island at Rocky Point Continued...

In addition to any financial benefits associated with our entranceways, a study of more than 2,600 single-family home sales showed that individual homes with street trees, those planted between the sidewalk and street, increased their average sales price nearly \$9,000.

As important as mature, healthy trees are to property values, they are not the only consideration. Several other local amenities are drawing potential homebuyers to Dana Shores and Pelican Island: our waterways, Rocky Point Golf Course, the Courtney Campbell Causeway Trail, and Skyway Park. Although most of us have grown accustomed to the overhead lines and may not even see them anymore, in speaking with today's prospective homebuyers, we understand that a safe, reliable, underground infrastructure is an important factor in their decision making.

TECO receives frequent calls from homebuyers looking at property in older neighborhoods, asking what it would take to bury the power lines. We have received the same from prospective homebuyers in Dana Shores. Unfortunately, these prospective buyers learn that while they can bury the drop to their home, it takes an organized effort to bury pole to pole down a street. And that's where the real value is for many of them. As a result, older communities like Dana Shores are at a clear disadvantage compared to newer communities and other high-end properties that already have buried utilities.

A strong competitive position is necessary for high home values. In the Utility Accommodation Guide, Hillsborough County acknowledges that utilities can materially alter the scenic quality, appearance, and view of roadsides and adjacent areas. This same guide outlines today's standards, requiring that new utility installations normally be placed underground if they pass through public parks, historic sites, or residential neighborhoods. Our undergrounding initiative will help us remain competitive with newer neighborhoods (like Westchase) that have underground utilities and older neighborhoods (like Davis Island and portions of south Tampa) that have expressed intentions to bury their utilities.

Even if wires are buried on your street or to your home, our homes' values affect one another. Agents set prices and banks perform appraisals based on comps (comparative home sales in the surrounding area). We are all in this together. Home values on one street affect the next. Higher priced homes in Dana Shores make for higher priced homes in Pelican Island.

Many of us plan to live here a long time. An increase in our home's value can increase our net worth and financial security, provide additional refinancing or reverse mortgage options, and help offset past losses in the market.

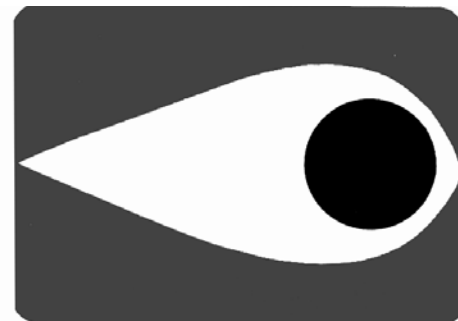
3. How Important Is Timing?

Timing is very important for multiple reasons. This project has been years in the making, and we estimate that we have reduced the overall expense roughly 60% by removing legacy lines (e.g., Verizon's plain old telephone copper lines, traffic signalization lines) from the poles and working with cable companies during their initial installation efforts. At this point, we believe we have done everything we can to reduce the expense and, over time, we anticipate changes that could drive the project's expense up and may reduce some of its benefits:

- As long as we have poles lining the streets, TECO and Verizon are in a position to rent the pole lines to any utility service providers who may want to bring additional services into our area. This would increase our future costs to bury the utilities.
- The bond rate is very low right now. Our locking into this rate can significantly reduce the total project cost for those who wish to pay year by year.
- Most of the poles and electrical equipment in the project area have fully depreciated, and TECO is crediting us an entirely new overhead infrastructure against the cost of undergrounding. This represents a significant cost savings for everyone. As time passes and TECO replaces broken equipment, we risk losing this credit.
- TECO's binding cost estimate will be based on the rate schedules approved every three to five years by the Public Service Commission. The cost figures to construct overhead service were recently raised, but the cost to construct underground service have not been recently raised. If we are able to move forward with binding cost estimates prior to this changing, it will keep our cost estimates lower and drive our credits (explained above) higher. In essence, this means now is a good time to buy.
- Numerous oaks along the east-west section of Dana Shores Drive are beautifully shaped today and have over the last few years started to branch out more. We want to underground utilities before these trees are disfigured with lateral and crotch cuts to clear their upper limbs away from lines. TECO has agreed to delay a line clearance project because of our current

undergrounding effort, but we must move forward in a timely manner. Once major branches are cut, the effect cannot be undone. Rocky Point was once touted in local newspapers and elsewhere for our beautiful, lush overhead shade canopy that serves as a memorial to our veterans. If we act now, we can continue rebuilding our reputation and a memorial worthy of the veterans these trees honor.

Change Is Coming. Fortunately, We Can Still Choose Which Change We Want.



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Quite a few neighbors are reporting that they are no longer receiving Neighborhood watch updates. A vast majority are in my current database. Please make certain that you add cw@dana-shores.com to your safe senders list, to prevent neighborhood watch emails being filed in your spam folder.

You can help keep our neighborhood safe! If you know of criminal activity or are a victim of a crime, please submit information to neighborhood watch so that we may quickly inform the neighborhood. You may submit information through email, cw@dana-shores.com, the old Dana Shores Website, www.dana-shores.com, go to neighborhood watch and then to forum, or by phone 495-4254

*We only report incidences that directly affect the safety of our neighborhood.



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UNDER CONTRACT

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