



# Shore Lines Newsletter

Dana Shores • Pelican Island

January 2025



We hope this holiday season has provided time to relax, the feeling of joy, and perspective on what really is important – such as the opportunity to help one another (even when you need help yourself), time with family, tail wags and puppy dog kisses, sunrises and sunsets, clean slates, and new goals. Happy New Year to all!

<https://www.eventbrite.com/e/hillsborough-county-parks-rec-family-fun-day-at-skyway-sports-complex-tickets-917340067837?aff=odddtcreator>

Join the Community  
at the Second Annual

# FAMILY FUN DAY

Saturday, Feb. 8, 2025

10 a.m. - 1 p.m.

Skyway Sports Complex

3901 George Rd., Tampa, FL 33634

Local vendors, food, raffles and prizes,  
fun and games for all ages, skill levels!

Scan for more info



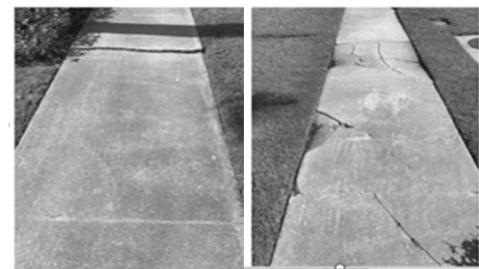
[HCFL.gov/Parks](http://HCFL.gov/Parks)



Hillsborough  
County Florida  
Parks & Recreation

## SIDEWALK REPAIR PARTNERSHIP PROGRAM

For more information about the program,  
visit <https://hcfl.gov/residents/property-owners-and-renters/roads-and-sidewalks/sidewalk-repair-partnership-program>



# SAVE THE DATE

County Sidewalk Repair Program  
Enrollment started October 1  
First come-first serve  
Expected cap at 150 participants  
this FY

2nd Annual Family Fun Day  
Skyway Sports Complex  
Sat., Feb. 8, 2025, 10 AM – 1 PM

## DANA SHORES ASSOCIATION BOARD OF DIRECTORS AND OTHER KEY CONTACTS

Board of Directors	Danny Anseeuw, Doug Gregory, Katie Heckert, Allison Roberts, Holly Simmons
Garden/Entryways/Decorations	CJ Chesbro, Tiki Kirk, Janet Rose, Ely Galvez
Giving Back	Jeffy Beaver, VeeAnn Mahdiah
Neighborhood Pet Lost/Found (including microchip reading)	Elsie Fewer (813) 614.4074 Shara Szirtes (813) 504.3147
Upper Tampa Bay Golf Tournament	Bob Wolf
Welcoming and Sponsorships	Danna Ferguson (931.220.3030) ddferg266@gmail.com
Hospitality & Events	Sabrina Ferrante, Jeffy Beaver, Holly Simmons

## STREET REPRESENTATIVES AND ROCKY POINT LIASIONS

Rocky Point Boat Parade	Michelle Lightbody, Anne Carney
Americana	Greg Dorion
Dana Shores Drive	Ooneen McGettigan, Holly Simmons
Doral Drive	Susan Huston, Jennie Wang
Eden Roc East	Chantel & Brian Heilter
Eden Roc West	Emmy Reynolds
Fontainebleau Drive	Mary Chiricos
Pelican Island	Gail Fabrega, Jacque Reina Debbie Trujillo, Middy Veal
Sweetwater	Donna Lentz, Michael Jordan
Venetian Way	Ginger Wayne
Versailles Drive	Jonathan Kaplan, Tiki Kirk, Tina Mawn

## THIRD - PARTY and GOVERNMENT RELATIONS

Courtney Campbell Scenic Hwy. Corridor Advisory Committee	Allison Roberts, Brian Roberts
Hillsborough County Citizen Advisory Committee	Allison Roberts
Law Enforcement	Doug Longfellow, Collen Quinn-Adams
Tampa Airport Community Noise Forum	Drs. Eli & Janet Marley Rose

## OTHER RESOURCES

Report Lost & Found Items, Crime or Suspicious Activity  
Post at <https://www.facebook.com/groups/danashores>

Or Email us at [info@danashores.com](mailto:info@danashores.com)



To sign up for email updates on neighborhood initiatives, neighborhood watch, lost and found, and social events, visit <http://bit.ly/SignUpDS>. You may alter your subscription preferences or unsubscribe at any time.

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## COURTNEY CAMPBELL CAUSEWAY EMERGENCY REPAIRS

Damage from Hurricane Helene and Milton is still under evaluation. Repairs are estimated to start in March 2025.

Trail closures are expected for asphalt repairs. The estimated completion of all repairs is June 2025.



# SERVICE ALL ABOUT YOU!

## \$50.00 OFF ANY SERVICE REPAIR

Only valid on repairs \$300.00 or more. May not be combined with any other offers. Other terms and restrictions may apply. Expires 1/31/2025

## LOW PAYMENT FINANCING OPTIONS AND 0% INTEREST

With approved credit, only valid on certain offers, other conditions may apply. Expires 1/31/2025



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### PLUMBING

- ✓ Plumbing Inspections
- ✓ Stoppages, Leaks, Drain Cleaning
- ✓ Water Heater Repairs & Replacement
- ✓ Tankless Water Heater
- ✓ Water Treatment & Purification
- ✓ Plumbing Maintenance Plan
- ✓ Whole Home Repipe
- ✓ 18 Month NO Interest Financing \*WAC

### ELECTRICAL

- ✓ Electrical Inspections
- ✓ Electrical Panel Upgrades
- ✓ Ceiling Fan Installations
- ✓ LED & Can Lighting
- ✓ Whole Home Generator
- ✓ Electrical Maintenance Plan
- ✓ 18 Month NO Interest Financing \*WAC

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## PROPERTY TAX REFUND – Residential Property Only



The following excerpt was taken from the Hillsborough County Property Appraiser's website (December 26, 2024). For additional information about storm-related benefits, options, and requirements, please visit <https://dmz.hcpafl.org/storm/>

You may be eligible for a property tax refund for 2024 due to damage associated with the catastrophic event. The following conditions apply for residential property only (Florida Statute 197.319):

- The property must have been rendered uninhabitable for at least 30 days from damage associated with a hurricane or other catastrophic event.
- The owner must provide our office a completed DR-465 Application for Catastrophic Event Tax Refund (Section 197.319, Florida Statutes).
- The form must be accompanied by supporting documentation showing the real property could not be inhabited following the date of the catastrophic event.
  - This includes utility bills, insurance claims, contractor statements, permit applications, or certificates of occupancy.
- The taxpayer is still responsible for paying property taxes owed. If eligible, a refund will be issued to the taxpayer after timely payment of the taxes.
- The deadline to file for the refund is no later than March 1 of 2025.

# 2024 Rocky Point Real Estate News



**Many lives in Rocky Point have been devastated by Hurricanes Helene and Milton. I want to caution you about opportunists who offer you 50% of the real value of your house! Please do not deal with them without professional representation. I researched the difference in prices in Fort Myers before and after Hurricane Ian, and based on that market, as well as some Bay Crest sales, our prices should not drop more than 15% if the house is restored. I am here to give you free guidance on restoring your home for a maximum sales price if that is what you decide. There are also cash buyers who will finish the home themselves, for a discount. Call, text or email me to discuss your options. God bless you and keep the faith.**

**Debbie Trujillo**

**813.966.2520**

**DebbieTampaBay@gmail.com**

[www.Facebook.com/RockyPointRealtor](http://www.Facebook.com/RockyPointRealtor)

[www.DebbieTrujillo.com](http://www.DebbieTrujillo.com)

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- Pelican Island Resident since 1996.
- Master's degree in public relations and mass communication from USF.
- 20-year breast cancer survivor!



**COLDWELL  
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Note: Two Dana Shores closings since the storms: 3938 Versailles dropped \$75K with no restoration; 3913 W. Eden Roc gave the buyers \$29K along with full restoration.

Address	Beds	Baths	Built	SqFt Hr	Pool	Current Price	Close Date
4067 ROCKY SHORES DR	3	3	2019	2,032	Community	\$649,000	02/02/2024
7106 PELICAN ISLAND DR	4	4	1984	4,404	None	\$762,300	02/22/2024
3952 VERSAILLES DR	4	3	2005	4,189	None	\$2,000,000	02/27/2024
4107 SALTWATER BLVD	4	3	1983	3,193	Private	\$1,700,000	02/29/2024
4111 CAUSEWAY VISTA DI	5	6	2002	4,611	Private	\$3,000,000	04/08/2024
3950 VERSAILLES DR	4	3	1963	2,553	Private	\$1,420,000	04/22/2024
3945 VERSAILLES DR	3	2	1964	2,064	Private	\$825,000	04/26/2024
3911 DORAL DR	4	4	1969	2,360	Private	\$1,013,000	05/01/2024
3922 W EDEN ROC CIR	2	2	1965	1,773	Private	\$710,000	05/06/2024
3913 FONTAINBLEAU DR	3	2	1965	1,722	None	\$775,000	05/13/2024
4133 ROCKY SHORES DR	3	3	2019	2,080	Community	\$685,000	05/20/2024
3919 E EDEN ROC CIR	3	3	1986	2,836	Private	\$1,150,000	05/24/2024
3934 DORAL DR	4	2	1967	2,641	Private	\$1,299,000	05/29/2024
4115 SALTWATER BLVD	4	3	1983	3,199	Private	\$1,400,000	05/31/2024
4153 SALTWATER BLVD	4	3	1985	2,895	Private	\$1,600,172	06/24/2024
4309 DEEPWATER LN	3	3	1982	2,390	Private	\$630,000	07/01/2024
3928 AMERICANA DR	3	2	1965	2,133	None	\$1,200,000	07/05/2024
4045 ROCKY SHORES DR	3	3	2020	2,080	Community	\$687,000	07/26/2024
3921 VERSAILLES DR	4	2	1966	1,920	None	\$775,000	08/07/2024
4167 SALTWATER BLVD	4	3	1985	2,887	Private	\$1,225,000	08/13/2024
4014 DANA SHORES DR	3	3	1965	2,195	Private	\$1,435,000	08/19/2024
7130 PELICAN ISLAND DR		0			None	\$475,000	08/29/2024
4123 CAUSEWAY VISTA DI	5	5	2005	4,287	Private	\$2,600,000	09/18/2024
3938 VERSAILLES DR	3	2	1962	1,972	Private	\$865,000	10/11/2024
3913 W EDEN ROC CIR	3	2	1967	2,175	Private	\$677,000	10/30/2024
4121 SALTWATER BLVD	4	4	1984	3,495	Private	\$1,365,000	11/15/2024
4135 CAUSEWAY VISTA DI	4	5	2005	4,117	Private	\$1,900,000	11/27/2024
4104 CAUSEWAY VISTA DI	3	4	2001	3,860	Private	\$2,800,000	12/05/2024



## Hillsborough County News

For Immediate Release

Media Contact

Communications & Digital Media for the Joint Information Center

(813) 277-1600

### Resources to Help Hillsborough Residents Navigate FEMA's 50% Rule

*Hurricane Milton Update No. 96*

Hillsborough County, Fla. (Dec. 23, 2024) – Hillsborough County has launched comprehensive resources to help residents in FEMA Special Flood Hazard Areas understand and comply with FEMA's 50% Rule. This rule is crucial when repairing or rebuilding homes after a disaster, as it ensures properties meet current floodplain standards for safety and eligibility for flood insurance.

The FEMA 50% Rule requires that if the cost of repairs meets or exceeds 50% of a home or structure's market value, the entire structure must be brought up to current floodplain requirements. This ensures homes and structures remain safe, eligible for flood insurance, and in line with community safety standards.

Resources include an easy-to-understand flowchart, a video that explains the rule in simple terms, and a comprehensive FAQ section that answers common questions. The information guides homeowners through the process and provides clear instructions to homeowners repairing or rebuilding their homes. The goal is to help residents understand the 50% Rule and take the necessary steps to protect their property and community.

Residents are encouraged to visit the webpage at [HCFL.gov/FEMA50Rule](http://HCFL.gov/FEMA50Rule) for more information on the FEMA 50% Rule and the available support.

**Get Connected. Stay Alert.**

Residents and visitors are encouraged to register for HCFL Alert, Hillsborough County's official public notification system for emergency and urgent alerts. To receive messages by email, phone, and text, go to [HCFL.gov/HCFLAlert](http://HCFL.gov/HCFLAlert). For the latest emergency-related information visit [HCFL.gov/StaySafe](http://HCFL.gov/StaySafe). Residents without digital access are encouraged to call the County's Customer Service Center at (813) 272-5900 for information.

### A SPECIAL CHRISTMAS, HANUKKAH, & HOLIDAY SEASON FOR ALL

Many thanks to Anne Carney, Jeffy Beaver, Holly Simmons, Michelle Lightbody, and the team at Rocky Point Golf Course for creating an atmosphere of friendship and joy over the holiday season by bringing the annual DSCA Christmas and Holiday party to life.

Congratulations to our contest winners – Mike Carney, the Easley Family, the Gauci-Mueller Foursome, and Joe Simmons.

Many thanks also go to Amelia Easley for her special reading of The Night Before Christmas.



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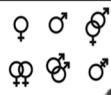
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Featured Home



PELICAN ISLAND *Waterfront Estate*

7306 Pelican Island Drive, Tampa, FL 33634 | 4B | 5.5Ba | 4,600 SF | \$2,500,000

CUSTOM, QUALITY-BUILT at HIGH ELEVATION, this WATERFRONT Hacienda ranch-style Estate Home offers the best of Florida Living while offering PEACE OF MIND! Located in exclusive GATED neighborhood of Pelican Island, (nearly 1/2 ACRE Lot!) on wide, saltwater canal, the BOATING life is spectacular and with the proximity to Tampa International Airport, Downtown Tampa, main transportation corridors to St. Petersburg, the beaches, and renowned medical and education campuses – truly the lifestyle is unmatched.

CLOSED OVER \$25M IN VOLUME IN 2024  
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4B | 3Ba | 3,286 SF | \$1.45M



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in the New Year? Let's Connect!

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