

# Three Home Upgrades Worth Your Money

If you don’t care about blowing tens of thousands of dollars on upgrades that add little to nothing to your home’s value, you might as well stop reading and Google what’s currently going on with Kim Kardashian and clan. But if you do care—and you should if you ever plan to sell — then Remodeling Magazine’s annual Cost vs Value Report for 2016 is a must-read.

Still interested? Of course you are.

Let’s begin by acknowledging the report’s biggest takeaway: All the academics and real estate pros are right to “tout the value of projects that promote curb appeal.” Read on to see why, and where else you money is or isn’t well spent.

- Worth it. A new front door.

You’re looking at ROIs (return on investments) of 91.1 percent for a steel one, and 82.3 percent for a more upscale (and expensive) fiberglass one. Of course, a fresh coat of paint on your existing door can help spiff things up too.

- Not worth it: upscale bathroom remodeling.

You may think everyone shares your vision of a huge bathroom with a whirlpool tub, heated towel bars, and stone countertops. Not so, warns Patsy O’Neill, a sales associate with Sotheby’s in Montclair,



the money. But be aware that sometimes even the seemingly coolest upgrades may simply be out of whack for a particular neighborhood. “You can turn your house into a palace, but the payoff will be small if it’s the only mansion on the block,” Craig Webb, Remodeling’s editor-in-chief, tells Time.com.

- Worth it: a new roof.

“Buyers pay a premium for one already in place,” according to credit.com. A perennial Remodeling Magazine A-list, it’s the ultimate curb appeal enhancer when you consider that your roof is the first thing potential buyers notice even before getting out of their cars.

- Not worth it: an upscale master suite.

Those same “taste” issues aside, returns of only about half your investment make this yet another expensive swing-and-a-miss.

New Jersey: “You could spend \$60,000 or so on it, and it still might not suit a buyer’s taste.” Which helps explain why it had one of the worst ROIs.

- Worth it: fiberglass attic insulation.

A huge win for green enthusiasts. The magazine finally agreed to add an energy-efficiency project, and it topped the list by recouping 116.9 percent of its cost.

- Not worth it: composite deck addition.

Sadly, this is another also-ran, and not worth



# Village View

A Publication of the Oakleaf Village Homeowners Association

## 2017 Academic Achievement Award



It is time to apply for the Oakleaf Village Homeowners Association (OVHA) Academic Achievement Award. The purpose of this award is to recognize a high school senior who has achieved a

cumulative GPA of 3.0 or higher.

The parents or guardian must be OVHA members and in good standing for at least 2 years. The applicant must be a senior at a regular high school in Pinellas County and reside here in Oakleaf Village. To apply, the applicant must provide a letter of intent summarizing academic history, extracurricular & community activities, scholarly achievement and academic & career goals. A certified copy of the applicants high school transcript must accompany the application. Applications will be due to your unit director, or member of the board no later than March 31st .

The board will review applications during the April board meeting and the winner will be announced in April’s newsletter where a certificate and a check will be awarded to the winner.



## 2017 Annual Dues

Return this portion with your dues of

# \$25<sup>00</sup>

Mail to: Oakleaf Village Home Owners Association  
PO Box 75 • Tarpon Springs FL • 34688

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(Please Print)

Address: \_\_\_\_\_

E-Mail: \_\_\_\_\_

Length of time at this address: \_\_\_\_\_

# How To Cool Down Summer A/C Bills

As we all know, hot weather is already just around the corner here in our area. Plus, you have probably also notices the rate hikes from the power companty since last year.

Here are some options for homeowners to lower energy use:

- Make your yard work for you. It’s a well-known fact that strategically placed greenery can add to a house’s all-important “curb appeal.” Adding trees, shrubs, and spiffy, vine-covered trellises also happens to work wonders against the sizzling sun.

“Trees reduce bills, not just by shading your house, but by cooling the air by releasing moisture,” Asa Foss of the U.S. Green Building Council tells AARP.

- Know that ceiling fans can be your best friend. Decrease the use of electricity-gobbling air-conditioners with this simple little trick: “[Running fans] counter-clockwise will push hot air up in the summer”—your goal —“and clockwise will trap heat inside to keep your rooms warmer during cooler months,” advises U.S. News & World Report.

- Make sure your attic is properly ventilated. You might as well just send your utility company a blank check if you lack what Jason Joplin, program manger of the Center for the Advancement of Roofing Excellence, calls “a continual flow of air to help protect the efficiency of your attic’s insulation.” The offender working against achieving that? Excess moisture build-up that clings to your roof’s underside in winter from seemingly benign sources — i.e., appliances, showers, and cooking vapors — before ultimately soaking the insulation when the condensed moisture falls.



Joplin’s suggestion to help ward off the problem? A properly balanced ventilation system consisting of Cobra Ridge Vent (installed at the ridge) and Cobra IntakePro (installed at the eave) by GAF (gaf.com), North America’s leading roofing manufacturer. “Both work in tandem to allow cool, fresh air to enter at the eave edge while forcing moist, super-heated air out of the ridge vent,” he explains.

- Beware of sneaky thermostats. Your big-screen TVs all over the house are almost certainly the envy of the neighborhood, but you’re making an expensive mistake if they — or even lamps — are positioned near air conditioning thermostats. “The thermostat senses heat from these appliances, which can cause the air conditioner to run longer than necessary,” advises the website HomeEnergySaver.

## FOOD DRIVE

Tom Tucker is collecting non-perishable food items for our annual food drive (usually in December). Donations will be delivered to The Shepard Center.

Non-perishable donations should be delivered to Tom’s house before March 31<sup>st</sup>.

Address: **1289 Disston Ave**

Phone: **727-937-5935**

## VOLUNTEERS NEEDED!!!

The HOA is still in need of volunteers. As board members retire we need to replace them. If you are able to help out your community by coming to the monthly board member to represent your unit and delivering the newsletter to your neighbors please contact Tom Tucker at: 937-5935.

Without a unit director, your unit has no voice at the meetings and the decisions that effect it or the Village as a whole. So please look at the Board Member list below and if your unit is listed as “Volunteer Needed” Please consider stepping up and helping out.

Current openings are **Unit Directors, Security Patrol, Newsletter and Website Editor (including Facebook).**

## Board Members

President:		Unit Directors	
Vice-President:	Tom Tucker 937-5935	Unit 1:	Jeffrey Maye 940-2652
	Richard Siems 939-1232	Unit 2:	Sharon Dillon -
Secretary:	Linda Bergemann 934-1671	Unit 3:	Richard Siems 939-1232
	Sara Tucker 937-5935	Unit 4:	<b>Volunteer Needed</b>
Newsletter:	Volunteer Needed	Unit 5:	Sunny Norfleet 938-7049
		Unit 6:	Nancy Shipes 727-938-9793
		Unit 7:	John Truman 947-3266
		Unit 8:	Ellen Collins 934-0622
		Unit 9:	Carol Hudson 938-3012



www.facebook.com/OakleafVillageHOA

Webpage: **www.oakleafvillagehoa.org**



THINGS TO DO



**Bay Area Renaissance Festival**  
*When:* Weekends starting February 18th until April 2nd  
*Where:* MOSI, Tampa

**Historical Society Golden Anniversary Gala**  
*When:* Fri, March 10, 6:30pm – 9:00pm  
*Where:* Tarpon Springs Heritage Museum, 100 Library Ln, Tarpon Springs,

*Description:* Tastes by Tarpon Springs fine restaurants and music by Tarpon Springs High School Jazz Combo. Tickets \$30 per person; \$28 for TSAHS Members

**Beach Clean-Up**  
*When:* Sat, March 18, 9am – 11am  
*Where:* Sunset Beach, Tarpon Springs,  
*Description:* Tarpon Springs Recreation  
*Phone:* 727-942-5628  
**Greek Independence Day Parade**  
*When:* Sun, March 19, 1:00pm – 3:30pm  
*Where:* Dodecanese Blvd, Tarpon Springs,

**Movies at Craig Park**  
*When:* Fri, March 24, 6:00pm – 8:30pm  
*Where:* Craig Park, Tarpon Springs  
*Description:* Movies begin at dusk. Concessions available for purchase. Call for movie listings 727-942-5628

**Hook Kids on Fishing**  
*When:* Sat, March 25, 10am – 12pm  
*Where:* Craig Park, Tarpon Spring  
*Description:* Tarpon Springs Recreation  
*Phone:* 727-942-5628

**Sponge Docks Arts & Crafts Festival**  
*When:* Sat, April 1-2, 10am – 5pm  
*Where:* Dodecanese Boulevard, Tarpon Springs  
*Description:* Tarpon Springs Merchant's Association 727-543-1593

**Sunset Beach Concert Series**  
*When:* Thu, April 6, 7pm – 9pm  
*Where:* Sunset Beach, Tarpon Springs

**Palm Harbor Citrus Festival**  
*When:* April 6-9, 6pm - 11:00pm  
*Where:* Florida Ave  
*Description:* Live Music

**First Friday Tarpon Springs**  
*When:* Fri, April 7, 5pm – 9pm  
*Where:* West Tarpon Avenue, Tarpon Springs  
*Description:* Tarpon Springs Merchant's Association

**Easter Egg-Stravaganza**  
*When:* Sat, April 8, 10am – 1pm  
*Where:* Tarpon Springs Sports Complex, Jasmine Avenue, Tarpon Springs

BIRD WATCHING GET TOGETHER



For those interested, the HOA is planning a bird watching get together at Brooker Creek Preserve on April 22nd. This is a free event with the HOA providing refreshments.

Call Tom or Sara Tucker for RSVP at 937-5935.

SPRING CLEAN-UP



Sunday, Mar 26, 2017  
Tarpon Springs  
*Description:* Tarpon Springs Sanitation Customers only! Have items at curb by 7am to insure pick up.

GIRL SCOUT COOKIE TIME

Yes it is that time of year again.  
**COOKIES!**

According to the Girl Scout webpage, the first known cookie sale by the scouts happened in Muskogee, Oklahoma in 1917 when the Mistletoe Troop needed to fund some of their projects. Soon other Girl Scout troops started making and selling cookies.

Sales went national (coast to coast) in 1935 and the Girl Scouts have been selling them ever since (with the exception of 1944 do to war shortages).

If you are looking for your box of sugary sweetness and do not know a girl scout, you can contact:

Beth Cordero  
501 Bamboo Ct.  
or call  
727-422-0189



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1/4 page (Yearly)	<b>\$100.00</b>	<b>\$150.00</b>

Contact Sara Tucker about advertising in our Newsletter.

**TARPON POLICE TIP LINE:**  
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