



SUNBURST

January 2026

Lake 'n Golf Estates

www.lake-n-golf.com

HOA NOTES FROM THE PRESIDENT

Welcome to 2026!

In just a few days we will be gathering in the Clubhouse for our Annual HOA Membership meeting. Each household will have a vote at this meeting. We will be electing officers to serve, voting on changes to our Covenants & By-Laws, as well as deciding the amount each homeowner will pay to insure, improve and maintain our beautiful community.

The good news is your Board is recommending no increase in our annual assessment from last year. I am so thankful for the many folks and the hundreds of hours that these, our neighbors/volunteers give. Without everyone pitching in, we would be paying more, a whole lot more.

In Lake-n-Golf you do and can make a difference and you have a 'say so' in how our park is managed. This meeting is important and I sure hope you can attend. If not, please make sure we have your absentee ballot or Proxy.

My hope and prayers are that we will have a great civil meeting with good discussion. When the meeting is adjourned, we will still be neighbors and hopefully friends.

Thank you each one for what you do to make Lake-n-Golf a great place to live.

Steve Anthony
HOA Board President

PS: Just a reminder that our January HOA Board Meeting has been moved to Monday, January 5th at 9 am. This is due to the first Thursday of January being New Year's Day.



HOA Membership Meeting
Thursday, January 8, 2026 – 9 am
Everyone is welcome (1 vote per property)

Please take time to review the changes to the By-Laws and Covenants.

They can be found as follows:

For those that have a computer or a smart phone, these documents can be found on our website, lake-n-golf.com Once on the website proceed to the caption "Documents". A password is required. The password is "Password". (note: capital "P"). Tab down to "Homeowner's Association," then tab to "HOA Documents," then select "Proposed Changes to the Declaration of Covenants, Conditions and Restrictions for January 2026 Vote".

For those that have the phone directory app it is even easier, there is an orange button on the home screen that will take you right to the "HOA Proposed 2026 By-Laws & Covenants" on the Lake `n Golf Estates website.



NOTES FROM THE HOA

RENTAL OF HOME

Please be reminded that if you rent your home, you need to notify the HOA. All tenants are required to abide by the covenants of our community. Below is the Covenants Article stating the requirements of all residents. The required documents can be mailed to the HOA mailbox at 6809 Winslow Dr NE, Winter Haven, FL or emailed to lakengolfstates@gmail.com. All renters must be approved by the HOA prior to moving in. Any questions, please contact Charlotte Van Beek

32. Unit owners must register renters with the Homeowner's Association Secretary, giving thirty (30) days prior notice, identifying rental dates, and having the renters complete the standard covenants affidavit after having read our By-laws and Declaration of Covenants, Conditions and Restrictions, all provided by the owner. They must also complete the standard emergency contact information sheet. Both documents can be found on our website, lake-n-golf.com. The owner must ensure that at least one of the renters is 55 years old or older and make it known to the renters that overnight visitation for those under forty (40) years of age is limited to 30 days per year. All Renters must follow all the same rules as residents / homeowners. After notice is provided to the HOA, renters will be allowed to utilize park amenities. Owners will be responsible for any damage occurring to common areas caused by renters. Owners may rent no more than two (2) times during the calendar year (July 1 to June 30). Note: the HOA permits no short-term rentals like Airbnb. The owner is to provide the renter with a key to the clubhouse.

Ladies and Gents Board Report

Merry Christmas from Ladies & Gents!

It seems like this month and year has flown by with many activities to keep us busy. We enjoyed a nice Thanksgiving Day potluck with turkeys roasted by Dave Tator, wonderful fellowship with our neighbors.

Next the elves got together and decorated the inside and outside of the clubhouse. Thank you for helping! Our golf cart parade was so much fun with 16 carts decorated and the after party was well attended with lots of food and fun lead by Jeanette Jones.

Carolyn Cason wants to thank everyone for their generous donations of gifts, food, money to buy gift cards for our mission family of five. We had two cars filled to take it all to the mission. What a blessing for them and us during this season of giving.

In the spirit of giving, the residents were generous in donating toys for Toys for Tots too. Pam Schwanda had these picked up and there should be some happy kiddos.

We're looking ahead to our community Christmas dinner followed by our New Year's Eve party with the Judd's as our entertainment. Tickets are available through your street captain, at Tuesday morning coffee or call Carol Long.

Don't forget our special Ice Cream Social on Jan. 4 th for all residents to welcome our new 2025 residents.

Please remember to come to the LNG Annual Membership meeting on January 13 th , as we have 4 openings to fill on our board. If you are interested in being put on the ballot, please let Carol Long know.



I want to thank everyone who contributed to the Toys 4 Tots drive.

You all make me so proud of your generosity.

-Pam Schwanda

Ladies & Gents Meetings

Board Meeting	January 6	9am
Membership Meeting	January 13	9am



A comfortable chair is no use to anyone without a good book.

Library Notes:

With the cooler weather coming, it would be a good time to visit our library located in the clubhouse.



Around The Park

New Years Eve Party

December 31

8pm - Midnight

Ring in the New Year at the clubhouse with your friends and neighbors. Food, Games, and Fun. Music by the Judds.

Special Ice Cream Social

January 4 2pm

Please join us for this special ice cream social to welcome our new neighbors who have recently moved into our park.

Street Dinner

January 10 5pm

Hosted by Westchester & Princeton

The menu will be barbecue pulled pork including buns and iced tea. The signup sheet is posted in the clubhouse. Bring your own service ware and cutlery. Looking forward to seeing our friends and neighbors.

Prevention Plus Health Screening

Thursday, January 29 9am - 3pm

Save the Date: Prevention Plus will be offering medical screening. Pan Schwanda will be distributing flyers at the clubhouse when they become available.

Tuesday Morning Coffee & Doughnuts



Join your neighbors for coffee every Tuesday morning in the clubhouse at 8:30am.

Get the community news and announcements, play the 50/50 and grab a doughnut for only a \$1

Around The Area

DEPOT 303 TRIVIA 303

Thursdays

6:30 PM-7:30 PM

303 Northwest 1st Avenue Mulberry, FL

Join in every Thursday evening for trivia at Depot 303! Free to play and win prizes. Plus, Happy Hour is extended! Bring your friends and get ready for a fun night of prizes and good vibes!

CONCERT AT BOK TOWER GARDENS

January 3

6:00 pm-8:30 pm

Kick off the new year in style with Paisley Craze, a fan-favorite five-piece band bringing the iconic sounds of the 1960s to life! From the British Invasion—featuring the Beatles, the Rolling Stones, and the Animals—to the sunny, feel-good pop of the Beach Boys, the Monkees, and the Young Rascals, this concert has something for everyone.

On the Oval Lawn at Bok Tower Gardens. Bring lawn chairs or blankets.

LAKE REGION VILLAGE

Alter Eagles Show

January 20

7pm

The next show at Lake Region will be on Tuesday, January 20, featuring a group called Alter Eagles. Showtime is 7 pm, \$15 pp.

Carport Sales

January 31

8am-2pm

Lake Region Village will be having their community carport sales January 31st from 8am – 2pm.



Local Festivals

FLORIDA MANATEE FESTIVAL

Where: Downtown Crystal River

When: Jan. 17-18

Web: <https://www.gomanateefest.com/>

Guests can enjoy a weekend of live entertainment, guided manatee boat tours and kayak tours in Kings Bay, children's play areas and activities, delicious food, and hundreds of vendors showcasing handmade arts and crafts, local services and nonprofits devoted to preserving the state's natural resources.

SPACE COAST BIRDING & WILDLIFE FESTIVAL

Where:Cape Canaveral

When:Jan. 21-25

Web:<https://scbwa.net/>

The festival takes place along the Space Coast, home to Merritt Island National Wildlife Refuge, Canaveral National Seashore and Kennedy Space Center, an area known for being among the country's best birding locations due to its convergence of both temperate and subtropical zones. Embark on tours or field trips on both land and water, get photography tips from the experts, attend workshops and visit more than 50 Expo Center exhibitors to learn more about this critical segment of Florida's ecosystem.

IMAGES: A FESTIVAL OF THE ARTS

Where:New Smyrna Beach

When:Jan. 23-25

Web:<https://imagesartfestival.org/>

For five decades, art enthusiasts, tourists and families have flocked to this free outdoor art fest featuring the original works of more than 200 painters, sculptors, photographers, woodworkers, glassblowers and other talented creators from around the state and country. The event also has lots of gourmet food trucks, live music, art project stations for the kids and an exhibit of student artwork. Stroll through the park, buy some artwork and enjoy the cooler weather in beautiful New Smyrna Beach.

Bus Trips & Cruises

November 2 to Nov. 7, 2026

I have a great bus trip going to Pigeon Forge with a lot of Christmas shows. The cost of the trip is \$860.00 p.p. for 6 days and 5 nights. Flyers are on the trip board in clubhouse.

-Gordon

Proper

February 27 to March 6, 2027

This will be a fun cruise with a special price. The cost is \$558.60 for an inside cabin, \$698.60 for an Ocean window cabin, \$838.60 for a Balcony cabin. If you are interested please call Cooks Travel at 863-226-4772. Sign up early to get this great price and your choice of cabins. Flyers on the trip board in clubhouse.

"Many years ago, I resolved to never bother with new years resolutions, and I have stuck with it ever since."

- Dave Beard

January 2026

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
Please check the calendar in the clubhouse for the most up to date information				1 Shuffle-10 Billiards -1 Nickel bingo 6 Poker 6	2 Water aerobics 10 Billiards 1 Joker 7	3 Check the electronic sign on the clubhouse
4 Shuffle-1 Special Ice Cream Social -2pm Canasta 6:30	5 HOA Board Mtg @9am Water aerobics 10 Billiards 1 Bingo 6:45	6 Coffee -8:30 shuffle-10 Billiards 1 Euchre 7	7 Water aerobics 10 Billiards 1 Nickel-nickel At 7	8 HOA Annual Mtg @9am Shuffle-10 Billiards -1 Nickel bingo 6 Poker 6	9 Water aerobics 10 Billiards 1 Joker 7	10
11 Shuffle-1 Canasta 6:30	12 Water aerobics 10 Billiards 1 Bingo 6:45	13 Coffee -8:30 Shuffle-10 Billiards 1 Euchre 7	14 Water aerobics 10 Billiards 1 Nickel-nickel At 7	15 Shuffle-10 Billiards -1 Nickel bingo 6 Poker 6	16 Water aerobics 10 Billiards 1 Joker 7	17
18 Shuffle-1 Canasta 6:30	19 Water aerobics 10 Billiards 1 Bingo 6:45	20 Coffee -8:30 shuffle-10 Billiards 1 Euchre 7	21 Water aerobics 10 Billiards 1 Nickel-nickel At 7	22 Shuffle-10 Billiards -1 Nickel bingo 6 Poker 6	23 Water aerobics 10 Billiards 1 Joker 7	24
25 Shuffle-1 Canasta 6:30	26 Water aerobics 10 Billiards 1 Bingo 6:45	27 Coffee -8:30 Shuffle-10 Billiards 1 Euchre 7	28 Water aerobics 10 Billiards 1 Nickel-nickel At 7	29 Shuffle-10 Billiards -1 Nickel bingo 6 Poker 6	30 Water aerobics 10 Billiards 1 Joker 7	31

Please send submissions to: sunburst.lakengolf@gmail.com