

August 2026

A Monthly Publication of the Carrollwood Civic Association



the Caroler

Back to
School
Time!

See important message
Page 4

Check out
the photos
from the
4th of July
events

See Pages 10 & 11

Grant Lavisky
Photo courtesy of Sherilyn Lavisky

Notice of Board Meetings

Monday, July 6, 2026

CRD Meeting: 6:30 p.m.

CCA Meeting: 7:30 p.m.

Carrollwood Rec Center • 3515 McFarland Road

Residents welcome to attend.



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John Schinka



Corey McKeown



Jared Jones



Max McKinley



Jerrod Mills



Joey Ferraro



Bryan Huls



Maggie Shaffer



Luke Haydel



Neill Boyd



Raquel Pullaro



Ethan Pliskow

Summer is winding down and the school year is fast approaching. We were thrilled with the turnout at our annual 4th of July celebration. Shoutout to our amazing vendors: The DeLeon Band, Station House BBQ and The



Hooper Family! This is one of the many traditions that makes our neighborhood great. Thanks to all who participated in the parade and attended! Also a big THANK YOU to Jerrod Mills, our social chair, who always works hard to put these events together!

The first day of school is coming up on August 10th! As the new school year approaches, we want to encourage residents to be aware of children walking or riding bikes to school in the mornings. Please pay close attention to crosswalks, stop signs and school zones! Kids and parents traveling to school, don't forget to wear helmets and be aware of your surroundings to stay safe. School hours are 7:10 - 2:10 Tuesday - Friday with early dismissal at 1:10 on Mondays. We wish everyone a smooth start to the new school year!!



CRIME WATCH

SEE SOMETHING,
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HILLSBOROUGH SHERIFF'S OFFICE NUMBERS
911 (EMERGENCY)
(813)247-8200 (NON-EMERGENCY)

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report any suspicious activity.

Stay up-to-date with the Crime Watch/Events

Crimewatch@originalcarrollwood.com | Original Carrollwood Civic Association
www.facebook.com/groups/CarrollwoodCivic | Text UPDATES to (813) 640-4655 to receive text alerts



Mark Snellgrove



Dr. Anna Brown



Mark Georgiades



Kristy Taylor



Jared Brown



Matt Lavisky



Dan Seeley



Jack Griffie



Kevin Shidler

CRD News

by Nicole Barolo

ONE FOB CONTROLS ALL LOCATIONS.

White Sands Beach, OC Tennis Courts, Scotty Cooper Park and Original Carrollwood Park

HOSTING AN EVENT AT THE PAVILIONS?

- OC Residents can reserve the covered spaces at White Sands Beach and Original Carrollwood Park for parties and gatherings. Guests will be issued a temporary access gate code.
- The code provides access to gates one hour before and after the party. After that, the codes will be inactive.
- **Please do not prop gates open.**
- See Janet in the OC Rec Center office for details on reservations and forms.

The CRD continues to offer Fobs for purchase. See Janet at the OC Rec Center.

M-F, 9 a.m. – 1 p.m.

Fobs are \$30 each, with a limit of 2 per family.

Cash, check, or credit card (with additional processing fee) are accepted. Fobs are activated immediately upon payment

Do not share your Fob.
Unauthorized use of Fobs is prohibited.
Restroom keys are available for \$30.

ORIGINAL CARROLLWOOD CRD and CCA



Original Carrollwood is guided by **two resident-elected boards** that work together to preserve, maintain, and strengthen our community: the **Carrollwood Recreation District (CRD)** and the **Carrollwood Civic Association (CCA)**. Together, these organizations support the quality of life enjoyed by the 925 homes in the neighborhood.

Public meetings take place on the 2nd Monday of the month at the OC Rec Center

CRD Meeting
6:30 p.m.

CCA Meeting
7:30 p.m.

CARROLLWOOD RECREATION DISTRICT (CRD)

THE CRD FOCUSES ON ORIGINAL CARROLLWOOD PROPERTY MANAGEMENT

The CRD WORKS TO:
Maintain, upkeep, and operate of all the neighborhood properties, common areas, and parks.

The maintenance responsibilities of the Board are **funded by annual tax levies** of all residential properties located in the District.

AMENITY AREAS INCLUDE:

- The OC Recreation Center
- Tennis and Pickleball Courts
- White Sands Beach & Park Pavillion
- Scotty Cooper Park & Park Pavillion
- Original Carrollwood Park
- Original Carrollwood Dog Park

The CRD manages the park/space reservations for residents and park security (including guards, electronic access fobs and gates).

FOR MORE INFORMATION:
office@originalcarrollwoodcrd.com

CARROLLWOOD CIVIC ASSOCIATION (CCA)

THE CCA FOCUSES ON CHARACTER, SAFETY AND SENSE OF COMMUNITY IN ORIGINAL CARROLLWOOD

The CCA WORKS TO:

- Organize social events through the year
- Coordinate Lake Carroll management efforts
- Direct monthly newsletter – "The Caroler"
- Maintain the neighborhood directory
- Enforce standards and deed restrictions, when necessary
- Crime watch and liaison with Hillsborough County government agencies

COMMITTEES INCLUDE:

- Standards Enforcement
- Construction/Dock Permitting
- Crime Watch
- Newcomers
- Social Events
- Communications
- Yard Of The Month
- Lake Carroll Management

FOR MORE INFORMATION:
cca@originalcarrollwood.com

COMMUNITY CONTACT INFORMATION

Carrollwood Civic Association
www.originalcarrollwood.com

Carrollwood Recreation District
www.originalcarrollwoodCRD.com



BOARD OF DIRECTORS

President	Kristin Nail	813.205.0541
	KristinNail@originalcarrollwood.com	
Vice President	John Schinka	813.503.1258
	JohnSchinka@originalcarrollwood.com	
Secretary	Corey McKeown	813.951.4910
	Corey@originalcarrollwood.com	
Treasurer	Jared Jones	727.247.8737
	JaredJones@originalcarrollwood.com	
Legal	Max McKinley	941.391.1039
	MaxMcKinley@originalcarrollwood.com	

COMMITTEES

Crime Watch	Neill Boyd	813.767.2694
	Crimewatch@originalcarrollwood.com	
Newcomers & Long-Range Planning	Maggie Shaffer	813.777.4213
	MaggieShaffer@originalcarrollwood.com	
Lake Carroll	Bryan Huls	813.930.0044
	BryanHuls@originalcarrollwood.com	
Construction & Dock Permitting	Joey Ferraro	813.355.2062
	JoeyFerraro@originalcarrollwood.com	
Social & Events	Jerrold Mills	727.243.0188
	JerroldMills@originalcarrollwood.com	
Standards Enforcement	Ethan Pliskow	813.205.2410
	EthanPliskow@originalcarrollwood.com	
Yard-of-the-Month	Raquel Pullaro	813.732.2252
	Raquel@originalcarrollwood.com	
Members-at-Large	Luke Haydel	813.482.8111
	LukeHaydel@originalcarrollwood.com	



Original Carrollwood
Civic Association

www.facebook.com/groups/CarrollwoodCivic

BOARD OF TRUSTEES

President	Mark Snellgrove	813.846.0424
	MarkSnellgrove@originalcarrollwoodCRD.com	
Vice President	Dr. Anna Brown	813.931.9651
	AnnaBrown@originalcarrollwoodCRD.com	
Treasurer	Mark Georgiades	813.240.5554
	Georgiades@originalcarrollwoodCRD.com	
Secretary	Kristy Taylor	813.503.8165
	KristyTaylor@originalcarrollwoodCRD.com	

COMMITTEES

Community Development	Jared Brown	570.590.6119
	JaredBrown@originalcarrollwoodcrd.com	
OC Park	Matt Lavisky	813.675.5292
	MattLavisky@originalcarrollwoodcrd.com	
Grounds	Dan Seeley	813.293.3558
	DanSeeley@originalcarrollwoodCRD.com	
Rec Center/Tennis Courts	Dr. Anna Brown	813.504.3713
	AnnaBrown@originalcarrollwoodCRD.com	
Scotty Cooper Park	Jack Griffie	813.503.4552
	JGriffie@originalcarrollwoodCRD.com	
White Sands Beach	Kevin Shidler	813.931.1662
	KShidler@originalcarrollwoodCRD.com	

Carrollwood Recreation Center

3515 McFarland Road; Tampa, FL 33618

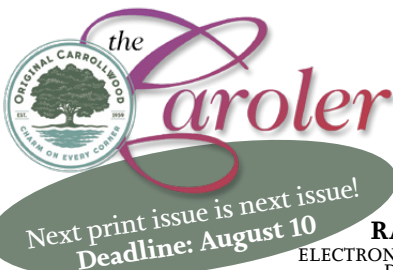
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residents February,
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1/2 page . . . 7.5"w x 4.875"h . . .	\$140	\$235
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THE HIERS FAMILY 3009 Sabal Road

Nicole, Brandon, Holden and Haley



Q | When did you move to Original Carrollwood and what have you enjoyed most about living here?

A | We moved to Original Carrollwood in December 2022, and it immediately felt like home. One of our favorite things about living here is the incredible sense of community. There's so much neighborhood pride, and everyone is so welcoming.

Q | What do you love most about your home and yard? Why?

A | We love everything about our home on Sabal Road! The beautiful old oak trees, our big front porch and we'd be remiss if we didn't mention the "Great Wall of Carrollwood" (google it). We see this as our forever home and take pride in its upkeep.

Q | When thinking of all the time you have spent in your yard, do you have a favorite memory?

A | During the cooler months, we love gathering in our backyard around a fire while watching movies on our projector screen. Halloween is another favorite! We set up the projector in the front yard, hand out candy to all the trick-or-treaters, and invite neighbors to stop and watch a Halloween movie with us. Those evenings are such a fun reminder of what makes this neighborhood so special.

Q | Any fun facts, hobbies or words of wisdom you would like to share with your neighbors?

Our words of wisdom would be: Don't be afraid to introduce yourself or wave to your neighbors because that's what makes OC such a special place to live. 

Email your nomination to: RaquelPullaro@originalcarrollwood.com

Include: Address of nominated yard • Reason for nomination • Your name, phone number, & email address • If possible, please include a photo of the yard with your nomination. Thank you! Nominations can also be made at the Community Center, at Board Meetings or by visiting our Community website: www.OriginalCarrollwood.com

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Social events



MOST PATRIOTIC BROTHER/SISTER COMBO:
Jack and Annie, ages 7 and 4,
Ilex Street

Another amazing 4th of July in the OC. We were fortunate that the weather held off long enough for us to enjoy our annual Independence Day Parade and BBQ. Once again, it was a fantastic community event at White Sands Beach— (with a little extra beach to enjoy this year with the lower lake levels!) It was a great day with our neighbors enjoying BBQ, waterskiing, live music and our neighbors. The live music by the DeLeon Band (<https://www.deleonentertainment.com/>) was fantastic as always.

We are grateful for the outstanding support of the agencies that help keep our neighborhood safe. A special thank you to Sheriff Chad Chronister, the Hillsborough County Sheriff's Office, and Hillsborough County Fire Rescue for leading this year's parade.

A big thank you as well to the Tampa Bay Water Ski Show Team for putting on an amazing performance despite the low lake levels. If you've ever wanted to give water skiing a try, they also offer learn-to-ski lessons and clinics at tampawaterski.com.



Special thanks to Station House BBQ for stepping in at the last minute and serving an incredible BBQ for our Community.

Most importantly, this event would not be possible without our dedicated student volunteers. Thank you to the Hooper family for providing the foam machine/snow cones that made the day even more memorable for the kids.

Your CCA Social Committee



MOST PATRIOTIC FAMILY
Rodriguez Family,
McFarland Road



MOST PATRIOTIC GIRL:
Avery, age 6,
Peacock Lane



MOST PATRIOTIC BOY:
Tanner, age 10,
Latania Drive



MOST PATRIOTIC ADULT:
Chandler, Areca Circle





Photography by Franklin Deak

Congratulations



George Al-Ali

We are happy to announce the graduation of George from Jesuit High School. He was active in Peer Ministry and the Pro-Life clubs, traveling to DC for the March for Life, and on two pilgrimages to Europe with Jesuit. We are proud that George achieved National Honor Society and graduated Summa Cum Laude. In the fall, he will attend Embry-Riddle University in Daytona Beach, Florida and major in Aerospace Engineering. We are grateful for the joy that he radiates toward others and are inspired by his motivation to excel and help others. Congratulations and may God continue to guide you, George! Love, Mama, Dad, Max, Sophia, and The Kitties. DEO GRATIAS



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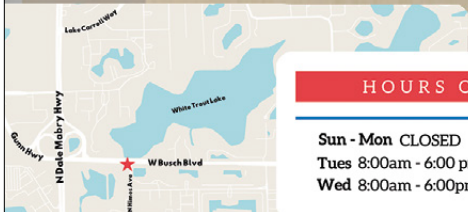
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Email: Caroler@roxc.graphics

ECHOES OF THE PAST | Stories about Original Carrollwood

By Anna Brugge, OC Resident and Berkeley Prep Student

As we enter storm season, I wondered how severe weather has affected Original Carrollwood over the years. On October 25th, 1921, a hurricane made landfall near Tarpon Springs and moved east through Tampa. According to my research, it had winds up to 115 mph and created substantial damage throughout Carrollwood and the Tampa Bay area.

Also, on April 4th, 1966, a very strong tornado surprised Original Carrollwood residents and flew through the neighborhood with winds up to 200 mph. The storm caused multiple casualties and a lot of home damage.

Hurricane Irma came right

through our backyard in 2017 when I was in grade school. We lost power, and I remember the sound of the wind being frighteningly loud. Our neighbors all came together to check on each other and make sure everyone had supplies.

And on October 9th, 2024, we faced Hurricane

Milton and its winds of up to 115 mph. After the storm, residents were gathering outside to offer help and pitch in to clean up roads and yards.

The storms we face sometimes are dangerous, but our Community will always come together during times like these to keep each other safe and to keep our neighborhood strong.



1966 Tornado on Samara Drive | Courtesy of Nancy Leach

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MAKE SURE YOU ARE RECEIVING ALL THE NEIGHBORHOOD NEWS

EMAIL:

If you are a new resident or have not been receiving the Crime Watch/Events and Neighborhood emails, please contact: Crimewatch@originalcarrollwood.com to get signed up. The emails contain Crime Watch notifications, the Caroler newsletter, social event information, and other neighborhood news.



TEXT:

Receive text message alerts about OC Events and OC Crime Watch Information: To subscribe, text UPDATES to (813) 640-4655 or visit oclinks.cc/texts



FACEBOOK:

You can also join our Facebook page for updates on neighborhood news and social events. This page is the same as the emails so you will not miss anything if you are not on Facebook.



You can search for Original Carrollwood Civic Association on Facebook or visit this link: <https://www.facebook.com/groups/CarrollwoodCivic>



NEW RESIDENTS:

New residents, please contact Maggie Shaffer: MaggieShaffer@originalcarrollwood.com or CCA@originalcarrollwood.com

this & that

OC REAL ESTATE



By Clay Brown
Managing Broker/Market President
Berkshire Hathaway HomeServices
Florida Properties Group. 813-786-4982



At some point, almost every homeowner has done it...a neighbor's home sells, the sign comes down, and before the moving truck is out of the driveway you're doing the math in your head. If they got that for their place, what does that mean for mine?

It's a fair question. And the answer is more nuanced than most people realize.

Bear with me for a second because

this part you probably already know. In real estate, recent sales in your immediate area become what are called comparable sales, or comps. When an appraiser or an agent is trying to establish what your home is worth, they look at what similar homes have actually sold for. Not what they were listed at, not what someone hoped to get, but what a real buyer agreed to pay. The closer that sale is to your home in location, size, age, and condition, the more weight it carries.

Here is where it gets interesting, and where the big real estate websites tend to leave you with an incomplete picture. Shocking, I know. What shows up as a sale price online is not always the full story. If a seller offered closing cost concessions to get the deal done, an appraiser will factor that in. A home that sold for \$500,000 with \$20,000 in concessions is really a \$480,000 sale in the eyes of an appraiser. That distinction can matter more than most people expect when it comes time to establish what your home is actually worth.

Appraisers also stay within about twenty percent of your home's square footage when selecting

comparables. Which means if your neighbor's home is 3000 sq ft and yours is 1900, that sale may carry far less weight than you'd expect, because larger homes typically sell for less per square foot and appraisers account for that gap carefully.

And then there is the value that no formula fully captures. A while back I sold a home very close to White Sands Beach at a price that made the comps raise an eyebrow so much that the appraiser's formula struggled with it. But the buyer understood exactly what they were paying for. So did the seller. Access to a private beach within your own neighborhood is not something you find on a spreadsheet, but it is absolutely something buyers feel when they walk the streets of Original Carrollwood. The buyer paid above the appraised value out of pocket without hesitation.

That said, intrinsic value only works when both sides recognize it. A feature that matters deeply to a seller does not always translate to a buyer. The market is a conversation, not a monologue.

Your neighbor's sale is information. What you do with it is strategy. 

OC Listings as of the Caroler deadline Compliments of Clay Brown, Realtor®

A=Active; P=Pending; S=Sold in the last 30 days

Status	Address	Htd Sq Ft	Price
A	10916 Carrollwood Dr	1,745	\$624,900
A	10403 Lake Carroll Way	1,950	\$525,000
A	10509 Orange Grove Dr	1,460	\$510,000
A	10603 Orange Grove Dr	2,146	\$690,000
A	10307 Reclinata Ln	4,163	\$1,354,999
A	10502 Sago Rd	2,029	\$675,000
A	3322 Schefflera Rd	5,425	\$1,049,900
P	3106 Lake Ellen Dr	2,348	\$779,900
P	11816 Lipsey Rd	1,802	\$554,900
P	3307 Nakora Dr	1,817	\$669,000
P	3025 Samara Dr	2,631	\$600,000
S	10309 Reclinata Ln	2,409	\$521,550
S	10408 Reclinata Ln	2,849	\$610,000
S	3605 Schefflera Rd	2,478	\$650,000



AUGUST 20 IS NATIONAL BACON LOVERS DAY

Help Maintain Lake Carroll

Make a Donation

Residents! Help keep Lake Carroll clean and safe. Financial contributions are needed from everyone. Funds are used to offset expenses for vigorous water sampling and testing, and other lake maintenance and monitoring needs. Contributors are greatly appreciated and will be acknowledged in the *Caroler*.

LAKE FUND DONATION

Name: _____
 Address: _____
 Phone: _____
 Amount: _____

Make funds payable to: Carrollwood Civic Association;
 3515 McFarland Rd.; Tampa, FL 33618. Please include
 this form OR donate through PayPal on the OC website:
www.OriginalCarrollwood.com

Tennis & Pickleball Online Court Reservations:



Download “YourCourts” app or access
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(Facility name = Carrollwood Recreation District)

Secure your request no earlier than seven days in advance of play. You can view the court schedule either on YourCourts or on the bulletin board on the side of the Rec Center.



WE NEED YOU!

CK-8 is looking for **sponsors** for the upcoming 26-27 school year. Use the QR code below to find out about our sponsorship levels and how to submit a sponsorship form.



EMAIL: carrollwoodk8ptsa@gmail.com

WHAT'S THE HOOT?

NEWS FROM CARROLLWOOD K-8 PTSA

THANK YOU

OC NEIGHBORS **ERIC AND BRYNNE ORTIZ**
 FOR YOUR SUPPORT THIS SCHOOL YEAR!



AUGUST UPDATES

Carrollwood K-8 is excited for the start of the 2026-2027 school year! Owls will attend Meet the Teacher on August 6th to visit their classrooms, meet their teachers and drop off supplies. The first day of school is August 10th! Please remember that carline and the back gate will be especially busy during the first few weeks as students and families learn the drop-off and pick-up routines. We appreciate your patience as our Owls practice being respectful, responsible, and safe during arrival and dismissal. Here's to a great 2026-2027 school year at Carrollwood K-8! Go Owls!

WEBSITE: www.carrollwoodk8ptsa.com



UPCOMING EVENT

BACK TO SCHOOL BURGERS: FIVE GUYS

Come celebrate the first week of school with your fellow Owls!

20% of proceeds support CK-8 PTSA

WHERE: Five Guys Carrollwood
 14398 N. Dale Mabry Hwy

WHEN: Thursday, August 13th 2026
 3:00pm to 7:00pm

FLYER:



Present this flyer or mention the code FGGIVESBACK to receive 20% back to Carrollwood K8.

AUGUST 2026 ISSUE #3

Puzzles OF THE Month

Find the hidden peacock
within the pages of this
issue of the Caroler!



INTERNATIONAL LEFT-HANDERS DAY • AUGUST 13

CELEBRATE YOUR LEFTIES!

Back to School Brain Exercise!

There's a room with 100 people,
99% are left-handed.

So, one right hander, 99 left handers.

How many left-handed people would have to leave the room to make it 98% left-handed?

SUBMIT YOUR ANSWER(S) BEFORE AUGUST 10

Email Caroler@roxc.graphics

All who reply will have their name posted in the next
issue of the Caroler!

Location of the hidden peacock in the previous issue: Page 3

Congrats and thanks to last month's puzzle players!

Terry Kors
Star Dyal
Summer Dyal
Lucie Fahs
Celeste Downey

July's Word Scramble Solution

1. Flag
2. United
3. Freedom
4. Liberty
5. Stars
6. Stripes
7. Red, White & Blue
8. Independence
9. America
10. Semiquincentennial



**ORIGINAL
CARROLLWOOD**
CHARM ON EVERY CORNER



Has Something Changed In Your Home

A New Baby?

A Newcomer to OC?

Dropped a Land Line?

Marriage?

New Email Address?

UPDATE YOUR DIRECTORY INFO!

First/Last Name(s) _____

Children's (optional) _____

Address _____

Phones _____

Emails _____

Owner or Renter? _____

Please email your updated information to
Directory@OriginalCarrollwood.com or drop off or mail to the
Rec Center, 3515 McFarland Road, Tampa, FL 33618

Dooooo Be Courteous...

**Pick up after your dog in
our neighborhood!**

**And don't forget, leashes are
required by Hillsborough County Ordinance.**

A friendly reminder from your neighbors and Community leaders.



OC DIRECTORY UPDATES MADE QUARTERLY

Keep current for access to White Sands Beach!

The guard service is given a new directory quarterly and all passes issued by the business office will expire. The quarterly updates will not be mailed out, but only utilized between the business office and the guard service.

CALLING ALL NEIGHBORS!

We are looking to add some new and exciting content to the Caroler in the upcoming months. We have a few ideas for articles.

We would love your help to contribute to some of these!



2. REMARKABLE RENOVATIONS —

Many homes in our neighborhood have gone through amazing transformations and facelifts. If you would like to share the work you've done on your home (exterior curb appeal or backyard renovations), send before/after photos and a small blurb about the work you've done to improve the appearance of your home.

Please e-mail all submissions to Kristin Nail
KristinNail@originalcarrollwood.com

1. YOUNG NEIGHBOR AWARDS AND ACHIEVEMENTS —

We would love to highlight some kids in the neighborhood who have earned awards or proud of something they have achieved. For example: Winning a soccer tournament, making a travel baseball team, district speech competition winner, learning how to ride a bike for the first time, etc. No achievement is too small! Send in a photo and blurb about your child and we will put it in a future issue.

3. NEWCOMER SPOTLIGHT —

If you have recently moved into the neighborhood (within the last year or so), we would love to get to know you! Email Kristin Nail at KristinNail@originalcarrollwood.com and she will send you some short/easy interview questions for a spotlight article.

Thank you! Look forward to seeing more of you in the Caroler.

CC Neighbor Spotlight

by Maggie Shaffer



The Peñas

(Fernando, Lindsay, Silvia, and Camila)

Can you tell us a little about your family?

Fernando grew up in California and Lindsay is a Tampa native. After college, they both moved to Houston, where they met. Shortly after welcoming their first daughter, Silvia, they knew it was time to move closer to family. The family relocated to Tampa in 2022 and welcomed their youngest daughter, Camila, in 2024. Fernando works in Medical Device Contract Manufacturing and Lindsay serves as Chief Academic Officer for Junior Achievement of Tampa Bay. Both Silvia and Camila attend neighborhood schools.

How long have you lived in the neighborhood?

We have lived in the neighborhood for almost 3 years.

What brought you to Original Carrollwood?

After initially searching for homes in South Tampa to be near Lindsay's family, our realtor introduced us to Original Carrollwood. The trees, sidewalks, and yards drew us in right away. Being within walking distance to Carrollwood K-8 and Scotty Cooper made it an easy decision! A lengthy home renovation followed, but every bit was worth it.

Where do you typically spend time around the neighborhood?

The neighborhood's real magic is its people. Through community staples like the Fourth of July celebration, the Halloween parade, CK8 Hootiefest, and book club, we've built friendships that feel like family—especially since Lindsay's sister and her family also moved to Original Carrollwood! You'll find us chatting in driveways while the kids ride bikes after school, pool hopping at friends' houses, or walking down to Scotty Cooper on slow mornings. We're incredibly grateful for our home and this community.