

More News!

Community Projects

- * Pool area pavers have been repaired and sealed.
- * Large tree trimming in the front of the homes has been completed and the back of the homes will be done soon.
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- * The new landscaping company will begin in March. A walkthrough of the community will take place to identify any plants or trees that may have died in the frost and need replacement.
- * We have chosen a contractor for the painting project. Painting of ALL townhomes will begin this spring. Fronts and backs including in the lanai area will be painted.

Keeping Our Community Safe

The Board has been made aware of incidents involving some of the children in the community. These children have been seen, photographed and/or videoed vandalizing property in Fishhawk Ridge and/or throwing objects at moving vehicles. Currently and as in the past, if anyone including a child, is seen vandalizing Fishhawk Ridge in any way or throwing objects at moving vehicles, the HOA attorney may send a formal notice to the family to vacate the property.

According to the Fishhawk Ridge governing documents, creating a nuisance is prohibited and can be grounds for eviction. This includes, but is not limited to, threats, vandalism, noxious/offensive or illegal activities, property damage and actions that compromise the safety of others.

There have also been reports of children darting out from in-between cars into the traffic. We suggest that parents take a proactive approach and talk to their children about their safety when playing to prevent a potential catastrophic accident.

Homeowner Insurance update

FishHawk Ridge townhome owners are required to carry HO-3 Homeowners Insurance, or DP3 for rentals, not HO-6 Condo Insurance, because each owner is responsible for fully insuring the structure of their individual dwelling.

Our governing documents for FishHawk Ridge Association state in Section 4 (Insurance on Lots) that owners must maintain coverage "insuring the dwelling in an amount equal to the maximum insurable replacement value, except for foundation and excavation."

An HO-3 policy provides structural coverage for the entire dwelling, which satisfies this requirement. An HO-6 policy is designed for condo interiors only ("walls-in" coverage) and does not insure the full structure, so it does not meet the association's insurance requirement.

Trash Reminders

Remember to break down your cardboard boxes and place them in the dumpster. If the dumpster is full, dispose of your trash in another one of the eleven dumpsters in the community.

If you leave the lid open, overflow the dumpster, leave trash on the outside of the dumpster or dispose of anything other than household trash, you will be imposed a fee up to **\$1000**.

When someone disposes their trash or leaves large items on the side of the dumpster, the HOA has to contact a removal company in addition to our regular garbage service which in turns effects our budget.

Fishhawk Ridge Newsletter



Fishhawk Ridge Swap Meet

We are having our 1st annual Fishhawk Ridge Swap meet!

When: **Saturday: March 7, 2026**

Time 8:00 am-12:00pm

Please reach out to Rosemarie at 719-229-1362 or Barbara at 813-716-9922 for more information.

Remaining items can be taken back home or they can be donated to Lighthouse or the Salvation Army.

We look forward to seeing you all on March 7.

New Pool Hours

Fishhawk Ridge Association follows the pool hours in accordance to Fishhawk Ranch.

March 8-April 2026: 7:00am until 7:00pm

May-August 2026– 7:00 am until 8:30pm

Please note that there are cameras in the pool area that set off alarms. There is a fee for anyone that jumps the pool fence or occupies the pool area after hours. If Hillsborough County Sheriff is called, the person that jumps the fence will also get the fee imposed by the County.

STAY IN THE KNOW

If you would like up to date information, be sure to email Terra Management at askus@terramanagers.com with your current email address. You may also join the Fishhawk Ridge Community Facebook group.

If you have a building or community emergency such as a sprinkler or outside water leak, please contact Terra Management at 813.774.9241. Please do not post emergencies on Facebook as the management company does not monitor the group.

Playground Park Rules and Hours

- CHILDREN UNDER THE AGE OF 12 MUST BE ACCOMPANIED BY AN ADULT.
- NO ROUGH PLAY OR YELLING PERMITTED.
- USE THE PLAYGROUND EQUIPMENT AT YOUR OWN RISK.
- DO NOT BRING ANY SHARP OBJECTS SUCH AS GLASS, ROCKS OR DEBRIS ONTO PLAYGROUND.
- NO BALLS OR BIKES ALLOWED.
- IF YOU ARE CAUGHT WRITING OR DAMAGING THE PLAYGROUND DUE TO MALICIOUS BEHAVIOR, YOU WILL INCUR THE COST OF FIXING THE DAMAGE.

- September until the first Sunday of November: 7am - 7pm
- First Sunday of November until the second Sunday of March: 7am - 6pm
- Second Sunday of March through April: 7am - 7pm