

TODAY'S NEWS

RIVERWALK NEWSLETTER



March 2024



OFFICE HOURS

M-F 8:30 - 5:30

SALES ONLY

SAT. 12:00 - 4:00

SUN. CLOSED

POOL HOURS

10:00 - 7:00

Important Numbers

Spectrum Bulk Package

Customer Service:

1-833-697-7328 OR 1-855-326-5115

Zego by Pay lease (online portal payments) 24/7 Customer Service:
(866) 729-5327

Online Portal:

<https://steiner.twa.rentmanager.com>

Riverwalk Office:

813-677-6782 or

Riverwalk@steinercommunities.com

Riverwalk after hours - Emergency:

813-333-3206

Hillsborough non-emergency:

813-247-8000

8518 Gibsonton Drive # 185

Gibsonton FL 33534

Riverwalk's Easter Egg Hunt
Sunday March 24th @ 1PM

Details in the newsletter



Leaf Cans - Please do not remove from lots we dropped them at; residents coordinated them for their use. Please use them within 72 hours of dropping them off so we can keep them rotating thru out the community. Please do not make them too heavy for us to lift and dump. We have a limited number of cans available some days so please be patient. Thanks, and Keep up the great work! **No need to bag them**



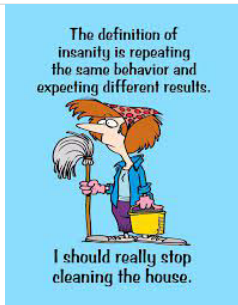
Plan – we do not deliver the cans on the weekends!

We are getting Weekly deliveries from Street Angel Ministries now on Monday & Wednesday. I will send out a Dial my call when it arrives. Each delivery varies with the offerings. If you are in need but cannot make it to the office, please call me and we will bring you a box of food.





Lot 172 – Agustine & Leslie Gonzalez



ANNOUNCEMENT

Riverwalk has just signed a contract with **Autopros Towing and Recovery LLC**. They will be patrolling the community on a regular basis for cars that are in violation of our community rules. Depending on the violation you will be immediately towed or stickered with a warning of a date/time that it will be towed by. Your vehicle can be towed for various reason – flat tire, no plates, expired registration, parked on the grass, blocking the roadway, three vehicles parked at a lot, non-working condition.... They have permission after office hours to tow vehicles that are parked at street level without warning or a courtesy knock.

Thank you!

COMMUNITY



PRESSURE WASHING SPECIAL FOR RIVERWALK RESIDENTS

\$150 for singlewide house wash (mold removal)
\$200 for doublewide
\$100 for roof cleaning (mold removal) (single or double)
\$50 for driveway and sidewalk cleaning



Thursday March 14th @ 5 pm

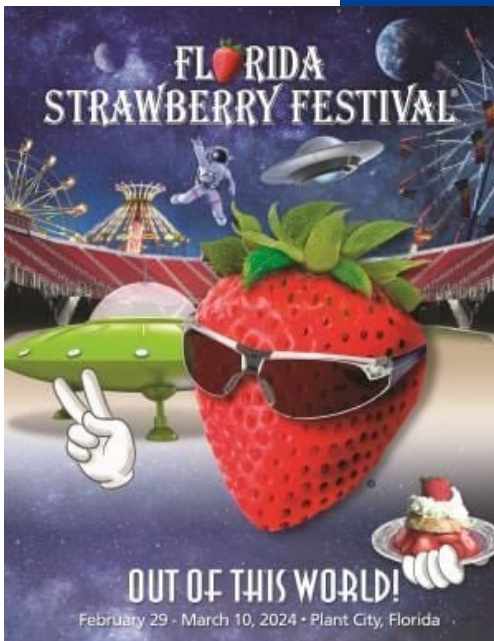
FRONT FIELD

For more information :

<https://www.streetangelsministry.org/gallery-street-angels-ministry-tampa/>


















MARCH 29 - 30, 2024 | MACDILL AIR FORCE BASE





Tampa's annual River O'Green Festival will return to Curtis Hixon Park on Saturday, March 16 from 11am-6pm. This fun St. Patrick's Day celebration includes dyeing the Hillsborough River a brilliant emerald green. The River O'Green Fest is put on by Tampa's Downtown Partnership with the City of Tampa and takes place along our award winning Riverwalk. The Hillsborough River provides a perfect backdrop to the celebration which includes live entertainment, games, kids activities, food trucks, and of course, beer.

What's biting??

Coastal Species				
 <p>Bluefish ▲■</p> <p>Minimum Size Limits:</p> <ul style="list-style-type: none"> • 12" fork <p>Daily Recreational Bag Limit:</p> <ul style="list-style-type: none"> • 10 per harvester per day 	 <p>Blue Runner ■</p> <p>Minimum Size Limits:</p> <ul style="list-style-type: none"> • No minimum <p>Daily Recreational Bag Limit:</p> <ul style="list-style-type: none"> • 100 fish per harvester per day 	 <p>Bonefish ■</p> <p>Daily Recreational Bag Limit:</p> <ul style="list-style-type: none"> • 0 per harvester per day <p>Remarks</p> <ul style="list-style-type: none"> • Catch and release only • Hook and line only 	 <p>Pompano, African ●▲■</p> <p>Minimum Size Limits:</p> <ul style="list-style-type: none"> • 24" fork <p>Daily Recreational Bag Limit:</p> <ul style="list-style-type: none"> • 2 per harvester per day, not to exceed 2 per vessel per day 	 <p>Sheepshead ●▲■†</p> <p>Minimum Size Limits:</p> <ul style="list-style-type: none"> • 12" <p>Daily Recreational Bag Limit:</p> <ul style="list-style-type: none"> • 15 per harvester per day <p>Remarks</p> <ul style="list-style-type: none"> • Snatching prohibited
 <p>Weakfish ▲◆</p> <p>Minimum Size Limits:</p> <ul style="list-style-type: none"> • Weakfish Management Area (WMA) in Nassau County - 12" • All other areas - no minimum <p>Daily Recreational Bag Limit:</p> <ul style="list-style-type: none"> • WMA - 1 per harvester • All other areas - 100 pounds per day <p>Remarks</p> <ul style="list-style-type: none"> • Regulations apply in parts of Nassau County only. • See map at: MyFWC.com/Fishing/Saltwater/Recreational/Weakfish 	 <p>Snook (All species) ▲◆■</p> <p>Minimum Size Limits:</p> <ul style="list-style-type: none"> • Not less than 28" or more than 32" Atlantic excluding Monroe • Not less than 28" or more than 33" Gulf and Monroe County <p>Closed Season:</p> <ul style="list-style-type: none"> • Atlantic (excluding Monroe) closed Dec. 15-Jan. 31 and June 1-Aug. 31. • Gulf including Monroe County, Dec. 1-end of February, and May 1-Aug. 31. <p>Daily Recreational Bag Limit:</p> <ul style="list-style-type: none"> • 1 per harvester per day <p>Remarks</p> <ul style="list-style-type: none"> • Snook permit required for harvest when saltwater license required. See MyFWC.com for snook permit details. Snatch hooks and spearing prohibited. 	 <p>Spotted Seatrout ●▲◆†■</p> <p>Minimum Size Limits:</p> <ul style="list-style-type: none"> • Not less than 15" or more than 20" (See remarks) <p>Daily Recreational Bag Limit:</p> <ul style="list-style-type: none"> • 5 per harvester per day N.W. Zone • 4 per harvester per day S.W. Zone • 4 per harvester per day S.E. Zone • 6 per harvester per day N.E. Zone <p>Remarks</p> <ul style="list-style-type: none"> • May possess no more than 1 over 20"; included in the regional bag limit. See management zone map at MyFWC.com. 	 <p>Permit ●▲†■</p> <p>Minimum Size Limits:</p> <ul style="list-style-type: none"> • 22" fork Special Permit Zone (SPZ); Not less than 11" or more than 22" fork all other areas <p>Closed Season:</p> <ul style="list-style-type: none"> • May 1-July 31 SPZ Only <p>Daily Recreational Bag Limit:</p> <ul style="list-style-type: none"> • 1 per harvester per day, not to exceed 2 per vessel per day SPZ; • 2 per harvester per day all other state waters <p>Remarks</p> <ul style="list-style-type: none"> • May possess 1 over 22" fork length outside the SPZ, not to exceed 2 over 22" fork per vessel per day. For map of SPZ, please see: MyFWC.com. 	 <p>Tarpon ●†■</p> <p>Recreational Bag Limit:</p> <ul style="list-style-type: none"> • 1 per harvester per year. \$50 harvest tag required. Vessel limit of one fish. Harvest tag can only be used when fish is retained for potential IGFA record. <p>Remarks</p> <ul style="list-style-type: none"> • Tarpon over 40 inches must remain in the water during release. Spearing and snatch hooking prohibited. Bottom weighted jigs prohibited in Boca Grande Pass. See: MyFWC.com/Fishing/Saltwater/Recreational/Tarpon for additional information.
 <p>Black Drum ▲◆†■</p> <p>Minimum Size Limits:</p> <ul style="list-style-type: none"> • Not less than 14" or more than 24" <p>Daily Recreational Bag Limit:</p> <ul style="list-style-type: none"> • 5 per harvester per day <p>Remarks</p> <ul style="list-style-type: none"> • May possess one over 24". Snatching prohibited. 	 <p>Flounder ▲◆†</p> <p>Minimum Size Limits:</p> <ul style="list-style-type: none"> • 12" <p>Daily Recreational Bag Limit:</p> <ul style="list-style-type: none"> • 10 per harvester per day <p>Remarks</p> <ul style="list-style-type: none"> • May be harvested by spearing. Snatching prohibited. 	 <p>Mullet, Striped (Black) & Silver</p> <p>Minimum Size Limits:</p> <ul style="list-style-type: none"> • No minimum size <p>Daily Recreational Bag Limit:</p> <ul style="list-style-type: none"> • 50 aggregate per harvester per day; • Aggregate vessel limits Feb. 1-Aug. 31: 100 per vessel; Sept. 1-Jan. 31: 50 per vessel 	 <p>Pompano, Florida ▲†■</p> <p>Minimum Size Limits:</p> <ul style="list-style-type: none"> • 11" fork <p>Daily Recreational Bag Limit:</p> <ul style="list-style-type: none"> • 6 per harvester per day <p>Remarks</p> <ul style="list-style-type: none"> • Hook and line, cast net and beach or haul seine ONLY. 	 <p>Red Drum (Redfish) ▲◆†</p> <p>Minimum Size Limits:</p> <ul style="list-style-type: none"> • Not less than 18" or more than 27" <p>Daily Recreational Bag Limit:</p> <ul style="list-style-type: none"> • 2 per harvester per day in NE and NW zones, 1 per harvester per day in S zone. See map at MyFWC.com. • Vessel limit of 8 fish, on-shore possession limit during transport 6 fish <p>Remarks</p> <ul style="list-style-type: none"> • Giggling, spearing, snatching prohibited. Harvest in Federal waters prohibited.

whats in season *march*



Apples
Artichokes
Avocados
Asparagus
Bananas
Beets
Bok Choy
Broccoli
Brussels Sprouts
Cabbage
Carrots
Cauliflower
Celery
Greens

Kiwi
Leeks
Lemons & Limes
Mango
Mushrooms
Parsnips
Pears
Pineapples
Potatoes
Rutabagas
Strawberries (FL)
Sweet Onions
Turnips

*visit healthyfamilyproject.com for recipes
using these seasonal fruits & veggies*



Shepherd's Pie



Ingredients

- 1-pound potatoes, peeled and chopped
- 1 tablespoon canola oil
- 1 pound ground beef
- 1 large onion finely chopped.
- 1 red bell pepper finely chopped.
- 2 cloves garlic finely chopped.
- 1 (14 ounce) can beef broth
- 2 tablespoons ketchup
- 1 tablespoon soy sauce
- 1 tablespoon Worcestershire sauce
- 1 teaspoon mild curry powder
- 1 tablespoon cornstarch
- 2 tomatoes coarsely chopped.
- 1 (16 ounce) package frozen mixed peas and carrots
- ¼ cup milk
- 1 tablespoon butter
- 1 cup shredded extra-sharp Cheddar cheese.
- salt and pepper to taste.

Directions

1. Bring a large pot of lightly salted water to a boil. Add potatoes, and cook until tender but still firm, about 15 minutes; drain, and return to pan.
2. While potatoes are boiling, heat oil in a large skillet. Cook ground beef with onion, red pepper, and garlic until beef is evenly brown. Stir in beef broth, ketchup, soy sauce, Worcestershire sauce, and curry powder. Bring to a boil, and simmer 3 to 4 minutes. Mix cornstarch with a little water to form a paste, then stir into skillet with tomatoes, peas, and carrots. Cook until thickened, season with salt and pepper. Spoon into a casserole dish.
3. Preheat oven on broiler setting. Add milk and butter to cooked potatoes, and whip until smooth and creamy. Spoon over meat mixture. Sprinkle top with shredded cheese.
4. Place under broiler for 3 to 5 minutes, or until cheese is melted and speckled with brown.

Help Us Be A Good Neighbor

Park in Legal Spaces
Refrain From Honking Horn
Throw Trash in Trash Cans
Respect Other
People's Property



Thank you!

- Do not use the mailbox, park or pool trash cans for your household trash
- Do no park utility trailers at your lot
- Dogs must be leashed at all times - please pick up after them
- Speed limit 10 MPH
- Do not park street level OR on the grass
- 2 cars per lot, extra cars please use the overflow parking lot
- Trash bags 25 lbs or lighter

It's St. Patrick's Day!



FIVE REASONS TO LIST

YOUR HOME WITH PARK PLACE

We know your community . . . your Community Manager is the Park Place Housing Sales Consultant – and is familiar with your community. Your Community Manager lives in your community and can talk about it as a resident, a manager, and a salesperson!

We know the market . . . Park Place Housing sells homes throughout the West Coast of Florida. We know what homes are selling for and what buyers are willing to pay.














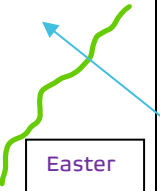

We know home sales . . . we are in the business of selling homes – it is an art and a science, and we are good at both! We know how to capture a serious buyer's interest and how to turn a "looker" into a buyer.

We know people...We know how to talk with "lookers" and serious buyers – and we know how to tell the difference. We are skilled in pointing out the features of the homes we sell as well as the benefits of the communities in which they are located. We know how to find out what buyers are looking for and match to the home that meets their needs and wants!

We advertise...we feature homes for sale on our web site, in newspaper ads and on our signs. If it is listed with Park Place Housing...people will know about it!



March

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
					1	2
						
3	4	5	6	7	8	9
						
10	11	12	13	14	15	16
			 Water Meters Read	 		
17	18	19	20	21	22	23
					April Statements Posted	
24/31  Easter	25 	26	27	28	29	30

Easter Egg Hunt @ 1 PM Pool Pavilion

Pick Your Neighbor

Want to earn some extra CASH?

Refer a friend, co-worker, family member, **ANYONE** to our community, and when they move in, **YOU** get \$500 when they buy a home that is being sold by Park Place!!**



How? Refer someone who....

- Purchases a new home and moves it into a vacant lot in Riverwalk.
- Purchase a Park Place model home already in Riverwalk.
- Purchase a pre-owned Park Place home already in Riverwalk (does not apply to listings of homes sold under \$10,000)
- New Resident must give us the name of the referral source prior to signing. Please contact the Riverwalk Office (813-677-6782) or Park Place (813-985-8820) before purchase is made. If all cash deal (cash for full price plus sales tax, tag, and title) or an outside-financed (not Park Place) deal, the \$500 check will be mailed to you within 30 days after closing. If it is a Park Place lease option, you will receive \$250 within 30 days of closing and the balance of \$250 after 6 months, subject to your referral paying monthly charges on time and in full for this period.
- **Refer someone who RENTS from Park Place housing, you will receive a \$50 referral bonus.**

THANK YOU FOR CHOOSING RIVERWALK!



Your Source for High Value, Low Cost Florida Homes.

**** Only applies to homes being sold by Park Place**