

THE SUNDANCER



Sundance MHP

www.zephyrhillssundancehoa.org

Volume 1 Issue 3

December 2025

Sundance Homeowners Association

6336 Santa Fe Drive, Zephyrhills, Florida 33542
info@zephyrhillssundancehoa.org



Board of Directors

President: Marilyn Custer 813-523-3993
marilyn@zephyrhillssundancehoa.org
Vice Pres: Anne McDonald 813-395-4723
anne@zephyrhillssundancehoa.org
Secretary: Kathy Oliver 810-358-8806
kathyo@zephyrhillssundancehoa.org
Treasurer: Kim Dornheim 267-342-1195
kim@zephyrhillssundancehoa.org
Director: Sally Defina 813-731-2999
sally@zephyrhillssundancehoa.org
Director: Sandy Smith 815-546-4352
sandy@zephyrhillssundancehoa.org
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april@zephyrhillssundancehoa.org
Website: www.zephyrhillssundancehoa.org
Editor: Kathy Oliver 810-358-8806
sundancenewslettereditor@yahoo.com

Sundance Mobile Home Community Office:

Office Hours: Monday thru Friday 8:00 am til 4:00 pm
Community Mgr: Deidra Shelley 813-779-3214
sundance@legacymhc.com
Admin. Asst: Dianna Kane 813-779-3214
dkane@legacymhc.com
After Hours: 813-779-3214
Website: www.legacymhc.com

Emergency Care/Urgent Care

Pasco County Sheriff's Office (non-emergency)
..... opt 7 727-847-8102
Hospital: Florida Hospital ER 7050 Gall Blvd, Zephyrhills
..... 813-788-0411
24 hour ER 7050 Gall Blvd., Zephyrhills 813-783-6112
Zephyrhills VA Clinic 37827 Eiland Blvd. M-F, 0700 - 1630
..... 813-780-2550
Caring Physicians Medical Clinic 6755 Gall Blvd
..... 813-782-4439



Couples Golf League

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Christmas Spirit Week

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President	Vice President	Treasurer	Secretary
			
Marilyn Custer	Anne McDonald	Kim Dornheim	Kathy Oliver

Director	Director	Director
		
Sandy Smith	April Blackman	Sally Defina

info@zephyrhillsundancehoa.org
www.zephyrhillsundancehoa.org



Legal Update:

On October 29th, we conducted our first meeting with Legacy, commencing a 15-day period for review and action. This time-line allows approximately one week for thorough preparation before the next steps. During this period, we intend to exercise our right to request a second meeting to review comparisons and ensure all matters are fully considered.

Furthermore, we are prepared to pursue mediation if necessary to resolve any outstanding issues in a fair and constructive manner.

**A second meeting has been requested with no response at the time this statement went to press.*

Community Fundraising Update:

We've been holding community events in hopes of raising funds to help with potential legal fees. These events take a lot of time and effort to organize, and while we've had some wonderful support, overall attendance has been low.

Your participation truly makes a difference - not only in bringing our community together, but also in determining whether we'll have the funds needed for any future legal expenses. If interest and attendance don't improve, we may need to pause or discontinue these events.

We deeply appreciate everyone who has shown their support so far. Every bit of help, every ticket, and every moment you share with us contributes to the strength of our community.

- Together We Rise -

Are you new to SUNDANCE?

Our Hospitality Greeter is Andy & Betty Ludwick, and they would like to connect with you!

They have information on our next Meet n' Greet and can answer any questions you may have.



Please let Andy & Betty Ludwick know you're here! 813.715.2385

We all look forward to meeting you soon!!

HAPPY

 NEW YEAR

Disclaimer: Our advertisers, and their products/services, have met the needs of many of your neighbors. The HOA, Sundance Community, or this Newsletter, does NOT endorse or recommend any paid advertiser. Thank You.

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for all the battles
 you've won that
 nobody knows about...



Sunshine Club

Get Well Cards sent to:

Ed Luttrell, Paul Lavasseur,
Bev Fick, Deb Moreshead, Grace
Smalligan, June Wold, Bert
Minetti, Sue Southworth, Linda
Hey, Dennis Karl



The Sunshine Club would like to send a card if you know of a friend or neighbor that has been ill, in the hospital, or lost a loved one, please contact Ann Krauss 813-783-7860



WHO DOESN'T WANT TO HAVE FUN AND SAVE MONEY?

Love the movies? Reading? Traveling?
Give yourself a gift this Christmas!!

Enjoy outings even more with *Senior Discounts* on Various entertainment options!

AMC Theaters: 30% discount for seniors 60+

Regal Cinemas: D30% off for seniors 60+

Kindle E-Books: AARP members save 50% off

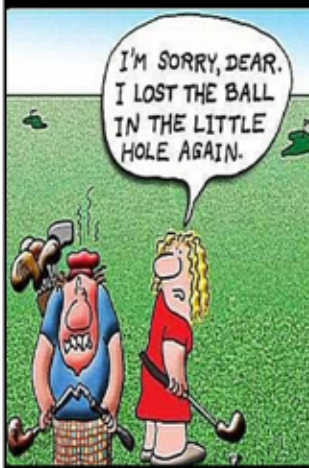
Ticketmaster: Seniors 65+ enjoy reduced prices on tickets (discount varies per ticket)

US Museums: Seniors 50+ enjoy discounts and special offers at museums, (discount varies depending on museum)



National Park Service: Senior Pass for people aged 62+ offers access to over 2,000 federal recreation sites. (Fun fact, this pass pays for itself after you've visited two or three parks!)

The Sundance Couples League



WHERE: Scotland Yards Golf Course in Dade City
9424 US Hwy 301, Dade City, FL 33525 (north of Zephyrhills)

WHEN: Mondays, Nov. 3 - Apr. 27,
TEE TIMES: begin at 10:45 a.m.

GREEN FEES: apprx. \$40 and \$2 pp for

This is a 4-person scramble, with prizes determined, by drawing from a hat, what feature of the game we will be rewarding: such as high and low scores, most and least putts, most pars, birdies, bogies, chip-ins and eagles.

Couples are encouraged to join by contacting
Dave Heim at 612-708-9579
or by email at dcheimer@hotmail.com



Sundance Homeowners Association
8336 Santa Fe Dr., Zephyrhills, FL 33542
info@zephyrhillsundancehoa.org

Don't miss out on events,
activities, and information!

We now have our own Facebook Group and if you are a HOA Member you can join. Look for the Sundance Logo and request to join today!



Bloodmobile Dates

All are Wednesdays
December 17, 2025
February 17, 2026
April 8, 2026



Come Sing With Us

Join the Vintage Beats for a Christmas Sing-Along

December 12 @ 7 pm

Refreshments will be provided



SAFETY PATROL

Tues, Dec 16, @ 1 pm



Monthly Activities

Shuffleboard

Monday – Wednesday – Friday @ 10 am

Coffee n' Donuts

Wednesday @ 8 am, in the Clubhouse
Donuts \$1.25 each

Euchre

Tuesday & Friday @ 6 pm, in the Clubhouse

Board Games

Tuesday & Thursday from 1 pm – 4 pm, in the Clubhouse

Contact: Jim Durney @ 813-838-0611

Indoor Cornhole

Tuesday & Thursday @ 10 am, in the Clubhouse
9:45 am set up

Hand, Foot & Elbow

Monday @ 6 pm, in the Clubhouse

Water Aerobics

Monday – Wednesday – Friday @ 9 am
Contacts: Bev Fick 330-754-7041 or Sue Naugle 813-355-4594

Sundance Veterans Group

Last Tuesday of Each Month @ 9 am, in the Clubhouse
Coffee & Donuts

Romeo Club

(Retired Old Men Eating Out)

First & Third Tuesday of Every Month
@ 8:30 am at the Village Inn
Contact: Dennis Dutkiewicz 860-944-1190

Juliet's

(Just Us Ladies Into Eating & Talking)

First & Third Tuesday of Every Month
Meet at the Clubhouse at 1:11 pm
Contact: Linda Kimmeth

Good Grief

3rd Thursday of each month @ 3pm

SUNDANCE EVENTS:

DECK THE HALLS

Meet n' Greet

December 1st @ 1 pm

Come help decorate the
Social Hall for Christmas and
meet your neighbors!

Refreshments will be served

- Sponsored by the HOA -

SOCK EXCHANGE

December 4th @ 6 pm

Bring a pair of Socks
filled with gifts & treats to swap

Bring a snack or treat for the table to share

LUNCH BUNCH

**Dec 4th. We will be carpooling and leaving the
clubhouse at 11 am.**

Papa Joe's Italian restaurant.
Spring Lake Hwy, Brooksville Fl.

SUNDANCE CHRISTMAS DANCE

December 6

Meal @ 5:30 pm

Dance @ 7 pm

Sing up sheet in the clubhouse for food
Music by JT and Jen



GOLF CART PARADE

December 11th @ 6 pm

Start at the Clubhouse Parking Lot

WREATHS ACROSS AMERICA

December 13th @ 10 am

Meet at the Clubhouse Parking Lot
Depart at 8 am sharp!



ICE CREAM SOCIAL

December 15th @ 1 pm

Blizzards

FEE \$3

MOVIE & DINNER

December 18th @ 5 pm

*Menu: Tortellini Soup, Baked Chicken
Mashed Potatoes, Garden Salad,
and Cobbler for dessert*

Movie: It's a Wonderful Life

FEE \$15



RESIDENT POTLUCK

December 21st @ 4 pm

BISTRO

December 22 @ 4:30 pm

Prior to Music Bingo
Ala Carte pricing



MUSIC BINGO & COOKIE SWAP

December 22nd @ 6 pm

Music, Singing, Laughter,
Dancing & Prizes
with Kris Pierce

Wear your UGLIEST Christmas Sweater
and

Bring your BEST Dozen Cookies to Swap!
NO FEE FOR BINGO!

PAJAMAS & PANCAKES

January 1, 2026 @ 10 am

Join us for a yummy Pancake Breakfast then stay
and help take down all the Christmas Decorations

- Sponsored by the HOA -

Upcoming
**COMMUNITY
EVENTS**



Sundance MEN'S GOLF LEAGUE

is looking forward to
enjoying another season
of great Golf!

WHERE: Lake Bernadette Golf Course, CR 54 West,
Zephyrhills.

WHEN: Every Wednesday

TIME: 9:15 am

The season runs from November 13th - April, 2026

GREEN FEES: \$39 plus \$5 per person for prize money

It is a 3 or 4 person scramble with prize money
based on score and closest to the pin on one
hole per week.

Men interested should contact:
Steve Cooper at 765-730-7538
or email scflin06@gmail.com.

*I've been watching this
group all year, and most
of you are not naughty...*



You're mentally ill



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Saltine Toffee

Ingredients:

- 40 saltines
- 1 cup butter, cubed
- 3/4 cup sugar
- 2 cups semisweet chocolate chips
- 1 package (8 ounces) milk chocolate English toffee bits



Directions:

1. Line a 15x10 baking pan with heavy-duty foil. Arrange saltines in a single layer on foil; set aside.
2. In a large heavy saucepan over medium heat, melt butter. Stir in sugar. Bring to a boil; cook and stir for 1–2 minutes or until sugar is dissolved. Pour evenly over the crackers.
3. Bake at 350 degrees for 8–10 minutes or until bubbly. Immediately sprinkle with chocolate chips. Allow chips to soften for a few minutes, then spread over the top. Sprinkle with toffee bits. Cool.
4. Cover and refrigerate for 1 hour or until set. Break into pieces. Store in an airtight container.



WREATHS
across
AMERICA

LIVE UP TO THEIR LEGACY

**Florida National Cemetery
Bushnell**

Saturday, Dec 13, 2025
Ceremony starts 11:30 am
Wreath Distribution 10:00 am

Would you like to participate?

Contact Marilyn Custer

**We will leave
the
Clubhouse @
8 am**

**If you're out shopping
today, be nice to the
retail workers.
It's not their fault you
waited until Marys
water broke to shop.**



DECEMBER Is My BIRTHDAY (Yes, The Whole Month)

1st	Karen Lemieux
2nd	Nancy Wernsman Kathleen Buczkowski
3rd	Michelle Converse
4th	Judy Repp
5th	Carol Sullivan
7th	Lisa Smith
8th	Helena Acker Sandra Philbrick
10th	Stephen Soule
13th	Erik King
16th	Dennis Hohensee Mitch Kosoff
17th	Rick Kimmeth Jan Unangst
28th	Barbara White
29th	Kathy Pasquale Luis Sequira
30th	Tina Prosseda
31st	Edna Teuscher



2nd	Dionne Kevin & Judy
8th	Riendeau Don & Marla
18th	Blake Robbie & Susan
27th	Diehl John & Kathy
30th	Smith Ernie & Becky



Hello
DECEMBER

Hear me out, a party
bus... but it stops at
coffee shops and then
drives around town
looking at Christmas
lights





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CHRISTMAS SPIRIT WEEK

DECEMBER 8TH - 12TH

JOIN US FOR A FESTIVE WEEK OF CHRISTMAS CELEBRATIONS!

MONDAY



DECK THE HALLS MONDAY

Wear holiday accessories, jewelry, lights, etc.

TUESDAY

TREE TOPPER TUESDAY

WEAR YOUR FAVORITE FESTIVE HAT!



Wear your favorite pair of antlers or hat.

WEDNESDAY



CHRISTMAS PJ'S DAY

WEAR YOUR COZIEST HOLIDAY THEMED PAJAMA'S!

Wear your favorite cozy Christmas pajamas

THURSDAY

TINSEL TOE THURSDAY

SHOW YOUR CHRISTMAS SPIRIT WITH YOUR FAVORITE PAIR OF SOCKS!



Wear your favorite Christmas socks

FRIDAY



FESTIVE FRIDAY

GO ALL OUT IN YOUR MOST FESTIVE SWEATER OR OUTFIT

The more bling the better! Dazzle us!

December 2025 Managers Corner

LOT RENT PAYMENTS

Please remember to contact your bank and change your rent amount for January 2026.

If you mail your lot rent, please remember to provide ample time for your payment to arrive in the office. This applies to bill payments as well.

Portal: www.communityresport.com

Thank you for your prompt payments!

****WE WILL NO LONGER BE ACCEPTING POSTDATED CHECKS IN THE OFFICE.**



MAIL

If you would like your mail to be sent to a different address, other than your Sundance address, please notify the office.

Welcome back to our snowbirds!!

***Merry Christmas and Happy New Year
from the Sundance Office Staff!***



RED VELVET CAKE: 1 ½ Cup Sugar, 1 teaspoon Vanilla Extract, 1 ½ Cups Vegetable Oil, 1 teaspoon White Vinegar, 2 Eggs, 2 ½ Cups All-Purpose Flour, 1 Bottle Red Food Coloring, 1 teaspoon Baking Soda, 1 Cup Buttermilk, ½ teaspoon Salt, 2 teaspoons Cocoa Powder
Preheat oven to 350 degrees. Beat oil and sugar. Blend in eggs, vanilla, food coloring and vinegar. Sift together dry ingredients-add to creamed mixture alternately with buttermilk.

Beat well and pour into 3 parchment lined 9 inch layer pans. Bake for 20-25 minutes - do a doneness test at 20 minutes - all ovens are different

FROSTING: 1 8 oz. Cream Cheese, softened, 1 teaspoon Almond Extract, 1 stick Butter, softened, 1 box Powdered Sugar, 1 cup Chopped nuts (optional) Blend cream cheese, butter and almond extract. Add box of powdered sugar a little at the time – Mix well – Frost cake --- can add nuts if you want or can sprinkle on top when you're done --- or add shaved white chocolate on top.

Deidra

Furry Inheritance

Karen Hogan

This is Cha-Cha Marie. With (Green eyes and a pink nose)

I lost my mom 3 years ago. Most people get an inheritance of money. Me - I got a cat!

However she has been a blessing. We rock together every morning and night. She has gotten me through many rough times. I miss my mom more than you know. Just her presence in our house is a little part of her.

She loves this time of year, when the windows get opened. She runs from room to room sitting in each window seal.

Taking in the birds, people walking by and the smell of fresh air. She's extremely friendly. Anyone who has been to our house is aware of the presence. She's very spoiled as well. Gets treats every time Anyone comes through the door. Even if it's just been to take out the garbage. She's on the rug waiting, and will not move until she gets a treat. Carter calls it the Cha-Cha tax. Lol.

We've always had a larger dog. Not been overly excited about cats. However, alot of what I buy now has cats on it. So my sister says, " you're a cat person now". Except it.



Resident Potluck - What you bring, we eat. Paper goods and utensils are provided. No entrée, no drinks.

- vs -

HOA Sponsored Potluck - We provide the entrée, all paper goods and drinks. You bring the sides and desserts.

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 Massage & Skin Care... Jill..... 248-880-6808

FMO NEWS



The General Assembly will be taking place via Zoom on December 2nd and 3rd, 2025. All FMO Members are encouraged to register and attend. There will be lots of information for you, including 2 hours on rent negotiation, as well as the election of officers.

You can register on the FMO website, www.fmo.org, and it's all FREE to attend!



DECEMBER 2025

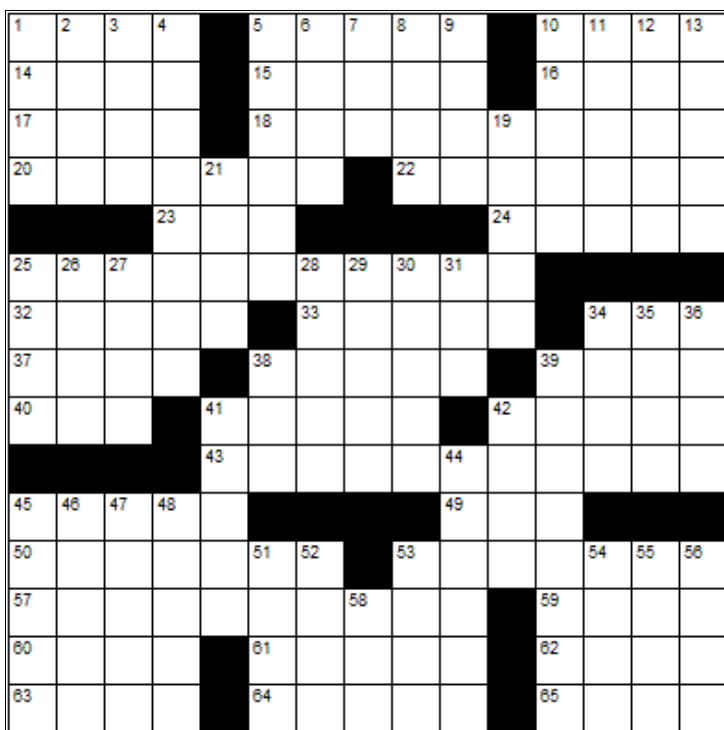
NOVEMBER
S M T W T F S
1
2 3 4 5 6 7 8
9 10 11 12 13 14 15
16 17 18 19 20 21 22
23 24 25 26 27 28 29
30

JANUARY 2026
S M T W T F S
1 2 3
4 5 6 7 8 9 10
11 12 13 14 15 16 17
18 19 20 21 22 23 24
25 26 27 28 29 30 31

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
	1 Water aerobics @ 9am Shuffleboard @ 10 am Deck the Halls Meet n', Greet 11 am	2 Romeo club 8:30 am Cornhole @ 10 am Board Games @ 1pm	3 Coffee & Donut @ 8am Water aerobics @ 9 am Shuffleboard @ 10 am	4 Lunch Bunch 11 am Cornhole @ 10 am Board Games @ 1 pm Sock Exchange 6 pm	5 Water aerobics @ 9am Shuffleboard @ 10 am Band practice @ 6pm Euchre @ 6 pm	6 Christmas Dance 5:30-10 pm
7 Pearl Harbor Remembrance Day	8 Water aerobics @ 9am Shuffleboard @ 10 am Bistro 4:30pm Music Bingo 6 pm	9 Cornhole @ 10 am Board Games @ 1pm	10 Coffee & Donut @ 8am Water aerobics @ 9 am Shuffleboard @ 10 am	11 Cornhole @ 10 am Board Games @ 1 pm Golf Cart Parade 6 pm	12 Water aerobics @ 9am Shuffleboard @ 10 am Band practice @ 6pm Euchre @ 6 pm Vintage Beat Sing Along 7 pm	13 Private Event
14	15 Water aerobics @ 9am Shuffleboard @ 10 am Ice Cream Social 1 pm	16 Romeo club @ 8:30 am Cornhole @ 10 am Board Games @ 1pm Safety meeting 1 pm	17 Coffee & Donut @ 8am Water aerobics @ 9 am Shuffleboard @ 10 am	18 Cornhole @ 10 am Board Games @ 1 pm Good Grief 3 pm Dinner & a Movie 5 pm	19 Water aerobics @ 9am Shuffleboard @ 10 am Band practice @ 6pm Euchre @ 6 pm	20
21 Resident Potluck 4 pm	22 Water aerobics @ 9am Shuffleboard @ 10 am Music Bingo Cookie Swap Ugly Sweater Contest 	23 Cornhole @ 10 am Board Games @ 1pm	24 Coffee & Donut @ 8am Water aerobics @ 9 am Shuffleboard @ 10 am	25 Cornhole @ 10 am Board Games @ 1 pm Merry Christmas	26 Water aerobics @ 9am Shuffleboard @ 10 am Band practice @ 6pm Euchre @ 6 pm	27
28 First Day of Winter	29 Water aerobics @ 9am Shuffleboard @ 10 am	30 Cornhole @ 10 am Board Games @ 1pm	31 Coffee & Donut @ 8am Water aerobics @ 9 am Shuffleboard @ 10 am Happy New Year's Eve New Year's Eve	January 1 Pajamas & Pancakes 10 am		

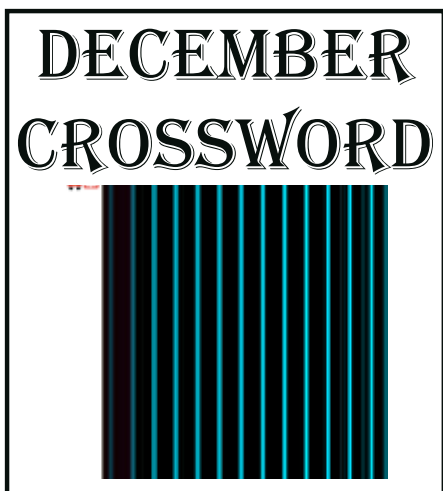
ACROSS

1. On-line journal
5. Rhinoceros
10. Gangs
14. Former Italian currency
15. A red fluorescent dye
16. Send forth
17. A Freudian stage
18. Totally
20. Vixen
22. Hypodermic
23. L
24. Donkeys
25. Class chums
32. Held on tightly
33. Japanese cartoon art
34. Beer
37. Not yours
38. Inscribed pillar
39. Make unclear
40. Damp
41. Villain
42. Communion table
43. Self-restraining
45. A long-legged S. American bird
49. Dawn goddess
50. Windfall
53. Detective (slang)
57. Noble
59. Greek cheese
60. Actors in a show
61. Give a speech
62. Relating to urine
63. Beers
64. Waste conduit
65. Lake (Scottish)



DOWN

- | | | |
|--------------------------------|--------------------------|-------------------------|
| 1. Ho-hum | 19. Delete | 41. Lose consciousness |
| 2. Connects two points | 21. Blockage | 42. "Smallest" particle |
| 3. By mouth | 25. Flat-bottomed boat | 44. Spay |
| 4. Square-rigged sailing ships | 26. Hint | 45. Hemp |
| 5. Summon to return | 27. Offended | 46. Small goat antelope |
| 6. Owl sound | 28. Married partners | 47. Licoricelike flavor |
| 7. Belief | 29. Concerning (archaic) | 48. Sail supports |
| 8. Bites | 30. Diacritical mark | 51. Animal menageries |
| 9. Unique | 31. An uncle | 52. Unit of land |
| 10. Anagram of "Smite" | 34. Countertenor | 53. Way in |
| 11. Portents | 35. Hawaiian feast | 54. Protagonist |
| 12. Cause to leak | 36. Makes a mistake | 55. Ear-related |
| 13. Infections of the eye | 38. Bro or sis | 56. Every single one |
| | 39. Happy | 58. Uncooked |



VETERANS BOARD

We are gathering information to update our Veterans Board located in the Clubhouse.

If you became a Sundance resident between 2019 and 2025, please fill out the form below and give it to Wayne Sprague or Donnie Connell.

Name _____

Branch of Service _____

Years Served _____

Phone # _____

If you are interested in joining our Veterans Group we meet the last Tuesday of the month at 9 am, in the Clubhouse.



Thank you for your Service



Sock Exchange Christmas

Fill a pair of holiday socks with an assortment of small treats or items to trade and we'll all have cozy feet!

Men & Women Welcome!

At the Clubhouse

December

4th

6pm

RSVP with Gloria Connell



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Delivery Street Captains

EAGLES NEST.....	Jim & Jean Dinehart	(6130 Eagles Nest).....	315-520-9466
KEITH CIRCLE	John & Karen Lemieux	(39447 Keiths Cir).....	802-309-8170
LARAMIE LOOP ...	Carolyn Fletcher	(6331 Laramie Loop)	540-360-6257
MEDICINE BOW ...	Shawn & Karen Hogan	(39650 Medicine Bow).....	608-201-4167
MISSION VIEIO ...	Donnie & Gloria Connell	(6221 Mission Viejo)	813-610-3527
PUEBLO	Debby Kiayer	(6212 Pueblo).....	813-778-7268
RED FEATHER ...	Deb Sauers	(6142 Red Feather) ...	570-768-2518
SANTA FE	Cindy Natale	(6222 Eagles Nest)....	336-209-2262
SIERRA	Deb Keeley	(39649 Sunvalley).....	570-490-1090
SUNDANCE	Carol Burnquist & MaryHelen Ball	(6200 Sundance).....	517-936-9020
SUNVALLEY	Jill Woods	(39543 Sunvalley).....	248-880-6808



Please keep your Street Captains updated if you will not be home to accept your newsletter.
When you return, please contact your Street Captain about obtaining a current newsletter.

HOA Liaison & CHAIRPERSON

Committee	HOA Liaison	Chairperson
Activities	Sandy Smith	
Budget		Gloria Connell
By-Law Review.....	Marilyn Custer	
Entertainment.....	Sandy Smith.....	
Executive		Appoint in March
Financial Review ...	Kim Dornheim	Gloria Connell
Library.....	Anne McDonald	Cindy Natale
Membership.....	Kim Dornheim	
Newsletter.....	Marilyn Custer.....	Kathy Oliver
Street Captains.....	Kathy Oliver	Karen Hogan
Nominating	Kathy Oliver	Karen Hogan
Potlucks		
Rent.....	Kim Dornheim	Gloria Connell
Safety Patrol.....	Sally Defina	Ray Ball
Sunshine Club	April Blackman	Ann Krauss
Sunshine Committee	April Blackman	
Veterans	Marilyn Custer	
Webmaster	Marilyn Custer	



**I STILL DON'T KNOW WHAT
I'M WEARING TO THE LIVING
ROOM NEW YEAR'S EVE.**

I MIGHT NOT EVEN GO.



New A/C System As

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