



# Resident Information Packet



## Welcome to Ranchero Village

Dear Resident,

Welcome to Ranchero Village! We are delighted to have you join our vibrant and close-knit community. We believe you will find Ranchero Village to be a wonderful place to call home, filled with friendly neighbors and a wealth of amenities to enjoy.

Therefore, we would like to extend a warm invitation for you to join the Ranchero Village Homeowners Association (HOA). Our HOA plays a crucial role in maintaining the beauty, safety, and harmony of our community. By becoming a member, you will have the opportunity to contribute to the decision-making process on important matters that affect our community.

Here are just a few benefits of joining the HOA:

- **Community Engagement:** Get to know your neighbors and become an active participant in community events and activities.
- **Communication:** Stay informed about community news, upcoming events, and important announcements through our regular communications.

We host regular HOA meetings where members can voice their opinions, share ideas, and help shape the future of Ranchero Village. Your input and involvement are highly valued, and we encourage you to attend these meetings and take an active role in our community.

### **Our Vision/Mission Statement:**

*Our mission is to establish a positive and collaborative working relationship with the owners of the park, to protect the investment and interest of all residents (as allowed by Florida Statute #723).*

*We strive to inform and assist residents in matters related to park rules and regulations and advise them of any changes in rights, privileges or government laws. We also encourage them to contribute to the betterment of Ranchero Village in any way they choose.*

To join the HOA, please visit our website at [RV-HOA.com](http://RV-HOA.com) or contact one of the board members for more information.

We are thrilled to have you as part of our community and hope you will consider joining the HOA.

Warm Regards,

Welcoming and Membership Committee Ranchero Village Homeowners Association

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# Introduction

Ranchero Village offers many activities available right here within our community. For a vibrant lifestyle, we encourage all residents to take advantage of the resources available that meet their particular needs and desires.

This package is designed to provide homeowners with information pertaining to the various activities and options available to you as a part of our community.

This guide is divided into major topic sections to help you quickly locate the desired information. Within each of the major sections are several options available to you.

Clubhouses include locations and major amenities available.

Social activities include group participation such as:

- Men's groups
- Women's groups
- Religious groups
- Group dinners
- Dances
- Social contribution groups

Physical activities include among others:

- Water exercise
- Physical exercise
- Bocce Ball
- Shuffleboard
- Golf
- Tennis
- Pickle ball

Communications

- How to Contact

Emergency Information

- Contact information during an emergency situation

HOA

FMO

# Clubhouses

Here in Ranchero Village, we have three (3) Clubhouses, all with heated swimming pools, and public Wi-Fi for your convenience. Below is a list of the clubhouses and their major amenities.

- **The Hacienda**

This clubhouse is located on Ranchero Boulevard West, at 6th Street. It is the largest of the three clubhouses and houses the Ranchero Village Business and Sales Office. The business office is open Monday through Friday from 9:00 am to 4:00 pm (excluding holidays).

Events held at this Clubhouse include Saturday Morning Coffee, Dances, Dart Baseball, HOA meetings, Bingo, Concerts and a host of other activities.

There is a full kitchen located inside the clubhouse and the ice machine and coolers are for the use of our residents. (You must check in with the office for access to the kitchen). The Hacienda Swimming Pool is for adult residents and their guests (age 16 and older) and is handicapped accessible. Guests aged 16 to 18 must be accompanied by a resident of Ranchero Village.

- **The Corral Recreation Center**

This clubhouse is centrally located at 3rd Street and Ranchero Boulevard. It houses our library and is home to the Corral Chapel and their activities. It has a full kitchen for various activities and an ice machine that is for the use of Ranchero Village residents. The Corral swimming Pool is the largest of the pools, and it also has a hot-tub and two separate restrooms with showers and saunas for residents and their guests. This is the only swimming pool that allows children who are visiting. Children's hours are from 10:00am until 2:00pm and 5:00pm to 7:00pm. Children must be accompanied by a resident of Ranchero Village. All other times are for adults only. Water fitness classes are held at the Corral pool.

- **The Lakeside Clubhouse**

This is the smallest of the three clubhouses and is located on Lake Drive toward the Ulmerton Road entrance. Several activities are held at the Lakes clubhouse, though there is no kitchen facility. The Lakes pool is also the smallest of the three pools but is open to all residents and their guests aged 16 and older.

For those residents wanting to use our fitness center or billiard room, please obtain the keypad code from the Hacienda office.

# Social Activities

Each of the currently available social activities are listed within this section.

## Saturday Morning Coffee



Each Saturday morning at 8:00am, the Social Activities Club hosts the Saturday Morning Coffee at the Hacienda Clubhouse.

Announcements are made about upcoming events, and discussions as to prior meetings. It is also here that you may purchase tickets for upcoming events. There is a minimal charge for coffee and a donut (bring your own coffee mug). The announcements usually take about 50-60 minutes, and provide you with a great opportunity to meet your neighbors and learn what's going on in our community.

## Men's Club



All men living in Ranchero Village automatically become members of the Men's Club. There are no dues required to participate.

We meet on the second Thursday of the month in the Hacienda Clubhouse at: 7:30pm, except for July and August.

As a group, we host several annual festivities and host various other events and functions throughout the year:

- Pancake Breakfast each month from September through June.
- Italian Dinner in November
- Casino Night in February
- July Fourth Picnic

Our members cook and serve all meals other than the catered Christmas Dinner in December.

We meet on the second Thursday of the month in the Hacienda Clubhouse at: 7:30 pm, except for July and August. We often provide interesting speakers at our meetings, and we always serve refreshments.

We invite you to attend, and we look forward to meeting new members.

## Women's Club



As residents of Ranchero Village, all Women are automatically members of the Women's Club and are extended this invitation to come see what we are all about.

The Women's Club has a board meeting every first Tuesday of every month where all women are invited to attend. Also, the Women's Club generally has a luncheon/dinner/event every second Tuesday of every month. This may change at any time of course.

We operate from late August through the end of May the following year. A plan will be made for the upcoming new year at our August meetings to be announced in the August bulletin.

New and exciting luncheons, events, and dinners are on the agenda. Join us with your fresh ideas or thoughts on how we can make this year the BEST ever!

Enjoy your Complementary Ticket to our next luncheon from us! We are excited to have you in the community, making this a home to enjoy! A fun place to be! Many memories to cherish! And, most of all, friends to be made.

WELCOME WOMEN OF RANCHERO VILLAGE, HAPPY YOU ARE!

## LGBTQ and Friends



Our group meets on the 2<sup>nd</sup> Sunday of the month at 1:00pm at the Lakes Clubhouse.

We welcome all to attend and then go out to eat afterwards. We have been inviting the Bay Ranch LGBT group to meet with us as well.

For more information contact:

Johnny Mathes: (317) 340-9139 email: [Johnny1659@gmail.com](mailto:Johnny1659@gmail.com)



# Heedless Hoarsmen



The Heedless Hoarsmen Men's chorus welcomes you with a warm and robust greeting.

We are a male chorus of some twenty plus voices singing in four- part harmony. It is the love of singing in harmony and of bringing cheer to our audiences that is our mission and common bond.

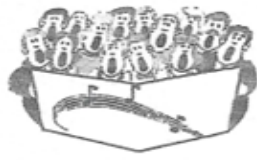
Our weekly practices begin in mid-November and continue through to Show-Time in March. We offer eight performances each year, two of which will be given in Ranchero Village, while others are in retirement communities in Pinellas County.

Our repertoire consists of a wide variety of songs and skits designed to entertain senior audiences with patriotic, love, sacred, and old and new favorites, with some good old barbershop thrown in for good measure. We have been doing this since 2002.

We are always on the lookout for new talent. Look for further details in the Ranchero Monthly Bulletin [www.monthly-media.com](http://www.monthly-media.com).

Again, welcome neighbor! It's a pleasure to have you aboard

# Chorus



Start your week off in a good mood by joining us in song. There are no auditions or tryouts required. We are simply a group of friends who love to sing a variety of music.

Sometimes we sing in unison, and at other times we sing in 3- or 4- part harmony.

We always have a good time!

We present two shows each year for the residents of Ranchero Village.

At Christmas time we have a songfest of traditional and not so familiar Christmas songs, and we share some light snacks and fellowship with our neighbors. We also sponsor the Holiday Dance at the Hacienda Clubhouse in December. In March, we present our Spring Show of familiar and more current music.

Rehearsals are held on Monday mornings at the Corral Clubhouse from 9:15am to 11:45am. Please look for further details in the Ranchero Monthly Bulletin [www.monthly-media.com](http://www.monthly-media.com) and the Community Calendar on Spectrum channels 732 & 733.

**PLEASE COME AND SING WITH US!**

## VFW (Veterans of Foreign Wars)



Veterans of Foreign Wars Post 7938 Ranchero Village. 7100 Ulmerton Rd, Lot 1036, Largo, FL 33771. (727) 408-5481

We welcome all VFW Veterans to attend our meetings on the second Tuesday of each month at 18:30 hours at the Hacienda Clubhouse.

Post 7938 was organized and chartered in May of 1984 at Ranchero Village and is a party to district 9 in Pinellas County.

We have various programs throughout the year including Memorial Day, Veterans Day, various picnics, and an all-Veterans dinner dance.

We Gladly welcome all Veterans in Ranchero Village to join us.

# Social Activities Committee (SAC)



It is SAC's responsibility to coordinate social functions for all residents of Ranchero Village. This is a volunteer organization and relies on volunteers to promote and administer activities within our community.

This includes the Women's Club, Men's Club, monthly dances, Bingo, Saturday Morning Coffee, Heedless Hoarsemen, and Outreach. You will learn about upcoming events and be able to purchase tickets for the many activities being planned.

We have many activities you may want to review to see if you would like to offer your talents or your time to get involved. These functions are operated solely on a volunteer basis, and we are always looking for volunteers.

On behalf of SAC, welcome to Ranchero Village, and we look forward to seeing you at future events!

## Bingo



We invite you to attend our Bingo Wednesdays at the Hacienda Clubhouse.

Cashiers open at 5:00pm and games begin at 6:30pm.

Enclosed within this welcome packet, is a Gift Certificate for one (1) Six-Card Pack for new residents aged 18 or older (1 per household), valued at \$8.00 each. Also available are 9-card packs for \$12.00.

Great prizes, and cost includes a free coffee and donut. Soft drinks and bottled water are available at an extra cost.

Everyone is welcome!

# Game Night



Join your neighbors Friday nights at the Lakes Clubhouse at 6:00pm. Come and go as you like. Bring your favorite game or come and learn a new one and meet new people.

## Let's Play Cards



- **Ladies' Phase 10 and Hand and Foot Card Games**

This is a simple, yet enjoyable game. Meet your friends for fun and laughter on the 2<sup>nd</sup> or 3<sup>rd</sup> Saturday of the month from 1:00-3:00 pm at the Corral Clubhouse.

- **Thursday Night Bid-Euchre**

Join us at the Corral Clubhouse on Thursday nights at 6:30 pm. Bring \$1.00 and a friend!

- **Cribbage**

Cribbage is played each Friday night at 6:30 at the Lakes Clubhouse. The cost is only 25 cents to have a great time with friends and enjoy an evening out.

- **Mah Jongg:**

We are looking for more residents to play Mah Jongg. If you are not familiar with this game, we will gladly teach you. It is open to all Rancho Village residents, and play begins at 11:00 am at the Lakes Clubhouse every Tuesday. Come check us out!!

Make certain to check the monthly bulletin or Spectrum channel 732 or online at [www.monthly-media.com](http://www.monthly-media.com) for updates on dates and times of all games. Some games may be seasonal.

# Dances



Greetings Newcomers,

We would like to welcome you to our fun-filled park and invite you to join the fun at one of our dances.

We sponsor 7 dances each year:

- February Valentine Dance
- March St. Patrick's Dance
- April Snowbird Dance
- October Halloween Dance
- November Fall Dance
- December Holiday Dance
- December 31st New Year's Eve Dance

Our dances are organized by volunteers. We would like to invite you to one dance of your choice free of charge (with the exception of the New Year's Eve Dance). Please use the enclosed coupon to exchange for a ticket.

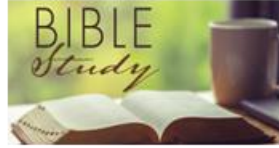
# Professional Entertainment

Special guest entertainers are invited to perform throughout the season right here at Rancho Village. Entertainment varies from nationally known comedians to musical performances to tribute artists, and more.

For information on upcoming events, please check Spectrum Channel 732 & 733, Saturday Morning Coffee, your monthly bulletin, or online at [www.monthly-media.com](http://www.monthly-media.com)



# Chapel



The Chapel was founded in 1980 as a non-denominational church.

We meet regularly in the Corral Clubhouse every Sunday morning from 10:00 am to 11:00 am.

There are also special events and programs throughout the year. Our "meet and greet" begins at 9:30 am.

- The Chapel Choir is a year-round choir ministry serving Ranchero Village residents.
- Ladies Circle offers prayer and service to the village and the outlying community.
- The Bell Choir provides music for special events.
- Bible Study/Cottage Prayer meeting is held every Wednesday evening at 7:00pm.

**WE WELCOME YOU TO ONE OF THE FRIENDLIEST  
CHURCHES IN FLORIDA. COME SEE!**

# Outreach



Do you have the urge to volunteer for a good cause, but prefer not to leave the park? If so, we have the right spot for you!


Come join a fun group every Thursday from 9:30am to 11:00am at the Corral Clubhouse (November through March).

The Outreach group consists of a group of volunteers who make quilts, walker bags, bibs, which are donated to our residents as well as local organizations supporting people in need. We have all the supplies needed, sewing machines, fabric and necessary tools. No experience is necessary.


There is a silent auction and sale at the end of March to help fund our group.

Join us in making a difference, One Stitch at a Time!

# HOA Cares Network




## The HOA of Rancho Village Cares Network




### PURPOSE

We provide phone contact with RV residents who live alone, have limited mobility, or are socially isolated.




### VOLUNTEERS

Each neighbor in need signed up for Cares Network is connected with a Volunteer who makes contact as agreed.




### TEAMWORK

Volunteer and neighbor agree on the amount (daily, weekly, etc.) and type of contact (phone call, text, etc.)




### LONG- or SHORT-TERM

Neighbors recovering from surgery, illness, etc. may sign up for Cares Contact on a short-term basis.




### EXCLUSIONS

Volunteers provide phone contact. We do not provide transportation, medical advice, or personal services.



### CONTACT US

To sign up for Cares Contact, suggest a neighbor for Contact, or to volunteer, call Debbie Mills 309-696-1444.



The HOA of Rancho Village

**Volunteers strive to maintain confidentiality of participants.**  
The Cares Network is a project of the Rancho Village HOA.  
Email: RVHOABoard@hotmail.com



# Physical Activities

## Aerobics - Cardio



Stay fit and have fun! Everyone is welcome to Cardio Aerobics

Every Monday, Wednesday, and Friday at 9:00 am at the Corral Clubhouse. Bring your light 1-3 lbs. weights and ropes. Come and join us. This activity is all year long.

## Aerobics - Fitness

Join us every Tuesday and Thursday at 8:30 at the outdoor Pavilion (weather permitting) or inside at the Corral. Bring your light 1-3 lbs. weights and ropes. This class will start on the first Tuesday of November.

## Aquacise



Every Wednesday at 9:00 am at the Corral pool (weather permitting of course). It's a healthy exercise and easy on the joints.

**Please check the newsletter for any schedule changes.**

## Fitness Center



Our park has its own fitness center with brand new equipment as of 2017. The fitness center is open to all Ranchero Village residents and guests.

To enter the fitness center, you must obtain the passcode from the Hacienda office.

Feel free to listen to music on the radio or watch some TV while using the machines, however, please be courteous of others using the facility. Please bring your own towel to wipe off equipment after each use. The facility is air-conditioned, and there is purified water available for our fitness buffs.

The center is located between the Corral Laundry and the shuffleboard courts.

## Line Dancing



For those interested in learning how to line dance, or brush up on your existing abilities, come join us for free!

Come learn the latest line dances like Boot Scoot Boogie, Watermelon Crawl , and Shivers. We meet the first and third Sunday of the month at 6:00pm in the Corral Clubhouse.

Please contact Deb Viveiros 727-612-3484 [debra.viveiros@yahoo.com](mailto:debra.viveiros@yahoo.com) for additional information.

## Billiards



Ranchero Village has its own billiards room which is located near the laundry room at the Corral Clubhouse.

Please see the office for the key-pad code to enter the building, and bring your own cue, or use one of ours to enjoy some games with friends. All residents are welcome!

This is a fun league, and you'll meet some new friends and neighbors! Stay tuned for more information in December.

# Bowling



# Dart Baseball



Dart Baseball is played every Friday afternoon at the Hacienda Clubhouse at 12:30pm. It's a big dart board, set up like a baseball diamond. You throw darts and try to hit a base before you get 3 "outs". It's great fun and at the end of the winter season we have a banquet.

## Golf Putting Green/Driving Net



For your enjoyment is a small area to practice your putting or practice your drives.

This facility is located just outside the Fitness Center. You can bring your own clubs and balls or use some that are provided at the driving net.

These amenities are for our residents and guests, so please help take care of our equipment.

## Men's Golf League



The league starts the first or second Monday of January, and we play through March.

The league plays at Countryway Golf Club in Oldsmar, which is a par 61 executive course. The first tee time is at 9:00am.

There are currently openings for spare and full-time members. The league is comprised of two-man teams which play head-to-head matches utilizing handicaps. Spares are used when regular members have a player or two missing. If there are no missing team members, spares that show up will be put together and play. No designated spare is turned away. Prior to the beginning of the league and after the league ends, we play every Monday and select teams randomly from those present that day. We start at 9:00 and ask that everyone be there by 8:30 so that we can select teams. If you are interested in joining the league or wish to participate in our non-league golf, please call Rich Casali at 727-524-8493 for information.

[www.countrywaygc.com/](http://www.countrywaygc.com/)

## Largo Golf Course

This 18-hole Executive Course opened in 1969. The course is a par 62 executive course and measures 3,300 yards from the longest tees and features two sets of tees for different skill levels. Greens and fairways are Bermuda grass.

12500 Vonn Rd – Largo, FL 33774 (727)518-3024

**Check website for current rates [www.largogolf.com](http://www.largogolf.com)**

# Pickleball



Pickleball was introduced to Ranchero Village in 2017. We have four portable nets at the Hacienda Clubhouse tennis courts.

We play each Tuesday, Thursday and Sunday, beginning at 9:00 am until about noon. You may come and go at any time, playing as many or as few games as you like. No weekly commitment, no leagues. We often have instructions for beginners on Sunday mornings.

Pickleball is the fastest growing game for seniors in North America. If you are interested in learning, please come join us. We often have learning sessions and instruction on Wednesday mornings. Come have fun with us! All residents and guests are welcome!

# Shuffleboard



Welcome everyone! If you would like to learn how to play shuffleboard come to the courts on Tuesdays and Thursdays at 6:15pm and we will teach you (free).

Shuffleboard is easy and a lot of fun. If you already know how to play, also come over at 6:15pm and join the rest of us (weather permitting).

On Tuesday and Thursday, bring a quarter. We play a crazy game called "Horsecollar". It is a lot of fun and helps you learn, plus nobody goes home empty-handed.

We play competitive shuffleboard on Sundays at 6:15 pm, which is good practice for league play. Bring 25 cents.

The courts are open daily until 10:00 pm for all adults to play. There are cue sticks and disks available at the east end of the shed. Due to vandalism, we had to put a lock on the door, so call the office, or Pat or Paul Bryant for the combination to the lock if you want to play. Children 16 and under who play must be supervised by an adult who is a resident of Ranchero Village.

For additional information, please contact Pat Bryant: (727) 535-2439. Email: [pbryant19581959@gmail.com](mailto:pbryant19581959@gmail.com).

**\*\* Closed toe shoes are required for the safety of your feet.**

**SEE YOU AT THE COURTS!**

# Tennis Club



We are always happy to welcome new members to our Tennis Club.

Our season is from November to April, and our league fees are \$15.00 for the entire season, although you may join the league at any time. For weekly play, you simply sign up at the Hacienda tennis court entrance on Friday or Saturday for the day(s) you wish to play during the following week, and our schedulers will assign you to a court with other players for those days. Play consists of 3 sets of 8 games each, and your pre-assigned partners and opponents will change for each set.

Our members have a wide range of ability levels, and every effort will be made to place you with players of comparable ability so that you feel comfortable.

Watch the Ranchero Monthly Bulletin for our first General Meeting of the season in November.

Hope to see you on the courts, you will be most welcome!

# Communications

## Monthly Bulletin

We have a monthly bulletin available at each clubhouse black distribution box. They are usually available a few days before the start of each month.

You may also view our bulletin online at [www.monthly-media.com](http://www.monthly-media.com). Click on the "PARK NEWSLETTERS" tab, then scroll down to the Rancho Village link.

## Cable Television and Internet

Currently, the only cable and internet provider for Hacienda Village is Spectrum. We have our own Spectrum Channels; Community TV channel #732 & Community Event IV channel #733. These channels cannot be picked up just "surfing" the channel listings; it must be manually pressed in each time to view the channel.

## Social Media - Nextdoor

Nextdoor Holdings, Inc. is an American company that operates a hyperlocal social networking service for neighborhoods. This platform allows users to communicate with an individual or a group of individuals. Rancho Village has established a private forum for which only verified members of the Rancho Village residents may participate. If you apply to belong to "Rancho Village Discussion Forum", simply fill out the information at [www.nextdoor.com](http://www.nextdoor.com). When it is verified that you are a resident, you will be added to the site.

Residents may post items for sale/free, ask questions about events, be apprised of upcoming meetings, or even comment on new restaurants, shops, etc.

Please note that Nextdoor is monitored by the company and any offensive language or posting may result in a suspension of your account. Just keep in mind, this is designed to be a safe and friendly space.

Nextdoor is a great tool for keeping in touch with each other. Additionally, both the Largo Police Department and the Pinellas County Emergency Management System are part of our Nextdoor neighborhood and issue important information and emergency weather statements for our community. If there are hurricane/storm warnings for our area, you will be advised directly by the Pinellas County Emergency Management System of the best course of action for you to take.



# Emergency Communications

## Shelters

Below is a list of available shelters in the event of an evacuation emergency. Not every shelter will be open for every evacuation. Please check [www.pinellascounty.org/emergency](http://www.pinellascounty.org/emergency) or call the CITIZENS INFORMATION CENTER at

(727) 464-4333 or TDD (727) 464-3075

Shelter Name	Address (Google Maps)	Shelter Type
Belleair Elementary	1156 Lakeview Rd, Clearwater	General Shelter
Campbell Park Elementary	1051 7th Ave S, St. Petersburg	General Shelter
Carwise Middle	3301 Bently Dr, Palm Harbor	General Shelter
Clearwater Fundamental Middle	1660 Palmetto St, Clearwater	General Shelter
Dunedin Elementary	900 Union St, Dunedin	General Shelter
Dunedin Middle	70 Patricia Ave, Dunedin	Special Needs
Fairmount Park Elementary	575 41ST St S, St. Petersburg	General Shelter
Gibbs High	850 34th St S, St. Petersburg	Pet Friendly
Jamerson Elementary	1200 37th St S, St. Petersburg	General Shelter
John Hopkins Middle	701 16th St S, St. Petersburg	Special Needs
Largo High	410 Missouri Ave, Largo	Pet Friendly
Lealman Exchange	5175 45th St N, St. Petersburg	Pet Friendly
Lealman Exchange	5175 45th ST N, St. Petersburg	Special Needs
Lealman Innovation	4900 28th St N, Lealman	General Shelter
McMullen-Booth Elementary	3025 Union St, Clearwater	General Shelter
Melrose Elementary	1752 13th Ave S, St. Petersburg	General Shelter
Mildred Helms Elementary	561 Clearwater Largo Rd S, Largo	General Shelter
New Heights Elementary	3901 37th St N, St. Petersburg	General Shelter
Palm Harbor Middle	1800 Tampa Rd, Palm Harbor	General Shelter
Palm Harbor University High	1900 Omaha St, Palm Harbor	Pet Friendly
Palm Harbor University High - Building 19	1900 Omaha St, Palm Harbor	Special Needs
Ross Norton	1426 S Martin Luther King Jr Ave, Clearwater	General Shelter
Sanderlin K-8	2350 22nd Ave S, St. Petersburg	General Shelter
Sexton Elementary	1997 54th Ave N, St. Petersburg	General Shelter
Skycrest Elementary	10 N Corona Ave, Clearwater	General Shelter



# **Special Needs Evacuation Assistance**

Pinellas County assists residents with medical, functional or special transportation needs in an emergency. Register for the program in advance to make sure you have the resources you need during a disaster evacuation. A form for application to this program is included in this packet.

Below is an excerpt from the Pinellas County website. A copy of the latest registration form is included in this packet.

For further information, visit [www. https://pinellas.gov/special-needs/](https://pinellas.gov/special-needs/).

## **Special Needs**

### **Eligibility**

Residents of all ages who have special needs are eligible for the program. Some examples include but are not limited to:

- Needing oxygen.
- Requiring assistance with routine care and medications.
- Requiring medical assistance.
- Dependence on electricity.
- Requiring transportation assistance.

### **How to Register**

There are several ways to register for the program:

- Register online.
- Request a form be mailed to you. Call Pinellas County Emergency Management at (727) 464-3800.
- Print out a form and mail it to Pinellas County Emergency Management, 10750 Ulmerton Road, Building 1, Suite 267, Largo FL 33778 or fax to (727) 464-4024.

# Transportation Services



Neighborly is a non-profit 501C (3) organization licensed as a corporation in the State of Florida.

## Mission and Vision Statement

Neighborly is dedicated to improving the lives of older persons in need of home and community-based services who reside in Pinellas County, Florida. As a champion for seniors, we provide **Meals on Wheels, Adult Day Programs, Senior Dining and Transportation\*\***. Since 1966 Neighborly has served the elderly with ever-expanding programs to “improve health, wellness, and independent living for individuals and families.”

Transportation\*\* is one of the important services provided by Neighborly. Transportation is available for individuals, and there is an option for leasing a bus for group trips.

For more information refer to the flyers contained in the welcome packet or contact Neighborly by telephone or visiting their website.

(727) 571-4384 [neighborly.org](http://neighborly.org)

\*\*Transportation is available through the Sunstar FirstCare Ambulance Membership Plan. It is a Pinellas County Government program that works with an individuals (or family's) insurance plan to cover 100% of expenses associated with the deductibles and copayments and 50% of cost for medically necessary transports denied for non-covered charges by your insurance plan.

Visit <https://www.sunstarems.com/about/firstcare-membership-savings-program>.

# Ranchero Village HOA



The Association of Ranchero Village Homeowners Inc. is a Non-Profit corporation established to benefit the residents of the park.

The board of our association is elected from volunteers who step up to serve the park and its residents.

Our HOA plays a crucial role in maintaining the beauty, safety, and harmony of our community. By becoming a member, you will have the opportunity to contribute to the decision making process on important matters that affect our community.

Your input and involvement are highly valued and we encourage you to attend the HOA meetings and take an active role in our community.

To join the HOA, please visit our website at [RV-HOA.com](http://RV-HOA.com) or contact one of the board members for assistance and/or additional information.

The HOA sponsors Bus trips to various places during the year. Residents are responsible for their own admission fees to destinations. The Transportation committee will announce trips at the weekly Saturday morning Coffee and on Nextdoor.



# FMO



FMO is the Federation of Manufactured Home Owners of Florida. This is a non-profit organization established to promote its members general welfare, protect the rights and interests of, and be a consumer advocate for manufactured/mobile homeowners.

The FMO enables manufactured/mobile homeowners to become actively involved in Florida legislation that affects future matters to the populus. For those that desire to be socially/politically active in this forum, we encourage you to become an active and participating member. Membership fees are required.

For additional information or to join FMO, visit the FMO website at [www.fmo.org](http://www.fmo.org). Below are some excerpts from the FMO website.

## **Welcome page of the FMO website:**

### **Welcome to the FMO Website**

“The Federation’s purpose is to promote its members’ general welfare, protect the rights and interests of, and be consumer advocate for manufactured/mobile homeowners.

Our members are current, former, and future manufactured homeowners who care about our lifestyle and hope to make a difference at the state level. Our accomplishments are numerous and include the creation of Florida Statute 723, “The Florida Mobile Home Act”, which safeguards your rights as homeowners in Florida. Most recently we’ve successfully lobbied for the extension of The Mobile Home Tie-Down Program for 10 more years. We owe all of our success to our dedicated members. We hope you’ll find the information and resources on our website useful and join us in our fight to protect our lifestyle. Together we can and do make a difference!”

## **FMO website: Why Join the FMO?:**

- Our purpose is to promote our members general welfare
- Protect their rights and interests
- Be a consumer advocate for manufactured/mobile homeowners
- Protection from abusive Park Owners (created Florida Statute 723)
- Protecting you from wind damage (created the tie down program)
- Preventing sales tax (Not added to rent payments)

FMO membership costs less than 10 cents per day. Join us in our fight to protect your lifestyle. Together we can make a difference.

# 2025 RV HOA Board

## **President**

Norman Runkles (407) 625-3260

Lot 330

Email: [Nrunk@aol.com](mailto:Nrunk@aol.com)

## **Vice President**

Vinnie Amato (609) 369-4700

Lot 129

Email: [Italianruby@hotmail.com](mailto:Italianruby@hotmail.com)

## **Treasurer**

Doug Rafter (727) 408-5692

Lot 1111

Email: [Doug.rafters@sympatico.ca](mailto:Doug.rafters@sympatico.ca)

## **Secretary**

Carolyn Johnson

Lot 230

Email: [Carolyn.johnson7757@gmail.com](mailto:Carolyn.johnson7757@gmail.com)

## **Director**

Dave Casady (313) 283-9924

Lot 365

Email: [dcasady14@gmail.com](mailto:dcasady14@gmail.com)

## **Director**

Sydney Jacobs Runkles (321) 2977539

Lot 330

Email: [syd419@aol.com](mailto:syd419@aol.com)

## **Director**

Bev Thoreson (727) 248-5846

Lot 361

# Neighborhood Senior Care Network



13945 Evergreen Ave, 4<sup>th</sup> Floor  
Clearwater, FL 33762  
(727) 571-4384

## Neighborhood Transportation Program

Thank you for your interest in our services. The Neighborhood Care Network Transportation Program provides transportation for Pinellas County residents 60 years of age and older who are not eligible for Medicaid transportation. Prospective clients must register prior to receiving transportation. Once we have received your application, please allow up to two weeks for processing. Application is good for one year. For clients who have ridden in the last 12 months, recertification is required for continuation of services.

Once registered, each client must call Neighborhood Dispatch **a minimum of five working days** prior to the day on which transportation is needed. We are closed weekends and most holidays. Trips may be scheduled as early as 3 weeks before the appointment date and are limited to **10 miles from the client's home**. To request transportation, **call 727-571-4384 between 7:30 a.m. and 4:00 p.m., Monday through Friday**. Transportation is provided for the earliest pickup of 8:45 a.m. for a 9:30 appointment and calls for pickup must be received before 2:30 p.m. (1:30 p.m. for wheelchair clients). Transportation service cannot be provided outside of these hours. Each client should allow at least 30 minutes for a driver to return to the medical facility for passenger pickup.

Your suggested voluntary contribution is \$5.00 per round trip. While no one will be denied a ride, please contribute what you can afford as it helps us to sustain this vital service and increase the number of trips we provide each day.

CONSUMER SERVICES REGISTRATION NUMBER FOR NEIGHBORLY CARE NETWORK, INC. IS CH553. A COPY OF THE OFFICIAL REGISTRATION AND FINANCIAL INFORMATION MAY BE OBTAINED FROM DIVISION OF CONSUMER SERVICES BY CALLING 1-800-435-7352 OR ACCESSING THE WEBSITE [WWW.FRESHFROMFLORIDA.COM/DIVISIONS-OFFICES/CONSUMER-SERVICES](http://WWW.FRESHFROMFLORIDA.COM/DIVISIONS-OFFICES/CONSUMER-SERVICES). REGISTRATION DOES NOT IMPLY ENDORSEMENT, APPROVAL, OR RECOMMENDATION BY THE STATE.



# Grocery Shopping Guidelines



## Neighborly Community Transportation **GROCERY SHOPPING GUIDELINES**

These guidelines have been developed to provide a reasonable, fair, and safe way to transport our shopping groups and their groceries. It is necessary to have certain restrictions due to the size of our groups and the number of groceries that can be secured on the bus in areas that do not interfere with passenger transport. Please realize that we have added flexibility where we can; we appreciate your cooperation with your bus driver, as they only have your best interest at heart.

**BAG LIMITS** – **For the safety of all concerned, we request that shoppers limit themselves to two (2) paper bags and one plastic carry-on per shopper.** Please keep in mind that busloads of 12 people equal 24 bags of groceries. Our service is “curb to curb”. Drivers cannot carry groceries to client’s home or assist with putting them away. They will only be able to assist with loading and unloading them on the bus.

**BAG SIZE** – Passengers may bring their own bags if they prefer. However, the bags must be no larger than a brown paper grocery bag. Again, size is important in being able to safely secure the bags for larger bus loads.

**CARTS** – **No shopping carts of any size are allowed.** Wire carts tend to be top heavy and may tip over causing the groceries to roll around the bus. There are few places to secure these types of carts in the rear of the bus. This creates a dangerous situation especially when wheelchair passengers are present. **No appliances. No TV’s. No bottled water cases.**

**WALKERS** – **Only walkers that can completely and easily collapse are permitted.** We actually recommend that you leave the walker at home. You won’t need it on the bus and can use a cart or scooter provided by the store to assist you in getting around. The driver will be happy to assist you with getting shopping carts at the store if needed.

**WHEELCHAIR/SCOOTERS** – Maximum of 2 per bus for shopping. Each wheelchair/scooter takes up two spaces reducing the number of people that can go on the trip. Occupants can remain in wheelchairs and be secured by the driver. **Occupants in a Transfer Wheelchair or a Three/four-wheeled scooter must transfer to a bus seat.**

**EXCEPTIONS** – Special exceptions may be made during certain times of the year when shopping needs exceed normal demand, such as **Thanksgiving, Christmas, and hurricane season.** Neighborly will make every effort to accommodate special requests during these times, however, they must be pre-approved in advance. Please note that shoppers who do not follow these policies may need to arrange their own rides home. We thank you in advance for your cooperation and consideration for your driver and fellow passengers.

Revised 12/5/2024

# Community Transportation



## Neighborly Care Network

5225 Tech Data Drive # 102, Clearwater, FL 33760

Ph: Transportation (727) 571 4384 Fax: 727 573 7781 [Transops@neighborly.org](mailto:Transops@neighborly.org)

### Neighborly Community Transportation

The Community Transportation program at Neighborly Care Network offers group trip leasing options or individual trips to area seniors. Individual or group trips can include shopping, cultural, sporting, social events, or non-emergency medical trips in Pinellas County.

**Buses and vans can be leased with a two-hour minimum for events on weekdays.** Weekends – Flat rates may apply. Passengers are not required to register and there is no age restriction. However, minors must be accompanied by an adult.

- ★ Our fleet of 26 buses and transport vans are all wheelchair accessible.
- ★ Our drivers are trained in CPR, First Aid, and eldercare and have undergone Level II background clearance checks.

GROUP TRIPS			
Vehicle	Capacity	Rate	Notes
<b>LARGE BUS</b>	16 – 22 PASSENGERS 2 WHEELCHAIR MAX	\$130.00/HR UP TO 10 MILES \$1.50 EACH MILE OVER 10	Each wheelchair = 2 seats
<b>SMALL BUS</b>	1 – 15 PASSENGERS 2 WHEELCHAIR MAX	\$120.00/HR UP TO 10 MILES \$1.20 EACH MILE OVER 10	Each wheelchair = 2 seats
<b>TRANSPORT VANS</b>	1 – 5 PASSENGERS 1 WHEELCHAIR MAX	\$120/HR UP TO 10 MILES \$1.20 EACH MILE OVER 10	Each wheelchair = 2 seats
INDIVIDUAL TRIPS			
Vehicle	Capacity	Rate	Notes
<b>CAR</b>	1-3 PASSENGERS	\$15.20 EACH UP TO 10 MILES \$1.75 EACH MILE OVER 10	Ambulatory only
<b>BUS/VAN</b>	1 -2	\$55.00 EACH UP TO 10 MILES \$1.75 EACH MILE OVER 10	1 WHEELCHAIR MAX

TO SCHEDULE A TRIP: Call 727 571 4384 (prefer 2 week notice)

CANCELLATION FEE: \$25.00 – less than 24 hrs. \$50.00 less than 8 Hrs prior to trip.



# PCEM Special Needs Application

2024 – [dataid]

PCEM Special Needs Evacuation Program Application

Applicant Information																
*First Name:										*Last Name:						
*Street Number:										*Street Name:						
*City:										State:		Zip Code:				
Building Number:			Apt/Lot Number:			Complex/Neighborhood Name:										
*Residency Type:										*Living Situation						
<input type="checkbox"/> Single Family <input type="checkbox"/> Multi-Family <input type="checkbox"/> Mobile Home <input type="checkbox"/> Apt/Condo <input type="checkbox"/> Alone <input type="checkbox"/> With Relative <input type="checkbox"/> Other:																
*Birthday (mm/dd/yy)			*Phone Number:			*Primary Language:										
/ /			( )			<input type="checkbox"/> English <input type="checkbox"/> Spanish <input type="checkbox"/> Vietnamese <input type="checkbox"/> Other:										
*Primary Email Address:																
Emergency Contact Information																
*First Name:										*Last Name:						
*Primary Phone Number:										*Relationship to Applicant:						
( ) -										<input type="checkbox"/> Spouse <input type="checkbox"/> Child <input type="checkbox"/> Caregiver <input type="checkbox"/> Other						
Email Address:																
Please Answer All of the Questions to the Best of Your Ability:																
1. Will a caregiver be evacuating with you?										<input type="checkbox"/> No		<input type="checkbox"/> Yes. How many?				
2. Will any pets be evacuating with you?										<input type="checkbox"/> No		<input type="checkbox"/> Yes. How many?				
3. Do you require transportation assistance (To and/or from shelter/hospital)?										<input type="checkbox"/> No		<input type="checkbox"/> Yes				
4. Would you be considered "Bedridden" or "Bedbound"?										<input type="checkbox"/> No		<input type="checkbox"/> Yes				
Bedridden/Bedbound = Confined to a bed at all times, even if assistance is available																
5. Do you require the use of any of the following equipment or medical devices?																
a. Wheelchair:										<input type="checkbox"/> No		<input type="checkbox"/> Yes				
b. Hoyer Lift or any medical equipment/machinery to get out of bed:										<input type="checkbox"/> No		<input type="checkbox"/> Yes				
c. Suction Pump, IV Pump, Ventilator, etc.:										<input type="checkbox"/> No		<input type="checkbox"/> Yes				
d. CPAP/BiPAP, Concentrator, Nebulizer, Cardiac Monitor, etc.:										<input type="checkbox"/> No		<input type="checkbox"/> Yes				
6. Have you been clinically diagnosed as a "Danger to Others"/"Self-Injurious"?										<input type="checkbox"/> No		<input type="checkbox"/> Yes				
7. Do you receive insulin injections or require the use of an insulin pump?										<input type="checkbox"/> No		<input type="checkbox"/> Yes				
8. Do you have medication that requires refrigeration?										<input type="checkbox"/> No		<input type="checkbox"/> Yes				
9. Do you receive dialysis treatment?										<input type="checkbox"/> No		<input type="checkbox"/> Yes				
10. Do you have/need help with a feeding tube/pump?										<input type="checkbox"/> No		<input type="checkbox"/> Yes, but no help needed			<input type="checkbox"/> Yes, help needed	
11. Do you have/need help with a catheter?										<input type="checkbox"/> No		<input type="checkbox"/> Yes, but no help needed			<input type="checkbox"/> Yes, help needed	
12. Could your medical condition(s) lead to incontinence?										<input type="checkbox"/> No		<input type="checkbox"/> Yes, but no help needed			<input type="checkbox"/> Yes, help needed	
Incontinence = Lack of voluntary control over urination or defecation																
13. Do you need help with taking medication?										<input type="checkbox"/> No		<input type="checkbox"/> Yes, minimal help			<input type="checkbox"/> Yes, help needed	
14. Do you have any memory impairment?										<input type="checkbox"/> No		<input type="checkbox"/> Yes, moderate			<input type="checkbox"/> Yes, severe	
15. Do you use oxygen? If so, how much?										<input type="checkbox"/> No <input type="checkbox"/> Yes		Liters per minute:			Hours per day:	
16. Who is submitting this form?										<input type="checkbox"/> Self <input type="checkbox"/> Relative		<input type="checkbox"/> Home Health Agency			<input type="checkbox"/> Other Medical Provider	
17. Do you currently receive home healthcare?										<input type="checkbox"/> No <input type="checkbox"/> Yes		Agency Name:				

To Submit Form | via Mail: 10750 Ulmerton Rd, Building 1, Suite 267, Largo, FL 33778 | via Fax: (727) 464-4024.

For more information, please visit [www.pinellas.gov/special-needs](http://www.pinellas.gov/special-needs) or call us at (727) 464-3800.

# Nearby Evacuation Hotels

**Note:** Information contained within this list was as of 02/15/2025 and is subject to change. Contact each establishment for the latest information.

<b>Establishment</b>	<b>Address / Phone</b>	<b>Pet Friendly Y / N</b>
Extended Stay	22950 US Hwy 19 North Clearwater, FL 33765 (727) 799-2678	Yes (under 40 pounds only)
Roadway Inn	21252 US Hwy 19 North Clearwater, FL 33765 (727) 451-8900	Yes, (extra charge per night)
LaQuinta Inn	21338 US Hwy 19 North Clearwater, FL 33765 (727) 799-1565	Yes, (extra charge per night)
Howard Johnson	27888 US Hwy 19 North Clearwater, FL 33761 (727) 796-0135	No pets allowed
Clarion Inn & Suites	20967 US Hwy 19 North Clearwater, FL 33765 (727) 799-1181	Yes, No Pet fee during hurricane & evacuation
Clearwater Hotel	20788 US Hwy 19 North Clearwater, FL 33765 ((727) 7972600	Yes, one pet per night for an additional nightly charge
Holiday Inn Express	210 Seminole Blvd Largo, FL 33770 (7727) 581-3900	Yes, flat fee per entire stay
Holliday Inn Express	2580 Gulf to Bay Blvd. Clearwater, FL 33765 (727) 797-6300	No pets allowed

# Snowbird Check List

For residents of Ranchero Village that leave the park for several consecutive months, below is a recommended checklist prior to your departure.

- **Personal**
  - Have someone watch your house and leave a key.
  - Obtain, fill out and submit the Resident's Check Out Form. The form may be obtained from the Legacy office and must be returned to the same.
- **Electrical**
  - Turn off the breaker to your water heater.
  - Turn off the breaker to your stove / built-in microwave oven.
  - Unplug all other appliances within your house and within your shed. Appliances still draw electricity even when not in use. This includes lamps.
  - Clean condenser fins (Air conditioner) and set temperature to 82 degrees F.
- **Plumbing**
  - Turn off water to your house.
  - Wrap toilet bowls and tanks with saran wrap.
  - Pour one cup of chlorine bleach in each drain, then cover sink, shower and bathtub drains with rubber covers and seal the top with baking soda.
  - Turn off ice maker within the freezer compartment of your refrigerator.
- **Exterior**
  - Bring outdoor furniture into Lanai or your shed.
  - Secure your potted plants or bring indoors (home or shed).
- **Interior**
  - Place pie tins with charcoal in every room, or purchase and place moisture absorbers. This is to prevent any mildew from accumulating while you are away.
  - Lock all windows and doors.
  - Shut down refrigerator. If leaving operational, place a coin on a frozen cup of water in the freezer to determine if there was a loss of power whilst gone.
- **Golf Cart**
  - Disconnect battery cables.
  - Top off distilled water in batteries.
  - Cover the cart to protect from dust and weather.