



Newsletter February 2026

Email: tpcc33538@gmail.com or tracysweb33538@gmail.com

Website: tracypointhoa.com or Facebook: Tracy's Point HOA Community Club

Tracy's Point Community Club, Inc., PO Box 301, Lake Panasoffkee, FL 33538

2026 Board of Directors

President: Curt Lindsey
Vice President: Claire Lynch
Treasurer: Dianne Hutchings
Secretary: Paul Lauer
Director: Debra Arcus
Alternate: Jeff Kretschmer

Quick Reference Numbers

Sheriff Dispatch: 352-569-1600
Code Compliance: 352-689-4460
Report Illegal Burning: 352-569-1011
Animal Control: 352-689-4400
SECO: 352-793-3801
LP Water Assn.: 352-793-4236

Board of Director's Meetings

February 17th, March 17th, April 21st,
May 19th,

No meeting June, July, and August

September 15th, October 20th,
November 17th, December 15th.

Meetings are held 7:00 p.m. at
Lake Panasoffkee Recreation Center
West Wing
1589 C.R. 459
Lake Panasoffkee, FL 33538

Upcoming Event

It's time for the 2026
Tracy's Point Community Club



Feb 20th & 21st

Advertised hours "8AM to ???"
(feel free to set your own hours)

Clean out your closets! Empty your drawers! Isn't it about time to sell that lava lamp and those incense burners you inherited from your former college roommate?

The Homeowners Association is once again sponsoring its annual drive-through-the-neighborhood Yard Sale.

The HOA will take care of the advertising and place signs at the neighborhood entrances. All you need to do is open your garage, spread your treasures out on the driveway, and get ready to haggle like a pro!

One note of caution: Please be a SAFE Seller!
Always have a buddy with you. Keep your cash out of sight preferably in your pocket or a fanny pack.

**Tracy's Point Community Club
welcomes new owners:**

Randall & Deborah Alonso
Jeffery Barrett
Shaun & Tyler Campbell
Linda Capps & Dale Ryals
Elizabeth Dahl
Ronnie & Mary Deese
David & Heidi Frish
Embry Gonzalez & Christine Cruz
Carl & Helen Harris
Jacob Holloway
Linda Judah
Jeffery & Judy Kretzschmer
Jose & Ashley Lopez
Rusty & Robbie McLeod
Cameron & Chrissy Mercer
Scott Miller
Kathleen Reed
Delmar D. Smith
Draven Smith
Zachary Tucker
Bryant & Barbara Tutas
Philip Williams
William York & Lisa Jo Jones
we hope you enjoy living here.

Charles "Chuck" Pennington, 85, a longtime resident of Tracy's Point and past president of the Tracy's Point Community Club, passed away on January 6, 2026. Chuck had a deep love for his community. He founded the Tracy's Point Neighborhood Watch program, later expanding it to serve all of Lake Panasoffkee, and went on to establish the Town Hall meetings. Chuck worked closely with the Sheriff's Department and was dedicated to keeping residents informed and the community safe.

We extend our sincere sympathy to the Pennington family on their loss.

Notice of Recorded Amended Bylaws

At the Annual Meeting of all members on Tuesday, January 20, 2026 at 7:00 pm in the Lake Panasoffkee Recreation Center, located at 1589 CR 459 Lake Panasoffkee, FL 33538, the majority of members present voted to approve the amendments to the Tracy's Point Community Club ByLaws. The proposed amendments were published in the November 2025 newsletter. The recorded ByLaws are available on the website tracyspointhoa.com in the HOA Documents and Reports Section.

The amended ByLaws were recorded on January 21, 2026 in the Official Records Book 5035, Pages 288 through 297, of the public records of Sumter County, Florida.

PROPERTY FRAUD

What is it?

When someone illegally uses your property for financial gain.

PROPERTY FRAUD

How does it happen?

Someone records a fraudulent document at the Sumter County Clerk's office, making it look like they own your home or property.

PROPERTY FRAUD

Should I be concerned?

Yes, according to the FBI, Property and Mortgage fraud is the fastest growing white-collar crime.

PROPERTY FRAUD

What can I do about it?

The Sumter County Clerk's office has teamed up to create a notification service called...

PROPERTY FRAUD ALERT

Sign up free of charge at www.propertyfraudalert.com or call the Property Fraud Alert Hotline at 1-800-728-3858.

For further details contact the Sumter County Clerk's Office at (352) 569-6600.

Tracy' Point Community Club

Annual Financial Report 2025

Account Balances

As of: 12/31/2024

Account	CURRENT_BALANCE
Bank Accounts	
Checking	\$ 18,941.52
Savings	\$ 0.00
Bank Accounts - Total	\$ 18,941.52
Assets	
Christmas Fund	\$ 0.00
Petty Cash	\$ 59.28
Assets - Total	\$ 59.28
Total	\$ 19,000.80

Account Balances

As of: 12/31/2025

Account	CURRENT_BALANCE
Bank Accounts	
Checking	\$ 20,644.02
Savings	\$ 0.00
Bank Accounts - Total	\$ 20,644.02
Assets	
Christmas Fund	\$ 39.50
Petty Cash	\$ 16.00
Assets - Total	\$ 55.50
Total	\$ 20,699.52

THE BUDGET OF THE ASSOCIATION DOES NOT PROVIDE FOR RESERVE ACCOUNTS FOR CAPITAL EXPENDITURES AND DEFERRED MAINTENANCE THAT MAY RESULT IN SPECIAL ASSESSMENTS. OWNERS MAY ELECT TO PROVIDE FOR RESERVE ACCOUNTS PURSUANT TO SECTION 720.303(6), FLORIDA STATUTES, UPON OBTAINING THE APPROVAL OF A MAJORITY OF THE TOTAL VOTING INTERESTS OF THE ASSOCIATION BY VOTE OF THE MEMBERS AT A MEETING OR BY WRITTEN CONSENT

Income and Expenses

01/01/2025 - 12/31/2025

Account	2025
Income	
Christmas Fund Donation	\$ 39.50
Dues	\$ 13,243.49
Dues Interest Collected	\$ 60.87
Dues Late Fees Collected	\$ 700.00
Dues Lien Filing Collected	\$ 88.00
Dues Postage Collected	\$ 146.87
Income - TOTAL	\$ 14,278.73
Expenses	
Accounting/ Legal Fees	\$ 500.00
Advertising	\$ 20.50
Christmas Decoration Prize	\$ 225.00
Club Expenses	\$ 69.16
Dues Notice Certified Mail	\$ 239.78
Dues Notice Postage	\$ 159.35
Dues Refund	\$ 40.00
Groceries	\$ 370.58
Insurance Directors & Officers	\$ 2,961.94
Insurance Property Liability	\$ 2,841.13
Licenses and Permits	\$ 158.25
Lots and Canal Maintenance	\$ 1,219.97
Newsletter	\$ 68.96
Newsletter Postage	\$ 526.00
Office Equipment	\$ 16.04
Office Supplies	\$ 354.75
P.O. Box	\$ 78.00
Postage - General	\$ 73.00
Postage special mailing	\$ 219.00
Property Tax	\$ 0.20
Recording Fees	\$ 233.00
Special mailing Sept notice/ballots	\$ 270.86
Utilities - Street Lights	\$ 1,810.78
Web site costs / maintainance	\$ 75.00
Welcome Committee	\$ 48.76
Expenses - TOTAL	\$ 12,580.01
TOTAL INCOME - EXPENSES	\$ 1,698.72

Valentine's Day Dessert: Quick and Easy Pudding Parfait

Easy and delicious pudding parfait, and it's pink for Valentine's Day!

PREP TIME	COOK TIME	ADDITIONAL TIME
10 minutes	10 minutes	10 minutes
TOTAL TIME		
30 minutes		



Ingredients

- One 3.9oz. package of chocolate instant pudding
- One 3.9oz. package of white chocolate instant pudding
- 4 cups of milk
- red food coloring
- 1 container of whipped topping, defrosted (I used Cool Whip)
- 1 chocolate candy bar (I used a Hershey bar)
- Valentine's Day sprinkles, red or pink (optional)

Instructions

1. Prepare the chocolate pudding as directed with 2 cups of milk and put in the refrigerator to set.
2. Pour 2 cups of milk in a second bowl to make the white chocolate pudding. Before you dump the packet in the milk, stir in 6 drops of red food coloring to turn the milk pink. Then add the white chocolate pudding mix and whisk together until blended. Put in the refrigerator to set. After about 5-10 minutes the pudding should be firm.
3. Take 1/3 of the chocolate pudding and put it into an empty bowl. Do the same thing with the pink white chocolate pudding. TIP: An easy way to estimate 1/3 of the pudding is to use a utensil to make a peace sign on the pudding, and then scoop out one of the triangles.
4. Mix 1/3 of the whipped topping (use the peace sign trick again!) into each of the bowls you just made that contain 1/3 of the pudding mixes. You should now have 4 bowls: one with chocolate pudding, one with pink white chocolate pudding, one with chocolate pudding mixed with whipped topping, and one with pink white chocolate pudding mixed with white topping.
5. Layer the puddings into 4 [clear glass mason jars](#) or [wine glasses](#) in any order you'd like. To fill the jars as we have in the photos, spoon the puddings into individual [disposable pastry bags](#) (you could easily use a Ziploc bag instead). Snipped about a 1" opening and pipe a spiral, starting from the outside and working into the center. Hold the bag steady and rotate the jar. This allows you to place the pudding exactly where you wanted it. After doing each layer, tamp the jar a few times on a folded towel to level.
6. Finish with a dollop of whipped topping, dividing the remaining 1/3 of the container among all 4 dessert cups.
7. Make chocolate curls by peeling the chocolate bar with a [vegetable peeler](#) and garnish the pudding cups with them. Finish it off with some pink or red sugar sprinkles if you'd like!

Notes

If you don't want to bother with bags to pipe the pudding into your glasses, you can easily spoon the pudding in layer by layer. Add small amounts at a time, and use the back of your spoon to push the pudding against the edges of the glass to make those nice layers visible from the outside.

You could easily adapt this to any holiday. Change the pink to green for St. Patty's day, or just mix up a couple different pastel colors for Easter.

Yields 4 servings, but if you put them in smaller glasses, you can stretch it to more than that.