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Volume 19, Issue 2, May, 2026

The Oak Tree President's Message

I truly hope that you have found the President's Message in prior editions of the Oak Tree to be informative, timely and perhaps a bit entertaining. Over the years, I have written on numerous topics that I believed would be of interest to our residents and would also provide updated changes regarding our rather complex community. As President of the Master Association, I have over the years, gained some significant insights into the 27 Villages, 1901 properties and approximately 4800 residents that comprise Grand Haven.

It is very easy to take for granted the beauty and tranquility that we wake up to every day. The treed streets, the landscaped properties and the well-maintained common areas all combine to produce a tranquil environment that is envied by our daily visitors. Although the Master Association and CDD claim some of the credit, Grand Haven would not be all that it is without the involvement and commitment of our residents. It is extremely unusual to find an owner who does not really care about the overall condition of his or her home and property. The current foreclosure rate in our community is below 0.23% and, as we recover from the unusual winter freeze, I have every confidence that plants and bushes will be replaced and the landscaping will be more eye-catching than ever before. All of which is not that difficult in a small community. However, when the owners of a large, diverse community such as ours share a common sense of responsibility towards a common goal, that is truly impressive and awesome accomplishment.

Over the years I have had the opportunity to share information with board members of other Homeowners Associations. I have become familiar with some of the challenges that they face in attempting to adhere to their governing documents and the lack of cooperation they obtain from members of their Associations. Some have difficulty in filling board seats due to the constant issues they face and constant turnover in membership.

I have also had the opportunity to meet and otherwise communicate with numerous members of our Association. With few exceptions, they are pleasant, cooperative and reasonable individuals who are more than willing to follow the rules and our governing documents. They want to make Grand Haven all that it can be. Every one of those owners, such as yourself, deserves the most credit for the overall appearance and desirability of our community. Although the GHMA and CDD may do their part, it is our property owners that truly make Grand Haven what it has come to be, one of the premier residential communities in Flagler County.

On behalf of the Board of the GHMA, I would like to extend my sincere appreciation to all our owners who share our vision and work so hard to make it a reality.

*Submitted by: Rob Carlton, President
Grand Haven Master Association*

GHMA Meeting Schedule

The Board of Directors of the Grand Haven Master Association (GHMA) meets on the next to the last Friday of every month (unless otherwise noted.) All property owners are welcome to attend.

WHEN: 2 PM, Friday, May 22
2 PM, Friday, June 20
2 PM, Friday, July 24
2 PM, Friday, August 21

WHERE: Creekside Amenities Center
2 North Village Parkway

GHMA Board Members

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The Oak Tree is always looking for articles with ideas and topics for future issues, especially those that would be of interest to Grand Haven residents—Grand Haven activities, clubs, happenings, sporting events, resident volunteer activities and opportunities.

Please contact Nancy Carlton at ncarlton096@gmail.com with your suggestions

I don't have to take a trip around the world or be on a yacht in the Mediterranean to have happiness. I can find it in the little things, like looking out into my backyard and seeing deer in the fields.

Queen Latifah

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EAGLES' NEST

At the time of this writing the two eaglets are 15 weeks old and will soon be departing the nest area. Although once they leave, they could make a cameo appearance for the next few weeks. Since Gabby has resided at this nest, most offspring have left at 15 weeks, so they are preparing to depart.

The youngsters received an abundance of food including some unusual deliveries such as several small Bonnet-head Sharks and Barracudas!

They were given deliberate and appropriate names....The first hatchling was given the name "Eve", as she hatched on New Year's Eve. The second hatchling was given the name "Kai" representing strength with connection to nature, and new beginnings as he hatched on New Years Day (beginning of a New Year). Although gender can only be confirmed through a blood test, the majority of the first eaglets hatched are female. By several knowledgeable observations, especially size, Eve appears to be female. Females are larger than males.



They fledged (first flight) a day apart with Kai taking that first big step. He has shown himself to be the most assertive and has constantly nailed his landings from the get-go. They successfully returned on the same day they fledged which isn't always the case.

They have remained bonded and have been busy flying around the neighborhood. Their favorite perching tree off-site happens to be a tree Gabby and Beau frequent. The tree is likely visible from the nest, so the kids probably saw mom and dad perch there. This tree stands out and offers easy landing access for new fledglings.

Once Eve and Kai depart, Gabby will likely depart very soon after. Beau will probably remain in the nest area for several days.

Godspeed as this special eagle family embark on their independent journeys, and prayers for Gabby and Beau to return safe and healthy in the fall.

Submitted by: Gretchen Butler

Audubon EagleWatch Nest Monitor/Volunteer (17 years)

American Eagle Foundation Partner/Volunteer (11 years)

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Congratulations, Graduates Scholarships Awarded

On behalf of the GHMA Board of Directors, it is our pleasure to congratulate two graduating seniors from Flagler Palm Coast High School who are residents and were recently presented with scholarships. Their future goals are impressive and we wish them the very best in achieving those goals.

Lillian Ames is graduating with a 5.3 GPA after taking 6 AP courses and 7 honors courses. She also completed 80 hours of community service in her senior year.

She is planning to attend University of Florida, where she plans to pursue a double major in finance, accounting or statistics. She also plans to obtain a masters degree in financial management to hopefully achieve a management position.

Lillian plans to participate in extracurriculars relating to finance as well as partake in internships with various financial companies.

Makena Lukasik is graduating with a 3.9 GPA and has completed 70 hours of community service in her senior year.

She is also planning to attend University of Florida, with the ultimate goal of becoming a surgeon. She hopes to continue to advance the overall quality and innovative techniques within medicine, overall advancing society's knowledge of our own composition.

Congratulations to both of these impressive young ladies as they pursue their futures



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MADC CORNER

Modification Architectural Design Committee

The MADC is here to keep Grand Haven looking beautiful. That's our purpose.

We simply ask homeowners to submit an application (found at www.grandhavenhoa.com/ADC/ADC.htm) for any changes they want to make to the outside of their house or their property. The committee reviews the application and the requested changes, and looks at the Grand Haven Standards, our governing document, to ensure the requested changes are allowed by the Standards. That's it and nothing more.

The Standards are reviewed every three years and changes are made as appropriate to keep them current. Our next review is in 2027.

The majority of applications received are approved. Homeowners whose applications are denied can submit a new revised application at a subsequent meeting, that has been revised so it meets the requirements in the Standards. There is no cost for this application submission.

We invite all residents to come to one of our meetings to see how the procedure works.

Yes, you are allowed to smile at the meeting.

*Submitted by: Bob Carlsen, Chair
Modification Architectural Design Committee*



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Did you know?

The Covenants, Conditions and Restrictions (CC&Rs) and ADC Standards in Grand Haven do not specify a particular viewing position when determining compliance with our community rules. "YOU CAN'T SEE IT FROM THE STREET" is not an excuse to deviate from the deed restrictions within Grand Haven. Except for a few very specific instances addressed in the Florida Statutes, your home and landscaping can be seen from an adjacent neighbor's property, from the Golf Course, as well as from the street. Therefore, you must adhere to the CC&Rs and ADC Standards on front, back and sides of your property.

Please help keep Grand Haven looking "Grand."



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Contact me today to start your home journey.

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CROQUET NEWS

We have some exciting competitions to report on. The 3rd annual Loggerhead Golf Croquet Tournament was held on February 5-8 here at Grand Haven.

The tournament was open to 24 players. In Doubles, the twelve top ranked players were paired Hi/Low to form six teams in Championship Flight, and the next twelve formed six Hi/Low teams in 1st Flight. The Hi/Low format has several advantages. It takes the burden off the players to find a partner. It makes the teams better balanced, it pairs people who may not know each other (fostering new friendships), and it gives the less experienced players an opportunity to learn from the more experienced players.

There were 7 Grand Haven residents who participated and were able to compete against top national players right here at home. The tournament generated \$600 in revenue for our community in addition to over \$1500 for the croquet club.



The Championship Doubles winners were Ron Taylor and James Podraza, the First Flight Doubles Winners were Barbara Jamison and Gail Montgomery (GH) and the Finalists were Susu Day and Rich Iulucci (GH). The Championship Singles Winner was Macey White (GH), the first Flight Singles Winner was Jim Podraza, The Second Flight Singles Winner was David Betsill. Congratulations to the First Flight Plate (Consolation) Winner Dorothy Silliman (GH) and Second Flight Plate (Consolation) Winner Gail Montgomery (GH) and to all the winners and participants.

On March 10th our Grand Haven Croquet Club team traveled to Hammock Dunes for an FCCL Charger match. We prevailed 12 - 4 keeping our hopes alive for the end of season title. Congratulations to the team; Howard Chodak, Dave Paukovich, Gary Gamble, Peter Gordon, Brian Zindel, Captain Edmund Giancola, Lisa Chodak, and Margaret Matuszak.

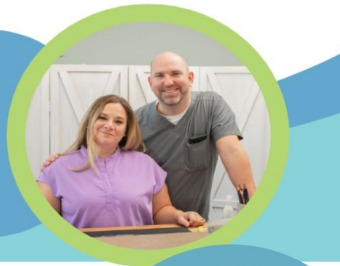


League action continued on April 6th when the team traveled to play the Ponte Vedra Croquet Club narrowly losing 8 ½ to 7 ½. On April 14th another loss 10 – 6 on the lightning quick lawns of The Plantation of Ponte Vedra has put the team in a tough position. With 2 matches to play we can still come out on top, but we have our work cut out for us. Stay tuned...

Submitted by: *Howard Chodak*



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The Cost of Saving a Minute

The Cost of a Saved Minute: Driving Safely in Grand Haven

Grand Haven is more than a location; it is a meticulously designed sanctuary built on the premise of a "slower pace of life." Yet a growing tension simmers on our streets as drivers increasingly ignore speed limits and stop signs. We must ask: Are we truly in too much of a hurry to drive safely?

The Illusion of Time Saved

The urge to drive 35 or 40 mph in a 30-mph zone is often driven by the psychological trick that we are "making up time." However, the physics of neighborhood driving tells a different story. Because Grand Haven features short stretches of road and frequent stops, speeding rarely yields significant gains. Mathematically, driving 10 mph over the limit across two miles saves less than 90 seconds. Is a minute and a half worth the increased risk to a neighbor's pet, a gardener, or a child?

The "Blind Curve" Reality

Grand Haven's aesthetic landscaping and winding roads create specific hazards:

Visual Obstructions: Thick hedges and oak hammocks create "blind" driveways. At 30 mph, a driver can react to a car backing out; at 40 mph, that driveway becomes a collision point.

The Wildlife Factor: Adjacent to preserves, we share the road with deer, turkeys, and turtles. Speeding endangers both humans and the local ecosystem.

The "Village" Mentality

In a gated community, your driving is your reputation.

The Shared Experience: Unlike anonymous highways, here you are passing friends and neighbors.

The "Pace Car" Strategy: We should encourage a mindset where residents see themselves as "pace cars." By driving the limit and obeying stop signs, you physically prevent others from speeding behind you, reclaiming the peace of our neighborhood.

Let's prioritize the safety of our sanctuary over the illusion of a saved minute. Drive like you live here.

Submitted by: Dr. Michael Tebbano



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Photography Club

Did you know that Grand Haven now has a Photography Club? The Amenities office sent out a notice in January, and we had our organizational meeting on February 2, 2026.

We are holding our meetings on the 3rd Monday of each month, in the Grand Haven Room, starting at 4:30PM.

The Photography Club is open to all Grand Haven residents and there is no fee to be a member.

We have lessons at each meeting to help residents become better photographers. We concentrate on elements of photography such as composition, lighting, cropping, camera settings, etc. It doesn't matter what type of camera you use; these elements apply to them all.

If you want to use your cell phone to take photos, we're using an app that works on both Apple and Android phones so all members can take photos in the same way on both types of cell phones. The elements of photography work the same on these cell phone cameras as they do on regular cameras.

If you are interested in the photography club, just come to a meeting. If you have any questions about the club or photography, please give me a call at 973-615-7633. You can also send me an email at grandhavenphoto-club@gmail.com

Happy Photographing!

Bob Carlsen
Grand Haven Photography Club





Volunteering Making A Difference

Many of our Grand Haven neighbors are volunteers, whether in this community with The Haven Family Fund or outside Grand Haven with church and civic groups.

It is not surprising that volunteering offers proven physical, mental and social benefits while creating a positive impact on members of the community. Mayo Clinic suggests that volunteering lowers stress, reduces depression, anxiety, heart disease and other medical problems, particularly for those over 65.

Volunteers find purpose, gain self-esteem and develop skills such as leadership, teamwork, confidence and new friendships. It often fosters unity, strengthens resilience and creates lasting change.

How does a volunteer make a difference with The Haven Family Fund? Volunteers provide rides to essential appointments. If you are a caregiver and need a break for an appointment or just some “me time”, volunteers are there to spend time with your loved one. Volunteers arrange education opportunities such as avoiding scams or estate organization. And volunteers coordinate fun activities such as L.A.N.E. and Craft Fairs.

For those of us seniors, research consistently links volunteering to increased lifespan. Even a few hours a month correlates with better overall health and longevity.

Finally, a shout out to the self-appointed volunteers in Grand Haven. These are the unsung heroes who bring in the trash barrel for a disabled neighbor, check on the widow/widower next door who is alone, or walks a neighbor’s dog when they are recovering from surgery. Thank you to every volunteer in Grand Haven for all you do to make life better for all of us.

Submitted by: *Jim Morelewicz*



*Pictured here:
Jackie Morelewicz &
Margaret Bonz*



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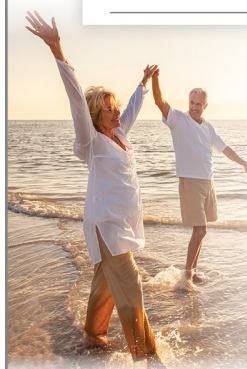
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The Mustang Club is open to residents of Grand Haven wanting to share the joy of owning a Mustang. Many of us enjoy the breeze (top down) as we travel to a variety of locations enjoying

the company of other individuals, who also enjoy spending their leisure time driving their Mustangs. On April 17, the group traveled to St Augustine and visited the City Gate Distillery. Later the group enjoyed lunch at Meehan's Irish Pub. The next outing is on June 18, to Downtown Disney with lunch at the Ragland Road Irish Pub and Restaurant. Future rides are planned for August 21 and October 23, destination and routes to be determined.

Meetings are held the 3rd Thursday of the month at 4:30, at members' homes. Please note, the Grand Haven Mustang Club meets at 11 am on the morning of our rides. Email notification will occur in the event of any changes. Please contact Kathleen Krov at kkrovphd@gmail.com if you are interested and would like to be added to our email list.

CDD Corner

There is a lot to catch our residents up on since my last Oak Tree update. The Board has directed significant changes that reconstitute the District Management function with the Grand Haven CDD and staff operations. In our effort to look forward, improve performance and strengthen oversight, the Board voted at the February meeting to restructure the District Management reporting and accountabilities.

Mr. Howard McGaffney of FCS Management Group (FCS), will now serve as our Statutorily required District Manager in a new and enhanced role. This structural transition includes a 90–120 day "transition phase" during which FCS will analyze and implement new operational processes, controls and technology. To ensure a smooth handover during transition, Mr. McGaffney (Howard) will be on-site three days per week to coordinate with the Board and standardize implementation of process changes and the new or revised roles of CDD leadership and staff.

The Board has eliminated the prior Operations Manager position and is working with Howard to define and create new staff roles that improve day-to-day budget activities and vendor performance. This allows Howard as our District Manager, to provide high-level budget and financial oversight, implement new technologies, support contractual obligations and develop short/long-term infrastructure reinvestment planning.

As our GH community continues to mature, we will continue working with Howard to schedule projects to maintain its charm and beauty. Efforts to address the storm sewer issues, time worn repaving of GH roads and sidewalks, curb repairs and other projects are all being evaluated and scheduled for 2026 and beyond. Obviously, Howard's plate will be full and the Board looks forward to working with him to achieve mutual success.

Finally, I want to acknowledge the resignations of Board Supervisors Nancy Crouch and Steve Brazen. We are incredibly grateful for the time and energy they have poured into the Grand Haven community, and we wish them nothing but the best in their futures.

Submitted by: John Chism, CDD Supervisor

Pickleball Supports Haven Family Fund

There's something about a pickleball event that brings out joy in everyone. And when that event is also a fundraiser for the Haven Family Fund, the spirit is even more uplifting. The goal of the fest is simple: bring players of all skill levels together for lighthearted competition, shared fun, and community connection.

This year's fourth annual Pickleball Fest, sponsored by Diadem, was once again expertly organized by Rich Correa, Jane Ryan, Patsy Campbell, spouses and friends.

At just \$40 per entry — a fee that has remained unchanged each year and includes lunch and a commemorative shirt — the event filled immediately. More than 80 players participated this year, while at least 30 others had to be turned away. Many remarked that adding two more pickleball courts would go a long way toward meeting the growing demand among Grand Haven players.

During the event, Rich gave special mention to his close friend and partner in the original concept, Mike Campbell, noting that the fest is "not the same without him." Mike and Rich first envisioned an event where pickleball would be played purely for fun, giving everyone a chance to meet face-to-face and enjoy lunch together afterward.

As always, John Lucansky and his staff prepared a delicious barbecue on the adjacent lawn. Raffle tickets were drawn for three donated Diadem paddles as well as a delightful pickleball party basket donated by Patsy Campbell. The event shirts were designed by Jane Ryan and Patsy Campbell, while Barbara Correa helped staff the raffle and entry table. Steve Ginter assisted with managing the rounds and photographing the day.

With perfect weather and a wonderful turnout, this year's celebration marked yet another memorable day of camaraderie — a reminder of what makes pickleball at Grand Haven so special.

Submitted by: Linda Lake

A photograph of a woman with blonde hair, wearing a blue cardigan over a white top, watering plants in a garden. She is smiling and looking down at the plants. The background is a bright, sunny outdoor setting with greenery and a wooden fence.

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A photograph of a cardboard box on a tiled floor next to a potted plant with yellow flowers. The box is leaning against a doormat that has the text "FREE TERMITE TREATMENT ESTIMATES" written on it in large, bold, black letters.

FREE TERMITE TREATMENT ESTIMATES

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Grand Haven CERT

GHC is a group of volunteers who have been trained by Flagler County Emergency Operations. We are here in Grand Haven to aid neighbors AFTER an event i.e., hurricane, wildfire, tornado, or other disaster. We can use volunteers of all abilities, as everything we do is not always physical.

Training will help you take care of yourself, and your neighbor both before and after an emergency. We meet in the Grand Haven room monthly on the second Wednesday.

*If interested contact Larry Wolfe at
lwolfe46@aol.com or 717-377-3510 for
information and application*

Spring Refresh of Your Landscaping

Mulch and the use of compost is an important part of landscape maintenance; wide expanses of mulch should not be the goal....indeed as your plants mature, you will use less and less.

First, each year evaluate your beds and then add compost (Black Kow for example). One to two inches of finished compost spread over beds and worked into the top few inches of soil does three things: improves structure, adds slow-release nutrients, and introduces beneficial microorganisms right when spring growth begins. This will ensure continued health and vitality of trees, shrubs and all the flowering plants in your gardens. If this seems daunting, it's ok to spread compost underneath shrubs, and perennials. The compost will act as a slow-release fertilizer and boost soil health.

After this annual "refresh", it's time to mulch for the year. Mulch is important; it saves water, keeps our plants cool and suppresses weeds. Eventually organic mulch adds humus to the soil. There are many choices; in Grand Haven the "Standards" state: "Organic bark & Natural Cypress Mulch are the only approved organic mulching material...Organic mulch must be naturally colored (red, black or green mulch is not permitted)."

"Inorganic Mulches that will be approved are Tan River Rock, Crimson Rock, Colorado River Rock, Eastern Sunrise, tan, crimson or gray Lava Rock and 1 inch Salt & Pepper Gray Granite. Mulch around Street Trees is limited to Organic Mulch Only." (Standards Sec 2.Y.20) Keep in mind that State Law now requires landscape fabric beneath all Inorganic Mulch .

Note: *Rubber Mulch is not allowed due to significant environmental, safety and plant health concerns.*

Do not allow any type of mulch to touch the plant stems or trunks. Mulch should be 3-4" thick. In areas with annual flowers, bulbs etc, use no more than 2" .

Many maintenance services blow grass cuttings and leaves back up into shrubs and underneath trees....this is not a bad thing; in fact it can be very beneficial as it releases nutrients into the soil & shelters beneficial insects. It is important to be sure the grass cuttings are not from lawns treated with insecticides and broad spectrum poisons.

Submitted by: Veronica Reinhardt, Master Gardener



Neighborhood Watch

The good news is that there is very little crime in Grand Haven. The bad news is we all become complacent. While Grand Haven is aging, so are the Neighborhood Watch Village Representatives. Many villages have limited or no representation.

For more information on how you can help, contact me, Lisa Mrakovcic,

Lisa_mrakovcic@hotmail.com, 386-447-4063

Yard Waste Reminder

To enhance the appearance of the community and minimize any disruption to the flow of the drainage system in the event of rain, yard waste may not be put out by the curb any earlier than one day prior to the day it is picked up by our waste management company, FCC. Placing yard waste by the curb prior to Tuesday can result in an unnecessary fine of \$50.00 for property owners. Although requiring a bit more effort, if yard waste is generated prior to Tuesday, store it out of sight on the side of your residence and place it by the curb on Tuesday for collection. Yard waste generated by a contractor should be removed by them on the day that the work is done.

Any yard waste that exceeds the limit established by our waste management company will not be picked up and the owner will be responsible for its disposal. The GHMA Board urges all our residents to join us in our goal to reach zero yard waste violations and thereby avoiding the potential fine.

GHMA Board of Directors



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Election Day is August 18

Did you know this election in August will be the most important election for local offices in Flagler County?

Primary elections typically have a lower turnout, despite the fact that **every voter** may cast a ballot in these elections. Primary elections are important! All voters, regardless of political party affiliation are eligible to vote for nonpartisan contests.

Several nonpartisan races could be decided in the Primary. Even if you do not declare a party affiliation, you may still vote for the nonpartisan races: **School Board, City Offices, Judicial Offices**. As with any election, if you choose not to vote, someone else is making the decision for you.

Early Voting is August 8—15, 10 AM—6 PM at 5 locations

Party Change & Voter Registration deadline—July 20

For more information on candidate and details, visit the Flagler County Elections office at flaglerelections.gov.

Just In Time A Grand Haven Rescue

What began as an ordinary bike ride turned into a remarkable rescue in Grand Haven, when 9-year-old Joey Anderson made a discovery that would reunite a mother and her baby just in time.

While riding in front of his house, Joey noticed something unusual a tiny fawn trapped deep inside a storm drain. At first, he thought it was a cat. The baby deer, no more than two days old, had likely been stuck there for nearly 24 hours. Nearby, its mother paced anxiously. Though the local deer are somewhat accustomed to people, this behavior was different. She pranced, circled, and lingered in distress, clearly aware something was terribly wrong.

Joey quickly alerted his mom, Jill Anderson, who home-schools her three children. After alerting the next-door neighbors, they all paused, watching carefully to see if the mother deer could resolve the situation on her own. But as the sky darkened and a powerful storm approached with 50 mph winds and a tornado watch, it became clear that time was running out.

With tension in the air, Jill made the decision to act. Wearing gloves, she approached the drain cautiously while her husband stood nearby holding a rake, ready just in case the protective mother charged. But she didn't. Instead, she stood still, alert, yet calm, not snorting or stomping, almost as if she understood help had finally arrived.

Working carefully, Jill reached down, lifting the fragile fawn in stages, supporting its neck and hindquarters, until she freed it.

The moment was unforgettable. As Jill carefully set it down the mother stepped forward, gently cleaning her baby and reassuring it before guiding it to the backyard to nurse. As Joey watched from his back bedroom window, the unsteady but determined tiny deer crossed a fallen log while its mother softly encouraged it forward.

Moments later, thunder cracked and rain poured into the storm drain.

Submitted by: Jill Anderson, Players Circle

Amenity Center Happenings

May

Pierogi - 5/19

Trivia - 5/20

Tiki Hut Opening Weekend -5/22

Karaoke—5/23

Memorial Day BBQ—5/25

Bingo—5/26

Prime Rib—5/27

LANE Luncheon -5/28

June

Trivia—6/2

Name That Tune—6/9

Michael Kohn—6/16

Trivia—6/17

Line Dancing—6/22

Bingo—6/23

Prime Rib—6/24

LANE Luncheon—6/25

Karaoke at the Tiki Hut—6/27

Line Dancing—6/29

July

BBQ—7/4

Trivia 7/15

Prime Rib—7/22

LANE Luncheon—7/23

Line Dancing—7/27

Bingo - 7/28

August

Trivia—8/19

Bingo—8/25

Prime Rib—8/26

LANE Luncheon—8/27

Line Dancing—8/31

Amenity Center eblasts will update on any changes

There's an App for that...?

Did you know that there is an Owner Portal that has all your account information, Board/Association Documents, E-Blast History, Compliance Information, etc. related to your specific property and/or the Association??

And... *There's an App for that* too. Please go check it out by going to: home.ssmqfl.com to log in and go to your App Store to download the Vantaca Home App. If you have any questions and/or are having trouble logging in, or getting the App, please do not hesitate to contact Southern States Management Group.

Parking 101...

As a reminder, the GHMA CC&Rs prohibits parking on unimproved lots and regular parking in the street by a resident (it is considered storing a vehicle in the street). Parking on unimproved lots also constitutes as trespassing. Regular parking by residents should be in the driveway and/or garage. The streets in Grand Haven are the property of the Community Development District. Parking on the street is also subject to the City of Palm Coast and Flagler County Ordinances which do not allow on-street parking. No overnight and/or regular parking in the streets, please. To provide additional clarity and more specific parameters regarding parking on the street, the GHMA last year at its duly noticed April 2025 Board Meeting adopted a Rule Regarding Street Parking Within Grand Haven. The Rule establishes:

1. Parking of Vehicles in paved right-of-way (on the street) is prohibited as per the City of Palm Coast.
2. Vehicles must be parked in your garage or driveway between the hours of midnight and 7am.
3. From 7am to midnight NO parking on the street on a regular basis. Regular basis is defined as more than 4 hours per day for 2 consecutive days.

The formal Rule is available on the Grand Haven Master Association website at www.GrandHavenMHOA.com, clicking on "Governing Documents" on the left side of the page. The GHMA Rules & Resolutions are listed in alphabetical order.

If you have any questions or concerns, please contact Southern States Management Group at (386) 446-6333.

Submitted by: Troy Railsback, Community Manager

Memorial Day Ceremony

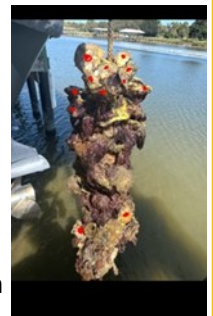
On Monday, May 25, we will once again honor those who served in defense of our country at the Grand Haven Annual Memorial Day Ceremony. At 7:00 AM, the program will begin at the Military Memorial with the Parade of Colors and the National Anthem. It is anticipated that the ceremony will last approximately one half hour, after which refreshments will be served.



VOG Update

After all your hard work over the last year and a half, how often do you wonder if it's all worthwhile? Do oysters really grow here? Is there really spat (oyster larvae)? Is it really worth it?

Take a look at this picture. This VOG (vertical oyster garden) is a little over a year old and hangs under a dock on the ICW. Each red dot marks an oyster, and there are just as many on the other side. We did some counting and estimated that there are about 40 oysters on this one VOG. Soon, they will be large enough to begin filtering our waters in a meaningful way.



Based on this kind of VOG performance, Coastal Conservation Association will be doing on-site visits at our docks to begin charting our progress. They will give us advance notice, and I will reach out by phone or email to let you know when they will be visiting.

Nice work, everyone, and thanks for helping clean up our river.

GHMA NEWSLETTER

Grand Haven Master Association, Inc.

P.O. Box 354785

Palm Coast, FL 32135

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Community Development District (CDD)	www.grandhavencdd.org	(386) 447-1888
Grand Haven Main Gate Guard		(386) 445-2376
Village Center Office	www.grandhavenamenity.com	(386) 447-0192
Village Center Waterside Café		(386) 447-0239
Grand Haven Golf Club	www.grandhavengc.com	(386) 445-2327
Palm Coast Utilities	www.palmcoastgov.com	(386) 986-2360
Palm Coast City Hall		(386) 986-3700