



2023



The Broadwater Breeze

www.broadwaterfl.com

News and information for the Broadwater Community in St. Petersburg, Florida

ANNUAL NEIGHBORHOOD GARAGE SALE SATURDAY MARCH 11TH

On March 11th, we will hold our annual Broadwater Neighborhood Garage Sale starting at 8 AM. We will run ads in the Tampa Bay Times, Gulfport Gabber and on Craigslist so be ready for throngs of shoppers. A map of participating homes will be available at www.broadwaterfl.org on March 11th for shoppers to print. **Email your name and address to infolink@broadwaterfl.org** to get your home on the map. If you do not have internet access, please call Tom at 727-638-1421 by March 9th to register. You may want to place a sign on the end of your street to direct folks your way. In order to keep travel lanes clear on 46th Ave. we ask that you inform shoppers not to park on the north side of 46th Ave S. We will be proactive in trying to control the traffic on 46th Ave S but we ask that you be patient on March 11th as you drive through the neighborhood. **The event will be moved to March 12th if we have inclement weather.**

HUMP DAY HAPPY HOUR

If you are looking for an opportunity to meet your Broadwater neighbors, please attend Hump Day Happy Hour. This casual group was created by two neighbors that wanted to meet and socially connect with other Broadwater neighbors. The group has grown in popularity and is a fun time for all, especially if you are new to Broadwater. The group moves around to support local businesses and meets every other Wednesday from 5:45pm - ?, Upcoming dates are listed to the right. Stay tuned for more 2023 dates and locations to be announced via the usual information outlets.



BROADWATER COOKOUT AND EASTER EGG HUNT SATURDAY APRIL 8TH 11 AM - 4 PM



The 2nd Annual Broadwater Cookout and Easter Egg Hunt will take place on Saturday April 8th at the Canizares property! We will have a 50/50 raffle along with inflatables and other activities for the kids and an Easter Egg hunt around 11:30 AM. Residents can attend the event at any time. The Association will provide hamburgers, hot dogs, brats and sides so no need to bring a dish. We will also provide soft drinks, water, beer, wine and mixed drinks. We love this location (which is the same as the Halloween Party) and can't thank the Canizares Family enough for sharing it with us. We are seeking volunteers to help make this a memorable event for kids of all ages!! If you would like to help, please contact Evelyn at hill.evelyn@hotmail.com or 727-415-9291

RSVP by April 1st at
www.broadwaterfl.org or by
scanning this QR code →



SAVE THE DATE

Holiday Events

- Mar 8: Hump Day Happy Hour Hookin' Ain't Easy
- Mar 9: General Meeting
7:00 PM at SPC 3200 34th St S
Update on the Skyway Marina District and
City Council Member John Muhammad
- Mar 11: Neighborhood Garage Sale
- Mar 22: Hump Day Happy Hour - Tosti's
- Apr 5: Hump Day Happy Hour Hookin' Ain't Easy
- Apr 8: Cookout & Easter Egg Hunt
- Apr 19: Hump Day Happy Hour - The Deck

BEAUTIFICATION AWARD SPRING 2023

Congratulations

Travis & Krinki Chambers 4300 40th St S.



Thanks for upgrading this once neglected property.

BEAUTIFICATION AWARD WINTER 2022

Congratulations

Tony & Katheryn Wolz 4401 38th St S
for their beautiful holiday display



Winners will receive a \$50 gift certificate compliments of

Debbie & Mike Zito, Realtors®
727-865-TEAM (8326) • Homes@StPeteTeam.com



HELPING HANDS HOLIDAY CAROLING

Thanks go out to **Kristen Mory** for organizing this festive event!! A big thank you to all of our Broadwater carolers and friends who joined us to spread holiday cheer. The carolers started at Grand Villa caroling for residents there and then hopped on the Looper Trolley for a tour around the neighborhood. The trolley was funded through a City of St. Petersburg Neighborhood Grant awarded to Broadwater for this special event. Carolers were accompanied by **Mike Pezze** on electric guitar. Thanks to all who came out for support and who joined us in song. We look forward to seeing you next year!
View and download pictures and videos at www.broadwaterfl.org

Raw Oysters
Flatbreads
Tacos

WE HAVE STONE CRAB

Margarita
Specials

Billy's

STONE CRAB

OLD-FLORIDA SEAFOOD HOUSE

WATERFRONT RESTAURANT

SERVING FRESH LOCAL SEAFOOD & MORE!
FRESH GROUPER DINNER W/SIDES

1 1/4lb Maine Lobster
Specials (at-a-carte)

VIEW THE GULF SUNSET FROM OUR OUTDOOR ROOF TOP BAR!

ONE COLLANY ROAD, TIERRA VERDE
On the Road to Fort DeSoto Park

727-866-2115



SCENE IN BROADWATER

Thanks to **Greg Hathorn** for this great photo!!

Share your photos of anything Broadwater via email infolink@broadwaterfl.org and you may see it in the Broadwater Breeze or on the website for all to see what Broadwater has to offer!

Smith &
Associates Real Estate

CHRIS LINDEMOEN

REALTOR®, GRI

727.501.6141 | clindemoen@smithandassociates.com

YOUR TRUSTED REAL ESTATE ADVISOR, AND YOUR NEIGHBOR



From The BCA Board

We had a fun filled December with our Holiday Party & Annual Meeting followed by our Holiday Boat Parade, Golf Cart Parade and Caroling to close out 2022. It is wonderful site to see so many people enjoy these festive activities that make Broadwater a special place! Thanks go out to all our great volunteers and participants who made these events great! At our Annual Meeting we introduced our 2023 Board of Directors. We welcome **Anthony Lorino, Jeff Case and Eddie Miller** to the Board and thank **Gia Ockuly, Charlie Phillips, and Michael Coleman** for their years of service to Broadwater! Be ready to sell or buy at our Annual Garage Sale on March 11th. We will once again hold our Cookout and Easter Egg Hunt on April 8th in Broadwater! Our bi-weekly Hump Day Happy Hours are well attended and a great opportunity to meet more of your neighbors. We continue to see the Skyway Marina District move forward with new construction bringing more residents and amenities to the area soon. Plan to attend the next General Meeting at SPC on March 9th to hear from the Skyway Marina District and our City Council Member. I hope to see you there! **Everything we do in Broadwater is made possible by our volunteers, membership dues and advertisers/suppliers.** At \$40 per year, Broadwater Membership is the best value out there!! Join today!!!

Scan QR Code to view photos from all Broadwater 2022 Events



2022 Broadwater Events

Tom Ando
BCA President



Mary Lisan, Maria Roesner, Katie Willis, and Evelyn Hill make up the Welcome Aboard Committee. They handle the important task of making sure our new neighbors receive a proper welcome. If you are new to Broadwater and have not been contacted by Welcome Aboard, please email infolink@broadwaterfl.org with your contact information so that we can let you know about all of the things that make Broadwater such a great neighborhood and provide you with some welcome gifts. **Any resident can let our Welcome Aboard ladies know about a new resident via email at infolink@broadwaterfl.org**

A Warm Welcome to our Newest Neighbors

4328 40th St S David Koche
4130 40th Way S Marcia Garrett & Paula Spalla
3900 41st St S Janet Bridges
3888 46th Ave S Roger & Beth Koeberle



BROADWATER

2023 Board of Directors

TOM ANDO (PRESIDENT)	638-1421	tando1@tampabay.rr.com	4532 38TH ST S.
EVELYN HILL (VICE PRESIDENT)	415-9291	hill.evelyn@hotmail.com	4416 46TH AVE S.
VICKI LINKOVICH (SECRETARY)	215-0397	mslink@tampabay.rr.com	4316 44TH ST S.
JON KIND (TREASURER)	851-6424	treasurer@broadwaterfl.org	4179 38TH WAY S
BERNIE WILLIAMS	515-4293	caphaligan8@gmail.com	3864 38TH WAY S
BREANA MARSALISI	282-8988	Bre@MarsalisiLaw.com	3800 46TH AVE S
JEFF JOYNER	501-6164	jeff@jgrealtor.com	4533 38TH ST S
JOHN HODGES	813-310-1552	fkskipper@gmail.com	3822 48TH AVE S
JUDITH SCHLEICHER	866-3720	jpsstpete@gmail.com	4401 48TH AVE S
KATIE WILLIS	866-3316	kbwillis1219@gmail.com	4127 38TH ST S
KRISTIE WAGNER	614-207-9848	kwagner127@gmail.com	3785 42ND AVE S
MARK EWIN	804-3828	ewinml@msn.com	4281 48TH AVE S
MIKE ZITO	813-727-7035	Mikepzito@gmail.com	4369 48TH AVE S
RICHARD AARON	709-2918	donzigo33@gmail.com	4255 48TH AVE S
JEFF CASE	518-522-7371	jcase670@gmail.com	3865 38TH WAY S
ANTHONY LORINO	237-6180	alorino08@gmail.com	4475 44TH ST S.
EDDIE MILLER	913-481-1011	eedward27@yahoo.com	4387 40TH ST S

19TH ANNUAL BROADWATER HOLIDAY PARTY & ANNUAL MEETING

Our Annual Holiday Party on December 10th was a fun event for 177 adults and 18 children as the DJ kept the dance floor hopping after the Annual Meeting and Magic Show by Tom Vorjohan. The photo booth and kid's activities were so much fun, and the food, drink and door prizes were awesome! We held our Annual Meeting and elected our 2023 Board of Directors. Thanks go out to our residents for their very generous donations to our National Guard families with \$1,363 raised and matched by the Broadwater Civic Association and adding the 50/50 proceeds for a grand total donation of \$3,013!! **Thank you to our generous merchants who sponsored the event and donated some great door prizes: TD Bank, Vino Simpatico, Angie & David Blackman Team (Keller Williams), Hookin Ain't Easy, The Manhattan, Tosti's Spirits & Fine Wine, The Deck, Living Young Center for Health & Anti-Aging, Molecular Media (Lighting), Marsalisi Law, Tiki Docks and Kokomo's Salon.** Special thanks to Kelli Lorino and Anne Gottlieb for organizing this great event along with: Anthony Lorino, Sean Gottlieb, Shelley DeBerry, Melissa Webb, Mike & Maria Roesner, Tom Hobgood, John Rude, Kelly & Karlyn Bradshaw, Kristie & Tim Wagner, Tom & Dana Ando, Karrie Klement, Paige Riveron, Charlie & Jaime Wubenna, Maribeth Rainwater, Evelyn & Jim Hill, Tom Vorjohan, Pam Arnold, Kevin Lampman, Amanda Long, Paula Briggs, Charlotte Gottlieb, Cash Ziegler, Lauren Mueller, Lindsey Mueller, Sophie Arena, Corey Cepeda, Chase Lorino, Mary Lisan, Vicki Linkovich, Diana Forbes, Theresa Zanghi, Al Cannon, Janet Bergeron, and Erkki Taada, View and download pictures at www.broadwaterfl.org



2023 Board of Directors



Thanks To Our Wonderful Volunteers





**19TH ANNUAL
BROADWATER HOLIDAY PARTY
& ANNUAL MEETING**

12TH ANNUAL BROADWATER BOAT PARADE

Thanks to our 8 well decorated participants, it was quality not quantity this year! The captains and crews were decked out to entertain the many festive viewers along the route and the weather was perfect!! Thanks to **John and Suzi O'Connor** for organizing the past 11 Boat Parades and **Sean Nyitray** for organizing this year's event! Thanks to **Tiki Docks** for hosting the pre-party, **IGY Maximo Marina** for providing dock space, **Tosti's Spirits & Fine Wine** for 2nd & 3rd place prizes and **Debbie and Mike Zito** for hosting the awards party. Special thanks to the **Canizares Family** for graciously opening their property for public viewing so everyone in Broadwater could enjoy the boats! Thank you to our photographer **David Smith**, our drone operator **John Sackett**, and **Mike Leo** for the YouTube video. Email broadwaterholidayboatparade@gmail.com to get notified for 2023 parade entry. View and download pictures and videos at www.broadwaterfl.org



STELLA RECOMMENDS

There are several great places in the area to bring your dog for a walks, treats and socialization. Stella loves taking the trail to Pet Supermarket and TD Bank to grab a treat. She also enjoys exploring the natural beauty of Broadwater Park and Clam Bayou Park. For socialization, she recommends the Sur Club Dog

Park which is open to the public and has some great obstacle course activities. Stella looks forward to seeing you out there!!

FREE 2023 SAFE BOATING KIT



Get your free 2023 US Coast Guard Vessel Safety Check Decal inspection today. Ron Shouse, Flotilla Commander for Flotilla 78 St Pete Beach, will conduct a free inspection. You may contact Ron at rmshouse@gmail.com or 941-400-6211.

SHORT TERM RENTALS IN BROADWATER

For residential properties within the City of St. Petersburg, short-term rentals (durations of less than 30 days) may only be rented a maximum of three times within any consecutive 365-day period. Short-term rentals exceeding this allowance are a violation of city code. If you are having an issue with a short term rental, it is sometimes best to inform the owner of the code. If that doesn't work, contact the codes department, or submit via SeeClickFix or the Mayor's Action Line.



4th Place: #19 A Very Groovy Christmas
Kevin Lampman & Crew



3rd Place: #22 A Christmas Story
Joe Cassara & Crew



2nd Place: #6 Rudolphin Jerry Williams & Crew



1st Place: #3 Santa's Tropical Christmas
Les Weiss & Crew

THE Real Estate Report

Prepared exclusively for the Broadwater / Maximo neighborhood by Sharon Simms, CIPS, CLHMS, CRS

First Quarter 2023

Simms Team Leadership Changes

In January, the Team announced that **Tami Simms** has taken the role of Managing Partner of its operations. A family real estate team founded by her mother **Sharon Simms**, who has been a full time REALTOR® in St. Petersburg, Florida, since 1986, the SIMMS Team offers its clients nearly 80 years of cumulative experience. Supported by longtime "family" member **Amy Dinovo**, the Team provides comprehensive residential real estate services for Buyers and Sellers.

The SIMMS Team is committed to the local community, sponsoring the **St. Petersburg Saturday Morning Market** and the **Sunshine Street Team**, a volunteer ambassador program. Tami currently serves as Board President for the non-profit Market, on the Board of Directors of the **Downtown Business Association**, and is President-Elect of **Business & Professional Women/St. Petersburg-Pinellas**. She served on the Board of Directors of the **Downtown Waterfront Parks Foundation** from its inception in 2012 through 2022 and is now Trustee Emerita.

While Sharon will no longer be the principal leader of the Team, she is by no means retiring. Instead, she will maintain the
See Leadership, next page

MARKET MUSINGS...

Last year, 2022, for the first time, every waterfront sale in Broadwater was over one million dollars! 21 sales averaged \$1,500,955 and ranged from \$1,100,000 to \$2,225,000. In 2021 the average waterfront sale price was \$1,070,730 with a range of \$595,000 to \$1,800,000. This is an increase of 40%. Average cost per square foot was \$715, with a range of \$521/sf to \$870/sf. In 2021 the average price per square foot was \$450, with a range of \$259/sf to \$696/sf.

Average time from listing to contract in 2022 was 23 days, ranging from 1 to 136 days. In 2021 average time was 20 days, with a range of 0 to 147. Sale price average 98% of the last listing price (96% of original listing price). In 2021 it was also 98%. The 21 sales in 2022 were from 21 different real estate agents representing the buyers. 62% of the sales were cash sales.

For non-waterfront homes, in 2022 only one sold below half a million dollars. There were 10 sales, averaging \$692,400, with a range of \$485,000 to \$899,000. In 2021 there were 8 sales, averaging \$600,500, with a range of \$460,000 to \$789,000. The average



TAMI & SHARON SIMMS

selling price increased by 15%. The average cost/sq ft in 2022 was \$383 with a range of \$235/sf to \$608/sf.

In 2021 the average was \$285/sf with a range of \$173/sf to \$412/sf. Average time from listing to contract was 23 days compared to the prior year of 18 days. Average of selling price to last listing price was 98% in 2022 compared to 101% in 2021. Of the 10 sales there were 10 different selling agents. 40% of the sales were cash sales.

As of 2/15/23 there were 8 waterfront properties for sale, ranging from \$1,299,000 to \$1,850,000, with an average price of \$1,497,375. One property, listed at \$1,299,900, has a contract pending. There were two non-waterfront properties for sale at

See Musings, next page



The SIMMS Team

727-898-2582

info@simmsteam.com

www.SimmsTeam.com



CHRISTIE'S
INTERNATIONAL REAL ESTATE



Statistically Speaking

These figures show the current market and the recent **Broadwater** sales history according to the Multiple Listing Service (MLS). Prices vary by size, condition and location, so the \$/sq ft has a tremendous range and is “nice to know” rather than a useful function.

Broadwater: Waterfront

	#	\$Low	\$High	Avg	\$/SF
Avail 2/15/23	7	\$1.299M	\$1.69M	\$1.447M	694
Pnd 2/15/23	1	\$1.299M			713
Sold YTD 23	0				
Sold 2022	21	\$1.1M	\$2.25M	1,500,955	715

Non-Waterfront

	#	\$Low	\$High	Avg	\$/SF
Avail 2/15/23	3	724,900	1.874M	1.141M	479
Pnd 2/15/23	0				
Sold YTD 23	1	795,000			436
Sold 2022	10	485,000	899,000	692,400	383

Many people ask us about market activity in neighboring communities as well. Here is a look at what’s happening on the waterfront (navigable to the Gulf) in some other popular areas.

Active & Pending as of 2/15/23

Sold YTD 2023

Sold 2022

Neighborhood	#	\$Low	\$High	#	\$Low	\$High	#	\$Low	\$High
Broadwater	8	1,299,000	1,690,000	0			21	1,100,000	2,225,000
Bayway Isles	4	1,988,000	7,750,000	1	2,020,000		6	1,225,000	5,750,000
Causeway Isles	5	1,200,000	2,595,000	0			13	894,768	3,458,955
Pasadena Yacht & CC	2	2,225,000	3,250,000	0			5	1,490,000	3,399,375
Pinellas Point/Bahama Sh	3	1,250,000	4,795,000	2	1,499,000	2,450,000	13	1,089,000	4,100,000
Snell Isle/Coffee Pot	19	2,300,000	11,000,000	1	1,900,000		13	1,150,000	\$13M
St. Pete Beach/PAG	24	1,139,000	8,500,000	3	1,125,000	1,400,000	49	975,000	4,400,000
Tierra Verde	9	1,690,000	15,995,000	3	1,550,000	2,600,000	17	1,700,000	\$11.75M
Treasure Island	29	1,350,000	5,995,000	4	1,325,000	3,255,000	44	799,525	4,450,000
Venetian Isles/Arrowh.	12	1,250,000	11,500,000	3	915,000	2,350,000	12	1,000,000	4,500,000
Yacht Club Estates	7	1,395,000	4,999,000	0			16	966,000	3,200,000

Our family real estate team is committed to providing outstanding service, market knowledge, negotiation skills and discretion.

Contact us today to find out how we can help you sell your home or find you the perfect new one.
727.898.2582 or info@simmsteam.com



The Simms Team sells real estate, and they're good at it. Just ask your neighbors!

Leadership (cont'd from page 1)

statistical and research side of the operation, and will continue to provide leadership and expert guidance to the Team's clients.

Supported by the resources of Coastal Properties and Christie's International Real Estate, the SIMMS Team looks forward to continuing to provide benchmark standards of service that elevate the perception of professionalism for the residential real estate industry.



Musings (cont'd from page 1)

\$724,900 and \$825,000. One pre-construction home is listed at \$1,874,000. There is one property with a contract, listed at \$795,000.

Are we going to see big price drops? I don't think so. Time on the market has increased a bit, and sale price to list price has dropped a bit, but we still have more buyers than inventory so I don't think we'll see the price drop that some other parts of the country are facing.



MEET THE TEAM

Tami Simms

CIPS, CLHMS, CRS

Sharon Simms

CIPS, CLHMS, CRS

We take our profession seriously and are proud to have earned these well-regarded designations:

Certified International Property Specialist (CIPS)

Certified Luxury Home Marketing Specialist (CLHMS)

Certified Residential Specialist (CRS)

and we couldn't do it without

Amy Dinovo

Team Transaction Manager

4th Annual Broadwater Holiday Golf Cart Parade

The 2022 Golf Cart Parade was a fun event for all involved despite temperatures in the 40's and a stiff north wind!! 14 carts including several from Maximo Moorings weathered the cold as did our hearty parade viewers. The parade lasted 75 minutes and included a group photo on the large cul-de-sac on 45th St S which felt like the North Pole!! The parade culminated at Tiki Docks with the awarding of the trophy and some wonderful portable heaters. Thanks to **Jeff and Alicia Joyner** for organizing another great event, our 14 participants for putting on a great show and everyone along the route who braved the cold and voted for their favorite cart. Thanks to **David Smith** for sharing some great photos and **Sean Nyitray** for providing a great drone video. Email aliciajoyner727@gmail.com to get notified for 2023 parade entry. View and download pictures and videos at www.broadwaterfl.org

The top vote getters were:



**3rd Place: #4 Cousin Eddie
Christmas Vacation Eddie Miller**



**2nd Place: #3 Grinchmas
2022 Tony Wolz**



**1st Place: #1 Thing 1 & Thing 2
The Joyners & The Mosses**



THE SKYWAY MARINA DISTRICT

We will soon see another influx of new residents and a few more businesses in the District as the prior Skyway Mall site is under construction. The residential population growth is already attracting more retail and restaurant interest for our area. We hope to hear more about the Ceridian property as the next large area of development. Learn more about what is happening in the District at our March 9th General Meeting. Join your neighbors in supporting all the things we do in the SMD like Food Truck Nights, Cornhole Tournament and Quarterly Clean-ups. **The District relies on volunteers and your support of local businesses.** To volunteer for a committee or future events, contact Misty at director@skywaymarina.org or 727-466-7173. **Keep up with SMD events on Facebook or sign up for email updates at skywaymarina.org**

72 SOLD
CERTIFIED



Tina Yakel

Certified Regional
Program Director

REALTOR®
727-437-0979
TY72sold@gmail.com

kW GAINESVILLE
REALTY PARTNERS
KELLERWILLIAMS REALTY

Forbes
CBS
abc

ACE
CENTRAL
INNOVATOR
OF THE YEAR

Inc.5000
TOP 10

5 Star
Google
Reviews

A

BBB



**SUNDAY
MARCH 12th**

SET YOUR CLOCK
ONE HOUR FORWARD
BEFORE GOING TO
BED SATURDAY
NIGHT

Darlene Funesti
Assistant Vice President, Store Manager
NMLS ID# 965589



TD Bank
America's Most Convenient Bank®
3655 50th Avenue South
Saint Petersburg, FL 33711
T 727 866 7903
F 727 866 7622
darlene.funesti@td.com



MEMBERSHIP 2023



Your dues support this publication and all the great social activities of the Broadwater Civic Association. **Thanks to our 182 paid members (34%) so far in 2023.** If you have not joined yet, you can also download the form by clicking on Membership under the Contact Us Tab at www.broadwaterfl.org. **Please be sure to fill it out completely even if your information has not changed.** This will ensure that we have your information up to date. Please mail or drop it off to our treasurer Jon Kind or bring it to the General Meeting on March 9th. **If you are not sure if you have paid your dues, email your name and address to infolink@broadwaterfl.org.**



CONNECTING WITH BROADWATER



Broadwater has several tools to stay informed and also network with neighbors. we encourage you to use these tools to keep up to date with everything going on in Broadwater.

WEBSITE: www.broadwaterfl.org should be your first stop if you are looking for event information and answers to neighborhood or city questions. The Resources and Useful Links Tabs is a great place to start when you need answers.

NEXTDOOR BROADWATER is a free private network, limited to just Broadwater subscribers, that connects Broadwater neighbors. **You are able to post events, items wanted or for sale, crime and safety alerts, recommendations for local businesses and more. Nextdoor is also a great place to post about lost or found pets and suspicious activity you may see.** To join, request invitation by emailing your name and address to infolink@broadwaterfl.org. For tips on how to adjust your Nextdoor settings go to www.broadwaterfl.org and look under the Resources Tab near the top of the home page.

BROADWATER INFOLINK is an email service used to communicate information to residents of Broadwater usually once or twice a week. Infolink emails are sent via Mailchimp which is a mass email service that allows us to reach over 400 subscribers in one shot. **To subscribe go to www.broadwaterfl.org and click on the Contact Us tab or email your name, address, phone number to infolink@broadwaterfl.org** Your information will be kept confidential so you will not receive spam or advertising e-mail. **If you have registered for Infolink and have not received any emails recently, please email us at infolink@broadwaterfl.org to let us know.**



FAMILIES OF BROADWATER

Connect with other families in Broadwater by joining this private group on Facebook. This is a great way to communicate and socialize with neighbors who are also raising their kids in Broadwater!

BROADWATER HELPING HANDS

If you or a neighbor in Broadwater needs a helping hand or you would like to be a Helping Hands volunteer, please contact Kristen Mory at 727-688-9597 or kristenmory@yahoo.com



TRASH & RECYCLING GUIDELINES & TOOLS

By city ordinance, customers may place both trash and recycling containers at the curb as early as 7 PM the night before collection. Containers must be moved from the street and placed by the side or rear of the customer's residence by 7 PM the day of collection. Ever miss your scheduled pick-up due to a holiday? Download the St. Pete Collects App at Google Play or Apple Store. St. Pete Collects provides personal reminders before collection days and automatic notifications when holidays or bad weather impacts your schedule. Make recycling easy with mobile collection events, tips for a greener lifestyle and our Waste Wizard to look up accepted materials.

BROADWATER NEIGHBORHOOD WATCH



Volunteer to be part of the Broadwater Neighborhood Watch. We Need You Now! All that is required to be part of the watch program is to contact Mark Ewin at ewinml@msn.com or calling or texting 727-804-3825.

All Broadwater residents need to remember – “**if you see something out of the ordinary, say something**” by calling the Police non-emergency at 727-893-7780. “**Don’t Feed the Bears**” - Keep the garage doors down and lock secure your cars and home when unattended.

SLOW DOWN!

We recently had a couple of incidents with speeding delivery vehicles including one where a dog was hit and the driver failed to stop. If you observe reckless driving, please contact the company and report a vehicle number and the time that the vehicle passed by. **Please do your part by observing the speed limit in Broadwater.** There is too much to lose by saving a small amount of time!!



BLOCK CAPTAINS



Broadwater’s 23 Block Captains are your street level representatives and are the lifeblood of Broadwater. Each street or area has a Block Captain assigned to be your **first contact for neighborhood questions or concerns**. Block Captains also hand deliver the Broadwater Breeze and can collect your 2023 membership dues. If you do not know who your Block Captain is, click on the Contact Us Tab at www.broadwaterfl.org.

Welcome to our newest Block Captain **Charlesie Russell** in the Bayview Area. We now have all Block Captain positions filled!! **Thanks to all our Block Captains for making Broadwa-**

LITTLE FREE LIBRARIES

The Little Free Library is a great place to find a book and also leave a book for someone else to enjoy. We have two Little Free Libraries in Broadwater located at **4148 41st Circle S** thanks to **Louis & Mary Beth Castaneda** and **3928 46th Ave S** thanks to **Frank McKinney**!!



CRIME AND CODES REPORT MONITORING TOOL

Stat Map is an interactive tool that displays the locations of citizen requests submitted to the Mayor’s Action Center and via SeeClickFix, as well the locations of code violations and police calls for service. This tool allows you to view the concerns people in and around your neighborhood have, create alerts for any new reports, and see changes over time. You can also highlight specific activity in council districts and neighborhoods. Under Pins, you can see the trends in reports for Police Calls, Code Violations or SeeClickFix. Create an alert for a particular area by creating an account, typing an address or selecting an area. You can then decide how big you want to make your watch area. Stat Map will give you greater access to the information the city collects, while showing trends within our community. You can download Stat Map and view a tutorial at

www.stpete.org/police

SeeClickFix CITY OF ST. PETERSBURG

Download SeeClickFix on your phone to report any codes issues. You can take a photo of the issue and submit with the location to be handled by the appropriate agency and department.



Injured Bird, Who Do You Call?



Birds in Helping Hands are a licensed wildlife rehabilitator located in Seminole providing 24/7 wildlife care. If you find injured or orphaned wildlife on the west central coast of Florida, call Shelly at 727-365-4592. We have a volunteer in Broadwater that Shelly can contact for quick response. More info can be found at <https://birdsinhelpinghands.org/>

Please Remember To Thank and Support Our Broadwater Breeze Advertisers

GET FREE LIGHTING TICKETS AND SUPPORT LOCAL BUSINESS

Order over \$2000, select one of the following games

March 18 vs Canadiens in Section 120

March 19 vs Devils in Section 128

Order \$750 to \$1999, select one of the following games

March 2 vs Penguins in Section 314

April 11 vs Maple Leafs in Section 321

While supplies last (feel free to contact us regarding availability) • Receive 2 tickets next to each other
Tickets sent when payment is received • No Cash Value / Cannot be redeemed for cash

PERFECT
COPY AND PRINT



727.329.8745 • PCPStPete.com • 6541 44th St N, Ste 6002 • Pinellas Park, FL 33781

Spring is here and so are the BUYERS!



3812 46th Ave S

Fantastic Opportunity in Broadwater

- New Seawall
- Composite Dock
- New Lift
- Renovated Interior



3888 46th Ave S

Have you considered selling but unsure of the current market? Experience matters - there is a difference!

JEFF JOYNER
GROUP

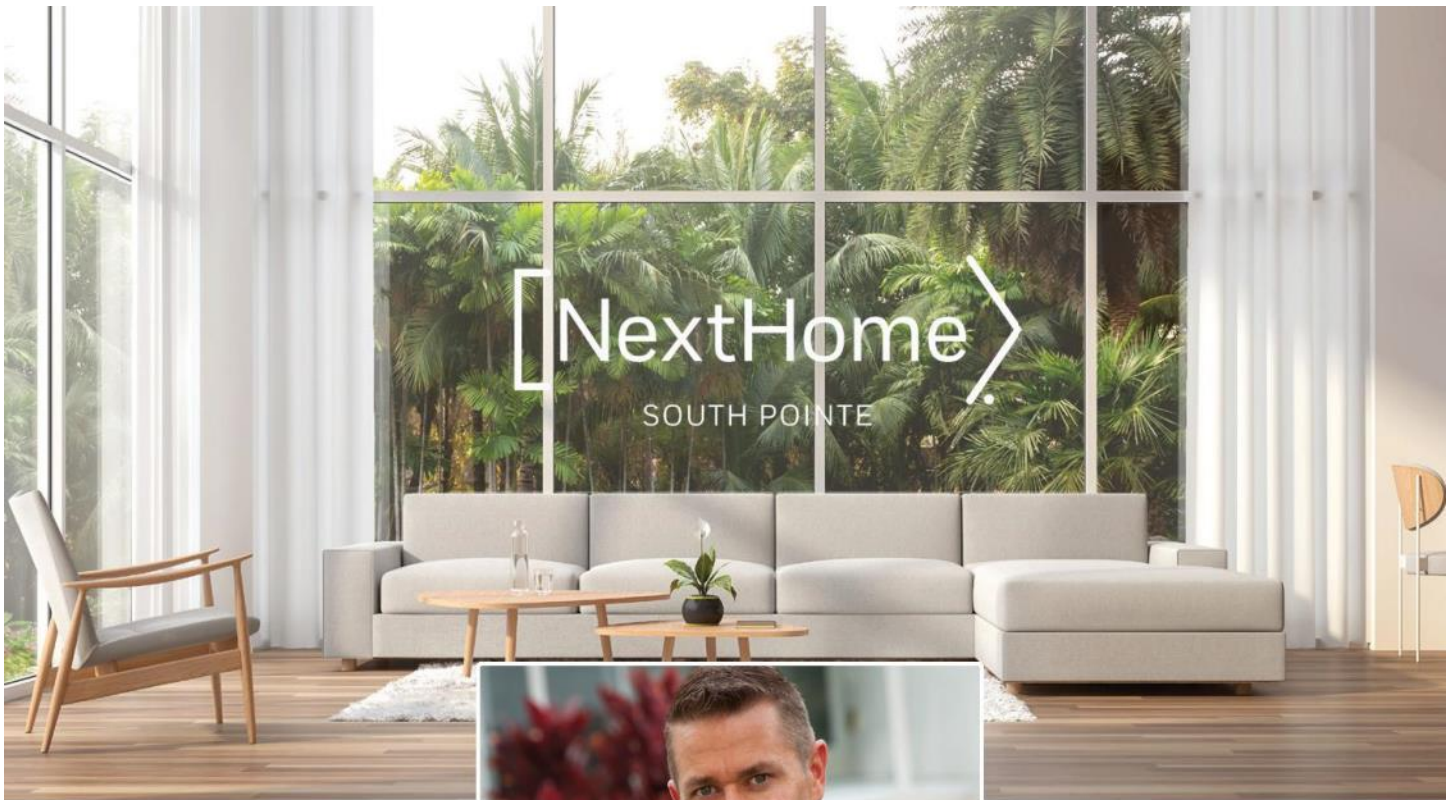
BUY • SELL • INVEST

*Your neighbor and
realtor!*

727-501-6164

jeff@jjgrealtor.com

COMPASS



KENT RODAHAVER

Certified Luxury Home Marketing Specialist • CASAN Collection Luxury Certified

Recognized as one of Tampa Bay's Top Residential
Real Estate Agents by the Tampa Bay Business Journal



Consistently in the Top 1% Nationwide



727-301-7300
Kent@NHSouthPointe.com
SunshineBayLife.com



Debbie Zito & St. Pete Team

ABR, CRS, SRES, CSP, CNE, CLHMS

727.865.TEAM

Brokered
By:



BROADWATER - GATEWAY TO THE GULF

Homes Sold in Broadwater by Debbie Zito in 2022



Thinking of selling your home? Inventory is low, and prices have stabilized after a 10% drop from its peak in the summer of 2022, yet there is always a demand for waterfront property. Debbie Zito and her Team have specialized in buying and selling Broadwater for 15 years. You can put your trust in Debbie as no one knows and loves Broadwater more than her.



4300 39th Street South



4360 39th Street S

Broadwater Properties Sold by Debbie & Her Team in 2022

4401 45th St. S.	3 Beds/2.5 Baths	2,709 Sq. Ft.	\$1,800,000
4360 39th Ave. S.	3 Beds/2 Baths	2,489 Sq. Ft.	\$1,675,000
4385 48th Ave. S.	3 Beds/3 Baths	2,739 Sq. Ft.	\$1,550,000
3820 46th Ave. S.	4 Beds/2 Baths	2,294 Sq. Ft.	\$1,567,800
3801 48th Ave. S.	4 Beds/2 Baths	1,867 Sq. Ft.	\$1,400,000
4200 46th Ave. S.	3 Beds/2 Baths	1,715 Sq. Ft.	\$1,400,000

www.bayshoretothebeaches.com