

# MIDDLE LAKE HISTORY

## BACKGROUND INFORMATION

In the early 1960's Del Webb started to dig artificial ponds and lakes on part of the land that is now Sun City Center. Hillsborough County wanted to use such ponds and lakes to tie into its drainage and flood-control system. In February 1967, Del Webb deeded the land now covered by the waters of Middle Lake, plus the two islands, to the County. However, the deeds retained and reserved to the ultimate owners of the land abutting upon Middle Lake the exclusive right to utilize the Lake for the purposes of swimming, boating, and fishing. The Board of County Commissioners approved the deed on March 20, 1967. It is important to note that the County owns the land but assumes no responsibility for the Lake.

Middle Lake is bounded by Danbury Drive, Valley Forge Boulevard, Bunker Hill Drive, and Del Webb Boulevard. There are also four cul-de-sacs: Blackstone Circle, Milford Circle, Burlington Circle, and Jacobson Circle. The lake covers an area of 35 acres, with 103 homes built around its perimeter. It contains two or three fresh-water springs and is the lowest lake in Sun City Center. Both North and South Lakes flow into Middle Lake. The excess water then runs into Cypress Creek under Del Webb Boulevard. Its deepest point is about eight feet. For those who like to walk, the shortest distance around the lake is 1.3 miles. If you also walk into the four cul-de-sacs, the distance is 1.75 miles.

From the outset, Middle Lake proved to be a popular location. Early in 1972 there were only six vacant lots and two unsold houses; thus there were then 95 occupied homes. At the beginning of 1985, half of the residents on the lake were original occupants, indicating the continuing desirability of Middle Lake as a great place to live.

## MIDDLE LAKE ASSOCIATION

In March 1970, a group of foresighted residents, calling themselves "Your Committee for Organization", distributed a notice to all Middle Lake homeowners, inviting them to attend a meeting in Town hall. The stated purpose of the March 16 meeting was to form an association through which, in a spirit of mutual understanding and cooperation, the following objectives might be attained so that living on Middle Lake would become and remain desirable and pleasant for all:

1. To preserve and further enhance the natural surroundings and environment of Middle Lake.
2. To encourage beautification by the proper planting of trees, shrubs, and flowers, and the maintenance of nice lawns.
3. To strive for and be persistent in our course of action with the proper authorities to secure and maintain clean water in the lake at all times.
4. To protect and preserve wildlife on the islands and waters of the lake.
5. To establish mutually satisfactory and reasonable rules and regulations for the operation of motorboats on the lake.
6. To provide the same for fishing and swimming.
7. To establish guidelines of conduct and respect toward the activities and pleasures of neighbors, friends, and visitors.

At this initial meeting, the organization of Middle Lake Association was approved. Regular Board and annual and semiannual meetings have been held since that time. The Bylaws, Rules and Regulations, and Committee Responsibilities have been periodically updated during the intervening years, but the organizers can be proud of the founding documents and the process that resulted in unified support.

In 2004 the Association was incorporated under Chapter 617, Corporations Not for Profit, and Chapter 720, Homeowners Associations, Florida Statutes thereby becoming Middle Lake Association, Inc. With incorporation came the definition that each record owner of the lots abutting the Lake is a member of Middle Lake Association, Inc. upon recording of the instrument of conveyance.

Over the years, the Association has continued to be an effective organization because of the ACTIVE participation of its members. Primary concerns have been the condition of the Lake and islands, which affect the wildlife, natural beauty, and availability of boating and fishing. Weed control has also been a matter of concern, leading to successful eradication programs in the early 70's, again in the mid 80's and continues today. The focal point of interest for all residents has always been their beautiful Lake and islands. But it has been and continues to be the cooperative and neighborly spirit, manifested in so many ways by Lake residents, that has made Middle Lake a very special place for those privileged to live here.