

# FAIRWAY VILLAS NEWS

FAIRWAY Villas POA

OCTOBER 2024

## FROM YOUR PRESIDENT

We would like to welcome all our snowbirds back to the Villas. We hope that this would be a great season for community involvement and social activities.

Karen Loewe, President



## PLEASE SLOW DOWN!

There are residents including kids walking and riding bikes.

Advise your vendors that we have a speed limit restriction here in the Villas. We cant give tickets but we can prohibit them from doing business in the Villas if they don't obey speed limit.



We don't have any new owners to welcome this month, however there are a couple of new tenants that we would like to welcome:

5860 Niblick

5772 Niblick

We would also like to remind everyone of the Rules and Regulations.



To keep the community A great place to live more participation from residents is needed. This is your home and you need to be willing to communicate your ideas and participate in making the community stronger.

### Inside this issue:

Gutters	2
Project updates	2
Social activities	2
Parking	3
Rules & Regulations	3
Email Authorization	4
Trash Updates	5

### Special points of interest:

- SPEED LIMIT RULES
- GET INVOLVED
-



Some gutters have plants growing out of them. If you are interested in getting your gutters cleaned please contact the office. There is a gentleman who lives here that will clean them for you.

## DEVELOPMENT UPDATE

Bridge application has been approved by the City. Contractor has been hired. Estimated start date 3-4 months and 6-9 months to build.

Project is in 6 phases—phase 3 should be done by February.

Mark Gerenger is no longer involved with the development.

Ditches will be cleaned as soon as the remainder of layout is complete.

Stormwater drainage is working as it should. No flooding in the ditches.

This is something that the surrounding areas have to deal with until completion of this project.

I am still dealing with the Superintendent about some of our issues.

## SOCIAL ACTIVITIES



The coffee hour will be held at 9 a.m. on Tuesday every 2 weeks beginning January 14th. Roy & Marina Heine will be hosting again.

## UPCOMING EVENTS

Bingo, more details to come.

December social event being planned



Please send any suggestions to Lisa at [lisalex2002@yahoo.com](mailto:lisalex2002@yahoo.com)

## PROJECT UPDATES

Palm tree trimming was completed.

Major electrical work on different areas of the property. FPL was out and laid some new underground



If you have any ideas or suggestions for the newsletter please contact the office.



## RULES & REGULATIONS

Every Association has Rules that helps to keep the property in good shape. We have such rules but so many don't understand them and don't abide by them.

I have attached a copy of the Rules that each person received when purchasing the property and signed that they understood then and would abide by them. Right now we have several rules that are being broken:

## PARKING, SPEEDING & TRASH ISSUES

Please review the attached Rules and abide by them. If you don't get them by email stop by office and I will give you a copy. The Rules are currently being reviewed so that any updates can be implemented.

We are currently looking for some owners to serve on our Fining Committee. Get Involved in your community.



**OWNERS MUST  
PARK IN THEIR  
DESIGNATED  
PARKING SPACE-  
GUESTS SPOTS ARE FOR  
GUESTS & SECOND  
VEHICLES.**

**ALL RESIDENTS MUST  
HAVE  
A PARKING PASS**

According to the Certificate of Amendment, Article IV, Section 4 (b), dated August 15, 2011 each owner has one parking space for their primary car. Any owner who has a second car can use a guest spot. Please consider this when leaving for any amount of time. Using your "own" designated parking for your primary car is not only polite, it allows your guest a place to park when they come to visit, and is part of the Rules of Fairway Villas.

**MAXIMUM TWO VEHICLES ON PROPERTY.**

Each vehicle that is parked on the property is supposed to have a parking sticker. Green is for Owners, Red is for Renters and a hanging placard for overnight guests. These parking stickers can be obtained at the office.

**We do have the right to tow.**

**NO MOTORCYCLES, BOATS,  
TRAILERS, RV OR KAYAKS**

**AIRWAY Villas POA**



**5640 Mashie Circle  
North Port, FL 34287**

**Phone: 941-426-7747  
Fax: 941-564-6775**

**E-mail:  
mgrfairwayvillas@comcast.net**

**Website:  
fairwayvillasnorthport.com**



**Serving Southwest Florida**

*The Real Estate Professional  
With A Heart!*

**FREDA LIVESAY**

*Florida Licensed  
Real Estate Broker/CAM*



Call for a Free  
Market Analysis



BUS: 941.564.6259  
CELL: 941.468.0850  
FAX: 941.426.4042  
FredaLivesay@Comcast.net

**PER STATE STATUTE IT IS NOW  
REQUIRED THAT THE ASSOCIATION HAVE  
YOUR SIGNATURE ON FILE TO SEND  
INFORMATION TO YOU VIA EMAIL. PLEASE  
UPDATE INFO, SIGN AND RETURN TO US.**

**IF YOU HAVEN'T SENT IN YOUR  
AUTHORIZATION, PLEASE DO SO. THIS  
SAVES THE ASSOCIATION MONEY.**

**Name:** \_\_\_\_\_

**Signature:** \_\_\_\_\_

**Northern Address:** \_\_\_\_\_

**North City:** \_\_\_\_\_ **State:** \_\_\_\_\_ **Zip:** \_\_\_\_\_

**Northern phone:** \_\_\_\_\_

**Local Address:** \_\_\_\_\_

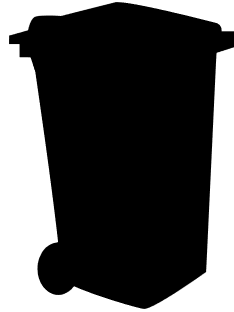
**Local phone:** \_\_\_\_\_

**Email Address:** \_\_\_\_\_

**Thanks for keeping us up to date on your information. Please  
return to office by filling this out or email updates to me.**

**Manager**

# **NEW TRASH SCHEDULE** **FOR THE VILLAS**



## **GARBAGE – MONDAY & THURSDAY**

Black Lid– if first container is full go to next black lid– **Use the closest trash corral to your unit.**

## **RECYCLE – TUESDAY & FRIDAY**

Paper & Broken down cardboard goes in brown lid  
Glass, plastic bottles and aluminum cans – blue lid  
**(No plastic bags or garbage bags)**

## **YARD WASTE – MONDAY & THURSDAY**

**BULK PICKUPS** – CALL CITY (941)240-8050

**CAN'T PUT UNDER TREE OR UP AGAINST CORRAL.**  
The claw truck can't pick up.