



FAIRVIEW COMMUNITY ASSOCIATION NEWSLETTER

August 2025

The FAIRVIEW newsletter will be used to promote neighborhood events, encourage owner participation, and provide information to keep you updated on Fairview projects and residents.

Board meeting

**September 15 at 3pm in Room 5 of
Community Hall**



President	Ellen Jones	941-545-2551
Vice President	Myron Brokaw	817-228-7937
Secretary/Treasurer	Maryrose Ramacci	815-263-7462
Director	Lisa Law	813-784-2979
Director	Jim Thompson	937-209-1270
Newsletter Editor	Becky Rahe/Paula Brokaw	813-362-8671/817-228-9278

FAIRVIEW MGR.	FAIRVIEW NOTARY	FAIRVIEW WEBSITE	SCC WEBSITE
Candis Farberov	Lisa Law	Newsletters, activities & forms.	Consumer affairs registry for bonded/licensed contractors
813-333-1047	813-784-2979		
Cfarberov@CFirstAm.com	Call/text for arrangements.	www.fairviewpoa.com	www.suncitycenter.org



A shout out to our American flag team for decorating our neighborhood for the July 4th holiday!



THANK YOU! You are certainly appreciated!



It's hard to believe we're already well into August although the heat reminds us daily that summer is definitely here.

Please note the Board meeting on Sept 15th at 3 p.m. There will several important topics discussed and we want your input.

- 1) Our contract with Parrish Lawn Care expires at the end of this year so, as required by the statutes, we are obtaining bids for next year. We'll review and select a company at the Sept. meeting.
- 2) The proposed 2026 budget will be reviewed.
- 3) Potential changes to the ARC Guidelines will also be discussed.

I hope to see you there.

Just a reminder to everyone, if you can't find an answer on the Fairview website - www.fairviewpoa.com - regarding Fairview Rules, Regulations or Guidelines, please call Candis, our manager. She's responsible for handling questions, comments, and complaints. She'll communicate with the Board or Architectural Committee when appropriate.

One other note, approval or denial of ARC requests is given to the homeowner only. The decision is not shared with the roof mate or any other homeowners.

Take care of yourselves and neighbors and I'll see you around the neighborhood.

Ellen

Welcome to **OUR GOOD NEIGHBORS** portion of the newsletter!

If you have any questions, please contact Ellen Jones
at 941-545-2551 or e-mail her at Ellenj720@gmail.com



ARCHITECTURAL REQUESTS

If you are uncertain whether you need to make an architectural request, refer to the guidelines that were mailed to you...OR...check on the Fairview website found at the top of this newsletter before calling Candis, our association manager.

REMEMBER that you cannot sign a contract UNTIL you have approval from the architectural committee. Work cannot commence without approval and this takes processing time.

The architectural request form can be printed from the online website found at the top of this newsletter. The form instructs you to mail or e-mail the form to the management office. Your request has to be processed there before it can be forwarded to the committee to be acted on.

PICK UP AFTER YOUR PET

There has been a complaint that a FAIRVIEW owner is NOT picking up their dog's waste deposited in their neighbor's yard. Per Hillsborough County:

Picking up pet waste is more than just a courtesy, it's essential for public health and the environment. Uncollected pet waste can spread disease, fuel harmful algae growth, and end up in our waterways.

One ounce of pet waste contains 23 million microorganisms—twice the amount found in human waste.

An average-sized dog dropping has 3 billion disease-causing fecal coliform bacteria, washes into storm drains and stormwater ponds, harms fish and wildlife, and contaminates our water supply.

PLEASE DON'T BE "THAT" NEIGHBOR WHO ISN'T RESPONSIBLE!

NEW ELECTRICAL BOXES

For many of us, we have had to replace our old electrical boxes for home insurance purposes. Did you know that it is now code that a surge protector be installed with the new electrical box within the last 6 months?

I was told this may help when we have surges in the future and that separate surge protectors may no longer be needed for TV's or appliances.

ONLINE SCAMMERS

Did you know that it may be as simple as turning off and restarting your computer to get rid of unwanted possible scam messages on your computer? Shut your computer down first to see if the message disappears before seeing a computer expert.

PARKING ON THE STREET

Remind your neighbor or roof mate that parking on the street which makes it impossible for emergency vehicles to get through is against the law. Way too many times, owners and their workers park across from each other. Please ask your worker to move. County RV Parking for loading and unloading is allowed not exceeding 24 hours.

PROTECTION AGAINST SENIOR ABUSE:

- Keep your windows and doors locked at all times.
- Never let a stranger into your home when you are there alone.
- Talk over offers made by telephone salespeople with a friend or family member.
- Do not share your personal information, such as social security number, Medicare number, credit card, bank information, or account passwords, with people you do not know who contact you.
- Always ask for written information about any offers, prizes, or charities and wait to respond until you have reviewed the information thoroughly.
- Do not let yourself be pressured into making purchases, signing contracts, or making donations. It is never rude to wait and discuss the plans with a family member or friend.
- Print off emergency numbers visible and attach it to your refrigerator. Make sure your list of medications is on this list.