

The FAWN RIDGER

THE OFFICIAL *Newsletter* OF FAWN RIDGE



Florida: Winter Quarters for Door-to-Door Solicitors

The balmy winter days that we have come to enjoy in Florida attract more than just tourist and sun worshippers. Door to door solicitors and in some cases carpetbaggers will roam through the community trying to sell services and goods. It's not hard to spot. A van will roll slowly down the street and let out a couple of solicitors to canvass both sides of the street. They will sell everything from concentrated cleaners to home improvement products and everything in between.

Some of these solicitors are simply hard-working people that are trying to make ends meet while others may have nefarious intentions. It is hard to tell in most cases who is who. In Fawn

Ridge, we observe a no-soliciting policy. And while we try to discourage door to door soliciting it is difficult to totally control.

The streets in Fawn Ridge are owned by the county so the community cannot legally call the police and charge solicitors with trespassing just because they are present. However, door to door solicitors are supposed to obtain a permit from the county for such activity. The permit is supposed to be conspicuously exhibited.

Hillsborough County Sheriff's office has in the past recommended that if you feel that the solicitor(s) have dubious intentions you may call the non-emergency number 813-247-8200. You can state your concerns and provide a description of the solicitor, what direction they were headed and what type/color vehicle they are working from. If there is an available squad car the Sheriff's department may dispatch it in order to investigate the solicitor.

In most cases the solicitor will just be someone trying to earn an honest living, but it's always a good idea to inform them that Fawn Ridge is a "No Soliciting" community and that an inquiry to law enforcement is a typical Fawn Ridge reaction.

On another note: Girls Scout Cookies Sales are just around the corner. Please do not thwart their efforts in keeping me fat and happy.

They can knock on my door anytime!

Submitted by Mike Castro





Happy New Year!
The Cizmarik Family

Hi, Fawn Ridge!

It's been a year since we moved from the neighborhood. We are now closer to grandparents and our baby Ava is nearer to her cousins.

Mike and Barb at J.M. Castro Realty sold our Fawn Ridge house last December. They worked hard to make it an easy transition. They coordinated showings personally and negotiated fervently. They went the extra mile in numerous ways. Mike even added an extra layer of lockbox security which was important as I traveled a lot for work. If you need a proactive Real Estate team consider J.M. Castro Realty.

www.jmcastrorealty.com
(813) 345-4728

J.M. Castro Realty: Mike Castro, Lic. Broker
REALTOR
11928 Sheldon Rd. #101
Tampa, FL 33628



CAMPAIGN SIGN REMOVAL Deadline WAS November 23, 2020

Neighborhood Relations has alerted communities the deadline has passed to remove all campaign signs. We appreciate your support in following Hillsborough County code.

Under Hillsborough County's Land Development Code, those temporary unpermitted signs must be removed from private property within 20 days following the election.

Throughout the election season, Hillsborough County Code Enforcement has been actively removing signs placed in public rights of way - roadways, curbs, sidewalks, trails, power poles, etc. Those areas are always off limits for unpermitted signs, election or not.

Code Enforcement has impounded more than 1,600 political signs from 85 campaigns over the past few months. Many of those old signs will find a new life helping Code Enforcement officers shore up vacant unsecured foreclosure properties.

What to do with leftover election signs?

Corrugated plastic yard signs and the metal stands are not accepted in the blue recycling cart because they require special processing to be properly sorted and recycled.

Donate

- Check with candidates' local campaign offices to see if they have a takeback program.
- Contact a local school or art program to see if they are collecting signs for use in the classroom.

Reuse

- As a best practice for waste reduction, residents can repurpose their signs.
- Yard signs can be converted into boxes, basket liners, painted over and turned into birthday celebration or garage/yard sale signs, or dozens of other DIY projects.

Dispose

- Metal frames or stands can be separated from the signs and brought to one of the County's Find a Waste Facility or to a local scrap yard to be recycled. Please do not place the metal frame in your recycling cart.
- Yard signs can be placed in the grey curbside garbage cart or, where available, a community dumpster.



NewGauge Property Management
 Mike Castro - 813-922-1339
 Fax: 386-319-9301
 Email:
 m.castro@newgaugeproperties.com

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FAWN RIDGE WEBSITE
 Denise Acevedo, Secretary/
 Webmaster
 email: secretary@fawnridge.org

Welcome all to Fawn Ridge! Are you a new homeowner or tenant? New homeowners or new to website, register by following steps below: New tenants are welcome to view public areas (Stay Connected/Announcements)

- www.fawnridge.org
- Welcome Visitor (drop down menu)
- Register link*
- Create a Username and Password or Site User Login*
- HOA DOCS & FORMS (Access forms, minutes, newsletters)
- STAY CONNECTED (open for public view)

*Once registered - membership is PENDING until APPROVED

*APPROVED name(s) as listed in official public records

*Homeowners must APPROVE additional names to access

FAWN RIDGE WEB PORTAL

Fawn Ridge has a web portal informational site! If you are a homeowner and have not accessed or created an account on the web portal go to:
<https://www.fawnridge.org>

- Personal association payments
- Payment history
- Violation information
- Association documents, forms, and other information regarding the community

BOARD OF DIRECTORS

Jim Desmond - President
 Greg Smith - Vice President
 Denise Acevedo- Secretary

PROPERTY MANAGER

NewGauge Property Management
 Mgr: Mike Castro
 Phone: 813-922-1339 Fax: 386-319-9301
 Email: m.castro@newgaugeproperties.com

ARC COMMITTEE

John "Rusty"Lehr Anthony Trijillo Bob Nied

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Troy Bishop & Kim Clark

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December 2020

TRAFFIC STOPS IN FAWN RIDGE YIELDS:

27 Citations

32 WARNINGS

5 Faulty Equipment Notices

Please suggest to your favorite Uber, Door Dash, Amazon driver to drive carefully while in Fawn Ridge. It takes a lot of tips to compensate for a 20 mph citation.

Please Drive Safely!



Improving your Property

Some of us love to build things, we are creative, crafty and skilled but building on your property is just like any other development job, it requires the proper permits and permissions and in some cases is just not allowed. Fawn Ridge deed restrictions prohibit the building and erecting of certain structures like sheds, outbuildings and requires architectural approval for structural changes and additions like patios, pools and fences.



Check with the deed restrictions posted on the Fawn Ridge website before you decide to construct or make changes to your property as the expense of removing those unapproved or restricted changes could cost you as much or more than the initial investment.



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Financing Options Available



TRANE

It's Hard To Stop A Trane.

Light Up Fawn Ridge

THANK YOU to all the residents of Fawn Ridge community for participating in "Light Up Fawn Ridge" Our community really did a great job in creative and festive displays.

BIG thank you to Kris, an Eaglebrook board member for partnering with Fawn Ridge to judge. She drove our community on the rainy evening of December 20th.

Top 4 received \$25.00 Publix gift certificate

1. Ironton Drive
2. Fawn Ridge Drive
3. Hampden Drive
4. Exposition Drive

Most Spirited Street:

7 homes in a row on Exposition (Eastman to Fawn Ridge Blvd)

Most Spirited Cul-De-Sac:

3 Breland homes

10 - \$10.00

Starbucks gift certificates were given throughout the community for creative displays



Your heart
is the only
muscle that
never rests.



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FloridaHeartExperts.com


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FAWN RIDGE MAINTENANCE ASSOCIATION
ARCHITECTURAL REVIEW COMMITTEE
REQUEST FOR EXTERIOR MODIFICATION FORM

NAME: _____ EMAIL: _____

ADDRESS: _____ TAMPA, FL 33626

PHONE: _____

TYPE OF REQUEST *** PLEASE CHECK ALL THAT APPLY**

EXTERIOR PAINTING Submit sample and color chips AND paint a swatch on a front portion of the House. Paint submittal applies even if planning on painting with same color.

PERIMETER FENCING Submit copy of survey with fence location, materials and height indicated. (all finished sides of fence must face outwards)

SATELLITE DISH Submit copy of survey with placement indicated. Must be placed at rear of home.

ADDITION OF POOL Submit copy of survey with pool and deck design. Show height and materials of enclosure-not to exceed the roof line.

OTHER TYPE OF MODIFICATION Description _____
(provide as much detail as possible: submit survey / plans, drawings and blueprints)

APPROVAL MUST BE RECEIVED PRIOR TO THE COMMENCEMENT OF WORK. HOMEOWNER IS RESPONSIBLE FOR COMPLIANCE OF CONTRACTORS TO ABIDE BY ASSOCIATION RULES AND LOCAL LAWS AND ORDINANCES.

FORWARD APPLICATION TO 

Fawn Ridge Maintenance Association
C/O New Gauge Property Management
11928 Sheldon Rd. #101 Tampa, FL 33626
FX 813-436-5118 PH 813-922-1339
EMAIL CCR@NEWGAUGEPROPERTIES.COM

FOR ASSOCIATION USE ONLY

APPROVED _____ DISAPPROVED _____

COMMENTS/CONDITIONS _____

ARC or BOARD MEMBER _____ DATE _____

Fawn Ridge Real Estate



Vincent Zeoli

813-690-7028

Vincent.Zeoli@floridamoves.com

Vincentzeoli.cbintouch.com



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