

The FAWN RIDGER

THE OFFICIAL *Newsletter* OF FAWN RIDGE

FAWN RIDGE BOARD OF DIRECTORS

With a new year comes new faces to the Fawn Ridge HOA. The Association would like to congratulate Chris Renshaw in his successful election to the Board of Directors and we would like to thank Jim Desmond for his tireless and selfless efforts in working with the county in what has been probably the most intensive efforts ever of the Association to ensure the Citrus Park Drive Extension did not adversely affect this community.

While the Citrus Park Drive Extension has been exhaustive work, there are still many items that the Board is looking to tackle such as continued maintenance of the walls and trees along Fawn Ridge and Exposition as well finalizing our Fawn Ridge identity with the front entrance completion.

We want to thank all the volunteers that helped at the annual meeting plus all the members who stepped up to run for the Board as well as the large number of members that cast their votes. With the increased level of interest, we will be looking at increasing the representation on the board.

Thank you for a very productive 2021 and we look forward to serving you in 2022.



A BIG THANK YOU TO STATE TROOPER ROB for making an appearance at the Annual Meeting to answer questions from the community members. We are now aware of his presence in Fawn Ridge for "traffic control".

BOARD ORGANIZATIONAL MEETING

The BOD held its first meeting on March 10th @ the office of New Gauge Property Management. Positions are as follows:

President – Chris Renshaw
Vice President – Greg Smith
Secretary – Denise Acevedo



THE BOARD NEEDS YOUR HELP WE ARE COUNTING ON YOUR SUPPORT

The Board of Directors agree it is time to pursue updating Fawn Ridge Declaration and Covenants to bring the community into 2022 Florida State Statutes and add directors.

Fawn Ridge governing documents are over 30 years old and include developer language from Centex Corporation. The developer has not been involved in the community for 20+ years. 75% of the membership (homeowner) is needed to pass amendments.

In the past, questionnaires have been sent to email addresses to obtain feedback and we will continue to receive input from the community as to the changes members would like to occur.

ALL ABOUT ROOF ALGAE

typically grows in humid climates feeds on the protective granulated shingle coating reduces lifetime of asphalt shingle (limestone) attracts more sun, increasing utility bill it is airborne - spores carry to nearby homes algae removal is part of home maintenance.

Be a good neighbor and remove ROOF ALGAE!

ARCHITECTURAL COMMITTEE APPLICATIONS

The committee has been busy this month. February– March 2022 approximately 30 applications submitted and reviewed.

Thank you to the residents that submit ARC forms and support the continuity of the community.

The Architectural Committee is currently made up of members that review and approve exterior home changes.



THANK YOU to Isaac Mayles and Rosie Peña

When the Architectural Committee fell short of homeowner volunteers, the BOD appointed long term tenants, Isaac Mayles and Rosie Peña to the committee. Isaac and Rosie stepped up to the plate to selflessly dedicate time to ensure architectural standards were met.

Isaac has a handyman business (TAG Handyman) in the area and consistently drove the neighborhood. He would carry ARC Request Forms to hand out to residents to inform of the guidelines. Often you find him visiting properties to assist with roof, paint, and fence selections.

Rosie took time from her family to attend every ARC Committee virtual meeting. As an involved resident, she understood and supported the importance of architectural standards often making color suggestions and her opinions were always valued.

The board would like to thank Isaac and Rosie for their hard work and dedication.

IT TAKES A VILLAGE!

With my new life, I will play with my daughter.

*ride rides with my daughter
find clothing that fits.*

*have my life back!
no longer have diabetes.*

NOW

THEN

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

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In addition, if you would like to be entered in a drawing to **win \$25.00**, once an advertiser in this newsletter is used, please send an email to Ikarepublishing@gmail.com and tell us the company you used, your full name, address and phone number. Upon verifying the information, we will select a winning name at random each month.

Help us by supporting the newsletter and keeping the communication in **your** COMMUNITY STRONG!

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

Chris Renshaw - 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 Blake, Robert (Bob) Hopkins
 Alfred (Al) Wright Jr., Jeanne Gorecki

NEIGHBORHOOD WATCH

Richard Cortez

SOCIAL COMMITTEE

VACANT

WEBPAGE

Denise Acevedo

For County Services Who Do You Call?

Contact Hillsborough County at 272-5900, a one-stop county service and information center! The center provides comprehensive information and referral to all government, health, and social services in the community. It coordinates government service requests and handles complaints quickly and courteously. This office works with all county departments to ensure you receive accurate and timely responses. Hillsborough County Customer Service 272-5900.



Please Read Color Palette Guidelines Before Submitting Colors to ARC. It will save you a lot of time, money and frustration.

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Please Note: Any exterior modification planned for your home requires prior review and approval by the Architectural Review Committee

Examples of Modifications that Require Review

Tree removal/ Tree Installation

Hedge installation/removal

Yard makeover

Solar Panels.

Dish TV

Paint Colors

Fence & Gates

Custom Curbing & Walkways

Concrete Stamping, Pavers, Driveways

Screened Enclosure & Pool Enclosure

Any Structure or Addition, Freestanding or Attached

Outside Decorations

Roof Shingle

Windows and Doors

Siding or Stucco

Garage Door Panels & Window

Pool Heaters & Fuel Tanks

ARC Modification Form go to:

fawnridge.org | HOA Docs & Forms | Owner Forms | Architectural Requests

Deed Restrictions go to:

fawnridge.org | HOA Docs & Forms | Document Center | Deed Restrictions

Call: 813.922.1339 Fax: 386.319.9301 Email – CCR@Newgaugeproperties.com

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SAME GREAT NEIGHBORS, NEW LOCATION!

Our Citrus Park branch has a new location, and we're ready to celebrate with you!

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Toni, Citrus Park Branch Manager

BUSINESS HOURS

LOBBY:

Monday - Thursday, 8:30 a.m. - 5:00 p.m.
Friday, 8:30 a.m. - 6:00 p.m.

ITM HOURS:

Monday - Friday, 7:00 a.m. - 8:00 p.m.
Saturday, 8:00 a.m. - 1:00 p.m.

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NEIGHBOR 4 NEIGHBOR

One of our proactive community members, Jason Ledbetter recommended forming a neighborhood group.

Sometimes LIFE HAPPENS, an illness, an injury, financial set-back, etc.

The NEIGHBOR 4 NEIGHBOR group is in its preliminary stages of forming and would like to reach out to those that would like to help.

It will be a great way to pay it forward when one is in need.

One of the main focuses of the FAWN RIDGE NEIGHBOR 4 NEIGHBOR group would be to connect those in need with those who can help.

Using a combination of community resource development, FAWN RIDGE collaboration with local service providers and the power of multi-media, we could empower our neighbors to use the talents, time and energy they have to help those in need within FAWN RIDGE.

Potential Neighbor 4 Neighbor areas of support:

- Help make our elderly neighbors more prepared to remain in their homes for as long as possible
- Help families and singles when facing emergencies
- Transportation to and from medical appointments
- Shopping /grocery food pick up
- Small tasks around the house
- Dog walking
- Light yard work
- Meals following accident /surgery
- Caring cards for illness /significant event



MENDING WALLS

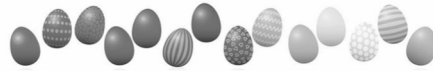
In David Frost's poem we are reminded that "Good fences makes good neighbors." We are a close-knit

community in the sense that our property lines are within 7 ½ feet from each other. Needless to say, fencing provides us with privacy that is expected in a suburban setting and protection in keeping uninvited guests out and our pets within.

There are several fences throughout the neighborhood that need to be repaired or replaced. Please keep your fence in good condition. Wooden fence slats cost about \$4.00 and are easily replaced. The condition of a fence affects the owner of the fence as well as the neighboring yards.

Please remember that, Good Fences Make for Good Neighbors.

Important Note: Please submit Exterior Modification Form when planning to replace fencing. There are new guidelines on setbacks for fencing.



HOW DOES THE COMMUNITY ENFORCE PARKING?

Fawn Ridge is not a gated community which means the streets are maintained and patrolled by the county.

This means Hillsborough County ordinances for parking apply to Fawn Ridge streets.

- Cannot block driveways or county property
- Cannot block emergency vehicle access
- Cannot block mailboxes during delivery periods
- Must park with right hand wheels against curb
- Cannot park on sidewalk, intersection or crosswalk

The HOA does not enforce county ordinances with respect to parking and relies on residents to comply with the county ordinances. The HOA deed restrictions will enforce parking on lawns, common areas and county right of ways, so let's keep cars where they should be, in garages, on the pavement and driveways.

If you see illegally parked vehicles which poses a hazard to traffic or emergency access, we encourage you to report this to the Hillsborough County Sheriff's office. The HOA will continue to monitor the parking in the community to determine if further action is required.

DID YOU KNOW GRASS GROWS RAPIDLY DURING MARCH AND APRIL

It is a great time to fertilize lawns!

Know When to Apply Fertilizer - To prevent fertilizer from washing into water bodies, it's important to know the right time to fertilize.

Follow these tips before fertilizing:

- Consider the time of year, climate, soil type and, most important, type of grass and health or condition of the lawn before applying fertilizer. • Fertilize only when the grass is actively growing. For instance, during the winter, grass is dormant in many areas of Florida; therefore, fertilizer is not necessary. Fertilizer applied when grass is not growing wastes your money and time, since it will not be beneficially used by the grass. Instead, it will leach through the soil or run off and pollute nearby water bodies.

STEP 1 GETTING READY TO FERTILIZE 4

- If your lawn has problem areas, find out if this is related to a pest, soil or environmental problem such as excess shade or the uneven distribution of irrigation water. These problems should be corrected and not just masked by fertilization.
- If your household uses reclaimed water, check with your utility to determine if your reclaimed water has nutrients such as nitrogen and phosphorus, which are also in fertilizer. If so, you may not need to fertilize as much. • Do not fertilize if rain is predicted in the next 24-36 hours or when a heavy rain, tropical storm, hurricane or flood is predicted. For more tips on fertilizing lawns visit: <https://www.swfwmd.state.fl.us/>



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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 _____

Tips for Perfect Hard-Boiled EGGS

Useful Information:

- Older eggs are easier to peel than fresh eggs. If you are planning to make hard boiled eggs for Easter and want to make sure that the eggs are easy to peel, buy your eggs at least a week ahead of time (two weeks even better, they'll keep).
- If you need easy-to-peel eggs and you have fresh eggs, you might want to try **steaming the eggs** for 20 minutes. Somehow the steam penetrates the shell a bit making the eggs easier to peel.
- If you've boiled a batch of eggs that you are now finding difficult to peel, try cracking the shells all around without peeling them and soaking the eggs in water for a while. The water often seems to seep in enough under the shell to make the egg easier to peel.

1. Place the eggs in a single layer at the bottom of a saucepan. Cover with at least an inch or two of cold water. The more eggs that are crowding the pan the more water you should have over the eggs. Heat the pot on high heat and bring the water to a full rolling boil.

Adding a teaspoon of vinegar to the water may help keep egg whites from running out if an egg does crack while cooking. Also some people find adding 1/2 teaspoon of salt to the water helps prevent cracking as well as making the eggs easier to peel.

2. Turn off the heat, keep the pan on the hot burner, cover, and let sit for 10-12 minutes.

If you have the type of stove burner that doesn't retain any heat when turned off, you might want to lower the temp to low, simmer for a minute, and then turn it off.

Depending on how cooked you like your hard boiled eggs, the eggs should be done perfectly in 10-12 minutes. When you find a time that works for you, given your preferences, the types of eggs you buy, your pots, stove, and cooking environment, stick with it.

If I'm cooking a large batch of eggs, after 10 minutes I'll sacrifice one to check for doneness, by removing it with a spoon, running it under cold water, and cutting it open.

I also find that it is very hard to overcook eggs using this method. I can let the eggs sit, covered, for up to 15-18 minutes without the eggs getting overcooked.

3. Strain out the water from the pan and run cold water over the eggs to cool them quickly and stop them from cooking further. Or, if you are cooking a large batch of eggs, remove them with a slotted spoon to a large bowl of ice water.

The best way to store hard boiled eggs is in a covered container in the refrigerator. Eggs can release odors in the fridge which is why it helps to keep them covered.

They should be eaten within 5 days.

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**DOGS AND CATS ARE
 FAMILY MEMBERS BUT
 THEY HAVE RULES**

**Hillsborough County Nuisance
 Animal Noise Ordinance**

On May 3, 2017, Hillsborough County Board of County Commissioners passed the Nuisance Animal Noise Ordinance. The ordinance covers any nuisance animal that barks, meows, whines, or howls non-stop for 20 minutes or longer with less than 20 seconds of interruption during that 20-minute time period. This does not apply to animal shelters, commercial boarding kennels or properties that are zoned for agricultural purposes. State law prohibits noise ordinances from applying to those agriculturally zoned properties.

How to Report a Nuisance Animal

To report a nuisance animal under this ordinance (dog barking or cat meowing), you must have affidavits from two unrelated people at different locations within 1,000 feet of the noise source. If there is only one person able to report, one affidavit must be accompanied by a non-stop, unedited time-stamped recording of the sound from a single incident and submitted with the affidavit. The affidavit(s) must be notarized. Once the resident(s) has the appropriate affidavit(s) signed and notarized, the paperwork must be mailed or dropped off to Pet Resource Center at 440 N. Falkenburg Road, Tampa, FL 33619. If a video is obtained, that must be sent or dropped off with the affidavit(s). Resident(s) filing the complaint must also be present in court when the complaint is brought forward to support the affidavit(s) filed.

Enforcement of Nuisance Animal Noise Ordinance

Enforcement is handled by the State Attorney's Office and Hillsborough County Sherriff's Office. Pet Resources assists in processing the paperwork during regular hours of operation. Nuisance animal noise violations can be enforced as misdemeanors that include a fine of no more than \$500 or imprisoned up to 60 days in jail. Each day a violation occurs or continues, is a separate offense and may be penalized separately. Warnings will be on a case-by-case basis and at the discretion of the State Attorney's Office.

Hillsborough County - Nuisance Animal Noise Ordinance



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**FAWN RIDGE
 IMPORTANT
 PHONE NUMBERS**

Alligator Hotline – 1-866-392-4286. Florida Fish and Wildlife Conservation Commission. Report nuisance alligators.

Animal Control - 813 744-5660. Animals, barking dogs, animals off leash, pet adoptions, rabid animals, strays, animal tags, dead animals, neglect.

Code Enforcement - 813 744- 5568. Code enforcement, housing standards, junk/abandoned cars, unmaintained swimming pools.

County Parks & Recreation - 813 975-2160. All issues with the County park in Fawn Ridge, including security matters, maintenance, lighting, etc. Broken glass is not considered vandalism and falls under maintenance.

Hillsborough County Sheriff's Office - 813 247-8200. Non-emergency issues. Vandalism (eggings, mailbox damage, etc.), or other illegal activity and other non-emergency issues. When life and property are in immediate danger dial 911.

Mediation & Diversion Services - 813 272-5642. Citizen and community disputes, dispute resolution.

Solid Waste Management - 813 272-5680. Illegal dumping, garbage collection, sanitation, recycling, litter.

TECO/Tampa Electric Company - 813 223-0800. Street light outage, transformers, electric-related problems.

Traffic Operations - 813 744-5670. Stop signs, road signs, traffic signals, traffic calming.

Transportation Maintenance - 813 272-5912. Street repairs, road damage, potholes, sidewalks.

Waste Management - 813 621-3053. Garbage pick-up. Missed pick-up.

Water Department - 813 272-6680. Water service, wastewater/ sewers, utility bills, reclaimed water, water quality issues, boil water alerts.

Watering Restrictions – 813 275-7094.

**Law Enforcement Links - Provided by the Fawn Ridge
 Neighborhood Watch:**

Hillsborough County Sheriff's Office – www.hcso.fl.us

Criminal Histories, Sex Predators – www.fdle.state.fl.us

FBI – www.fbi.gov

Homeland Security – www.dhs.gov

Drivers License – www.hsmv.state.fl.us

Probation, In Custody of DC – www.dc.state.fl.us

In Custody of Feds – www.bop.gov

Sheriffs Association – www.sheriffs.org

Florida Sheriffs Association – www.flsheriffs.org

Youth Ranches – www.youthranches.org