

# FOUR SEASONS

FOUR SEASONS CONDOMINIUM ASSOCIATION NEWSLETTER

SPRING 2023



## A MESSAGE FROM YOUR BOARD PRESIDENT

Our newsletter goes out quarterly. A few residents have expressed the desire to contribute. Please submit information you wish to be shared to the Property Manager.

If you have a bicycle at one of the bike racks, please make sure it is operable. All inoperable bicycles will be disposed of by May 1<sup>st</sup>. No bicycles can be locked up to the stair railings. If you have any questions contact the office.

The Fire Marshall recommends that you check your smoke detectors monthly to make sure they are in working order and to check/clean your dryer vent to prevent a fire.

To ensure the Property Manager is available, please call the office to make an appointment. Sometimes the Manager is out on property, with another homeowner/resident or at an off-site errand.

There has been some interest in starting up the Neighborhood Watch Program. If you are interested contact the office.

Some of our upcoming projects are:

Replacing Roofs at bldgs. 2600, 3100, 2300, 900, 1400, 1500, 1600, 1800, 2500, 3000, 3500 & 3700

Replacing Exterior Doors at bldgs. 300, 600, 700, 900 & 3400

Trees & Palms Trimming

Tennis Court Resurfacing & Adding Pickleball Court

Carport Maintenance

Changing out light poles to LED light bulbs to save on overall costs

## CONTACTS:

### BOARD OF DIRECTORS

Jill Duckworth – President

Michael Cleary - Vice President

Glen Ioffredo - Secretary

Michael Agranoff - Treasurer

Ellen Heim - Director

### MANAGEMENT COMPANY

Sentry Management

2180 West S.R. 434

Suite 5000

Longwood, FL 3277

407-788-6700

### COMMUNITY MANAGER

Patricia Rowe

200 St. Andrews Blvd

Winter Park, FL 32792

Monday, Tuesday, Thursday &  
Friday 7-3

Wednesday 9-5

407-671-5559

After Hours Emergency

## **JUST SOME FRIENDLY REMINDERS:**

Please check our website [www.fourseasonswinterpark.com](http://www.fourseasonswinterpark.com) for copies of our documents, rules & regulations, intent to sell & lease applications, ARB applications, updates and newsletters from our community, as well as monthly schedules and approved minutes from our board meetings.

**Animal Feeding:** Lately, we are noticing that residents are leaving food (cat food, bread, peanuts etc.) out for the cats and squirrels. This needs to stop immediately. Not only does this attract the cats and squirrels, but also rodents. Please do not feed the animals outdoors.

**DUMPSTERS:** The dumpsters are for household trash only. We continue to have large items such as furniture, mattresses, etc. left by the dumpsters. This requires special pick-ups which are added expenses. Please advise any contractors working on your unit that **NO** construction materials are to be placed in our dumpsters, as per the required ARB.

Please close the doors after placing your trash in the dumpster. This helps prevent animals and/or rodents from getting in the trash.

**POOL SAFETY:** Please do not remove the safety/float lines in the pools as the Health Department requires them to be always attached. Please remember that children under the age of 16 **MUST** be accompanied by an adult.

**VEHICLES:** Resident and guest parking decals are available at the community office. Vehicles in violation of parking guidelines may be towed at the owner's expense. Parking guidelines are as follows:

- All resident's vehicles must have a parking decal
- All vehicles must have a current tag
- All vehicles must be in running order
- All vehicles must be parked between the lines and no back-in parking
- Please make sure your vehicle is not parked/hanging over the sidewalk this makes it very difficult for people walking on the sidewalks

**PETS:** All pets **MUST** be on a leash per Winter Park City ordinance. Please provide current vaccination records to the community office. Please be a good neighbor and pick up after your pets, as this continues to be a big problem on our property.

**ARB FORMS:** Please remember that **MOST** changes (interior and exterior) require Board approval **PRIOR** to work commencing. Always check with the office for requirements.

**RENTALS:** Homeowners, when renting your unit please put **YOUR** contact information in the ad as the community office is getting calls for information on rentals.

**ILLEGAL ACTIVITIES:** The Board of Directors strongly advises that illegal activity witnessed by a homeowner/resident be reported immediately to the police. Please follow-up with a report to the property manager.

If there is an emergency, please dial 911. The non-emergency phone number for Winter Park Police is 407-644-1313.