

WINDOVER WHISPERS

OCTOBER 2021

Home of 94.1 FM
www.941fm.net

Office Hours:

M-F, 10:00 to 3:00pm

Website:

www.windoverfarms.com

Email:

windoverfarms@cfl.rr.com

Phone: (321) 259-2216

• Board of Directors

Meets the 1st
Wednesday of each
month.
(check for changes)

ARC

Meets the 3rd Tuesday
of each month.
(Check for changes)

Content Title

Community News	1
Community News	3
Classified.....	2
Information.....	4,5,6
Calendar.....	12
Advertising.....	7-11



Windover Farms of Melbourne October Social

I'd like to Invite our Windover Residents to the Fall Halloween-themed Neighborhood Social! This will be a family-friendly event with many fun things to do for the kids. Mark your calendars for **Saturday, October 16th from 2-5pm** for some Halloween fun, as we decorate our Pavilion in this favorite theme. Please join us and come out to socialize with all of our many community residents.

The event is free to Residents of Windover Farms of Melbourne. Guests are \$6 per person payable in advance to the Windover Office. Please register all residents and guests using the form inside, or stop by the office during the week.

Danielle Sherwin
Social Committee Chair

Vote in November for the 2022 Budget

Residents will be receiving their copy of the proposed 2022 Budget summary for their review and approval around the third week of October. Please take a few minutes to review those documents, and plan on attending the General Membership Budget Meeting on Wednesday, November 3rd at 7:00pm in the Windover Farms Pavilion. If you are unable to attend the meeting, please submit your proxy form to the association office no later than Wednesday, November 3rd.

In the mailing you will receive two forms. One is a General Proxy. Use this form if you want to assign someone else to cast your vote. The other is the Specific Proxy. You place a check mark next to either FOR or AGAINST and fill out the bottom of the form. Only **ONE** of these forms is to be returned to the Windover Office to have your vote counted. Or you can just bring it to the meeting and place your proxy in the ballot box. Ballot forms will be available at the meeting in case you forget to bring the one from home.

The Board of Directors will be available for any questions you may have on the Budget. We will have refreshments for all who attend. So please mark your calendar for the Budget Meeting on November 3rd at 7:00pm.

CLASSIFIED

GARAGE SALE ALL THINGS FSU!

Oct 16, 7:30-12:00
4365 Windover Way
Lots of memorabilia, clothes etc. Go 'NOLES!
Call Cathy 321-254-5864

Kayak For Sale

2012 Hobie Pedal Kayak for sale - \$700.00.
2015 Continental Kayak Trailer for sale - \$600.00.
All in good condition. Call Ted - 321.427.9065.

Experienced pet sitter will come to your home to care for your housebound pets while you are away. Cats, birds, ferrets, plant watering, dog walking, etc. 25 years Windover resident. Affordable and dependable, call Cheryl 321-720-5916

PC COMPUTER – REPAIRS

Reasonable rates. Any MS Window version. Virus Scan, add-ons and upgrade. Re-install, backup, data recovery and router. On-site and off-site. Call TJ 574-5900

BABYSITTING, HOUSE SITTING, PET SITTING SERVICES:

Responsible teen available for sitting services. Available anytime. Text Bethany @ 321-505-5916

Deadline for placing a classified or advertisement in the Whispers Newsletter is the 15th of each month.

Disclaimer

Windover Farms of Melbourne HOA cannot and does not investigate the legitimacy, validity, legality of any business or service listed, and expressly disclaims any responsibility or liability arising out of or relating to any business or service listed including, 1) the legality of the ad or offer, 2) the performance or conduct of the advertiser or merchant, 3) any damages or injury that may result from the ad or offer listed. Windover Farms of Melbourne HOA assumes no liability with regard to its advertisers for misprints or failure to place advertising in this publication except for the actual cost of such advertising. The Board of Directors has the right to refuse to run any ads that it deems not appropriate.

Who's who in Windover Farms?

Board of Directors

President - James Flint

Vice President – Steve Benton

Treasurer - Rich Folio

Secretary – Tom Brandon

Director - Sharon Savastio

Office Manager –
Jeanie Gallegos

Maintenance - John Holman

Committees

Architectural Review Committee

Doug Berry	Sharon Savastio
John Genuise, Jr.	Tom Brandon
Trent Denny	Chris Sorensen
Connie Kostyra	Candice Elkins

Social Committee –
Danielle Sherwin

Important Numbers

Animal Control: 633-2024

Hospital Florida Wildlife:
254-8843

Sheriff Non-emergency: 633-2123

Storm Water Utility: 633-2014

Utilities

City of Melbourne: 953-6216

Waste Management 723-4455

Solid Waste Management
264-5048

Road and Bridge – 255-4354

BREVARD COUNTY SCHOOL BOARD

District 1: Misty Belford 591-9387
haggard-belford.mist@brevardschools.org
District 2: Cheryl McDougall 987-6382
McDougall.Cheryl@brevardschools.org
District 3: Jennifer Jenkins 271-9495
jenkins.jenniferd@brevardschools.org
District 4: Matt Susin 684-9735
susin.matthew@brevardschools.org
District 5: Katye Campbell
Campbell.Katye@brevardschools.org

COUNTY COMMISSIONERS

District I – Rita Pritchett

400 South Street, Suite 1-A
Titusville, FL 32780
321-264-6750 321-264-6751(fax)
d1.commissioner@brevardcountny.us

District II – Bryan Lober

2575 n. Courtenay Parkway
Merritt Island, FL 32953
321-454-6601 321-454-6602
d2.commissioner@brevardcounty.us

District III – John Tobia

1311 E. New Haven Ave.
Melbourne, FL 32901
952-6300 952-6340(fax)
d3.commissioner@brevardcounty.us

District IV – Curt Smith

2725 Judge Fran Jamieson Way
Building C
Viera, FL 32940
633-2044 633-2121(fax)
d4.commissioner@brevardcounty.us

District V – Kristine Zonka

490 Centre Lake Drive Suite 175
Palm Bay, Florida 32907
253-6611 253-6620 (fax)
d5.commissioner@brevardcounty.us

Why are Association Dues so Low?

With all the public areas and other amenities in our community, many people have wondered how the Association dues have remained less than \$300 per year.

In large part, this can be attributed to the fact that Windover Farms does not use professional property management. Instead, our neighborhood of over 700 homes is governed by an all-volunteer Board of Directors, one office manager, and groundskeeper. Currently, the Board consists of 5 members, who volunteer their time to address the daily issues of the neighborhood.

Several Board members will be rotating out of their positions at the end of the year. Without other members of the community willing to volunteer their time, professional management will need to be considered.

Professional property management would increase the cost of managing the Association significantly. Without adding any additional services, it has been estimated that it would increase individual association dues by at least 30%, without any added benefit to the community.

Alternatively, more participation from our residents, and a handful of volunteers could make consideration of professional property management unnecessary.

Have you seen issues in our community that need to be addressed? Would you be interested in getting involved in a special project? Windover Farms needs you!

Please consider volunteering for a committee assignment, or serving on the Board. If you have any questions, or you may email the office at windoverfarms@cfl.rr.com.

Want to Serve Our Community?

Candidates Needed for 2022 Board of Directors

Please submit BIO's by November 15th, 2021 to appear in the December newsletter.

This is a volunteer position, but you need to be elected. The Board consists of six director positions and each year three (3) of these become available. The duties, if elected, would be to attend meetings on the 1st Wednesday of each month where we provide financial oversight of association expenditures, review various committee reports, and address homeowner concerns. By being a member of the Board of Directors, you will gain a better understanding of our community and you will develop a sense of pride in being part of the decision-making for Windover Farms.

If you have any questions about becoming a candidate for the Windover Farms Board of Directors, please email our office at windoverfarms@cfl.rr.com. A short summary of your qualifications, and intention to run necessary. A copy of I.D. and proof of residency is required before your name is placed on the ballot.



Windover Farms Annual Neighborhood Social
Saturday October 16th from 2-5 P.M. at the Pavilion
RSVP by Friday October 8th, 2021

Email: windoverfarms@cfl.rr.com, or bring this flyer to the office to RSVP

COME MEET YOUR NEIGHBORS FOR SOME FESTIVE FUN

Wear your Halloween Costumes!!



For each Family: Please bring a side dish/snack/dessert/drink to share with
your Neighbors

Pizza & Light Refreshments will be available
this event is Bring-Your-Own-Booooo's

Windover Farms is not responsible for the consumption/whereabouts of any items brought to the social;
Parents are responsible for supervision of children

This Event is Free to Windover Farms of Melbourne Residents Only
Guest are \$6 per Person; Please pay in advance to the Windover Office

Name: _____ Phone: _____

Lot # _____:

Address: _____

of Resident Adults: _____ # of Resident Children: _____

of Additional Guest (Adult or Child): _____ Amount Total for Paid Guest(s): _____

Guidelines for Signs

The following statement regarding contractor signs has been approved by the Board at September BOD Meeting: and will be added to ARC applications immediately.

Once the actual home improvement/construction physically begins, a sign (maximum of 4 sf) may be displayed by a contractor. This sign may remain in place until the job is completed at which time it must be removed.

Windover Farms of Melbourne, HOA Declaration of Covenants, Conditions and Restrictions
Restrictions, Section 2. Sign

No sign of any kind other than the name and address of the Owner shall be displayed to the public view on any lot or improvements thereon except for the following:

- A. Owners may display one sign per lot provided such signs do not exceed 4 SF in area, and provided such sign is approved in advance and in writing by ARC.
- B. The size, design and color (s) of all signs shall be subject to approval by the ARC.

Did You Know?

Removal of trees without prior ARC approval is subject to **significant fines**. This policy was written into the bylaws when the Association was created in order to preserve the tranquility of our neighborhood, and to protect property values. Everyone that has purchased a home here was provided the association documents and signed an agreement to abide by the covenants.

Applications for landscaping changes to the ARC are often approved the day they are submitted. Applications require a \$150 refundable deposit which is returned upon inspection of the tree removal site. Forgiveness is *not* cheaper than permission.

Neighborhood Beautification Committee Volunteers Needed

Would you like to see the front entrance of our neighborhood improved?
If so, Windover Farms could use your talent, and your help!

While the weather currently is still very hot, the cooler months of Fall are just around the corner, and will be the perfect time to spruce up the front entryway. We have had suggestions of planter boxes, decorative light post, and new colorful plantings, but no plan or person to implement any of these potential ideas.

If you have any suggestions and would like to explore helping the new Neighborhood Beautification Committee, please contact the office. This position is open and seeking volunteers to help in all aspects of upgrading the front entryway. Your role may be as involved as you would like to make it. From ideas, to digging in the dirt, to planning, options are wide-open. John, our Maintenance Tech will be available to do the actual planting etc., he just needs a plan and your guidance.

So, if this sounds interesting to you, please contact the office at 321-259-2216.

We look forward to hearing from you!

Halloween Local Events

Scare in the Square

Oct. 22, 5:30pm – 9 pm

Eau Gallie Square

Melbourne Mgmt. Club presents our Halloween event "Scare in the Square"

The Melbourne Management Club in partnership with The Children's Hunger Project of Brevard present "Scare in the Square."

Bring your chairs & blankets and come out and enjoy a socially distanced evening of fun! We will be having a kid's costume contest, live band, and games. We will also have food and an ice cream truck (included with your event ticket). If you want to take part in the costume contest, please come dressed to impress! Costumes encouraged for all, not just the kiddos! The event starts goes from 5:30 – 9 pm. All proceeds from the event and any additional donations will go directly to The Children's Hunger Project of Brevard.

Drive-Boo Trick or Treat at the Melbourne Auditorium

Oct. 23, 10 am- 2 pm

The City of Melbournes Parks & Recreation Department has teamed up with the Melbourne Police Department and the Melbourne Fire Department to put on a Drive-Boo Trick or Treat event in the parking lot at the Melbourne Auditorium.

Trick-Or-Treat at The Avenue Viera

Oct. 30, 5:30 pm – 7 pm

The event is pet-friendly and costumes are encouraged!

Candy will be available while supplies last.



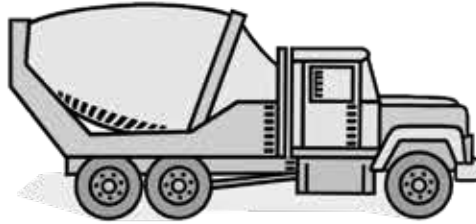


A FIRST CHOICE ROOFING, AT NO CHARGE, SPECIALIZES IN INSURANCE REPLACEMENT OF ROOFS, SIMPLIFIES THE COMPLEX WORLD OF INSURANCE CLAIMS, WORKS WITH YOUR INSURANCE TO ACHIEVE THE GOAL OF CLAIM APPROVAL, AND HANDLES ROOF DETAILS.

- *HAVE INSTALLED OVER 680 ROOFS IN BREVARD COUNTY SINCE 2016 ACCORDING TO THE PERMITS ISSUED BY MELBOURNE, WEST MELBOURNE, ROCKLEDGE, AND PALM BAY AND ARE A CERTIFIED MASTER ELITE ROOFER BY GAF, THE LARGEST ROOFING MANUFACTURER IN NORTH AMERICA.*
- *NO OUT OF POCKET MONEY REQUIRED UNTIL ROOF IS INSTALLED AND FINAL INSPECTION COMPLETED BY YOU AND US.*
- *AT NO CHARGE, WE ISSUE 50 YEAR TRANSFERABLE WARRANTY THROUGH GAF.*

CALL STUART AT 321-914-6133 FOR FREE INSPECTION

		License # CCC1328591
<hr/>		
Stuart Kalstein Commercial & Residential Storm Damage Specialists Free Inspections	13122 David Baker Road Riverview, FL 33579 Office: 888-871-9626 Cell: 321-914-6133 sikalstein@gmail.com	
AFirstChoiceRoofing.com		



***Sonic Concrete, Inc.
Driveway Repair!
Slabs and Pads***

***Tired of that cracked and failing driveway?
Sonic Concrete replaces damaged driveways.***

We clean and repair damaged culverts.

We have been in business for 35 years.

***For free estimates call
Bill Gray at 321-724-0773.***

***We have installed many driveways and house
foundations and they still look great.***

Our quality is easy to see.

***So if you're ready to have a beautiful and safe new
driveway, call us today.***

***www.SonicConcreteFL.net*
*SonicConcreteFL@aol.com***

Johnson Aluminum Products LLC

ACCORDION HURRICANE SHUTTERS



Easy Open/Close
Accordion Shutters

Why lift
heavy panels?



Why take 8 hours to
do a 30 minute job?

Buy directly from the manufacturer.
Please visit our factory.

Free Estimates! Avoid the rush, order early.

NEW SCREENED PATIOS



RESCREENING

321-956-3102

10% OFF

up to \$250 with this ad.

ONE COUPON PER ORDER/MUST BE PRESENTED AT TIME OF SALE

www.JohnsonAluminumProducts.com

365 Stan Dr. #102, W. Melbourne, FL

LIC. & INS. CBC-1260648

JPC

**JACOBS
PRESSURE
CLEANING**

JACOBSPRESSURECLEANING@GMAIL.COM

321.610.4270

WWW.JPCPRESSURECLEANING.COM

Choose Us for all
Your Commercial & Residential
Exterior Cleaning Needs.
Licensed & Insured

WHY JPC?

- We're Timely
- Professional Equipment
- Well-trained Crews
- Nationally Recognized
- Reasonably Priced
- Veteran Owned

Go to www.jacobspressurecleaning.com
for a free instant quote!

Hassle Free Instant
quotes 24/7!

Instant Quote



We clean it all!
Building Exteriors
Concrete & Pavers
Pool Enclosures, Roofs
Fencing, HOAs

"YOUR WINDOVER FARMS NEIGHBORHOOD REALTOR"

Bill Means

Realtor

- Proven track record
- Trustworthy
- Experienced
- Local Knowledge
- 19 year Windover resident
- All correspondences returned in an hour or less
- 16 year Rotarian



BRITTON
Group, inc
Real Estate Made Real Easy

(321) 258-2518
billmeansrealestate@gmail.com
4445 Windover Way
Melbourne, FL 32934

BRITTON
Group, inc
Real Estate Made Real Easy

ATTENTION BREVARD COUNTY REAL ESTATE SELLERS!

**List & Sell Any Home Over \$350k
for a low flat fee of only...**

\$6,995*

**For all of 2021, One of Brevard's most successful and experienced Real Estate Teams with
over 500 sales totaling well over \$100 Million in volume since 2015 wants to help you
keep more of your hard earned money!**

*Flat fee of \$6,995 is for the listing side only. In addition, our seller(s) must offer a minimum of 2% compensation of the sales price to the brokerage representing the buyer(s). All fees due only after successful closing. No charge up front and no risk or cancellation fees to list with us. Any sale under \$350k will be charged a 2% listing fee in addition to buyers brokerage compensation.



321-804-1924



DAVID & MARLY SIMMONS

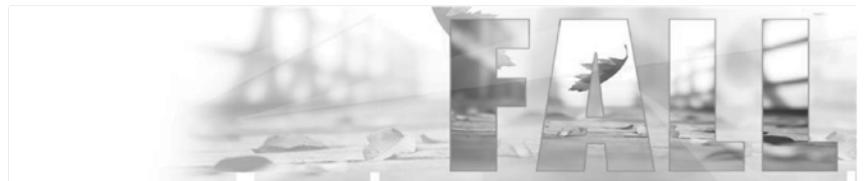


BRAD & ALISHA FAIRMAN

Windover Farms HOA
4025 Windover Way
Melbourne, FL 32934

PRSR STD
U.S. POSTAGE
PAID
COCOA, FL 32926
PERMIT #297

October 2021



Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
26	27	28	29	30	1	2 Lot # 709 Reservation
3	4	5	6 BOD Meeting 7 pm	7	8 Social Event RSVP DUE	9 Lot # 399 Reservation
10	11	12	13	14	15 ARC Application Due	16 Community Social 2-5pm
17	18	19 ARC Meeting 7:30pm	20	21	22	23 Lot # 175 Reservation
24	25	26	27	28	29 Lot # 606 Reservation	30