



# WINTERWOODS

## Neighborhood Newsletter

2023  
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## FROM THE DESK OF

How about that Spring Neighborhood Garage Sale?! I unloaded two entire rooms. Actually, this newsletter goes to press before the big event, but I bet it was a great success. Shout out to David for getting the ball rolling early and some good suggestions for the future.

Thank you to everyone who is participating in the **You Got Egged** event. Don't forget to post those pictures on Facebook. I've seen some fantastic mugshots so far! The fun will continue until Easter weekend.

Look for a special announcement on Facebook where we will celebrate a fictionalized reason to show everyone pictures of your pets. The ducks that I have pictures of do not really belong to me, they belong to everyone, they just happen to be lounging at the pond. Do not tell Mr. Fudd.

Be sure to check out the Meet Your Neighbor article on the Costello's. Both Mike and Ashley came out to one of the Second Saturday cleanups and are the kind of neighbors you would hope for.

We have expanded the Newsletter, please welcome our new advertisers. If you happen to find yourself a patron of one of these news-worthy businesses, mention the ad so they know promotion works.

One of the benefits of these advertisements is they reduce the cost of getting this newsletter to you. If you are reading this printed version, you are taking part in a rich history that pre-dates Gutenberg and is a generation away from the place where 8-tracks and cassettes landed. I still get a daily paper and I like to hold a book in my hand. If you are reading this electronically – thank you for participating in the future that is now. Within the Winter Woods neighborhood, the residents get community information from this newsletter, our Facebook page, and the Winter Woods website. We have email addresses from most of those who paid dues and they get a special message on occasion. Unfortunately, this is a closed loop of communication. If you didn't pay dues, ignored this colored piece of paper on your door, don't have Facebook or any interest in a website, you are not going to be offended by my wish because you are not going to know about it. My wish is that you cared enough to read these thoughts and contribute your share by paying the \$25 dues. We passed the one-third mark so far this year and last year we only reached a little under 50%, so there are not that many people left – who have intentions of paying. If you are a neighbor to someone who doesn't know we are trying to make the neighborhood better and hopefully safer – let them know.

Besides a pleasant environment that is visually appealing, our real goal is to maintain property value because that value is earned by the upkeep and pride of the residents of the neighborhood. That's us.

Anthony Riley,  
HOA President, 407-967-6662

## APRIL 2023

Inside this Issue:

Page 2

- Yard of the Month
- Lawntastic

Page 3

- Neighborhood Watch
- PayPal Update

Page 4

- Advertising Info
- Towns' Garden Center

Page 5

- Membership

Page 6

- William Vega, Realtor

Page 7

- Dog Care Services
- Jerry's Coffee Bar

Page 8

- Meet Your Neighbor

Page 9

- Streets & Lighting
- Membership Drawing Winners

Page 10

- Sat Clean-up Date Change
- You Got Egged

Page 11

- Yard of the Month Sign Maker Needed
- Amanda Volence, Realtor

Page 12

- Winter Woods Directory Assistance
- Pizza Avenue Coupon

## Welcome To



Are YOU a new homeowner or renter in Winter Woods?

Please see our Website at [www.winterwoodshoa.com](http://www.winterwoodshoa.com) for our New Resident Welcome Packet.

Did you receive this newsletter via email?

**If not**, please send an email to [Nell at necolbert@usa.net](mailto:necolbert@usa.net) so that you can be added to our resident database.

# WINTER WOODS NEWS

## Yard of the Month



March, 2023  
The Dickson-Carnes Family  
2259 King James Court

*Congratulations!*

**Have You Paid  
Your 2023 HOA Dues?**

# LAWNTASTIC

*"Our Name Says It All"*

- Lawn Maintenance
- Landscaping
- Mulch / Stone Installation
- Sod Installation
- Tree Trimming / Removal
- Clean-ups



**Cole Herringshaw**  
coleherringshaw@gmail.com

**407-960-0699**

## NEIGHBORHOOD WATCH—Larry Stephey

Perhaps because of the nice weather lately, or perhaps we have more dog owners in the neighborhood, but we have an upswing of complaints of animal excrement being left behind on other neighbors' property. Left behind either wrapped or unwrapped.

Seminole County ordinance says this:

### **Sec. 20.18. - Defecating.**

*Private Property.* An animal owner shall promptly remove, and dispose of, in a sanitary manner, feces deposited by the animal on private property unless otherwise authorized by the property owner.

*Public property.* An animal owner shall promptly remove, and dispose of, in a sanitary manner, feces deposited by the animal on public property, which includes but is not limited to, sidewalks, easements, and recreation areas.

[https://library.municode.com/fl/seminole\\_county/codes/code\\_of\\_ordinances?nodeId=CH20ANFO](https://library.municode.com/fl/seminole_county/codes/code_of_ordinances?nodeId=CH20ANFO)

Promptly remove does not mean find and use the neighbor's trash receptacle. Remove means transport back to a receptacle you own. Leaving behind at the neighbor's is a violation of the ordinance and is a criminal offense. A video camera on the home where the remains are left could be evidence for a criminal charge or contributing evidence for a later charge. In any event, it is just not polite.

Yard waste buckets left at the curbside should not be contaminated with plastic bags or animal waste as the yard debris is transported to a county compost area. Plastic there must ultimately be hand removed.

If you are a pet owner, please follow the laws and be considerate of your neighbors. Neighborhood Watch should be mostly concerned with violators coming in and not violators from within.

## PAYPAL UPDATE— Nell Colbert

If you use the link on our website to pay your HOA dues by using your PayPal account, or your credit/debit card, you will notice a change—you are no longer "subscribing" to make annual payments automatically. We worked with PayPal recently to remove the recurring payment process so that payments are now one-time-only payments. Anyone who had recurring payments in the PayPal system before has had all those recurring payments deleted—all 90+/- of them!

While having a recurring payment sent every year may be convenient, we have been finding that:

- Families move from the neighborhood but continue to pay Winter Woods HOA dues after they have moved, resulting in refunds needed.
- Families forget that they have a recurring payment scheduled so a new one is set up, causing duplicate dues to be paid resulting in several years' dues paid in advance.
- Sometimes PayPal changes the amount they charge us to allow our families the convenience of paying by credit card and the recurring payments come in for the incorrect amount, resulting in a refund to the homeowner so they can pay the correct amount.

Thanks for your understanding.

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# WINTER WOODS NEWS

## ADVERTISING INFORMATION

Would your business like to advertise in our newsletter? This newsletter, with distribution to over 300 homes and advertisers, is now accepting advertising for our monthly newsletters.

**Advertising rates per issue are as follows:**

- 1/4 page - \$ 15.00 (3 3/4"w x 4 3/4"l)
- 1/2 page - \$ 25.00 (7 3/4"w x 4 3/4"l or 3 3/4"w x 9 3/4"l)
- Full page - \$ 40.00 (7 3/4"w x 9 3/4"l)

Copy MUST be emailed to the editor as a jpg, PDF, or Publisher file and payment MUST be mailed to the HOA's PO Box. NOTE—some due dates may change due to holiday print schedules.

**COPY DEADLINES:**

- Jan issue—10December
- Feb issue—15January
- Mar issue—15February
- April issue—15March
- May issue—15April
- June issue—15May
- July-August—NO NEWSLETTERS
- September issue—15August
- October issue—15September
- November issue—15October
- December issue—10November

**QUESTIONS**—Contact the editor at 321.303.7445 or email [necolbert@usa.net](mailto:necolbert@usa.net).



**TOWN'S**  
PLANTS | POTTERY | DECOR

407-733-8383  
townsgardcenter@gmail.com  
5589 Lake Howell Rd.  
Winter Park, FL 32792  
Monday - Saturday: 8am - 6pm  
Sunday: 10am - 4pm



**TOWN'S**  
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# WINTER WOODS NEWS

## MEMBERSHIP—Nell Colbert

Twenty new memberships were received since the 2/20 deadline for the March newsletter, bringing us to 103 members or 36.52% of our neighborhood. King Edwards Court leads with 63% membership this month and Winter Woods Blvd is close behind with 50%. Three streets are tied for third place at 45% - King Alpines, King James, and King Johns. Thank you to all our new members!

If you're not a member yet, make your \$25.00 check payable to WWHA and mail it to:  
Winter Woods Homeowners Association, PO Box 342, Goldenrod, FL 32733

If you would prefer, you can drop off your check at my home at 1958 Poinciana Road. OR – if you would rather pay by credit/debit card or your PayPal account, just go to our website and click on the “Official Stuff” tab to find the link.

Below are the residents who have joined our Association for this year since the March newsletter was published. If your street is not listed, there were no new members this month.

### East Hampton Circle

1912 Jessica Tollinchi  
2028 John Cummings

### Japonica

1988 Henry & Pamela Martin  
2019 Stan & Bobbie Recob  
2026 Thompson Family

### King Alpines Court

2214 Tony & Katie Bellia (2024 dues)

### King Charles Court

2234 Valerie Solomon

### King Edwards Court

2247 Antonio & Jenny Bermudez  
2260 Paul Bock

### King James Court

2259 Alexa Dickson

### King Richards Court

2229 Daniel Hucko & Larz Kimmel

### Nottingham

1459 Judith Baker  
1561 The Haggerty Family

### Poinciana Road

1863 Sharon Larsen (2024 dues)  
2047 John Robinson  
2089 Anthony Riley & Laura Spear (2025 dues)  
2097 Richard & Maureen Rabazinski

### Sussex Road

2096 German Vivas  
2185 Steven Lavender

### West Hampton Circle

2005 Monica Soule  
2018 Brittany Borda

### Winter Woods Blvd.

2213 Daniel Sercombe (2024 dues)  
2212 Richard Baril  
2231 Ljubo & Zehra Milanovic

Payments received after March 20<sup>th</sup> will be shown in the May newsletter.

Thanks to everyone who has already paid dues for 2023. Thank you for supporting the positive work being accomplished by your Homeowners Association.

**Let's see if we can't be at 50% for the entire neighborhood by next month!**

### WINTER WOODS HOMEOWNERS ASSOCIATION 2023 MEMBERSHIP

**Please complete the information below so that our membership records will be complete.**

Please make your **\$25.00** check payable to **WWHA** and mail with this form to WWHA, PO Box 342, Goldenrod, FL 32733-0342. You may also drop off your form and check at my home (1958 Poinciana Road) if you prefer.

Name \_\_\_\_\_

Street Address \_\_\_\_\_

Phone # \_\_\_\_\_ Email Address \_\_\_\_\_

Name as you would like it shown in the newsletter \_\_\_\_\_



# WILLIAM VEGA

## REALTOR®

### HELLO WINTER WOODS COMMUNITY!

MY NAME IS WILLIAM VEGA AND I REPRESENT SELLERS AND BUYERS THROUGH KELLER WILLIAMS REALTY. AS A RESIDENT OF WINTER WOODS I'M FAMILIAR WITH THE MOST APPEALING ASPECTS OF THE NEIGHBORHOOD AND OUR NEIGHBORHOOD'S TRUE VALUE!

I'M NOT JUST A REALTOR, BUT I'M ALSO AN **AUTISM SPECIALIST**. I HAVE HELPED BUYERS WHOSE CHILDREN ARE DIAGNOSED WITH AUTISM HANDLE THE SOMETIMES OVERWHELMING SEARCH FOR THE RIGHT HOME. IN COLLABORATION WITH **CHRISTINE LUZURIAGA, M.S., CCC-SLP, BCBA, CAS**, I PROVIDE FAMILIES ASSISTANCE WITH CREATING AN AUTISM-FRIENDLY HOME.

I'D LOVE TO HELP GUIDE YOU THROUGH THE PROCESS OF SELLING YOUR CURRENT HOME, BUYING A NEW HOME, DESIGNING AN ASD FRIENDLY HOME, OR ALL THREE!

### LET ME BE YOUR REALTOR

Buying or selling a property without a realtor is a challenge. Finding the best Orlando realtor for you is a chore in and of itself! Therefore, in fulfilling my duties toward you, I will use confidentiality, skill, care and diligence throughout the entire real estate process. I will disclose all known facts that materially affect the value of the residential real property, presenting all offers and counter-offers in a timely manner.

Furthermore, you need someone who is not only loyal, honest, ethical, friendly and fair, but who will educate you about current Orlando real estate market conditions. I will provide you a customized approach to your unique goals, objectives, and budget.

With experience as a realtor, I possess the necessary expertise, skills and knowledge, time and energy to provide you an excellent, comprehensive real estate service.

### WHAT YOU GET

You will get all the help you need to find the perfect Orlando property - a single family home, an apartment, a villa or a townhouse - based on your individual needs, goals, objectives, and budget, whether you are looking for a residence, or an investment property!

You will be connected to service providers, inspectors, lenders, home warranty companies, accountants, tax advisors, immigration attorneys, and building contractors to meet your needs.



### DID YOU KNOW?

The **BEST** time to **BUY** was **YESTERDAY!**

**68%** of Americans believe that now is a good time to buy a home. If you've been on the fence about buying a home or selling your current one, what are you waiting for? The housing market has been steadily improving over the last few years. Although interest rates are creeping up, they're still below historical levels. And while home values are increasing, they're still considered affordable. So, why wait!

### HOME FOR SALE

1793 Pineview Cir, Winter Park, FL 32792



SINGLE FAMILY  
\$469,900

FOR MORE INFORMATION, CONTACT ME

**(786) 447-9965**



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2272 KING HENRY'S COURT

WINTER WOODS—END OF THE STREET

Come over to try the best Espresso coffee drinks ever.

We are not a commercial coffee shop.

We would just like to meet some of our neighbors.

If you love COFFEE, I can show you how to craft it.

**DOG FRIENDLY**

# YOUR AD

# COULD BE HERE

# See Page Four

# to Learn How

# DOG CARE SERVICES



Do you plan on traveling soon?

In need of someone to watch over your pup while you're away?

*(Feed, walk, or check on?)*

Looking for a friendly & reliable dog walker located in the neighborhood?

LOOK NO FURTHER!

*Zuzana is the perfect person for the job.*

*Call or text to schedule care!*

407 - 690 - 1344



# WINTER WOODS NEWS

## Meet Your Neighbor—Ashley & Mike Costello

Article By—Anna Swenson



Ashley and Mike met playing in an adult kickball league and are still big fans of both playing and watching all kinds of sports, with motorsports being a particular favorite. Mike plays golf and they both enjoy bowling at Aloma Bowl. They also love spending time outdoors in the lovely Florida weather. Ashley and Mike have two sweet dogs, Ducky and Bogart, as well as three cats: brothers Chip and Dale, and Tormund (named after Tormund Giantsbane from Game of Thrones!).

Ashley graduated from the University of South Florida in Tampa and currently works as a 4th grade teacher at Conway Elementary in Orange County. Teachers are heroes! Mike graduated from Saint Leo University then went to law school at our local Barry University. He now works as a corporate insurance defense attorney. Both are happy to be working in-person again after such a long period working virtually. After work, Mike is likely tinkering in the garage or working on his golf short game in the backyard, while Ashley watches true crime documentaries on Netflix!

Ashley and Mike have lived in Winter Woods for about 6 years. They love that our neighborhood is safe and quiet, and they really enjoy the festive decorations around the holidays. Their house on Poinciana is perfect for hosting parties and entertaining. They believe this will be their forever home and are slowly making updates and renovations to make the house perfect for them. You may have noticed that they've already painted the exterior and rebuilt their front porch. In the backyard, they've put down turf and installed a putting green! Inside, they plan to update the floors, bathrooms, and kitchen, and install more energy-efficient doors and windows.

The Costello's are looking forward to opportunities to meet more neighbors and love the idea of block parties and front porch happy hours. If you see them outside working on the yard or enjoying a drink on the porch, stop and say hello!





# WINTER WOODS NEWS

## STREETS & LIGHTING—Greg Pfister

Here is the latest on our Streets, Lights, and Sidewalks in Winter Woods Sub.

Streets: The dips in the pavement have been fixed and paved at intersections of Nottingham/King John's and Nottingham/King Richards. I will be calling in a pothole at Nottingham/Poinciana to be repaired.

Light's: The light at 2006 West Hampton Circle has been repaired. Lights at 2246 Poinciana and 2096 Sussex have been called in to be repaired. We received word just before the newsletter went to press that the work to fix the outdoor light on Sussex has been completed.

Sidewalks: I'm happy to report that they sidewalk at 2219 Winter Woods Blvd. is completely repaired!!! I am monitoring the dug-up sidewalk on East Hampton Circle.

Keeping Winter Woods GLOWING!!

Thank you

Greg Pfister V.P. WWHOA

## MEMBERSHIP DRAWING WINNERS

We had great success with our membership drive! By March 15th, we had 103 paid members for 2023 or 36.52% of our homes.

It's never too late to join your homeowners association—dues are only \$25 per year and your association does a lot for the neighborhood with the monies received, including paying to print this newsletter every month. Your dues also fund the beautification of our entranceways—how do you like all the improvements made recently to the entrance circle on Winter Woods Blvd? And do you remember the efforts of the City of Casselberry to annex our neighborhood by forcing new residents to sign an annexation agreement before the city would turn on water at their home? Your HOA fought Casselberry to make this effort stop! There are also a number of events that your HOA hosts during the year like the yard sales, Halloween and Christmas decorating contests, and Neighborhood Night Out coming in October—our kids had a great time in the bounce house and everyone enjoyed the grilled hotdogs, drinks and snacks provided by your HOA.

And now .... **CONGRATULATIONS** to our 2023 gift card winners:

- **Don and Karen Christie at 1534 Nottingham**
- **The Kimmel-Hucko family at 2229 King Richards Court**

Please see page 5 for information on how to pay your dues for 2023. Thanks for supporting your voluntary homeowners association.



# WINTER WOODS NEWS

## SAT CLEAN-UP MOVES THIS MONTH ONLY

The Neighborhood Cleanup that was planned for April 8<sup>th</sup> has been moved to April 15<sup>th</sup> because of Easter Weekend.

The plan is to attack the entrance beds that are *not* the circle - which has set a new standard of elegance and beauty. The welcome sign bed on Poinciana is being reduced to a more manageable area and will have the old rotting timbers replaced. The old beams on the Japonica Rd entrance are also going away to spruce up that entrance.

I want to thank Marshall for pitching in on the Poinciana side and a special thanks go to Stan and Jeff for doing the heavy lifting on the Winter Woods Blvd islands.



We will meet at the usual spot at the circle on Winter Woods Blvd at 10 am on April 15, hope to see you there!

## YOU GOT EGGED—ANNA SWENSON

A huge thank you to all of the Winter Woods neighbors who have participated so far in the You Got Egged game! Whether you gave candy or fun spring gifts, your kind efforts and thoughtfulness helped spread smiles and cheer throughout the community.

There is still time to participate if you would like since Easter doesn't come until April 9th. Just download the pictures below from our Facebook Group that were posted on March 2nd, print them out, make your basket and deliver it to one of your neighbors OR, you can get copies from Anna's Little Book Library at 2122 Poinciana.

If you have any other ideas for neighborhood activities, please reach out to any Winter Woods board member.

Happy Easter!



## NEW YARD OF THE MONTH SIGN

### New Winter Woods Yard of the Month Sign



Stop me if you've heard this before: Our HOA needs a new Yard of the Month sign. If anyone is handy with wood and light construction, we have a reasonable pittance to cover all materials with enough left over for the laborious effort. This is not charity work! There is an existing model and all that is required is someone with enough experience and time to make well-kept lawns and shrubs throughout the neighborhood – happy. If you hear the calling of sawdust and burnt wood smell from engraving – send a message directly to Anthony Riley – 407-967-6662.

wood smell from engraving – send a message directly to Anthony Riley – 407-967-6662.

I'm not just a Real Estate Agent

I'm also your

*neighbor*

Call me to get your home

*sold*



As a professional real estate agent, and fellow neighbor, I know the real value of what our neighborhood offers. I'd love to offer my services and resources to you, whether you're looking to buy or sell a home. Please call me for a free home valuation or if you're needing just a cup of sugar.



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REALTOR®

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# WINTER WOODS NEWS

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Christmas Decorations	Debra Stephey	407-657-7309	dastephey@yahoo.com
Halloween Decorations	Anna Swenson	407-484-4782	annaswenson5@gmail.com

**1555 SR 436**  
**Winter Park, FL 32792**

# PIZZA AVE

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