

FAIRVIEW COMMUNITY ASSOCIATION NEWSLETTER

September 2025

The FAIRVIEW newsletter will be used to promote neighborhood events, encourage owner participation, and provide information to keep you updated on Fairview projects and residents.

Fairview Annual Meeting
November 10 @ 5:00 P.M.
in the Eberhardt Rm, north campus



President	Ellen Jones	941-545-2551
Vice President	Myron Brokaw	817-228-7937
Secretary/Treasurer	Maryrose Ramacci	815-263-7462
Director	Lisa Law	813-784-2979
Director	Jim Thompson	937-209-1270
Newsletter Editor	Becky Rahe/Paula Brokaw	813-362-8671/817-228-9278

FAIRVIEW NOTARY	FAIRVIEW WEBSITE	SCC WEBSITE
Lisa Law	Newsletters, activities &	Consumer affairs registry for
	forms.	bonded/licensed contractors
813-784-2979		
Call/text for arrangements.	www.fairviewpoa.com	www.suncitycenter.org
	Lisa Law 813-784-2979	Lisa Law Newsletters, activities & forms. 813-784-2979



Fall has arrived and it feels like a bit of relief from the hot summer temps and humidity. However, I'm sure everyone is looking forward to much cooler days ahead.

At our Board meeting on Sept 15th, we only had 2 bids to consider for lawn maintenance as the third company opted not to submit one. Parrish's bid had an increase of approximately 2.5% and the cost would remain the same for the next 2 years. The second company was Brightview with a bid that was more than \$7,000 higher than we are currently paying. The consensus was that Parrish has done a very good job and the increase was minimal. We voted to continue with Parrish Lawn Care for the next 2 years.

We also reviewed the proposed 2026 budget after approving the contract for Parrish Lawn Care. We are in a good financial position as you can see by the financials sent out by Candis last week. However, in order to maintain a balanced budget, we expect our HOA fees to increase by \$10 per quarter. If you have any questions or concerns, please be sure to attend our Annual Meeting on November 10th.

Reminder:

If you have a question, concern or complaint about our lawn maintenance company, Parrish Lawn Care, you need to contact Candis, our manager. Please do not complain to or harass Mr. Parrish or any of his employees. Candis is responsible for handling these matters and she'll communicate with the Board when appropriate.

Take care of yourselves and neighbors and I'll see you around the neighborhood.

Ellen

Welcome to OUR GOOD NEIGHBORS portion of the newsletter!

If you have any questions, please contact Ellen Jones
at 941-545-2551 or e-mail her at Ellenj720@gmail.com



Hurricane season is at its peak during September and October. There are multiple reasons on why this happens. First, the waves coming off Africa have their most energy and the amount of moisture to work with in the atmosphere. Second, the sea surface temperatures and the depth of the sea surface temperatures from the Atlantic Ocean to the Caribbean and Gulf are at their peak value, which is the fuel that makes these storms go. Finally, there's a factor called the Madden-Julian Oscillation. It's a wave of energy that travels around the globe and shift as it moves across from the Indian Ocean to the Pacific and ultimately into the Atlantic. That can trigger a bit more uplift in the atmosphere to allow these storms to form and see more of them. So often these three factors combine, the uplift increases, and when that maxes out with the timing of the waves from Africa and the warm sea surface temperatures, you can see multiple storms develop at once, and often we see that between late August and mid to late September.

SUN CITY CENTER SECURITY PATROL

The patrol was organized in 1981 to deter crime in the community. It began with 11 members driving their own cars. Today there are over 600 volunteers who use radio-equipped vehicles contributing almost 30,000 hours annually. The members are governed by an elected 7 member Board of Directors. The organization is funded by local residential and business donations, grants, and bequests. The organization is a 501 (c) (3) non-profit. Volunteers work a minimum of 3 hours per month and will accommodate your schedule. For more information visit www.sccpatrol.org, call 813-642-2020, or visit 1225 North Pebble Beach Blvd.

2 cars are on patrol 12 hours a day from 9-9, 363 days a year. During the holiday season, a third car is added to patrol businesses from Walmart to the Interstate. They are the point of contact with the Hillsborough County Sheriff's Department coordinating radar reports and anyone breaking Florida parking laws. They provide golf cart inspection and registration to Sun City Center residents which is then passed on to the Sheriff's Department. Wellness checks are done when an out-of-town relative cannot reach a loved one. They maintain House Contact Cards with emergency numbers for anyone going out of town. They help pet-lover groups locate lost pets. They coordinate with the Sheriff's Department with a Silver Alert search team. They operate a lost and found. They also provide transportation home from the hospital from 6-9 PM to those residents living in the area. It provides other assistance as needed.

NO TRESPASSING SIGNS will be for sale at the annual meeting from Maryrose who is on our Fairview Board! You cannot stop solicitation in Sun City Center per Chief Merry but a NO TRESPASSING sign is legal if its on your property.

September things to do in Florida

- 1. **Seafoodie Adventure Food Tour in Key West** is a guided tour stopping at several eateries enjoying fish tacos, conch fritters, stone crab claws, etc. Your guide will share stories about the local fishing industry and its impact on the community. Expect to learn about sustainable practices that keep traditions alive and get a glimpse into the heart of Key West.
- 2. Participate in the 26th Annual **Key West Paddle Classic** for paddleboard enthusiasts. This exciting Stand-Up Paddleboard (SUP) race takes place at Higgs Beach. Happening from September 29–30, 2025. The event brings together all levels of paddlers from all over to race around the beautiful island while enjoying stunning views of the coastline.
- 3. Step back in time and relive the magic of the Beatles at the concert "1964 The Tribute." This thrilling event takes place on September 10, 2025, at the **Key West Theater**. This concert is more than just a performance; it's a journey through the music that shaped a generation. Grab your tickets early, as they are likely to sell out.
- 4. Looking for a day escape? Enjoy a **full-day ferry trip to the Bahamas** from Miami. This adventure takes you to the beaches of the Bahamas in just a few hours. Relax on the beach, indulge in delicious local cuisine, or visit unique shops. You'll have plenty of time to explore the island at your leisure.
- 5. If you want an unforgettable view of **Miami**, consider a private scenic **airplane tour** including South Beach, the vibrant city skyline, and the beautiful coastline. The pilot, who is often also your guide, will share interesting facts about the sights below.
- 6. For a fun and unique sightseeing experience, try a **Duck Tour of Miami and South Beach**. This tour combines land and water travel seeing famous neighborhoods, art deco architecture, beautiful views of Biscayne Bay, and stunning mansions on Star Island!
- 7. Experience Miami with a **guided city tour that includes a Biscayne Bay boat ride**. This combo experience leads you through the bustling streets of Miami, cultural landmarks, art studios, and popular neighborhoods then transitions to Biscayne Bay gliding past beautiful islands and luxury homes. The waterfront views are also an excellent opportunity to spot marine wildlife, like dolphins and pelicans.
- 8. Discover the natural wonders of Florida's unique ecosystem on an airboat adventure in the **Everglades. Sawgrass Park** offers airboat rides across the wetlands searching for alligators, birds, witnessing the flora and fauna of the Everglades. The park also offers scenic nature trails and informative visitor centers where you can further explore the wetlands.

- 9. **Walt Disney World Resort** is a magical destination. In September, the crowds are generally smaller so you can enjoy each theme park at your own pace. There are special events with seasonal festivities making it a perfect time to visit. You can enjoy shorter wait times for rides at Magic Kingdom and Epcot and indulge in diverse dining cuisines.
- 10. **Universal Orlando Resort** offers two main parks, Universal Studios Florida and Islands of Adventure. September is a great time to visit with fewer crowds and unique events! Enjoy dining options that range from quick bites to full-service restaurants.
- 11. **Discovery Cove** is a tropical paradise that offers swimming with dolphins, snorkeling with tropical fish, floating down a lazy river, and relaxing in stunning surroundings with fewer crowds in September. You can indulge in delicious meals and beverages.
- 12. **SeaWorld Orlando** offers a range of marine life attractions, thrilling rides, and unforgettable shows. September is a fantastic time to visit, with lower crowd levels allowing you to enjoy everything at your own pace. Learn about marine conservation while enjoying animal exhibits, including penguins, orcas, and sea turtles. Enjoy quick bites, themed dining experiences, or even table-service meals offering spectacular views of attractions.
- 13. **Aquatica Water Park** has thrilling slides, lazy rivers, and wave pools. September is an ideal time to visit, as the weather is still warm but the crowd sizes are typically smaller. There are plenty of splash areas, ensuring young ones have a great time making memories. Dine at the park with various food options, including healthy choices and tasty snacks.
- 14. **Clearwater Beach**, known for its soft white sands and crystal-clear waters, is the perfect spot for lounging on the beach, swimming in the refreshing waters, or enjoying water sports like paddleboarding and jet skiing. It's an ideal getaway in September to explore nearby parks and beachside shops. As the sun sets, Clearwater Beach transforms into a vibrant social hub. Stroll along the scenic boardwalk and enjoy street performances or live music at the Pier 60 Sunset Celebration. The range of dining options is from casual beach bars to upscale restaurants.
- 15. **Key West Lobsterfest** is an annual weekend event opening the lobster season in September with unlimited fresh from the ocean succulent lobster rolls, lobster tacos, or indulge in a traditional lobster dinner. The festival also boasts local craft vendors, musicians, and entertainers.
- 16. Experience the lively spirit of **Oktoberfest right here in Florida**! Various celebrations occur statewide in September, offering traditional German food like bratwurst, pretzels, and sauerkraut. Local breweries showcase their best brews alongside German beer. Many Oktoberfest events also feature games and activities for all ages from stein-holding competitions to fun live music.

- 17. Discover the vibrant free music scene during the **Sing Out Loud Music Festival in St. Augustine**. This month-long festival celebrates local and national artists offering free live performances at various venues throughout the city featuring genres from rock to folk to jazz. Each weekend promises exciting performances.
- 18. The September **Pensacola Seafood Festival at Seville Square** features vendors in booths offering dishes from fried shrimp to crab cakes and everything in between. There is live music, local arts and crafts, and activities from children's games to cooking demonstrations.
- 19. **St. Augustine** is the oldest city in the U.S. filled with rich history and picturesque charm. A visit in September is a great time to explore its historic sites without large crowds. Castillo de San Marcos is a stunning fort with breathtaking views of the waterfront. The Lightner Museum displays artifacts from the city's past. Notable landmarks include the old jail and the beautiful Mission Nombre de Dios.
- 20. Explore the **Miami Design District**, known for its stunning art, design, and architecture. You can find unique fashion items, exquisite home decor, and locally crafted goods. Enjoy outdoor cafes and restaurants that serve delicious bites and refreshing drinks.
- 21. Visit the iconic **Art Deco Historic District in Miami Beach** and explore its stunning architecture. This vibrant area gleams with pastel colors and unique designs from the 1920s and 1930s. Guided tours are available. There is an array of trendy restaurants, cafes, and shops. After sunset, the district comes alive with nightlife, with vibrant bars and clubs offering entertainment options for everyone.
- 22. **The Florida Keys History and Discovery Center at Islamorada** is a museum showcasing the rich culture, ecology, and history of the Keys. Exhibits cover everything from the indigenous peoples to the construction of the Overseas Highway.
- 23. **Fort De Soto Park** is a hidden gem located near St. Petersburg. This picturesque park is known for its stunning beaches, hiking trails, and outdoor activities. September is a wonderful time to visit, with pleasant weather and fewer crowds. The historic fort offers fascinating insights into the area's history. If you prefer a more adventurous day, rent a kayak or bicycle and explore the waterways and trails. The park is ideal for picnicking and swimming.
- 24. **The Wheel at ICON Park** is an impressive observation wheel located in Orlando. Standing at 400 feet tall, it offers breathtaking views of the surrounding area.