



The INDEPENDENCE POST

14213 PLEACH ST. WINTER GARDEN, FL 34787 | IndependenceFlorida.com

August 2021

TOWN SQUARE RESIDENTS CLUB HOURS

Mon-Fri: 9 a.m. – 5 p.m.
Sat-Sun: 10 a.m. – 6 p.m.

LAKE TRAIL RESIDENTS CLUB HOURS

Mon - Fri: 9 a.m. – 6 p.m.
Sat: 10 a.m. – 5 p.m.
Sun: 1 p.m. – 5 p.m.

EVENTS

- Aug 4** Splash Bash
- Aug 5** Food Truck Thursday
- Aug 12** Rules & Regulations
Cmte. Hearing
- Aug 18** ARC Meeting
- Aug 19** Food Truck Thursday
- Sept 1** Master Board Meeting
- Sept 2** Food Truck Thursday
- Sept 12** Rules & Regulations
Cmte. Hearing
- Sept 15** ARC Meeting
- Sept 16** Food Truck Thursday

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A Message from the Treasurer *On Behalf of the Board of Directors*

Hello neighbors! As we wrap up our summer this month, I want to thank all of you who came out to join us for our signature Independence Lifestyle events, including the weekly *Splash Bash*, the festive *Christmas in July Celebration*, and the sensational *Independence Fireworks Spectacular*. With the challenges that everyone has faced over the last year, it's been truly wonderful to see so many of you smiling, having fun, and enjoying the beautiful community we all share.

While the summer may be winding down, the hard work of helping to make Independence *What Life Should Be* never ends, and this month the Board will be focused on crafting the budget proposal for the next fiscal year, which starts on January 1. We will be aided in this effort by additional volunteers from the community who have graciously donated their time and talent to serve on the Finance Committee. Keep a close eye on future issues of *The Independence Post*, as well as our Connect resident portal and community emails, for progress updates on the budget. There are certainly areas where the community will be able to share its thoughts and ideas, and we encourage as much participation as possible.

Finally, I'd like to introduce a new resource for you to stay connected with the community: **IndependenceFlorida.com**. This new website was built to serve as a "front door" for current and future homeowners to quickly access exclusive resources, get basic information, and ask questions. Please be sure to bookmark this address on your Internet browsers, and let us know your feedback for how to make this website as useful as we can by emailing our new general mailbox, hoa@independenceflorida.com.

Have a great month,

Libby Hove

Treasurer, Independence Community Association



INDEPENDENCE MASTER BOARD OF DIRECTORS



**Nick
Lorimer**
President



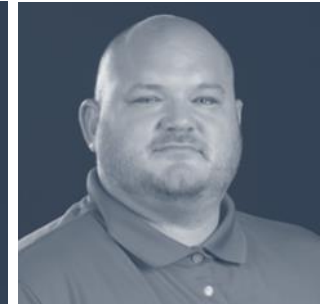
**Jessica
Gocken**
Vice President



**Libby
Hove**
Treasurer



**Jerry
Higgins**
Secretary



**Nick
Czerkies**
Director

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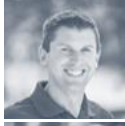
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(407) 654-7479



Asst. Community Manager **David Landry, Jr.**
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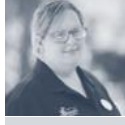
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**Taylor
Baird**
Director



**Dusty
Atha**
Director



FirstService Residential Connect™



Resident Portal Mobile App



FirstService
RESIDENTIAL

Download the **Connect Resident** mobile app, where instant access to your community is always at your fingertips. Easy navigation and 24/7 availability mean you can quickly take care of community business, at your convenience. Key features include access to forms and documents, account history and payments, community news and more!

Here Are a Few Quick Steps to Get Started:

- Open your Google Play or iTunes store on your mobile device or tablet.
- Search "Connect Resident," download and then open the app.
- Log in using your existing Resident Portal credentials or register, if needed.



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3. SELECT HOMEOWNER
4. SELECT COLOR
5. SELECT HOA COLOR ARCHIVE
6. COMPLETE STATE/CITY/HOA COMMUNITY
7. SEARCH


INDEPENDENCE


A Message from the Assistant Community Manager

Happy August, Independence! As we wrap up the summer season together, it's a great time to start thinking about those fall leaves... the ones we don't have to rake in tropical Florida! While the leaves may not drop like they do in other areas, the trees themselves do need your attention.

Living in Orange County, all homeowners in the community are required to maintain the trees on the easement (the space between the sidewalk and the curb) to a **minimum height of 14 feet over the roadway and 10 feet over the sidewalk** by trimming away the low canopy branches closest to the ground.

If you're a long-time resident of Independence, you might be thinking, "hmm... I don't remember doing this before. In fact, I remember Orange County doing it for me." And your memory would be correct: up until recently, the County did provide this service. However, while the ordinance hasn't changed, the County no longer offers this complimentary trimming, which puts the onus back on homeowners to do the necessary maintenance (and on the Association as well—we also began trimming our own easement trees after the County stopped).

With our kids headed back to school, more vehicles and pedestrians are out on the roads and sidewalks, and that makes this responsibility even greater. If you happen to receive a covenant enforcement notice from our office, don't panic: we're reminding everyone of the need to keep trees trimmed even as we work through all the common areas doing the same thing. Just give us a call or send an email if you need more time to do this maintenance safely, and we're always happy to work with you to help maximize the value of your home and our neighborhoods.

As always, we are at your service. For questions about Architectural Review or covenant enforcement, call Town Square Residents Club at 407-654-7479.

David Landry, Jr.
Assistant Community Manager



Covenant Reminder of the Month

Sidewalks. Owners are responsible for pressure cleaning sidewalks and curbs in front and around their property. Ensure that your sidewalks and curbs are free from dirt, mold, and mildew stains to avoid slips-and-falls by pedestrians.

Town Square Residents Club Pool Paver Repair

IN PROGRESS: Out for bids.

Brackenfern Crescent Retention Pond Study

IN PROGRESS: Pending Orange County report of findings.

Common Area Pressure Washing

FINAL STAGES: Vendor punch-list work is underway.

Bench Paint & Refurbishment in Phase 1

COMPLETE

Settler's Landing Boat Ramp Fence Repair

IN PROGRESS: Sourcing materials for installation.

Phases 2 & 3 Alleyway Refurbishment

IN PROGRESS: Out for bids.

Lake Trail Residents Club Mailroom Door Replacement

COMPLETE

Lake Trail Residents Club HVAC Repair & Replacement

COMPLETE

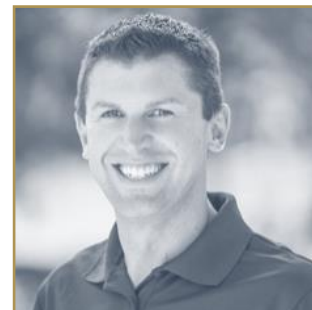
Town Square Residents Club HVAC Repair & Replacement

COMPLETE



A Message from Your Lifestyle Director

On behalf of the Board, our staff, and our sponsors and supporters, Independence Lifestyle would like to thank the thousands of Residents who attended our numerous summer events! It was wonderful to see so many friends and neighbors enjoying the festivities and our beautiful community. Special THANKS goes out to the Florida Foam Factory for their sponsorship of the Independence Christmas In July Celebration! Here are some of the fun activities we're working on for you as we transition to fall:



- ◆ **Food Truck Thursday** will continue to be offered twice a month in 2021. Five trucks will be available each night to allow for quicker transaction times and appropriate social distancing. Face masks are recommended while inside Town Square Residents Club. Additional outdoor seating on the Tower Green is available for Residents to enjoy while dining.
- ◆ **Paint Party 21+** returns this September for a special fall portrait. This instructor-led course costs \$15 per Resident and includes all supplies and appetizers. Residents are able to bring their drink of choice. Sign up with the link provided on page 6—and don't wait, as space will be limited!
- ◆ **Community Garage Sale** will be hosted the first weekend of October. Independence Lifestyle will sponsor the required Orange County permit for the event. Additional details to come in the September edition of *The Independence Post*.

As always, stay tuned to *Independence Lifestyle* on Facebook for the latest updates!

Timothy Gesing
Lifestyle Director



VISIT TOWN SQUARE RESIDENTS CLUB ON:

AUGUST 5

Oishiimoto Japanese
Fat Ones
Florida Flava
Sugar Rush Marshmallows
Artisan Experience

AUGUST 19

El Cubanito Subs
City Street Kitchen
Up In Smoke
Rubios Baja Grill Catering
Churros & Cream

Scheduled food trucks are subject to change without notice.



INDEPENDENCE **Community Garage Sale** October 2nd & October 3rd **8^{AM} - 2^{PM}**



SPLASH BASH!

WEDNESDAYS
12 PM - 2 PM
JUNE 2ND THRU AUGUST 4TH

TOWN SQUARE RESIDENTS CLUB
COMPLIMENTARY TREATS | MUSIC

TOWN SQUARE RESIDENTS CLUB POOL CAPACITY IS LIMITED DURING SPLASH BASH — FIRST COME, FIRST SERVED. WRISTBANDS REQUIRED UPON ENTRY TO FACILITY WITH COVID-19 WAIVER REQUIRED. PLEASE FOLLOW ALL CDC.GOV COVID-19 RECOMMENDATIONS.

PAINT PARTY

Town Square Residents Club
September 25th at 7 p.m.
\$15.00 per person

Hors d'oeuvres and painting
supplies are provided!

Residents are encouraged to provide beverages.
Ages 21+

Sign-up at:
[Dreamscapeartentertainment.square.site](https://dreamscapeartentertainment.square.site)

Residents are required to follow all CDC Covid-19
recommendations & complete a waiver upon arrival.



OCTOBER 2 & 3 - COMMUNITY GARAGE SALE

OCTOBER 16 - FALL FESTIVAL

OCTOBER 31 - TOWN SQUARE TRICK OR TREAT

DECEMBER 4 - FROSTY FROLIC

DECEMBER 11 - WINTER FESTIVAL



SEWING CLASS OPPORTUNITIES

BEGINNERS SEWING SATURDAYS SEPTEMBER 4TH-25TH 2021

Cost: \$40 per Student
\$60 per Family

Class Time: 9 a.m. - 11 a.m.

Includes: Full Sewing Kit, Backpack, & all supplies.

SATURDAY SEWICAL SATURDAYS OCT 9TH - DEC 11TH 2021

Cost: \$40 per Student
\$60 per Family

Class Time: 9 a.m. - 11 a.m.

Classes limited to 6 participants

Additional Project Information/
Questions/Signup

Contact Bev:
jobe-1953@outlook.com

EAGLE'S NEST COMMUNITY
ROOM
LAKE TRAIL RESIDENTS CLUB

Ryan's **CASE** for **SMILES**

Helping kids feel better to heal better

October 2nd - Saturday
9 a.m. - 1 p.m.

Lake Trail Residents Club - Eagle's Nest

Assist in sewing of pillowcases and wheelchair bags for those in need. Come help sew, iron or cut fabric to size. No experience necessarily to volunteer and feel free to stop in anytime between the hours listed. Fabric and thread donations will be accepted in youth prints for the project. Fabric donations must be prewashed with an unscented laundry detergent, with no softeners added. Visit caseforsmiles.org for more information.

Questions/RSVP/Fabric Donations:
Bev: jobe-1953@outlook.com



INDEPENDENCE
VOLUNTEERS

Who to Call



Immediate Danger

Dial 911 for life-threatening emergency assistance from the Orange County Sheriff's office or Fire Rescue.



Orange County Government Services

Dial 311 for assistance with non-emergency flooding, debris, downed trees, traffic matters, road conditions and animal or neighborhood concerns.



Non-emergency Support

Dial 211 for assistance with food, housing, financial assistance, health programs and crisis support.




JOIN US FOR THE CIVILIAN POLICE ACADEMY



**TUESDAY EVENINGS BEGINNING
AUGUST 24**

Weekly sessions meet every Tuesday through November 16th, from 6:30 p.m. to 9:30 p.m. For more information, visit us online at www.ocso.com/CivilianAcademy





Instructor: Sonia Purello
Over 30 years of experience with Dance & Fitness!

WHEN: Monday @ 7:30 p.m.
Tuesday @ 7:30 p.m.
Wednesday @ 7:30 p.m.
Thursday @ 7:30 p.m.

WHERE: Lake Trail Residents Club - Eagle's Nest

COST: \$10/class or \$50/month
1st Class - Complimentary

Questions? Email Sonia at:
s.hazeltgren@icloud.com

**Class limited to 10 participants. Please follow all CDC guidelines.*

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The Return Of A Classic!



**Food & Wine
CLASSIC**

Friday, October 29th & Saturday, October 30th
5:30pm - 9:00pm

- A festive outdoor setting
- Over 20 food stations featuring themed stations like The Beer Garden, Chinatown & The Pig & The Poke
- Over 100 beverage options from around the world
- Live musical entertainment
- Our Commitment to Clean

Event Only Tickets - \$165

Room Package Reservations: 1.800.227.1500

Booking hours: Mon - Fri 8:30am - 7:00pm & Sat - Sun 8:30am - 5:00pm

One-night packages from \$580 per night incl. 2 tickets to the event!

FoodAndWineClassic.com

*Event will be held outdoors, weather permitting. Event is limited to those 21 and older. Packages include access for two adults to food & beverage experience. Rates are based on availability at time of booking.





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Marie Delpena
Delapeña Law Firm
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Diego Martinez
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Independence ~ SOLD!



14640 Ave of the Rushes
 Lakefront
 SOLD Always Call Andrew!

Independence ~ SOLD!



6232 Manuscript
 Sold in 2 days 15 offers
 Sold for \$405,000

Independence ~ SOLD!



6719 Cultivation Way
 Multiple offers-got for the buyer
 SOLD Always Call Andrew!

Independence ~ SOLD!



14471 Whittridge
 Sold for \$475k -multiple offers
 SOLD Always Call Andrew

Independence ~ SOLD!



14541 Old Thicket Tr
 Sold in 2 days Multiple Offers!
 Sold for \$512,000

Independence ~ SOLD!



14629 Ave of the Rushes
 Always Call Andrew Philippone!
 SOLD for \$586,000

And Yes... I Do Work Outside of Independence!

I will help with ANY home purchase including New Construction.

Call/Text Andrew Philippone 407-408-6662!



Sun	Mon	Tue	Wed	Thu	Fri	Sat
1	2	3	4 Splash Bash 12 pm	5 Food Truck Thursday 5 pm Zumba 7:30 pm	6	7
8	9 Zumba 7:30 pm	10 Zumba 7:30 pm First Day of School: OCSO	11 Zumba 7:30 pm First Day of School: Windermere Prep	12 Rules & Regs Hearing 10 am Zumba 7:30 pm	13	14
15	16 Zumba 7:30 pm	17 Zumba 7:30 pm	18 Architectural Review Meeting 6:30 pm Zumba 7:30 pm	19 Food Truck Thursday 5 pm Zumba 7:30 pm	20	21
22	23 Zumba 7:30 pm	24 Zumba 7:30 pm	25 Zumba 7:30 pm	26 Zumba 7:30 pm	27	28
29	30 Zumba 7:30 pm	31 Zumba 7:30 pm				

