



WILLOWBROOK at Meadow Woods

A Newsletter By and For the HOMEOWNERS of Willowbrook at Meadow Woods Homeowner's Association

WILLOWBROOK AT MEADOW WOODS HOMEOWNERS' ASSOCIATION

Board of Directors

Directors

Jose Diaz
James Steele
Chris Wardwell

www.willowbrookatmeadowwoods.com

Please direct all concerns to the management company. For ARB requests, please go to the Association's website. Click on "Resident Services" then "On-line Forms." Fill out and submit the form prior to making any exterior modifications to your home.

COMMUNITY MANAGER

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From Our Management Company

Submitted by
Carey Webb,
DWD Professional
Management



Mosquitoes

Due to an increased concern with mosquito-borne illnesses, especially concerns regarding the Zika virus, Orange County suggests that all residents take the following measures:

1. Please remove any standing water near your home or any containers where mosquitoes may multiply.
2. When outdoors apply mosquito repellent with DEET. Also, you may want to wear long sleeves, socks, and pants outdoors for extra protection.
3. Keep your doors and windows closed. If you open your windows, ensure that all windows have screens.

If you have any additional questions, please visit the Orange County website: www.ocfl.net/Zika.

Architectural Review Applications

It has come to our attention that some homeowners are not familiar with the steps of the Architectural Review process. That is quite understandable. We would like to take this opportunity to help anyone in our community better understand this process.

If you are going to make any changes to the front of your property, including landscaping changes, or if you intend to make any structural changes to your property (i.e., room additions, pools, screened enclosures), then you will need to fill out the Architectural Review Committee (ARC) application.

These applications will always be available on your community's website and they are included in the monthly newsletter. Please follow

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DWD Closed for Holiday

Please be advised that DWD will be closed July 03 - 04, 2017, in observance of Independence Day. Thank you for your understanding.

the instructions on the form, and submit all of the required documents for your requested change. When you are submitting an application to the ARC remember to include the following:

1. Two (2) copies of the property survey that show the location of the proposed change, alteration, renovation or addition.
2. Two (2) drawings of your plan(s).
3. Two (2) copies of color samples, if applicable.

Please note that applications submitted by fax or without two (2) copies of the survey, drawing, or color sample will be considered incomplete. If an application is incomplete, it will not be processed and will be returned to you.

If you have any questions, please call us at 407-251-2200, and we will be happy to assist you.

Also note that management does NOT approve or deny any of these requests. We collect the applications and then submit them to the community's Architectural Review Committee (ARC). The ARC is a group of volunteer

homeowners who review the applications and approve or deny the applications based on your community's written criteria. Per Florida Statutes, this process may take up to 30 days.

As soon as the Committee makes a decision, we will mail you the letter of approval or denial. Please make sure you do not proceed with any improvements until you have heard from the Committee. I hope this helps everyone understand the Architectural Review process a little better. If this still leaves you with any questions, please feel free to contact our office.

SunRail Project - Meadow Woods Station

The SunRail's southern expansion into the Meadow Woods area began in November of 2016, and our community is now seeing much of their progress. The Meadow Woods SunRail station will be located off of S. Orange Avenue and Fairway Woods Boulevard. The project will connect Orange and Osceola counties and it is expected that the SunRail trains will begin services on this segment of the rail in early 2018.

Below is an aerial picture of showing the existing railroad tracks (marked with black dots). The SunRail tracks will run parallel to these existing tracks.



If you have any questions or concerns regarding the SunRail expansion, please contact Customer Service at the SunRail Operations and Control Center. You may reach them by email at info@sunrail.com, by phone at 1-855-724-5411, or visit them on the web at <http://sunrailcorp.wpengine.com/>.

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Address Service Requested

June & July 2017

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
				1	2	3
4	5	6 D-Day	7 Recyclables & Yard Waste Pickup 	8	9 Full Moon	10
11	12	13 Trash Pickup 	14 Recyclables & Yard Waste Pickup  	15	16	17
18 	19	20 Trash Pickup 	21 Recyclables & Yard Waste Pickup 	22	23	24
25	26	27 Trash Pickup 	28 Recyclables & Yard Waste Pickup 	29	30	1 <i>July</i>
2	3	4  Trash Pickup 	5 Recyclables & Yard Waste Pickup 	6	7	8
9 Full Moon	10	11 Trash Pickup 	12 Recyclables & Yard Waste Pickup 	13	14	15
16	17	18 Trash Pickup 	19 Recyclables & Yard Waste Pickup 	20	21	22
23 	24	25 Trash Pickup 	26 Recyclables & Yard Waste Pickup 	27	28	29
30	31					