



July 2022

Newsletter

For 4th of July festivities, turn to page 6

New Assistant Property Manager Impressed with WC



Colby Williams
new assistant
property manager

If you visit the Amenity Center front desk and think that Colby Williams looks familiar, you're right. Colby worked at Winding Cypress during the transition last winter from the developer board to the homeowner board and helped to train Bonnie Lorence when she replaced Winding Cypress's previous administrative assistant.

Colby has been a Southwest Property Management employee for about a year and a half. He's held a number of positions within the organization, including customer service representative, property manager, administrative assistant, assistant property manager, sales associate, and "float CAM (Community Association Manager)" during transitions from developer to homeowner board. This variety of positions given Colby an excellent knowledge of Southwest Property Management and the workings of community associations.

Colby is originally from Cohasset, a suburb of Boston on what's known as the South Shore of Massachusetts. He moved to Florida about a year and a half ago, leaving a banking job after his parents retired and moved here full time during the height of the COVID-19 pandemic. He also worked for a time as an automotive service manager in Massachusetts.

He became exposed to the world of property management while visiting his parents and landing an interview with Southwest. He holds a degree in Business Management and obtained his Community Association Manager license last September. Colby notes that he is still not used to hanging around a pool with a Pina Colada on Christmas Eve rather than shoveling snow and sipping hot cocoa!

Colby's duties at Winding Cypress include working on architectural review with the Architectural Review Committee, compliance, violations, and assisting Bonnie and Miguel Diaz — Colby's boss — with whatever is needed. He can be reached at wassistant-manager@swpropmt.com.

Colby's favorite aspect of his job is the people of Winding Cypress. He says that residents always smile and wave when they pass him at the front desk. He also likes that the community is so active with events and clubs.

Colby enjoys cars and says he does his best thinking while driving. He was pleasantly surprised to learn that Winding Cypress has a Corvette Owners Club and knows of a gentleman who worked in a Chevrolet dealership in Massachusetts who was a renowned expert on Corvettes.

Colby is also a certified and commissioned notary signing agent which not only allows him to oversee loan signings in Florida, but to perform marriages! While Colby admits that he hasn't yet officiated at a marriage, he'd love for his first experience doing so to be between Winding Cypress residents!

ARC Busy With Guidelines

The Architectural Review Committee has been busy formalizing a process that was used by Pulte for approved paint colors and plant lists.

They will be considered "living documents," which means they can be changed as needed.

Both the approved paint colors and plant lists are on the WC website.

Ladies' Luncheon Set for July 12

This month's ladies' luncheon will be held in the Continental in old Naples on Third Street.

It will begin at 12:30 Tuesday, July 12. A deposit is required and reservations must be made at the WC office. Only 30 people may attend.

There is no set menu so those attending will order off the menu. The menu may be seen at <https://damicoscontinental.com/wp-content/uploads/>

Board of Directors

Mr. Bill Powell, President

Mr. Bill Bell, Vice President

Dr. Michael Boriss, Treasurer

Dr. James Schopp, Secretary

Mrs. Kay Ballard, Director

WCboardofdirectors@swpropmgt.com

HOA Staff and Office Hours

Hours 8 a.m. to 4 p.m.: Mon—Fri

After hours: 239-261-3440

Property Manager: Miguel Diaz

wcmanager@swpropmgt.com

239-732-7171

Front Office Staff

Bonnie Lorence

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239-732-7171

Colby Williams

wcassistantmanager@swpropmgt.com

239 732-7171

Activities Director

Maribeth Jones

activitieswc@swpropmgt.com

239-732-7171

Shady Palm Manager

Kaitlin O'Dubhda

kaitlino@swpropmgt.com

239-732-5995

Housekeeper

Antonia Devila

239-732-7171

Maintenance Supervisor

Derrick Olan

239-732-7171



Miguel Diaz

Report from Your Property Manager

It's been a busy spring and we're still working hard to ensure Winding Cypress is running as smoothly and cost-effectively as possible. Here are a few updates as we enter July:

- We are no longer staffing the HOA office on weekends. .
- Exterior clocks have been installed near the pool and outside the Shady Palm.
- We have fixed electrical issues in the Movement Room by installing a new surge protector.
- Several pieces of equipment in the gym have received repairs. If you continue to see issues with equipment, report them to the office.
- The clay tennis courts require specific maintenance we are not trained to provide, so we are looking into options for outside maintenance.
- We noted in this month's library article that we are purchasing genre shelf plates. These have arrived!
- We have received a quote for three (3) new AEDs (Automated External Defibrillators): one located between the men's and women's bathrooms adjacent to the pool; one at the end of the pickleball courts near the parking lot; and one along the walkway between the tennis courts. We are working with the CERT team to obtain better pricing as well as seeking grant money. Please contact the office if you have any expertise in this area.
- We remind all tennis players to pick up and return tennis balls when done practicing or playing.
- Several residents have reported streetlights out.
 - **If the light pole has a number on it, please contact FPL directly for service: 800-468-8243.**
 - If the pole does NOT have a number, it is maintained by Winding Cypress. Please report these directly to the office.
- Many have asked about the construction next to the former sales office. The office and the adjacent lot will be built as two single family homes. Those are the final lots in that area.
- Finally, the Winding Cypress HOA would like to remind everyone to exercise caution and prudence if deploying fireworks in the community. Please be cautious of flammable parts, and be mindful that noise levels may scare pets and others.



Board Briefs

June 22, 2022

New Landscaping Company Selected

BrightView will be the new landscaping company, pending approval by the board's attorney. Its fee is \$400,000 less than what Winding Cypress is paying for comparable services.

It is an all-inclusive company, which means the community will save on services related to landscaping, such as irrigation and tree trimming.

The contract calls for \$1.5 million annual fee the 1st and 2nd years and a 4% increase the 3rd year.

Shady Palm

Both the cold side and the hot side of the restaurant have been cleaned. Also the ice maker and beer tap have been replaced.

An automatic TIP payment system has been approved. Server tips will be directly deposited into each server's bank account.

The board is looking into ways of opening Shady Palm Saturday evenings that would not increase costs. One option is for the restaurant to open an hour later on each of the other days it's open.

Revenues are \$24,000 ahead of what was budgeted. Costs, however, are \$5,000 more than budgeted. This is due to higher food costs and labor.

Enforcement of Governing Documents

Although Pulte didn't keep up enforcing rules and regulations, the current board plans to start in a friendly way.

HOA attorney Kyla Thompson explained the process that will include a series of letters to homeowners who are in violation. A collection policy will include a series of steps that could include restricting access to common area amenities. "If someone does not pay, then the rest of us have to come forward (with that money)," said Kyla.

New Honorary Bookshelf

"Libraries store the energy that fuels the imagination. They open up windows to the world and inspire us to explore and achieve and contribute to improving our quality of life."

Sidney Sheldon

And if you knew Jane Surdi's beloved late husband Bob, or met her sweet late son Zack, you know that quote embodies exactly who they were—and how they approached life.



Many of you know Jane as a fellow resident of Winding Cypress who is an avid mah-jongg and card player, an experienced seamstress and quilter, and a pickleball player. But did you also know Jane earned her Masters in Library Science (MLS), was a former library trustee for 18 years, and has been the keeper of our Winding Cypress Lending Library since it opened in 2016? Based on the honor system of borrow-return, the library has grown exponentially since those first days and has remained incredibly active ever since.

Offering books, magazines, and puzzles, Jane found this year that her available accessible space (space at a foot above eye level and below) was quickly running out. That's when she had an idea—why not provide a free-standing bookshelf? She did just that, and had a plaque installed in memory of both Bob and Zack. But the bookshelf isn't just a memorial, it welcomes readers to explore and borrow books that reflect what was near and dear to both men: History and Business.

In addition to the new honorary bookshelf, Jane has been busy culling out duplicate titles and outdated books and donating them to Goodwill. She is also in the planning stages of acquiring brass genre plates for the shelves, seeking donated magazine racks, looking into installing wooden slats behind the books to keep them at the front of the deep shelves, and seeking volunteers to help organize the ever-growing and always busy donations and returns. If you'd like to donate an item to the library, or have a few hours to help keep it organized and welcoming, please contact Jane at jane-surdi@gmail.com



Thunderstorms Add to Anxiety



Whether you're a dog or cat lover, it's no secret—thunderstorms can wreak havoc with your pet's anxiety. While some pets may show minor signs of distress such as pacing or licking their paws, others can demonstrate such severe anxiety that you feel at a loss for how to help them. We'll share some tips provided by the American Kennel Club (AKC) to help keep your fur baby feeling less stressed when thunder strikes.

First, let's look at *why* thunder causes such feline and canine angst. According to Trista Miller, certified animal trainer and an AKC dog evaluator, it probably has to do with the sound of thunder itself. In fact, with hearing many times more powerful than humans, our pets can often detect thunder well before we do. According to Miller, "It's a survival thing to be afraid of loud noises, to want to find shelter." She also notes that the changes in air pressure, combined with static electricity generated by electrical storms, can also trigger our pet's sensitivities. So, what can we do to help? She provides a few easy-to-implement steps to help your furry friends feel safer, more confident, and less anxious the next time a thunderstorm rolls in.

Give them a safe space. Cats and dogs like den-like environments, probably hearkening from their non-domestic descendants. A smaller space that eliminates anything "sneaking up on them" will be more soothing.

Provide background noise. Out of sight (or in this case, *ear shot*), out of mind, as they say. Playing white noise or classical music is especially calming. Talking to them in a quiet, calm, soothing manner is also helpful—as long as you are not anxious yourself and potentially projecting your fears.

Soothe Fido or Puff with toys or puzzles. If you can, keep them occupied and engaged. Chewing and licking activities are best, as these behaviors are especially self-soothing to pets.

Try a thunder vest or shirt. If your pet likes to sleep or hide in small, protected places, they may enjoy the gentle pressure and calming "hugging" of these vests.

All in all, you know your pet and its body language best. Yawning excessively? Pacing? Tail twitching? Whining or purring for no obvious reason? Startling easily? They are probably stressed about something occurring in or around their environment. After all, they give us unconditional love and comfort every day. The least we can do is return the favor!

Bike Medic Visits

4th Thursdays

Once a month Steven Oliveri brings his Bike Medic van to Winding Cypress. He repairs anywhere between 4 to 10 bikes each month on a same-day service in the parking lot



Fireworks Display in Naples

The fireworks will be held on Monday, July 4, beginning at 9 p.m. from a barge just north of the Naples Pier. The Naples Pier will be closed at 6:30 p.m. to permit first responders (Fire, Police, EMS) to establish their posts for the fireworks display.

Meet and Greet the Staff; Enjoy Pizza

Residents are invited to meet and greet the staff at 5 p.m. Wednesday, July 6, at the amenity center.

Pizza and refreshments will be served that evening. There is no charge to attend.

Safe Way to Enter Winding Cypress

Access Committee Chairperson Cary Tamberino says the proper way to enter Winding Cypress at both the front (Collier) and rear (US 41) gates is as follows:

- Proceed to the barcode reader, then to the Boom Barriers (swing arms) and wait for them to fully extend. Finally proceed cautiously through the open main gate.
- If you are in line with vehicles in front of you, wait to drive next to the barcode reader until the vehicle at the gate goes through it and the arms have started to come back down. Then proceed past the barcode reader.

The barriers at the gates are there for the security and safety of the community. Repairs are expensive. The committee is working on sign changes and exploring software and hardware changes to both entrances.

Corvette Club Meets July 14

Winding Cypress's Corvettes in Paradise Corvette Club will meet at 6:30 p.m. Thursday, July 14, in the amenity system. It meets the 2nd Thursday of each month.

Membership Applications can be found on its website: www.corvettesinparadise.org or by contacting Russ King (513 607-0430) or Maggie King (513 706-593-5932)

How to Spend a Hot Naples Morning



On a recent Thursday morning, the air temperature at the Winding Cypress (WC) resort pool was already 85° and the water temperature was comparable.

Six residents – five women and one man – formed a circle in the shallow left side of the pool and moved around in approximate synchrony. The Water Aerobics class was in session and the participants were all cool, smiling and chatting while the leader guided them through a series of exercises with both aerobic and strength training components. Many wore regular swimsuits, some wore long-sleeve suits and everyone had sunglasses and/or a hat which is possible since the class does not involve dunking one's head.

Janet Thomas, a WC resident, was the leader. She once was a group fitness instructor in the United Kingdom and now leads the 10 a.m. Tuesday and Thursday classes. Jeanne Kasmarick, also a WC resident, leads the Sunday 10 am Heart Health pool class.

Janet and Jeanne say the classes can attract upward of 20 participants during “season”, often including several men. The classes are free and both leaders, who do not get paid for them, feel they are giving back to the WC by committing

themselves to lead it each week. Janet's class had no musical accompaniment. Participants started by moving in the pool while standing and without equipment. They progressed onto exercises with foam dumbbells, walking in the water with arm movements, performing push-ups and other exercises against the side wall of the pool and then “running” both slowly and fast in low- and high-intensity intervals.

Jeanne's class is a more vigorous version of the Tuesday/Thursday class. She also uses music in her class. About every six weeks during season Jeanne holds a “Sunday Fun Day” that includes participants' spouses, food and drinks!

Participants say they especially like the social aspect of the class. They've become friends and often socialize together outside of class. They also like that the exercise feels good, helps flexibility, is easy on the joints and does not result in muscle soreness.

Everyone in the class said they'd love to welcome new people and would share their foam weights if a resident wanted to try it before committing to buying their own. The class looked like so much fun that this writer might even join in! Hope to see you there!

Reporting Begins on Covenants, Bylaws

When the Winding Cypress Communications Committee tallied the results of the survey sent to residents regarding topics they'd like to see in the monthly newsletter, articles related to the community's bylaws, rules and regulations came in second and third in popularity.

As we started to write about this topic, we realized that there are several types of documents governing the community that appear on windingcypress.org, the community web page. We thought it would be helpful to explain each type and give a brief example of where to find information on a popular topic: home use.

The document types found on the website are:

- Covenants and Restrictions
- Bylaws
- Rule and Regulations
- Rules Governing Inspection and Copying of Official Records

This article will discuss the first two types of documents; the latter two are self-explanatory.

Covenants and Restrictions

According to Florida law, the term "covenant or restriction" means any agreement or limitation contained in a document recorded in the public records of the county in which a parcel¹ is located which subjects the parcel to any use restriction which may be enforced by a homeowners' association or which authorizes a homeowners' association to impose a charge or assessment against the parcel or the owner of the parcel or which may be enforced by the Florida Department of Environmental Protection.

Bylaws

"Bylaws," on the other hand, means the code or codes of rules adopted for the regulation or management of the affairs of the corporation² irrespective of the name or names by which such rules are designated.

The Communications Committee, in cooperation with the WC Board of Directors, is working on a document that will allow homeowners to quickly reference the Covenant(s), Amendment(s) to Covenant(s), and/or Bylaws and/or Rules and Regulations that pertain to particular topics of community interest. This document will eventually be placed on the community website (windingcypress.org) for easy access.

For example, if a homeowner wants to see governance documents that relate to home use, the document will refer them to:

- Covenants and Restrictions 9, pp 24-28 – Use Restrictions
- Amendments 30 and 38 to Covenants and Restrictions
- Bylaws Section 7, p. 10 – Rules and Regulations: Use Restrictions
- Rules and Regulations Section 1, p. 1 – Residential Purpose

The document is expected to hit the website in July or August. Stay tuned!

¹The term "parcel" means real property which is used for residential purpose that is subject to exclusive ownership and which is subject to any covenant for restriction of a homeowners' association.

²"Corporation" or "domestic corporation" means a corporation not for profit (such as a Homeowners' Association), subject to the provisions of this chapter of Florida Law, except a foreign corporation.

Winding Cypress Food Pantry Donations



Purradise Gardens is the Cat's Meow!



Jennifer Michelson and friend

Some of you may know fellow Winding Cypress resident Jennifer Michelson from her social media posts on our Winding Cypress Facebook pages or Nextdoor, working to promote the Naples Cat Alliance (recently renamed Purradise Gardens). A huge feline fan and “cat mom” herself, Jennifer stays abreast of local cat needs. Just this month, she placed two cats here in Winding Cypress—Miso, a senior Siamese, and Hope, a kitty in need of socialization. Currently Jennifer is fostering five kittens, affectionately named The Blackberry Gang, while another WC resident, Kelly Whalen, is fostering six kittens rescued from a Miami kill shelter.

With more than 45 local volunteers dedicated to providing rescue, neuter, adoption, and life-long care for local cats in need of a home,

Purradise Gardens (PG) recently relocated off Immokalee Road to a 5-acre site offering 3 cot-

tages and outside patios, or “catios”, for their 150+ feline residents. A registered 501(c)(3) nonprofit organization, PG bills itself as a safe haven for cats and is listed as a charitable organization within the AmazonSmile program. True to its mission, every dollar PG receives goes directly to saving, healing, and transforming the lives of cats. PG relies on Facebook, Twitter, and Tik-Tok to reach the community, and welcomes high school students seeking to earn their 75 volunteer hours to qualify for *Florida’s Bright Futures* program.

As for Jennifer, she stays focused on, and active in, her quest for providing safe shelter and care for all cats. In addition to volunteering at the Cat Alliance/PG, Jennifer is actively recruiting volunteers for the shelter as well as donations of food, litter and accessories, and other cat-friendly supplies. She even cat-sits here in the community!

How can you help?

- Volunteer
- Donate
- Adopt!

jennifermichelson@comcast.net
cell (860) 913-6910
7503 Blackberry Drive

Purradise Gardens
921 No Name Lane
Naples, FL 34120
www.naplescatalliance.org



July 2022

Sun	Mon	Tue	Wed	Thu	Fri	Sat
					1 DVD Fitness Mah-jongg Men's Golf	2 DVD Fitness Cardio Circuit Mixed Social Tennis
3 DVD Fitness Water Aerobics Men's Doubles Tennis	4 DVD Fitness Men's Break-fast Barre Fitness Mah-jongg Bocce Social Bunco Night	5 DVD Fitness Water Aerobics Cardio Circuit Mixed Social Tennis Texas Hold 'em	6 DVD Fitness Hand, Foot & El-bow Bocce Social Poker Night Meet & Greet	7 DVD Fitness Water Aerobics Women's Double Tennis Hook, Yarn & Needle	8 DVD Fitness Mah-jongg Men's Golf	9 DVD Fitness Cardio Circuit Mixed Social Tennis
10 DVD Fitness Water Aerobics Men's Doubles Tennis	11 DVD Fitness Barre Fitness Mah-jongg Bocce Social Book Club Jam Sessions	12 DVD Fitness Water Aerobics Cardio Circuit Ladies Luncheon Mixed Social Tennis	13 DVD Fitness Hand, Foot & El-bow Bocce Social Poker Night	14 DVD Fitness Water Aerobics Women's Double Tennis Hook, Yarn & Needle	15 DVD Fitness Mah-jongg Men's Golf	16 DVD Fitness Cardio Circuit Mixed Social Tennis WCPC Summer Tournament & Lunch
17 DVD Fitness Water Aerobics Men's Doubles Tennis	18 DVD Fitness Men's Break-fast Barre Fitness Mah-jongg Bocce Social	19 DVD Fitness Water Aerobics Cardio Circuit Mixed Social Tennis Texas Hold 'em	20 DVD Fitness Hand, Foot & El-bow Bocce Social Poker Night	21 DVD Fitness Water Aerobics Women's Double Tennis Hook, Yarn & Needle	22 DVD Fitness Mah-jongg Men's Golf	23 DVD Fitness Cardio Circuit Mixed Social Tennis
24 DVD Fitness Water Aerobics Men's Doubles Tennis	25 DVD Fitness Barre Fitness Mah-jongg Bocce Social Jam Sessions	26 DVD Fitness Water Aerobics Cardio Circuit Mixed Social Tennis Texas Hold 'em	27 DVD Fitness Hand, Foot & El-bow Bocce Social Poker Night	28 DVD Fitness Water Aerobics Women's Double Tennis Hook, Yarn & Needle	29 DVD Fitness Mah-jongg Men's Golf	30
31 DVD Fitness Water Aerobics Men's Doubles Tennis						



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