

Welcome to Verona Reserve

Everyone at Verona Reserve strives to keep our community beautiful, friendly, safe and overall, a wonderful place to live. We encourage owners to become part of the community by attending social events and meetings or volunteering to serve on one of our many committees.

Community Management Company

Jami Herter, LCAM

Access Management – Sarasota

2970 University Parkway, Suite 104, Sarasota, FL 34243

813-607-2220

jherter@accessdifference.com

As soon as you've closed on the purchase of a home in Verona Reserve, contact Access Management to:

- Provide a new 4-digit personal code of your choosing for the front entry gate call box and a phone number (landline or mobile) that will be associated with gate access.
- Register the serial number on any gate fobs provided by the seller or purchase gate fobs, used to open front and back vehicle gates. (All pedestrian gate codes are C1650)
- Purchase gate fobs if not provided by the seller.

Contact Numbers

Florida Power and Light 941.917.0708

Sarasota Utilities (water) 941.861.6790

Comcast/Xfinity 800.609.2052

Frontier 800.921.8101

Architecture and Landscaping

Verona Reserve has been developed with the intent that homes harmonize with each other and present a consistent style. Any change or modification to the exterior of a home requires approval. Refer to Verona Reserves Architectural Guidelines and Use Restrictions.

Dog Park

- The dog park is available 24/7 and no gate code is needed. Lift both the handle and secondary latch up to enter.
- Refer to the Community Rules for information about pets and dog park use.

Gate Access

After the initial set-up, the DoorKing Telephone Entry System callbox at the main entrance can be used by your visitors or for deliveries, without providing your personal 4-digit access code. They would scroll down the alphabetical list and after finding your last name, press the call button. The system will call the phone number you provided so that you can speak with the visitor or delivery person. To grant access press 9# on your phone. If you don't recognize the visitor or are not expecting a delivery simply press # or hang up your phone. Please do not allow access into the community if they are calling for someone else.

Holiday Decorations

- Except for December holidays, holiday decorations may be placed no earlier than one week before the designated holiday and all decorations must be removed within two days after the holiday.
- Refer to the Displays and Decorations Policy for more information on specific holidays.

Homeowners Association (HOA) Meetings

- Board of Directors Meetings are held on the fourth Wednesday of each month at 9:30 a.m. at the pool cabana, unless otherwise posted. Owners are encouraged to attend meetings and have input on community matters or share ideas and concerns.
- Annual Owners Meetings are held each March and owners are encouraged to attend for an annual community update and the election of directors.

Parking

- Vehicles parked in the driveway must not block the sidewalk.
- Overnight parking is not permitted on the streets.
- No Boats, RV's or any other recreational vehicles are permitted on the property, except for trucks furnishing goods and services during the daylight hours.

Pest Control

- Villa homes have quarterly maintenance with Good News Pest Solutions and the costs are included in the monthly HOA assessment. Contact Good News Pest Solutions at 941.412.9612 for any additional services.
- If desired, Single-family homeowners may contact any pest control company to arrange for service.

Pool & Cabana

- The pool area gate code is C1650.
- Refer to the Community Rules and Pool Rules posted at the pool for more information.

Social Events

Social events are organized by the social committee, such as monthly ladies lunches and dinners, men's lunches, happy hours and other events that all residents are invited to attend. Communication for these activities is distributed by e-mail to registered owners on the HOA directory, as well as the Calendar on Verona Reserve's website. This is one of the best ways to gather and meet your neighbors.

Trash/Recycling

FCC Environmental Services picks up all trash and recyclables every Tuesday.

- Bins are to be placed at end of driveway (at least 4 feet apart) on the day of, or the evening before pickup and must be moved back inside within 24 hours of collection.
- Do not place bins in the street, gutters or grass area.
- Call FCC Environmental Services of Florida, LLC for any questions or service issues at 941-557-5040.

Verona Reserve's Secure Website

Log in and register on Verona Reserve's website for Board Information, Calendar of Events, Homeowner Association Documents, etc. We encourage you to browse the website to familiarize yourselves with the rules and governing documents of your community.

To register on the website:

- go to <https://www.veronareserve.com>
- on the welcome page click Owner Notices Page
- on the pop-up, to become a member, click [here](#)
- complete the registration information – access may take up to 48 hours