

The Villager

Village Brooke Condominium Association

Vol 8 ~ #37 ~ August 2025

President's Corner ~ August 2025

Hi Everyone,



I know that the summer weather has been quite hot and humid and even up here in sunny Buffalo, NY, it has been seasonably hot and humid as well. Believe it or not, we do have summer, and it does get quite warm.

For those who have not noticed, we hired a part-time maintenance person, Domenic, who fills in about 15 hours per week to take some of the burden off our already stretched-thin staff. This will make it possible for Rob to take a few days of well-deserved vacation occasionally. It's hard to understand, but it is difficult to find a part-time person who wants to work

Another not-so-noticeable improvement is the new Village Brooke sign at the front entrance. Doug did a fine job rebuilding it from the ground up and keeping the same look and feel it always had.

More trees have been trimmed and/or taken down, as they were causing water problems in one of the buildings. The "sinkhole" by Building 9 has been dug out and the pipes underneath which caused the collapse have been repaired, the ground refilled, and the pavement repaired.

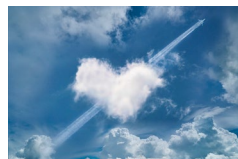
I want to make one more statement about guest parking. If you have a guest who arrives without giving notice and getting a pass ahead of time from the office, and they park in the lot without a parking pass or sticker, they will be towed. Please be sure to call the office for the procedure if you know of late guest arrivals. There are no specific rules in place allowing parking for 24-48 hours without a pass. The towing company cannot read minds and know that the car just came in that day.

~ James Belle

Visitors who stay overnight must have a Visitor Parking Pass to avoid being towed. Notify the Office in advance to avoid this costly issue. Contact Action Towing directly at (941) 735-0331 in the event of a tow.

Our Board

President: Jim Belle
V. President: Doug Sharkey
Secretary: Teresa McCormack
Treasurer: Diane Namish
Director: Michele D'Ambrosio
Director: Bill Frechette
Director: Carol Rybczynski
Manager: Stacey Katz



**Village
Brooke**
CONDOMINIUM ASSOCIATION, INC.

Contact Us

Phone: 941-922-0141
Emails: villagebrooke1@gmail.com
villagebrookeoffice@gmail.com
Website: villagebrooke.com
Username: village-brook
Password: VB#Finan2024

Office Hours

Monday-Friday
10 am – 2 pm

Manager's Corner

by Stacey Katz



IMPORTANT AUGUST UPDATES & REMINDERS

- Village Brooke does not provide security. Please call 911 or the police directly as our maintenance staff does not respond to security issues. (Sarasota police non-emergency line 941-316-1199; Sheriff non-emergency: 941-316-1201.)
- All calls for maintenance must be made *during office hours only*.
- Trucks, cars which are backed in, parked outside of parking lines, or do not have a current visitor pass or parking sticker will be towed at your expense.
- Full size personal vans, motorcycles and mopeds (or similar 2-wheeled vehicles) may not be operated on our campus. Please see handbook for additional info.
- It is important to keep your car & unit doors locked, especially at night.
- Our condo insurance was renewed mid-July. The Master Policy is published on our website, along with many other condo documents needed for unit sales.
- All packages must be delivered directly to your unit. Please double-check delivery addresses & instructions to avoid delivery to the office.
- In mid-August, new owner parking stickers without the name "Village Brooke" will be available. Please bring your car registration with you when requesting a replacement sticker.
- Pool Service/Maintenance: Our tech checks the pools daily at varied times & may ask you to vacate it for a short time if chemicals or cleaning are needed. Thank you for your helpful compliance with his requests.

**Tuesday Night – Games in Clubhouse at 6 –
Bring your favorite & join us!!**

**Parking Passes – Remember, the HOA office
needs permission from unit owners or
leaseholders to issue passes to visitors &
guests. Thank you!**

**It's never too early to prepare:
*Check for your hurricane
preparation guidelines here:***

<https://www.scgov.net/government/emergency-services/hurricane-preparedness-6291>



Village Brooke Facebook Page

<https://www.facebook.com/groups/villagebrookecommunity>



**Sarasota In the Know
Many free activities are listed at:
www.escape-to-sarasota.com/**

VERY IMPORTANT:

**Please notify the office if you have vendor issues.
DO NOT talk directly with vendors!!**

Sunday Worship 10-11AM

**Everyone is welcome to come to the
clubhouse for a Christian worship
service streamed on the TV from
Emmanuel Church in Indiana.**

Come and be blessed!

