



July Community Update

Keeping Foxwood Informed & Connected

July 2026



After months of dry conditions and concerns over lightning-sparked brush fires, the recent summer rains have brought much-needed relief, greening our landscapes and rewarding us with colorful sunsets and beautiful rainbows. It's a wonderful reminder of the natural beauty that makes Foxwood such a special place to call home. Here's what's happening around the community this month.

Bulk Pickup Reminder

Next Bulk Pickup: Tomorrow, Friday, July 17

Please Remember:

- Bulk pickup occurs the **3rd Friday of every month**
- Regular household trash continues every Friday
- Please follow County guidelines regarding placement and acceptable items

Curbside Collection Tips

State Road 70 Update

Construction of the Lindrick Lane roundabout is now underway, with traffic detoured via 213th Street for approximately 60 days. Work on the north side of the roundabout near 213th Street will continue during this time but is not expected to impact travel lanes or access to the Foxwood entrance.

The Board has also requested that the County prioritize the asphalt wedge repair at the 213th Street entrance. With detour traffic now using this route for multiple communities, smoothing the pavement transition will help improve safety and

reduce the potential for vehicle damage until permanent roadway improvements are completed.

[SR 70 Project Updates](#)

Traffic Safety Reminder

With the temporary Lindrick Lane detour expected to increase traffic through Foxwood, the Board has requested additional traffic enforcement from the Manatee County Sheriff's Office along 197th Street East, 77th Avenue East, and 213th Street East during the approximately 60-day detour.

As an equestrian community, we ask everyone to use extra caution. During the summer months, more children are outdoors, neighbors are walking and running, and horses and riders frequently share our roadways.

If you're experiencing speeding or other traffic concerns related to the detour, we encourage you to report them. For urgent traffic violations or dangerous driving, please contact the Manatee County Sheriff's Traffic Hotline at (941) 723-5197. Resident reports help identify problem areas and support targeted enforcement efforts.

[Call the Traffic Hotline](#)

Management Transition Update

At the June 29 Special Board Meeting, the Board approved Alliant Property Management as Foxwood's new management company.

We are grateful for the many years of service Sunstate Management has provided our community. Following a thorough evaluation process, the Board selected

Alliant to support Foxwood's next chapter while building on the strong foundation established over the years.

Throughout the transition, Alliant will work closely with the Board to ensure a seamless transfer of Association records, financial information, homeowner accounts, and day-to-day operations. Residents can also look forward to enhanced technology, improved communication tools, expanded online resources, and a modern homeowner portal designed to make accessing Association information easier than ever.

We look forward to introducing the Alliant team and sharing additional updates as the transition progresses.

June 29th Special Meeting Minutes

Draft minutes from the June 29th Special Board Meeting are now available for review. We encourage homeowners to stay informed and follow along as we continue working through community priorities together.

As part of our ongoing commitment to transparency, Board meeting agendas and minutes are now available in the password-protected Homeowner Portal. Whenever practical, supporting documents, presentations, proposals, and other materials reviewed by the Board during a meeting will also be included with the meeting packet, giving homeowners additional context behind Board discussions and decisions.

The current password is:Contact BOD Secretary for password

[View Draft Minutes](#)

Keeping Foxwood Beautiful

The recent rains have done wonders for turning everything green—including, perhaps, your white fence! If your mailbox is looking a little weathered, your fence has grown its own ecosystem, or your trim could use a fresh coat of paint, consider giving your home a little summer refresh. Small projects like these go a long way in keeping our neighborhood looking its best.

We've noticed many homeowners taking advantage of the recent rains and cooler evenings to spruce up their properties—thank you! Your efforts help preserve the beauty and character that make Foxwood such a special place to call home.

Planning an exterior improvement? Before beginning a project, please remember to submit plans to the Building Review Board (BRB) for exterior improvements, including fences, landscaping changes, pools, structures, and other visible modifications. If your project is visible from the roadway or neighboring properties, it's always a good idea to check with the BRB first. Early review helps projects move smoothly, avoids unnecessary delays, and protects both homeowners and the Association.

[Ask the BRB](#)

Next Board Meeting

The next regular Board Meeting is anticipated for September. Meeting notices, agendas, and updates will be posted on the website as they become available.

[View Meeting Notices](#)

Visit the Resident Portal

The password-protected Homeowner Portal serves as Foxwood's central location for Association news, meeting notices, governing documents, records, project updates, and homeowner resources.

The portal includes:

- Agendas & Minutes
- Florida Statute 720 required records
- Board certifications
- Association contracts
- Community contacts and resources

The current password is: Fox*34202

[Visit the Portal](#)

Planning Today for Tomorrow

Foxwood's comprehensive Reserve Study begins in August. Homeowners can visit the Reserve Study page on our website for inspection information, frequently asked questions, project updates, and a progress tracker as the study moves forward.

[Reserve Study Updates](#)

Thank You Volunteers

Thank you to everyone who continues volunteering their time behind the scenes, from committee members and records volunteers to homeowners who report road

issues, maintain our shared trails, and simply lend a helping hand. Foxwood remains a special place because of neighbors who care about the community.

—Your Foxwood Board

Foxwood at Panther Ridge

www.myfpr.com

Questions?

admin@myfpr.com

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