



Treasurer Update

At a time when expenses are increasing, keeping the Maintenance Fees at \$265 a month for 2008 was not an easy decision. Maintaining the fee at a constant rate for two (2) consecutive years is not something that has happened often in our history. That makes holding expenses to our 2008 budget level extremely important so that any increases in next year's Maintenance Fees can be held to a minimum. A review of the expenses for the first two (2) months of the year indicates a very favorable position when compared to the 2008 budget. Expense reporting and budget comparisons will take place monthly and more often, if necessary.

In the Fall, a team of owners headed by the Treasurer will meet several times to determine the recommendation that will be made to the Board regarding the 2009 budget. If you would like to participate on that team (Finance Committee) please contact Jim Shaffer or Sue Fisher in the Management Office.

Registration is Necessary Please, Please

Be sure all owners, renters and guests register at the office and get a tag for their vehicle.



Highlights from the Board President



Every newsletter we send out should give you some information that can enlighten you as to what's going on in your Association. This one is no different. The top issues of this new year have been the adoption of a pool resolution to ban smoking in our pool area, getting used to our once a week watering schedule, trying to find a solution to getting owners without phones in their units to notify their renters before they come down. This has become a big concern in the office. Last item is we will be sending the Board minutes by email and also have them available on our website after they are ratified by the Board.

FYI: The new Fire Station is about half done and is on schedule to be completed by fall.

I hope that our issues and concerns stay as small as they are. Later P.S. **This is still the best place to live, vacation or invest in.** ☺

Landscape Update

This season volunteers spread 25 yards of top soil around the trees and shrubbery. They also spread 5 yards of gravel around the tennis court.

We removed all the old wood from the gazebo down the nature trail at the pond area and rebuilt the "zebo" with new wood. The Social Committee provided all the material and the men provided the labor.

- Rich



Painting -

Bids are being accepted to paint Building 1 in 2009.

Bids are also being accepted to paint the walkways, stairwells and garage floors in building 5 for this summer of 2008.

CHECK OUT OUR RENTAL PAGE ON THE WEBSITE. OWNERS ARE GETTING MANY CALLS TO RENT THEIR UNITS.

We have had over 7,700 hits





IMPORTANT REMINDERS & INFORMATION

1. YOU ARE ONLY ALLOWED 6 PEOPLE TO A UNIT. 1ST OFFENSE YOU WILL BE WARNED. AFTER THAT, MORE THAN 6 AT ANY TIME WHILE YOU ARE HERE YOU WILL BE ASKED TO FIND OTHER ACCOMMODATIONS FOR YOUR GUESTS.
2. REMEMBER TO TURN OFF THE WATER TO YOUR UNIT WHEN YOU LEAVE FOR MORE THAN A DAY.
3. HAVE YOUR A/C UNITS CHECKED ANNUALLY.
4. REMEMBER TO TURN YOUR WATER ON SLOWLY UPON ARRIVAL AND TELL YOUR RENTERS THE SAME.
5. NO ONE IS ALLOWED ON THE ROOFS OF OUR BUILDINGS WITHOUT PERMISSION FROM THE OFFICE OR A BOARD MEMBER.
6. OWNERS, PLEASE REMEMBER TO PROVIDE YOUR RENTERS WITH STAIRWELL, MAIL BOX, STORAGE LOCKER AND ELEVATOR KEYS IN ADDITION TO THE CONDO KEY. IF THE MAILBOX AND STORAGE KEYS ARE NOT GIVEN TO YOUR RENTERS BE SURE TO LET THEM KNOW THEY DO NOT HAVE ACCESS TO THEM.
7. OWNERS, PLEASE REMEMBER TO PROVIDE YOUR RENTERS WITH A COPY OF THE RULES AND REGULATIONS AND BE SURE THEY KNOW TO REGISTER IN THE OFFICE AND GET A VEHICLE TAG UPON ARRIVAL.
8. OWNERS, IT IS VERY IMPORTANT THAT YOU INFORM YOUR RENTERS IF THEIR UNIT DOES NOT HAVE A PHONE. THIS HAS BECOME A VERY BIG ISSUE WITH RENTERS.
9. THE 2008 ANNUAL MEETING WENT WELL. THE ELECTION WAS HELD AND THE FOUR (4) OPEN POSITIONS WERE FILLED. DUE TO THE RETURNED PROXIES AND THE OUTSTANDING ATTENDANCE; WE REACHED A QUORUM TO HOLD THE MEETING. PLEASE SEE THE UNAPPROVED MINUTES ON OUR WEB PAGE FOR MORE INFORMATION ON WHAT TOOK PLACE AT THAT MEETING. THOSE MINUTES WILL BE APPROVED AT NEXT YEAR'S ANNUAL MEETING. THANKS TO EVERYONE THAT ATTENDED AND TO THOSE THAT MAILED IN THEIR PROXY AND ELECTION BALLADS.
10. AS THE BUILDINGS AGE WE HAVE EXPERIENCED VERY SERIOUS BREAKER PROBLEMS IN SEVERAL UNITS. THEIR BREAKERS HAVE MELTED AND NEARLY CAUSED A FIRE WITHIN THE BREAKER PANEL. OBVIOUSLY, THIS IS A DANGER TO THE ENTIRE BUILDING. THE BOARD SUSPECTS THESE ISSUES ARE IN MORE UNITS AS WELL. AS THIS IS A MAJOR FIRE HAZARD IT IS THEIR RECOMMENDATION THAT EVERYONE HAVE THEIR BREAKERS AND BREAKER PANELS INSPECTED. WE HAVE TALKED TO SEMMER ELECTRIC AND THEY WILL COME IN FOR \$68 PER UNIT AND INSPECT EACH UNIT AND LET THE OWNERS KNOW IF THERE ARE ISSUES THAT NEED ATTENTION. IF ANYONE WOULD LIKE THIS SERVICE PLEASE CONTACT SUE FISHER IN THE OFFICE.

IMPROVING COMMUNICATION

This newsletter, like the last one, will be posted online. If you have given us an e-mail address you will not be receiving a hard copy of this newsletter. We are trying to save time and mailing expenses.

Keep up-to-date on the activities of Estero Cove, including Board meeting minutes, by visiting our web site www.esterocove.com. We will also email minutes to those in our address book. Ideas and photos relating to the business of the Association are always welcome. Email the manager or the president from links on the site. ***Check out the rental page.***

We have substantive owner e-mail lists now. If you would like to add or change an address, contact Sue Fisher in the office.

Our Sympathies are extended to:

Ginger Carel 225, whose husband, Brad Carel, passed away recently.

Al VanHorn 532, whose wife, Suzanne VanHorn, passed away December 29, 2007.

My heartfelt thanks to all for your encouraging words, cards and hugs in response to Sue's passing. You have provided me with much needed support at this time.

- Al VanHorn

Jack Romaine 435, whose wife, Ronnie Romaine passed away February 15, 2008.

Nina Galafati 213, whose long time partner, David Westphal, passed away February 15, 2008.

Carmen Valadao 345, whose husband Manuel passed away this past summer.

We also extend our sympathies to the families of the following longtime renters:

***Tony Farenelli
Gus Hoimes***

Social Committee News

Italian Night, which has become an annual favorite, ended our March activities. Lasagna, door prizes, awards from all the recent tournaments and lots of laughter were some of the highlights of the evening. This is just one of the many social activities planned and "manned" by the Social Committee which is open to all owners and renters. The committee's only prerequisites are willing hands and a cooperative spirit. You can always find out what they have planned by checking the bulletin boards for a schedule of activities.

In addition to the social activities the committee sponsors, the annual rummage sale along with hamburger and hot dog lunches help to fund projects that improve the common areas around the complex. This season those projects included a new book cabinet at the pool; a bench, scorekeeper and soaker hoses around the tennis court; new Christmas lights and decorations; and lumber and materials for rebuilding the gazebo on the Nature Trail. Our thanks to the many volunteers who made all of this possible.

A tip of our hat to the outgoing officers Nancy Brierley President; Nancy Darin, Vice President; Leslie Shaffer, Secretary; and Jody Haerr, Treasurer. We welcome 2008/2009 officers Mary Sebastian, President; Peggi Wilson, Vice President; Gwen Spiess, Secretary; and Lori VanBeek, Treasurer.



Estero Cove Condominium Association

Phone:
(239) 765-5900

Fax:
(239) 765-5900

E-Mail:
esterocove@embarqmail.com

Manager:
Susan Fisher, CAM

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Estero Cove Condominium Association



6891 Estero Blvd.
Ft. Myers Beach, FL
33931

About Our Board of Directors...

President, Jack Haerr, Unit 332, 239-463-3995

Wisconsin, 608-584-4941, jhaerr@aol.com

Vice President, Rich Crain, Unit 455,

Chicago, 708-638-6611, emrickinc@aol.com

Secretary, Paul Saker, Unit 366, 239-463-7029

New Jersey, 732-223-8608, p.saker@verizon.net

Treasurer, Jim Shaffer, Unit 463, 239-765-8146

Indiana, 317-858-7814, jimandles@att.net

Special Projects Director, Rich Engle, Unit 354, 239-765-7417,

Ohio, 740-653-9260

Our Board Meetings

Board meetings are held at 9 a.m. the last Tuesday of every month, except in the summer. Keep up with the meeting minutes by visiting our website at <http://www.esterocove.com>

