

Minutes for the Eagle Ridge Property Owners Association Annual Meeting on March 5, 2012

Meeting was called to order by President Hewitt B. McCloskey, Jr. Board members present were: Frank Taldone, Peggy Cuderman, Drexel Turner, and Jim Wray. There were 77 residents present.

The Election Committee Chairpersons, Bart Cuderman and Jorge Mendieta certified that we had a quorum.

Hewitt B. McCloskey, Jr., President, requested that a motion be made to approve the Minutes for February 6, 2012 meeting, Drexel Turner made the motion and Frank Taldone seconded it. All approved.

Hewitt B. McCloskey, Jr. President, requested a motion to Withdraw Item 1, relative to the Vote on the Proposed Amendments to the ERPOA "Deed of Restrictions", as set forth on the Proxy-Ballot from membership consideration at this Annual Meeting and that all votes cast in favor of or opposed to the proposed amendments be disregarded. Drexel Turner made the motion, Frank Taldone seconded. All approved.

Election of Directors: The Election Committee Chairpersons, Bart Cuderman and Jorge Mendieta confirmed the new Directors: Hewitt B. McCloskey, Jr., Steve Norris and Drexel Turner

Treasurer's report was provided by Peggy Cuderman

Bank of American Operating Account Year to Date	
Balance as of January 1, 2012	\$ 18,020
Cash Receipts YTD (+)	92,129
Cash Disbursements YTD (-)	33,564
Transfers Out to MMA YTD (-)	-
Transfers In from MMA YTD (+)	
Cash Balance as of February 29, 2012	\$ 76,585
Bank of American Savings YTD	
Balance as of Jan 1, 2012	\$ 70,239
Cash Receipts YTD (+)	8
Cash Disbursement YTD (-)	0
Transfers In from Checking YTD(+)	-
Cash Balance as of February 29, 2012	\$ 70,247
Fixed Term CD YTD	
Balance as of January 1, 2012	\$ 17,639
Cash Receipts YTD (+)	2
Cash Disbursements YTD (-)	0
Cash Balance as of February 29, 2012	\$ 17,641
Total Cash YTD	\$ 164,474
Total Payments, late fees and transfer fees	\$103,898.00
Total payments for Eagle Ridge Property Owners	93.5%
Total payments for Eagle Ridge Condos	97.5%
Total payment for Fairways Condos	96.6%
Total payment for The Pines Condos	94.44%
Total percentage paid	94.34%

President's Annual Report : Hewitt B. McCloskey, Jr.

1. Lee County Utilities Inc of Eagle Ridge, Florida Public Service Commission was trying to raise the rates 50%. A group of Eagle Ridge Residents attended several public utility commission meetings and spoke out in our behalf and were able to keep the rates increases to a minimum.
2. Eagle Ridge Social Gatherings for 2011 and 2012 have been a great success in a large part thanks to efforts of Cathy Dhimos and her committee . Based on community response , we will continue these gatherings throughout 2012.
3. Unfortunately burglaries are still occurring in Eagle Ridge. The most recent one was on Monday, February 27, 2012 on Aeries Way Drive. Please look out for your neighbors.
4. As the head of Security, Drexel Turner is still doing research and will acquire three written bids to determine the cost to install security cameras at the entrance of Eagle Ridge Drive and Aeries Way Drive.
Drexel now has two proposals and the third company will give a presentation at the next meeting in April. One issue related to this is that Aeries Way Drive is very dark as there are no street lights and this will need to be addressed.
5. Request an update from Drexel Turner on the status of the Association being reimbursed from the owner of the truck that destroyed the stop sign and pole at the intersection of Eagles Flight Lane and Bald Eagle Drive.
Drexel Turner: The billing for the repairs from Liken Signs totaled about \$910.00 has been given to the residents for payment. The resident has stated that it will be paid. It has taken quite a bit of time to get the appraisal and get it to the resident.
6. Due to changes in Florida Statues, Section 720.303 (5) Authorization and consent to disclose personal identifying information is now required. We need to get individual residents permission to publish phone numbers in the Eagle Ridge directory. There were forms to be signed at the 'Sign In' Desk.
7. It is the intention of the Board to resume the "Deed of Restrictions Rewrite Committee" and make all of the necessary changes, review these changes with the Board and upon an affirmative vote by the Board reissue the proposed changes to the property owners in the near future
8. There was a discussion for extending the Lee County Sheriff's Office patrol targeted towards speeders and /or general patrolling. Jim Wray made a motion to reinstate the patrolling for three months Frank Taldone seconded it. There will be a report given each month as to how many speeders were caught and what areas were patrolled. Perhaps the visibility of the continued patrolling in our community will deter ongoing burglaries also.
9. Rick Payne has submitted a bid for \$1,934.00 to replace existing mist spray heads located in center island of Eagle Ridge Drive with 61 miniature Rainbird 3500 series rotors. This will include the replacement of 26 rotary sprays nozzles in the shrubs beds. Request for a motion to approve this irrigation renovation. Drexel Turner made a motion to approve renovation. Jim Wray seconded. All approved.

Committee Reports

Architectural Control- Linda Brown

Pending issues: 7871 Twin Eagle Lane
14661 Double Eagle Court

New Approvals:

1. 7800 Twin Eagle Lane, Request to install well. Approved
2. 14533 Eagle Ridge Dr Request to landscape front yard. Approved
3. 14645 Aeries Way Drive Request to install landscape curbing around existing beds. Approved
4. 14568 Aeries Way Drive Request to change color and repaint trim on house. Approved
5. 14600 Bald Eagle Lane Request to pain driveway. Approve
6. 7860 Twin Eagle Lane Request to repaint front door
7. 14580 Bald Eagle Lane Request to re-roof with asphalt shingles of same color. Approved

Block Captains-Connie Hope

1. Want to welcome and thank two new Block Captains: Bruce Merton on Bald Eagle and Diane Wright on Eagles Flight. Thank you.
2. Need another new Block Captain on Twin Eagle between 7050 and 7260.
3. Spoke with Wanetta at the Transportation Department for Lee County School about the speeding of school buses in our community. A memo was sent to all bus drivers informing them of the speed limit in Eagle Ridge which is 25 MPH and that this needs to be complied with. I need the eyes of the community. If you see a bus speeding give me the location of the bus, give me the time and date, and give me the school bus number. I will report it to the Transportation Dept and to the Police.
4. Garage Sale—I spoke with Marcie Sprankle in the Traffic Department of the Sheriff's Office about making the streets one way for the garage sale. She stated-NO. The roads are County roads and the direction can not be changed. This would make the ERPOA liable for any problems and damages. We can call the Traffic Dept next year and request an officer patrol the area during some of the sale. We can also hire an off duty officer for 4 hours for \$175.00. This cost would be divided up into the homes that are participating in the garage sale. Two people wanted the garage sale canceled for next year. This will be taken under consideration by the Board of Directors.
5. If anyone would like a copy of the Contractor/Vendor list, there are copies here after the meeting.
6. The Farmers Market at the corner of Daniels Blvd and Eagle Ridge Drive has been a great success. This will continue for many months. April 7th is the next Farmers Market and Mayhugh Realtors is talking of continuing it at least into June. Please come out and support this effort. The vegetables are large and fresh.
7. A thank you note was sent to Kevin Farrell from the Lee County Sheriff's office for giving a presentation last Board Meeting on community awareness and the prevention of burglaries in our community.
8. If you have not signed the permission slip to have your phone number in the directory, please do so before you leave tonight.

Deed of Restriction- Bart Cuderman

Last week the rounds were made by the Deed of Restriction Committee. Congratulation to the Community for doing a great job on their yards and homes. We only issued six letters this time.

Maintenance & Beautification – Hewitt B. McCloskey, Jr. and Carolee Swales

We are looking to upgrade the center island of some of the dead and dying plants with new ones. We should have a plan put in place in the next month or two. We want to make this very important area look better.

Resident's Comments (limited to three minutes)

1. **Larry Fredette** on Twin Eagle. He wanted to make a suggestion that the Deed of Restriction changes be voted separately for each item changed.
2. **Dennis Brown** Suggested we show the requested changes as well as the old language.
3. **Bill Douglas** Inquired about a small channel drain trench under and/or near the driveway. He was informed that it can be done, but the County must be contacted, and plans sent to them and they must approve it before installation.
4. **Jim Wray**- Made a comment that the attendance to the Board Meetings has increased over the last year. This is really great that so many residents are attending these meetings. He wanted to compliment the Board that it is a hard working and productive Board. He wanted to thank Bart Cuderman for all his active working in the community. Thank you, Bart.
5. **Joe Sills** wanted to know about the Golf Course and what is happening. Jim Roberto explained that he was working with Brad Davis, the manager of the Golf Course and the new management company on some very exciting changes. They are interested in putting additional money in for drainage and appearance. There will be a meeting in the next week to further discuss this and the information will be presented at the next Board Meeting.
6. **Diane Wright** was concerned about the permission form to give permission for the name and phone number to be put in the directory. She wanted to confirm about the email addresses. There will be NO email addresses included in the directory. The form was created by our attorneys to be used for collecting phone numbers only.

A request for a motion to Adjourn was made by Hewitt McCloskey. The motion for adjournment was made by Jim Wray and seconded by Frank Taldone.

All voted in favor for adjournment. The meeting was adjourned at 8:20 PM