

## Minutes for the Eagle Ridge Property Owners Association Meeting for May 5, 2014

Meeting was called to order at 7:04 by Hewitt McCloskey . Board members present were:

	<u>Present</u>	<u>Absent</u>
Hewitt B. McCloskey, Jr.	<u>  X  </u>	<u>      </u>
Steve Norris	<u>  X  </u>	<u>      </u>
Peter Van Leeuwen	<u>      </u>	<u>  X  </u>
Bill Barnes	<u>  X  </u>	<u>      </u>
Jim Roberto	<u>      </u>	<u>  X  </u>

A quorum was reached. There were 24 residents present.

### Special Guest Speaker: Fire Chief William Lombardo

1. South Trail Fire Protection and Rescue Services District encompasses 55 square miles of area. Within that area are 4 fire stations, 24 hours a day/365 days a year to service and protect the residents.
2. Many calls are medical based. We had over 7,789 calls during 2013.
3. We provided fire and rescue services to approximately 62,000 district residents.
4. Smoke detectors are one of the most important devices to protect lives. Please check often to be sure they are working. If you need help, please call and we will come out and check them. If you cannot afford a smoke detector, we have a program in place to help provide citizens with smoke detectors. Business number is 239-433-0080.
5. Here are a list of the Public Education and Community Services we provide:
  - a. Safety House
  - b. Smoke Alarm Program
  - c. Child Passenger Safety Seat Inspections
  - d. CPR/AED and First Aid Classes
  - e. Home Safety Inspections
  - f. CERT-Community Emergency Response Teams
  - g. Fire Explorer Post for Teens
  - h. Puppet Shows for Children
  - i. Fire and Life Safety Education Programs
  - j. Fire Station Tours
  - k. Juvenile Firesetter Intervention Program
  - l. Civilian Ride-Alongs
  - m. Sharps Exchange
6. Our Vision: to be recognized as a respected, innovative, and progressive fire and rescue organization.
7. Our Mission: To provide the highest quality fire and rescue services to the community we serve.
8. Our Goals: Preserve life, property, and the environment through fire suppression, EMS, fire prevention and public education. We ensure the most cost-effective service, while maintaining the highest standards of professionalism.
9. These goals will be accomplished through training, education, and quality assurance, while remaining fiscally responsible to the community we serve.

Hewitt McCloskey requested that a motion be made to approve the Minutes for March 7, 2014, Annual Board Meeting.

First motion to approve the meeting minutes of March 7, 2014: Bill Barnes

Second motion to approve the minutes of March 7, 2014: Steve Norris

All approved.

**Treasurer's Report: Peter Van Leeuwen** Monthly summary of Accounts for March and April

Current end of month balances to April 30, 2014	
ERPOA Bank of American Accounts Balance	
Business Savings 7890	2,653.84
Business Checking 1247	64,595.83
Business Checking 3976	14,275.00
12 month CD-1384 (01/13/2014)	10,967.86
48 month CD 7985 (09/19/2015)	61,488.63
Total as of April 30, 2014	153,981.16

**President's Monthly Report: Hewitt McCloskey, Jr.**

1. We are currently maintaining 3 single family residences in Eagle Ridge. The most recent one added to the list is 14610 Aeries Way Drive (the infamous yellow house). It required additional landscape services such as tree pruning, lawn treatment to remove weeds, and mulching of landscape beds in the front yard.
2. ERPOA did settle with ERCA on March 12, 2014. Part of the terms of the settlement was a confidentiality agreement. If you want to read the agreement, please write to me requesting an appointment and I will try to accommodate a time that fits my schedule and yours.
3. Progress Report on Mouracade Property. Waiting for a meeting between Tom Mouracade and Drexel Turner to occur.
4. List of new Committee Assignments:
  - a. Security/Safety Committee: Connie Hope
  - b. Legal Committee: Bill Barnes III
  - c. Social Committee: Judy Muehlan
  - d. Elections Committee: Ginny Schuler

**Vice President's Report: Steve Norris**

Thank you again, Cathy Dhimos, for all your work.

**Director's Report: Jim Roberto (absent)**

## **Director's Report: Bill Barnes**

1. The drainage swales project has been completed.
2. Read letter from Ron Campbell thanking Bill Barnes for an excellent job
3. There were 41 dump truck load of debris hauled away.
4. The cost to the Lee County was \$27,850. The cost to ERPOA was ZERO
5. The project affected 53 homes and, of them, 52 took part.
6. The project took five and half weeks to complete.

## **Committee Reports**

### **Architectural Control Committee - Steve Norris**

1. There were 16 property submissions reviewed and approved or pending approval from March 1-May 1
  1. 14549 Aeries Way Exterior painting-approved
  2. 14641 Double Eagle New landscaping-approved
  3. 7870 Eagles Flight Replace solar panels-approved
  4. 14784 Soaring Eagle Exterior painting- approved
  5. 7440 Twin Eagle New pavers drive and walkway- approve
  6. 7824 Eagles Flight Paint garage door, front door and pillars-approved
  7. 14528 Aeries Way Drive New pavers drive and walkway-approved
  8. 14897 American Eagle Paint driveway-approved
  9. 7614 Eaglet Ct New pavers drive and walkway-approved
10. 7680 Twin Eagle Exterior painting-approved
11. 14909 American Eagle Exterior painting
12. 7360 Twin Eagle New irrigation well-approved
13. 14801 Bald Eagle Paver Deck in rear- approved
14. 7160 Twin Eagle Exterior painting-approve
15. 7568 Eagles Flight New Roof-approved
16. 14670 Twin Eagle Exterior painting-approved

### **Block Captains Committee-Connie Hope**

1. The updated Data Base has been distributed to all block captains. As a block captain, if you have not received one, please contact me immediately.
2. Please make sure that when someone moves onto your street that you introduce yourself and ask for their information. Email it to me as soon as possible.

### **Deed of Restriction- Ed Schuler**

1. The monthly property inspection was held on Monday, April 21, 2014
2. There were 15 properties cited for various DOR violations including weeds, dead grass, and need for house repainting

### **Golf Liaison Committee: Jim Roberto (absent)**

### **Landscape Beautification Committee – Carolee Swales**

1. Refreshing of flower beds and finishing of planting along Bald Eagle Drive
2. Upgrading island and replacing plants as needed.
3. We will be ready to finish the planting along Bald Eagle Drive as soon as the rainy season starts since this area is not irrigated.

### **Legal Committee: Bill Barnes**

Three weeks ago I was appointed Chairperson to the Legal Committee to supervise all legal action in the future. Mark Cooper will also be on the Legal Committee.

The direction this committee will take going forward is as follows: Each case or situation that comes before the committee will be reviewed according to three criteria:

1. Is it a serious situation that warrants our attention?
2. Is it a situation in which we will be the prevailing party?
3. Is the cost of proceedings a good business decision within the light of the financial impact of the assets of ERPOA.

### **Security and Safety Committee-Connie Hope**

1. I have been in contact with the sheriff's office about the lack of their reports on line as to their visits into Eagle Ridge. They have a new computer system; currently, it is not posting that information. They have stated they are working on the system to correct this problem.
2. At present, there are no new reports of crime in our community.

### **Social Committee -Cathy Dhimos**

1. After many years of service to our community Cathy has decided to step down as Social Chairperson but not before finding an able-bodied replacement in Judy Muehlan. Thank you, Cathy, for your many years of service to Eagle Ridge.

### **Welcoming Committee: Judy Norris**

1. I have been busy interviewing new residents. This month I have two new families in the newspaper and I will have one new family for June.
2. There are two items that all new residents have said: 1. They picked Eagle Ridge because of the Deed of Restriction that puts limits on appearances of homes. 2. They picked Eagle Ridge because the community is well kept and beautiful.

### **Resident's Comments (limited to three minutes)**

1. Don Allen: I read in the newspaper that Boards could be paid. I think you should be paid.  
Hewitt McCloskey: I believe legislation prohibits Condo and HOA Boards to be paid, but I will check into it.
2. Ruth Sills: I am concerned about the flow-way on Bald Eagle. The Legends are responsible, but they are not doing anything. If we have rains or a hurricane, it will back up and empty around the homes.  
Hewitt McCloskey: I will contact South Florida Water Management again to come and inspect this. I will let you know what the results are.
3. Dan Fontanini at Twin Eagle: There is a new house next to me being built on Twin Eagle. I am concerned about the water in the back.  
Hewitt McCloskey: Call the County about it and discuss it with them; then call South Florida Water Management District about the flow and tell them the drainage is not working.

4. Ruth Sills: There is a pipe that is crushed on the golf course property that may cause a problem.  
Hewitt McCloskey: The golf course is aware of it. You might consider mentioning it to them again.  
Carolee Swales: This pipe used to be emptied and cleaned by homeowners. We need to contact the South Florida Water Management District.
5. Pat Schoo: There should be an article written say in November about people letting their dogs run around in the neighborhood without a leash.  
Hewitt McCloskey: It is a County law that pets are to be on a leash. Why don't you talk to your neighbors about it. Maybe you could write an article and give it to Ginny Schuler for the newspaper.  
Pat Schoo: I will write the letter and give it to the newspaper.
6. Kathy Furlong: Why are there backhoes on the edge of the Golf Course?  
Hewitt McCloskey: The South Florida Water Management District requires the removal of invasive plants and they are working on removing these plants. They will also be working on lake bank stabilization later this year.
7. Alan Scully: Is Jim Roberto still the Chairman of the Golf Committee?  
Hewitt McCloskey: Yes he is.
8. Kay Turner: Can we try and get contributions from the businesses and communities along the corridor to contribute toward the replacement of plants?  
Hewitt McCloskey: No.
9. Don Allen: Homeowner's Insurance on my house was \$4,000 - of that \$3,000 is for hurricane insurance. We haven't had a hurricane in 10 years. That's a no brainer, so I dropped it.
- 10: Cathy Dhimos: Inquiring about the color of the house on Aeries Way Drive that is lavender. Why?  
Steve Norris: I checked the paint chip and the color was an off gray. When they painted the house, it turned out a light lavender. I made a mistake in approving it. Hewitt and I will go over and discuss it with the owners during the week.
- 10: Pat Schoo: I suggest that instead of just a small paint chip we require the homeowners to paint an area of 2 feet x 2 feet, so you can really see the color that the residents want to use.  
Hewitt McCloskey: We will take that into consideration and adopt that recommendation.
11. Pat Schoo: It is nice to see color in the two gardens. We should spend the money to make the community look colorful.
12. Kay Turner: There is a house on Eagle Ridge Drive that hasn't been painted in over seventeen years. It is a light green color. Can we get it painted and change the color?  
Ed Schuler: I will check it out during our monthly inspection. I don't think it was in that bad a condition, or we would have noted it.
13. Alan Scully: Have you terminated Becker and Poliakoff for our general council?  
Hewitt McCloskey: We are not terminating them for general council, only for litigation.

A request for a motion for Adjournment:

1. First Motion made by: Steve Norris
2. Second Motion made by: Bill Barnes  
All voted in favor for adjournment.

The meeting was adjourned at 8:30PM.