



# The Fountain

Cape Haze Community Newsletter

Volume 9, Issue 2

March 2005

## CHPOA President's Column

People have asked me why I wanted to become President of CHPOA. While there are a lot of reasons, the best one I could think of was a quote from the philosopher Edmund Burke: "For evil to triumph over good all it takes is for good men to do nothing". There's no doubt that a similar thought has motivated the many who came before or who are now working on behalf of Cape Haze.

Happily there are a lot of good women and men in our beautiful corner of the world who are willing to volunteer their time and effort to do those things necessary to continue to make our Community a great place to live now and in the future. They have chosen to get involved and make things happen. Many, who are unable to give their time, are being supportive by contributing to the Common Area Maintenance project (CAM) and by paying their dues and being members of CHPOA.

We are going forward in our plan to continue to improve the overall quality of life here. Let me list a few of the things that are happening to that end. In no particular order:

Peter Hayes has been working diligently on getting the pool back in shape so this old amenity will be available when the warmer temperatures return. We have also retained a new pool company to take over maintenance. We expect, with this move, to reduce our costs for pool maintenance by 35-40%.

Gil Bricault and his committee have been working on a plan for a new fountain and for the necessary fund raising vehicles to pay for it. He and Hal Johnson have also come up with a "Good Neighbor Policy" to supplement our old deed restrictions. (See Page 3)

Karen Irvine, Eva Furner and Pam Neer along with Clare Landmann are working on a new member program to welcome new residents and to expand our membership base.

John Scholten is exploring a program to get Cape Haze designated as a Special Neighborhood Improvement District. This would help us raise funds for our Community in a manner that would allow the burden to fall on all residents and could cause these costs to be tax deductible. Marty Rosen and Marv Medintz, who has replaced Angela Curley on the CHPOA Board, are working with him on this project. At this point we can't yet predict the results.

Pam and Eva are also exploring ideas for improving our aging clubhouse.

Paul Wunsch, in addition to supporting Gil on the fountain issues, is overseeing our Common Area Maintenance program while Don Landmann recovers.

I've been working with the "Friends of the Cape Haze Peninsula" to assure that any development in our area is consistent with applicable laws and statutes. Right now the priority of the "Friends" group is the high rise hotel proposed for Placida Road. I believe our voices have been heard and I am optimistic about the outcome. We know there will be more issues that will challenge our values and way of life. We shall provide for them as well.

*(Continues on Page 2)*

*(Continued from Page 1)*

## **CHPOA President's Column**

I don't want to forget the support of Bill Snyder, who is the force behind our data base or Penny Rieley and the Women's Club which is our social arm. Then there's a whole lot of others but I'll run out of space. So I'll just say thanks to all for what you do.

There are also a number of programs that your Board will tackle going forward to assure that the overall quality of our Community continues to be what you and we desire. We'll keep you posted as we move forward.

As always, thanks for your support. Please come to our next meeting to share your thoughts.

Bill Dahms  
CHPOA President

## **Calling all Artists and Designers - New Logo for Cape Haze!!**

CHPOA is looking for a new logo to express our new image and establish a signature identity among the many communities of the Cape Haze peninsula.

This logo will appear on all official stationary and Cape Haze merchandise such as hats, visors, polo shirts and tote bags that will be available for purchase in the fall.

We invite all creative members of the Community to submit their designs on a 4" x 5" sheet of paper to Karen Irvine, 255 Green Dolphin Drive, Cape Haze, FL 33946 by May 15, 2005.

The Image Task Force will review all submitted designs. The creator of the winning design will receive a selection of our new Cape Haze merchandise. So start sketching, you'll be helping to define the new look of our Community!



## **Lot Mowing Update**

*from Clare Landmann*

Letters have been mailed to vacant property owners informing them of CHPOA's program to keep our Community well maintained by offering a mowing program at a nominal cost.

When vacant lot owners prefer to use private mowers, owners are responsible for arranging this,



paying any fees, and also for notifying us of this decision.

CHPOA contracts to mow vacant lots six times a year (usually between May and October depending on rainfall) at the very reasonable price of \$150 for the season.

And just a reminder – if you see anyone dumping anything on vacant lots, please try to get license plate numbers and/or names of the persons or companies responsible. Then call Clare Landmann, 697-8492, with the information.

# What is a Good Neighbor?

Over the last couple of years, much has been discussed about deed restrictions and neighborhood standards. As we all know, a consensus was never reached and while the deed restrictions were extended, some questions still remain. When we think about it though, the whole goal of deed restrictions is to try to establish neighborhood standards so that everyone who chooses to live in a community can know what to expect from their fellow neighbors. Ultimately, we believe, that what we all want is to live in a nice, friendly neighborhood surrounded by good and caring neighbors.

The CHPOA Board of Directors recently asked Gil Bricault and Hal Johnson to study this very subject and to seek out guidance from their fellow neighbors on exactly what could be defined as a “good neighbor”. After careful study and input from various sources, it was determined that good neighbors share certain qualities that fall into three categories; first, they are supportive of their neighborhood, they respect their neighbors’ rights and property, and thirdly, they are concerned for the well-being of their neighbors.

From this, we tried to focus these attributes to what makes a “Cape Haze Good Neighbor”. It is the hope that we all share these values.

## A Cape Haze Good Neighbor

### 1. Is Supportive of their neighborhood.

- √ Is a member of CHPOA and a supporter of CAM.
- √ Agrees that we all share in the responsibility in the care of our neighborhood.
- √ Understands that although we may not all always agree on every single item, there are indeed decisions that must be made for the common good.

### 2. Respects their neighbors’ Rights and Property.

- √ Agrees that how we maintain our properties has an impact on our neighbor’s property.
- √ Respects noise levels as they also may affect their neighbors.
- √ Is considerate of their pets and how they may also affect their neighbors.
- √ Realizes that any home occupation should be performed in such a way as to not interfere with their neighbors. This would include items such as traffic, parking, noise, and no signage. It is also understood that no home occupation shall include retail (except yard sales which should be limited to no more that one per quarter).
- √ If a boat and/or boat trailer must be kept at the property, although strongly discouraged, it should be:
  - ◇ Never on a permanent basis
  - ◇ Never in the front yard
  - ◇ Should be, as much as possible, screened so as to minimize its visibility to all.

### 3. Is concerned for the well being and security of all.

- √ Keeps a watchful eye for suspicious activities in the neighborhood.
- √ Has an awareness of the well being of their neighbors.
- √ If their neighbor is away, notifies them of any changes to their property.

*“Being a good neighbor is the first step to having good neighbors”*

Gil Bricault and Hal Johnson, Cape Haze Neighbors

# Cape Haze Women's Club

Spring is just about here. You can tell by the spring-like activities coming up soon:

After our regular business meeting of the membership on Monday, March 21, we'll drive to Cedar Point Environmental Park for a **Seagrass Adventure**.

Watch the mail for the flyer for the **Spring Fling**. We'll have a catered dinner and music for dancing provided by a DJ. Since the pool problems seem to have been resolved, we'll have the event at the Clubhouse on Saturday, April 9.

The annual **Women's Club Installation and Pot Luck Luncheon** will be held on Monday, April 11. If you are considering joining our group or have a neighbor who might like to know more about us, this is a fun event to attend.

Our annual **Boat Rendezvous** on Wednesday, April 20 is being planned by Sandy Johnson. If things work out, we're in for a very good time.

Another **Cape Haze Golf Outing** is planned for Thursday, April 28. Look for the flyer in the mail.

We had a small but very willing crew for the January roadside clean-up. Thanks to six women and one man for their dedication. They worked a little longer than usual to get the entire stretch of road cleaned.

Thanks also to the committee who worked on the wine-tasting party. From all reports, everyone had a wonderful time and learned a lot about wines.

The **Book Review Group** will hold its last scheduled meeting of the season on Monday, April 4 at 10 am at the Clubhouse. Jan Hayes will lead the discussion about the book House of Sand and Fog.

I urge anyone who would like to take part in next year's discussions to attend this meeting as we will be choosing reading material for next year (and this summer, if there's any interest) and discussing what kind of group we want this to be. We are young and going through our formative years.

I also strongly encourage all Club members to attend our business meeting on March 21 at the Clubhouse at 9 am.

Even if you can't go on to Cedar Point, please come for the business meeting.

We will learn the nominees for next year's officers and have discussions about next year's activities. Your input is needed.

As I say in every newsletter, Women's Club wants to appeal to each and every resident of Cape Haze, and we can only do so if we know what your interests are.

Finally, I want to thank Terry Lynch for a generous offer he made to "bail us out", if necessary.

When we weren't sure if the water problem in our pool at the Clubhouse would be resolved, and we were looking for an alternative to holding Spring Fling around a pool roped off with yellow flagging, Terry offered us the use of facilities at the Palm Island Marina.

Fortunately the problem was resolved and we are having the party "at home," but we really appreciate Terry's kind offer. Please say "thanks" the next time you see him.

Please check the Up-Coming Events Calendar on the next page for more information.

Penny Rieley  
Women's Club President  
697-9811

## Up-Coming Events

<b>March 21</b>	<b>Women's Club - Sea Grass Adventure 9:30 AM - Clubhouse Coffee at 9:00 AM</b>
<b>April 5</b>	<b>Book Review - <i>House of Sand and Fog</i> 10:00 AM - Clubhouse</b>
<b>April 9</b>	<b>Spring Fling 6:00 PM - Clubhouse</b>
<b>April 11</b>	<b>Women's Club - Installation &amp; Luncheon 11:30 AM - Clubhouse</b>
<b>April 11</b>	<b>CHPOA Board Meeting</b>
<b>April 16</b>	<b>CHPOA Special Membership Meeting 10:00 AM - Clubhouse Coffee at 9:30 AM</b>
<b>April 20</b>	<b>Boat Rendezvous 10:00 AM - TBA</b>
<b>April 28</b>	<b>Community Golf Outing TBA</b>

### Cape Haze Trivia Quiz

*All questions taken from previous issues of The Fountain Newsletter.*

1. When was smoking banned from the Cape Haze Clubhouse?
2. Why does Cape Haze have three, disconnected streets named Green Dolphin?
3. What did the term "Cape Haze Rules" mean?
4. What became of the Cape Haze Golf Course?
5. What exciting Community-wide event is planned for April 28, 2005?
6. What is the name of the manatee rescued in Pelican Bay in 2002?

Answers on Page 6

## **Answers - Trivia Quiz (Page 5)**

*Try the quiz on previous page before reading!*

1. Smoking was banned from the Clubhouse in the Fall of 2000.
2. Original plans called for bridges connecting the three sections of Green Dolphin Dr.
3. Cape Haze Rules referred to guests arriving at cocktail parties at precisely 5:30 pm and leaving at precisely 7:30 pm. It is said guests gathered on porches and waited to ring the bell at exactly the correct time.
4. The nine-hole Cape Haze Golf Course is now the 18-hole Rotonda Links. Originally, Cape Haze residents played there at no charge courtesy of the Vanderbilts (original developers of Cape Haze).
5. A Community-wide golf outing is being planned for April 28. Watch your mail for details.
6. *Placida*, the rescued manatee was released back to the wild in June 2002.

## ***The Fountain***

is published January, March, May, and November.

All articles, letters, and "Upcoming Events" received by deadline will be considered for publication.

Submissions should be Microsoft Word files attached to e-mail and forwarded to NancyBue@aol.com.

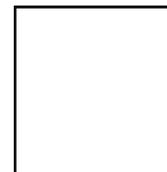
Hard copy submissions will also be considered.

**May Deadline is  
May 1, 2005**

---

# *The Fountain*

Cape Haze Property Owners Association  
P. O. Box 690 Placida, FL 33946



*Inside this Issue:*

- 
- ◆ **Cape Haze Logo Contest**
  - ◆ **Good Neighbor Policy**
  - ◆ **Social Events Planned**
-