

**CAPE HAZE PROPERTY OWNERS ASSOCIATION
FALL MEMBERS MEETING**

November 10, 2012, 4:00 @ Community Center

The 2012 fall meeting of the Cape Haze Property Owners Association was called to order by President Art Hanson at 4:15 PM. There were 34 member families in attendance with over 50 attending the meeting. The president led the group in the Pledge of Allegiance and welcomed all.

The minutes of the April 14, 2012 meeting were distributed; motion was made by Don Landmann to accept as presented and seconded by Bill Dahms. Motion was carried.

President Art read a note from Treasurer Shell and Penny Rieley. They sent their regrets that their return trip to Florida via the Inter Coastal Waterway was extended due to Hurricane Sandy and they would arrive soon. In spite of the weather the Treasures report was reviewed by those in attendance and a motion was made to accept as presented by Don Landmann and seconded by Bill Dahms, motion was carried.

President Art shared that the membership in both CHPOA and CAM had gone up.

Reports of Standing Committees

CAM: Bill Blasdell reported that a large tree had fallen in the common area over the summer and had to be removed and debris cleaned up. Mold and mildew was removed from the entrance signs. A major expenditure was made to replace the pump and timer at the fountain. Installing a new system and LED lighting was a major effort to accomplish. In the next couple of weeks the annual tree trimming of over 250 trees will begin. Now that deed restrictions have been restored, signs were placed at each of the three entrances to the community. Bill further reported that every four or five years the islands and water ways are trimmed as needed. That would not be occurring this year.

Projects at the community center included repairing the septic system in March and April which involved cleaning out the drain lines, replacing the cover and pumping the system. Diffusers were also installed in the ceiling to more evenly distribute the heat and air conditioning to make the room more comfortable. A HDTV antenna was installed to replace the one that was damaged in a wind storm. A fence was also added at the back of the building as part of the landscaping project to hide the air conditioning units.

Vacant Lot Mowing: Clare Landmann assured all of us that “she was back” and thanked everyone for the cards and get well wishes she received following her open heart surgery. She also thanked the aerobic ladies for taking out the trash every week and Ralph Harden for bringing the trash bins back in. She reported that 66 vacant lots were being mowed by the contractor and 9 by owners. Only 4 owners were not paying, which is a significant improvement. The Board of Directors and Clare are looking for a person to assume the vacant lot mowing since Clare and Don are planning to move to Ocala to be closer to their son and their doctors

Welcome: Eight new home owners were welcomed to the community Victoria Keidel and Tim Danaffy 270 Capstan, Kathleen and Kip Bilderback 80 Green Dolphin Dr. N., Diana and Rick Runyon 30 Spaniards Rd., Amy and Bart Blessing 525 Gaspar Dr., Vicky and Jim Stewart 560 Lookout Alley, Richard Haynes Pompano, Peggy Gainey 405 Pelican Bend and Susan Sutton Spyglass. New renters to the area were also welcomed Robert McFarland and Linda Devine 390 Anchor Row and Andrew and Heather Crosser 140 Spaniards.

Women’s Club: Cindy Howell Co President thanked everyone who had helped with events. She recognized Marilyn Friedenbergl for her donation of Shell Art to the community center in memory of her late husband, officer and board member Stanley. He made countless contributions to our community was loved and is

missed by all. Cindy reminded everyone that on Monday Nov. 12 the community would be decorated and all were asked to help and that the Holiday Gala was Dec. 13 at the Boca Royale Country Club. Marcia Lowden was introduced as a board member of Kid's Needs of Greater Englewood, FL Inc. She thanked The Women's Club for their commitment to this organization that helps children and families in need in our community. Marcia explained that in the 5 schools in the Englewood area over 60% of the almost 4000 students participated in the free or reduced cost lunch program. Fifty children were considered homeless. Meaning they did not have a permanent place to live. Over half of whom were in Lemon Bay High School. She asked that we continue to support this organization with donation of basic needs...clothes, shoes, toiletries. She explained that a consignment shop for kids and their families has been established at Tiffany Square that was open one night a week and that they needed volunteers to sort clothes and work in the shop. A Christmas program was established to help the neediest of families and gift cards and money was welcome. Marcia continued to explain that the need is always there. Their organization provides back packs to go home with children over the weekend so they have food to eat. Children are sent to summer camp and a major "Back to School Bash" was held prior to school opening, providing sneakers, shoes, school supplies and clothing. Nancy Buechler of our community sits on the board of Kid's Needs and passed around signup sheets for volunteers to participate. Nancy assured us that the families were extremely grateful and appreciated all that was being done. That many families never imagined they would be in the position they are in. They are very humble. In the first two events the Women's Club has hosted this year \$200 was donated to Kid's Needs.

MSBU: President Hanson reported for MSBU as a member of that committee. There are 5 members of the MSBU three of whom are CHPOA members. Art Hansen, Bill Dahms and Marvin Medintz. Recent projects included removal of tree roots on Gaspar and filling in to bring the shoulders up to be even with the edge of the pavement in various places in the community. The MSBU fees will remain the same for the next year.

Deed Restrictions: Deed restrictions have been renewed and filed with the county. Enforcement started with vacant lot mowing violators. The process is two certified letters will be mailed followed by mediation and then to a judge as the last step in resolution. The judge has the right to fine and or place a lien on the property. Resolution can be at any step in the process. The second group of violations to be enforced is # 6 which deals with trailers, boat trailers and recreational vehicles. We are all neighbors and want everyone in the community to work together to make Cape Haze the best it can be .

New Business:

CHPOA owns a lot and dock on **Don Pedro** where we have a path to the beach. We need to keep the path clear of vegetation and are looking for volunteers to help in the cleanup. Ross Witschonke asked if CAM monies could be used to hire to have this done if there are no volunteers.

Roadside cleanup is an ongoing activity that is scheduled on an as needed basis. President Hanson asked the membership to help when this is scheduled. Many hands make light work.

Neighborhood Watch: Bill Dahms our neighborhood watch coordinator noted that there has been an increase in crime overall and that everyone needs to keep their eyes open and pay attention to unusual activity in the area and call the County sheriff at 941 639 2101 if they see anything out of the ordinary.

A motion was made by Don Landmann and seconded by Ross Witschonke to adjourn the meeting at 5:00PM. Motion was carried.

Karen Irvine invited all to stay for cocktails food and merriment.

Respectfully submitted
Susan E. Butler
Board Member