



# ISLE OF PINES

## PROPERTY OWNERS ASSOCIATION



**April 2017**



## Easter Party and Egg Hunt

**Saturday April 1<sup>st</sup> at 10am.**

- ♦ **Egg hunt for all ages, even adults!**
- ♦ **Egg decorating stations. Please bring 3 boiled eggs per child for decorating.**
- ♦ **Easter bunny will be here! Bring camera or phone for photos.**
- ♦ **Great Prizes, Coffee, Juice, Muffins and Fruit will be provided!**
- ♦ **First egg hunt will begin at 10:15 for the little ones. Be sure to bring your baskets!!**



**HAPPY EASTER**



Use of the park and this event is for IOPPOA members and accompanied eligible guests (see park rules). If you wish to join, please contact a board member. Sign up will also be available at the park during this event.

# From the IOPPOA President

Dear Neighbors,

Happy April! Hopefully you are looking forward to the warm weather and being able to enjoy the outdoors as much as myself. Summer is just around the corner and all of us will soon be spending more leisure time at the South Park. Please enjoy the park and also help us maintain it by cleaning up after yourself before you leave the Park. If you happen to see something that is out of order it would be great that you take the time to make it right.

I would encourage each member to speak to your surrounding neighbors about joining the Property Owner Association as the more members we have it enables us to accomplish more projects and maintain our existing property. We are seeking feedback from anyone that is interested in helping with the clearing of the North Park property. We would like to schedule a work day in the near future. Please contact Amanda Starcher at [Amanda.starcher@gmail.com](mailto:Amanda.starcher@gmail.com) or myself at [gardnerinc@bellsouth.net](mailto:gardnerinc@bellsouth.net) or call me at 407-496-1522 to add your name to the list of volunteers so we may schedule and get started. There are many other things that can be accomplished at the North Park besides a Dog Park!

As a reminder the Board Meets the first Tuesday of each month at the South Park at 7:00pm and everyone is welcome to join in.

Thank you,

Terry Gardner  
IOPPOA President



ISLE OF PINES PROPERTY OWNERS' BOARD MEMBERS		
Officers:		
Name	Phone	Email
President: Terry Gardner	407-496-1522	<a href="mailto:gardnerinc@bellsouth.net">gardnerinc@bellsouth.net</a>
Vice Pres: Al Eastburn	321-245-7710	<a href="mailto:aeast4748@aol.com">aeast4748@aol.com</a>
Treasurer: Ed Moon	321-228-3116	<a href="mailto:ed@turbomoon.com">ed@turbomoon.com</a>
Secretary: Jesse Dance		<a href="mailto:flyfshermn82@gmail.com">flyfshermn82@gmail.com</a>
Board Members:		
Dana Aikin	407-401-3606	<a href="mailto:123danaaikin@gmail.com">123danaaikin@gmail.com</a>
Suzanne Arnold	407-281-0901	<a href="mailto:suzarnold@mindspring.com">suzarnold@mindspring.com</a>
Fred Blankenbicker		<a href="mailto:flb_steelers@yahoo.com">flb_steelers@yahoo.com</a>
Robert Holder		<a href="mailto:jetbreeze45@aol.com">jetbreeze45@aol.com</a>
Chet Koziniski	828-699-8715	<a href="mailto:chk43812@yahoo.com">chk43812@yahoo.com</a>
Shawn Krzanik	321-239-6462	<a href="mailto:stkrzanik@gmail.com">stkrzanik@gmail.com</a>
Domenique Lombardo	407-474-7000	<a href="mailto:dblanch@bellsouth.net">dblanch@bellsouth.net</a>
Kurt Lugar		<a href="mailto:lugar@bellsouth.net">lugar@bellsouth.net</a>
Donna Spencer	716 -861 -7076	<a href="mailto:djspe1121@aol.com">djspe1121@aol.com</a>
Amanda Starcher		<a href="mailto:Amanda.starcher@gmail.com">Amanda.starcher@gmail.com</a>
Kip Buckley		<a href="mailto:cpbuckleyiv@gmail.com">cpbuckleyiv@gmail.com</a>

The IOPPOA Board meets the First Tuesday of every month at 7:00pm at the South Beach Park. All are welcome to attend.

Please contact a board officer if you would like a topic to be put on the agenda for discussion.

Check us out at  
[www.isleofpines.org](http://www.isleofpines.org)

# March Board Meeting Minutes

Date: 3/7/2017

Start time: 7:05pm

Meeting called to order by Terry Gardner,

February minutes were accepted and seconded with no opposition

Treasurers report showed a total of \$25,604.77 as of date 2/28/2017 and was read and approved. No one opposed.

## **Discussion of Old Business:**

Orange County will not be dropping the speed limit at this time. The county recommended the placement of a small median island to be located somewhere between the old country store and Augustine Road to as a traffic calming device as this is the area that encounters the most speeding in and out of the community.

Josh and Suzanne are working on creating an active PayPal link on the IOP website.

The easement agreement between the IOPPOA is complete and has been filed in the county records granting Mr. Rogers the owner of lots 4 & 5 a 30' wide easement of the south portion of our lot 3. We are awaiting final billing from the Attorney.

## **Discussion of New Business:**

Private/reserved party parking needs to be discussed as between the gate and the pavilion. Possible parking map might need to be added to the park rules paperwork. Terry and Al are going to walk the property to determine what is needed to clarify the parking areas for vehicles and boat trailer parking and possibly some new signage.

A motion was made to allow more than 50 people for a park party on 4/21, but the host needed to supply a port-o-let and liability insurance. It was seconded. No opposition. Motion passed.

A motion was made for \$700 for park dock repairs/upgrades including bumpers, staining the dock, and necessary board replacement. It was seconded with no opposition. Motion passed.

Dana will head the Father's Day fishing tournament on June 18<sup>th</sup>. Registration is at 5:30am and weigh-in is at noon. Lunch will take place after the weigh-in. Entry fee is \$ 10 per person. Trophies for biggest fish and most weight. Artificial lures only. A \$550 budget was determined. It was motioned and seconded. No one opposed. Motion passed.

We will be taking donations for the July 4<sup>th</sup> fireworks fund.

Meeting ended at 8:05pm

**Board Members that attended:** Dana Aikin, Fred Blankenbicker, Jesse Dance, Terry Gardner, Al Eastburn, Amanda Starcher, Donna Spencer, Robert Holder, Chet Kozinski, Kip Buckley, Ed Moon, Kurt Lugar, Shawn Krzanik, Suzanne Arnold

## **Board Members Absent**

Domenique Lombardo

## **Guests:**

Emily Durham, Jay Blumetti, David Hatfield, Mike & Jen Land, Dave Caldwell, John Odena

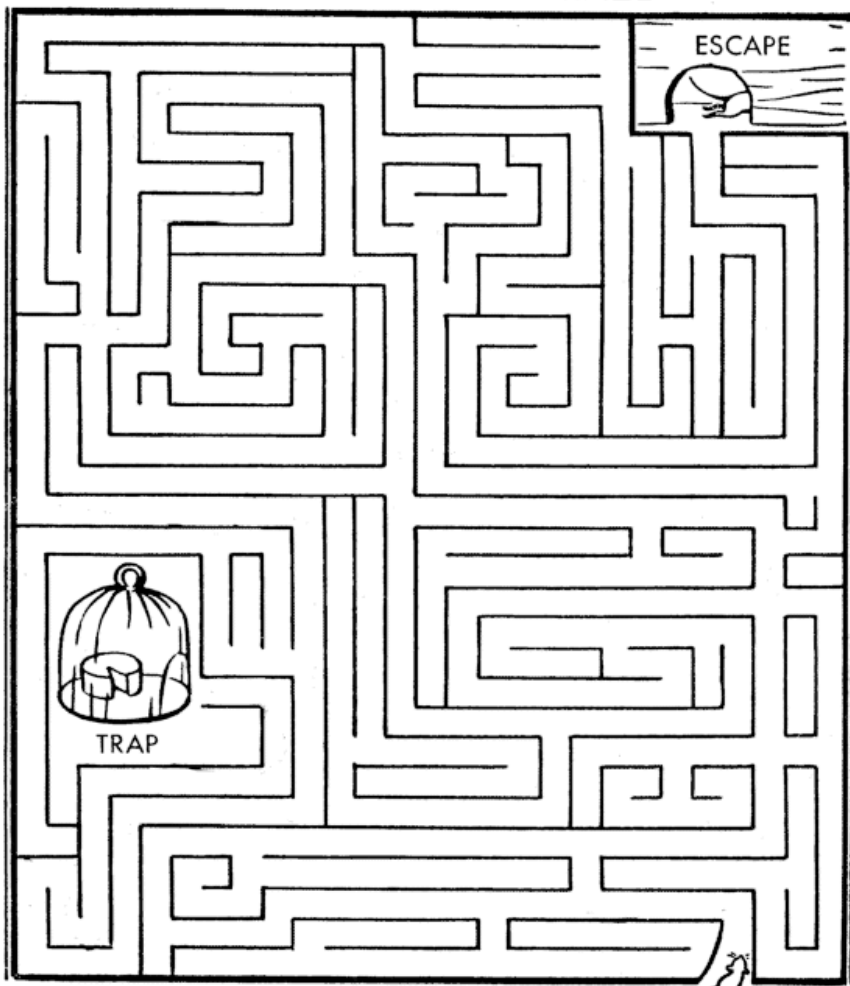
## ANNOUNCEMENTS & OTHER



A BIG THANKS to Mike & Jen Land for hosting the IOPPOA Saint Patrick's Day Party. Thanks as well to the volunteers that helped make it a success. It was some good food and great times with family and friends!



### THE MOUSE-TRAP MAZE



Start chasing mouse here →

RaisingOurKids.com



With a crayon or pencil follow between the lines, beginning at the starting point. Do not cross any lines. Try to take the path that will bring the mouse to your trap. Be very careful or the mouse will escape.



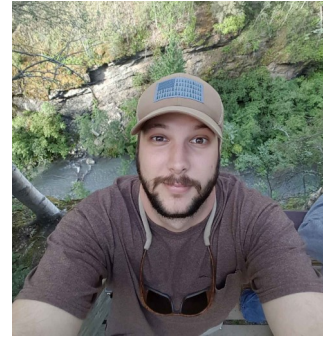
# HAPPY BIRTHDAY



Rachel Dance  
April 7th



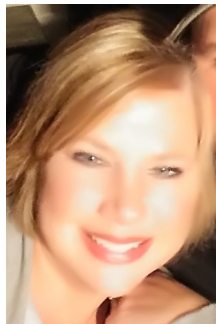
"Tootsie" Gardner  
April 12th



Trey Gardner  
April 20th



Brian Dowling Jr  
April 25th

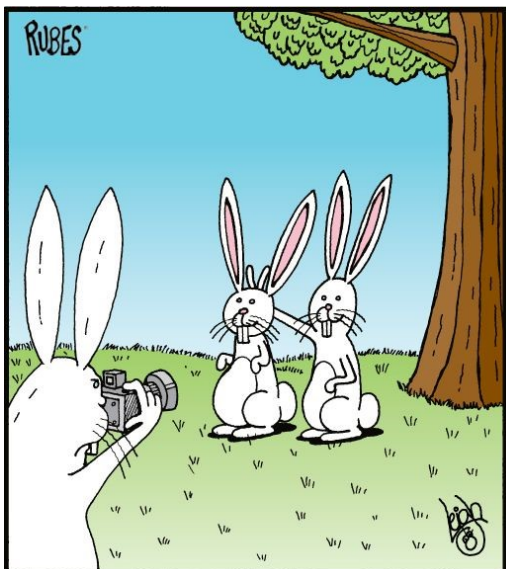


Wendi Rome  
April 14th



Quin Eastburn  
April 15th

Remember if you have an up coming Birthday, Anniversary or other special event you would like in the newsletter, please email [iopnewsletter@yahoo.com](mailto:iopnewsletter@yahoo.com)! Please submit by the second Saturday in the preceding month.



## Play Group

Join us at the park  
Wednesdays at 4:00.

Feel free to bring a  
snack to share.

No drop offs please!



## Upcoming IOP Events

April 1	Easter Party
May 13	Triathlon
June 17	Triathlon
June 18	Father's Day Fishing Tournament and Fish Fry
Oct 14	Triathlon

NOTE: Private—Park rental functions may be viewed  
at [www.isleofpines.org](http://www.isleofpines.org)

### Orange County Mosquito Control Ph (407-254-9120)

Email: [mosquitocontrol@ocfl.net](mailto:mosquitocontrol@ocfl.net)

Getting bit by Mosquitos? Call Orange County Mosquito Control. They will come out almost every time that someone calls. Spraying usually begins shortly after sunset and can continue into the very early morning, depending on the time of the year.

## NEWSLETTER ADVERTISING RATES

1 / 8 PAGE  
\$7.50

1 / 4 PAGE  
\$15

1 / 2 PAGE  
\$30

FULL PAGE  
ONLY AD ON THE PAGE \$60

DROP AD  
YOU SUPPLY THE AD \$50

PERSONAL AD  
(MEMBERS ONLY)  
2 x 3 1/2  
FREE

PLEASE MAKE CHECKS PAYABLE TO  
**IOPPOA**

To advertise please email  
[iopnewsletter@yahoo.com](mailto:iopnewsletter@yahoo.com)

a m o r t h o d o n t i c s . c o m  
**anderson moopen**  
O R T H O D O N T I C S

### TWO LOCATIONS:

9161 NARCOOSSEE RD, STE 105  
ORLANDO, FL 32827  
407-418-0500

3150 SOUTH CONWAY ROAD  
ORLANDO, FL 32812  
407-658-0280



*Something for everyone to smile about . . .*

- Complimentary new-patient exam
- Interest-free financing options available
  - Experienced and gentle staff
- Early morning and after school appointments

SERVING ORLANDO FAMILIES FOR MORE THAN 30 YEARS.



Isle Of Pines Resident

Luis A. Velez Cruz  
Master Electrician



License  
#ERI3014629

407-616-2279

24electric-service@gmail.com  
www.24electric-service.com

Residential  
Commercial  
Industrial Service

## Double Discount Plumbing

**Commercial & Residential  
IOP Resident for over 35 years!**

**Bill Jenkins Jr. , Owner  
407-282-6056 Office  
321-303-8273 Cell**

**State License # CFC 1426406**



Isle of Pines Resident  
Licensed & Insured

Call or Text Matt  
321-278-2448

**Stump Grinding by Gary**  
Isle of Pines Resident



Call for quote.  
Gary Fishman  
407-342-9146



Dave Harbin  
Owner  
(407) 277-2320

IOP resident since 1997

### Park Rental Information:

If you are member of the IOPPA then you may "rent" the South Beach Park. How do you go about that? Well it is easy. Check out the web-site [www.isleofpines.org](http://www.isleofpines.org) and look under the Community Calendar to see if the date is available. If it is, download the Park Rental Application (Under Community Stuff). E-mail Jesse Dance at [flyfishermn82@gmail.com](mailto:flyfishermn82@gmail.com) and let him know that you want to reserve the park. Next, make arrangements to get the paperwork and your \$75 deposit check to Jesse. The park isn't considered rented until the check and paperwork have been received. Pick up the Private Function sign from Jesse on the day of your party. After the function if all is in order then your check will be returned to you.

**REMEMBER:** All garbage should be bagged and removed from the park. Park Rules are also located on the IOPPA website and should be reviewed before your function. Other members may still use the park and facilities.

### Please Slow Down

**Kids are on the streets waiting for school buses, walking, riding bikes, skateboarding and such.**

**Please use caution and observe the speed limit entering and exiting the neighborhood.**

**Parents, please talk to your kids and tell them to be cautious. If they see a car coming move off to the side of the road. Make sure when they are waiting for the bus that they are not standing or sitting in the road.**

**Thank you.**

SPEED  
LIMIT  
**35**



Specialty Real Estate Firm, Offering World  
Class Service with Attention to  
Personal Details and Marketing.

14 years serving Isle of Pine  
"28 Years VA/FHA Experience"

*Domenique J Lombardo*  
Realtor® Broker-Owner  
Cell: 407-474-7000



**NEW: Now offering showings  
to view lakefront properties  
by boat or see the  
lake for homes with access.**

The Noble /No Bull Agent, that treats you like Royalty  
13230 Lake Mary Jane Rd, Orlando, FL 32832  
www.royaltyrealestateboutique.com

**I Live, Play, & Sell Homes Here!**  
I Sell More Homes than any other agent in the **Isle of Pines!**



**1642 Lookout Landing Cir \$1,550,000**  
**Winter Park listing under contract**  
**in only 2 weeks!**



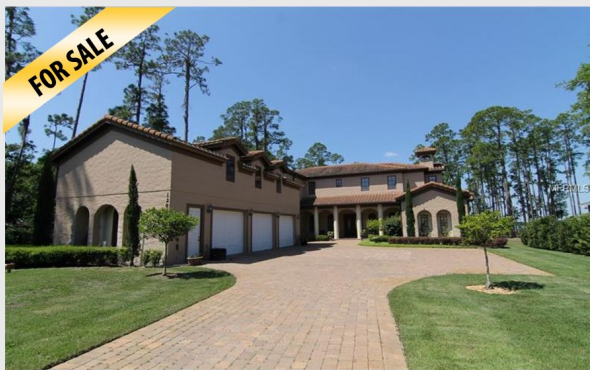
**ISLE OF PINES - CONIFER DR.**  
**SOLD BY DOMENIQUE IN ONLY 8 DAYS - \$225,000** Pride of ownership home. With 3 bedrooms and 2 bathroom, 2 car garage with inside utility room. Vaulted ceilings, open kitchen with an eating bar and breakfast nook overlooking the family room with the wood burning fireplace. Tile through out the home except for the 2 spare bedrooms. Screen porch leading to over sized fenced and landscaped yard with above ground pool and deck. Concrete slab with aluminum galvanized RV/Boat port and shed. This home offers more than you would expect.



**12232 LAKE MARY JANE RD - ISLE OF PINES - LISTED & SOLD BY DOMENIQUE IN 0 DAYS!!!**  
With its beautiful sunset views or relax in your private yard or on your dock with its own boathouse with a sundeck and boat slip or enjoy grilling out with friends and family in your outdoor summer kitchen with its own smoker. This gorgeous home sits on 1 1/2 acres in lake Mary Jane. Isle of pines is a great community to raise a family and this house will take your breath away **\$917,000**



**14415 SHEBA RD - ISLE OF PINES VACANT LOT**  
Vacant 1/3 acre lot with access to the Chain of Lakes - Lake Mary Jane/Lake Hart. Neighborhood voluntary HOA for the community area only which offers pavilion, playground, beach area, basketball court, dock with boat ramp and neighborhood activities throughout the year. If you wish to join it is \$125 per year. There is no HOA for your home only the neighborhood community area. Bring your own builder. No time frame to build. Building requirements are only what Orange County requires. **\$45,000**



**Newly listed lakefront beauty 12852 Robert's Island Rd.**  
**We can show you the property anytime by boat as well.**  
**Please call to make your appointment today!**  
**\$1,449,000 MLS# 05492366**



**2000 MASSACHUSETTS AVE NE, ST PETERSBURG, FL 33703**  
Enjoy tropical flora & fauna, peaceful entertainment custom lagoon salt water pool area leading to Tampa Bay in this 3200 sf 3bed/3.5bath home with theater room. Rainforest oasis walkway that creates a private experience leading to a large travertine entertainment sun bathing deck surrounding a custom designed lagoon saltwater heated pool. **\$1,600,000**



**VACANT LOT IN ISLE OF PINES- 13021 LAKE MARY JANE RD -** With access to the Chain of Lakes-Lake Mary Jane/Lake Hart. Voluntary HOA for the community area only which offers pavilion, playground, beach area, basketball court, dock with boat ramp and neighborhood activities throughout the year. If you wish to join it is \$125 per year. Bring your own builder. No time frame to build. Building requirements are only what Orange County requires. Close to Medical City, Airports and soon to be built Lake Nona Town Center.. **\$75,000**



**MAITLAND - LAKE FRONT**  
Rarely available 1/1 unit directly on lake Maitland of the Winter Park chain of Lakes, prime location. Pride of ownership one bedroom one bath with a screened porch overlooking the pool and beautiful lake Maitland. Direct access to the lakes with boat parking. Assigned covered parking space included. Near cafes, boutiques, & charming Park Ave. restaurants and events. Walk to art festivals on Lake Lily & Park Ave. Centrally located to downtown and easy commuting. Stackable ventless washer and dryer are permitted to be added to unit closet. **\$199,500**



Think of us as your full service real estate information source!

**I HAVE HOMES AVAILABLE THAT ARE NOT ON MLS**

**I have buyers ready and waiting. I sell 67% of my own listings personally!**

Call me to learn why now is the time to sell your property while inventory is down and interest rates are still low! When you need your home sold for the highest price and the least amount of inconvenience with a proven track record since 1988, call Domenique!



**Making dreams come true, one home at a time.**