



# ISLE OF PINES



PROPERTY OWNERS ASSOCIATION

**March 2014**



## **St Patrick's Party**

**Saturday 15th March**

**7:00 – 10:00 pm**



**Corn Beef and Cabbage will be  
provided but please bring your  
favorite dish for others to share!!**

**For more details contact**

**Mike : 407 482 3588**



# **Beach Clean up**

**Saturday March 15th, 9:00 am**

## **VOLUNTEER'S NEEDED**

**make up day Saturday 22nd March.**

**Gift card drawing for all who help.**

**For further details please contact -**

**Dana Aikin**

**407-401-3606**



# **EASTER EGG HUNT**

**Saturday April 12th**

**10 am - Noon**

**More Details in next months**

**Newsletter**



# From The IOPPOA President

## Presidents Letter

Hello Everyone

Well welcome to 2014 . Even though it is March it is still a new year . First off I would like to take the opportunity to thanks Terry Aikens for being president for the two past years. Great job Terry

We have a lot of events coming up this year the Easter party fathers day fishing and July 4 just to name a few. These are what makes this a unique community. If you talk to other people and ask what do you get from your association they mostly just say the grass cut and a lot of rules to follow. Well we try to do things as a community that people would enjoy.

I have been a resident of the IOP for over 25 years and have raised my three children here. They love it out here so much that one left and then bought a house here and moved back., I also know of other neighbors that have the same thing.

Please try to help the association as much as you can REMEMBER all board members are volunteering their time and could use all the support we can get .

We do still have a couple of open positions so as to have a full board. And the position of secretary is still open.

Please remember that even though we have a nice new paved road the speed limit is still 35 mph so please drive carefully.

Have a safe 2014

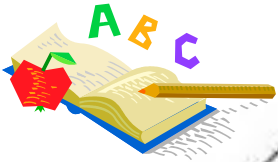
Al Eastburn



HAPPY  
ST. PATTY'S  
DAY



# Kidz Corner — No parents allowed



Q: What did the ground say to the earthquake?

A: You crack me up!

Q: Why did the music teacher need a ladder?

A: To reach the high notes.

Q: What's the worst thing you're likely to find in the school cafeteria?

A: The Food!

Q: What kind of plates do they use on Venus?

A: Flying saucers!

Q: Why did nose not want to go to school?

A: He was tired of getting picked on!

Q: How do you get straight A's?

A: By using a ruler!

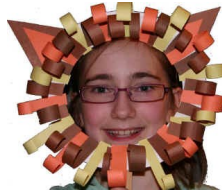
Q: What did the pen say to the pencil?

A: So, what's your point!

## Lion Mask Craft

### Materials:

- a paper plate
- construction paper (brown, yellow and/or orange)
- pencil,
- glue,
- popsicle stick, [Tongue Depressor](#) or unsharpened pencil



### Instructions:

- Cut rectangles out of construction paper. I make them about 4 inches long and an inch or two wide..
- You can decorate the rectangles with markers or sparkles to make the craft a bit more complicated.
- Have an adult cut the center out of the paper plate so the child's head becomes the center of the mask.
- Roll one of the rectangles of construction paper around a pencil to make it curly.
- Glue the curled rectangles all the way around the edge - we alternated making a pattern -- patterning is a good exercise for young children).
- Optional: Cut a couple of triangles for ears out of construction paper.
- Glue on a popsicle stick or unsharpened pencil as a handle (you might want to add a bit of tape to reinforce). Now the child can peek through the lion mask!



## IOP Calendar of Events

### 2014

March 15th

Beach/Park Clean up

\*\*\*\*\*

March 15 th

St Patrick's Party

\*\*\*\*\*

April 12th

Easter Party

\*\*\*\*\*

June 15th

Fathers Day Fishing  
Tournament.

\*\*\*\*\*

July 4th

July 4th Celebrations

## NEWSLETTER

### ADVERTISING RATES

1 / 8 PAGE

\$7.50

1 / 4 PAGE

\$15

1 / 2 PAGE

\$30

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ONLY AD ON THE PAGE \$60

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(MEMBERS ONLY)

2 x 3 1/2

FREE

PLEASE MAKE CHECKS PAYABLE TO  
IOPPOA

## Orange County Sheriff's Office

Non-emergency: (407)836-HELP

(407-836-4357)

## Please Slow Down Speed Kills.

*Kids will be on the streets wait-  
ing for school buses,  
riding bikes, skateboarding and  
walking.*

*Please use caution entering  
and*

*exiting the neighborhood.  
(YOU NEVER KNOW...YOU  
COULD BE ON RADAR)*



Please Scoop



# ISLE OF PINES PROPERTY

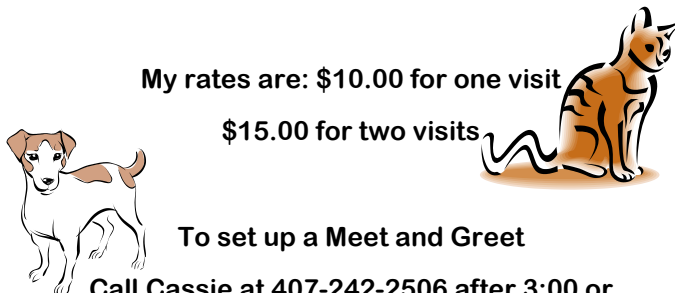
## OWNERS' BOARD OF DIRECTORS

Officers:		
President: Al Eastburn	407-658-1562	<a href="mailto:ahead4748@aol.com">ahead4748@aol.com</a>
Vice Pres: Dana Aiken	407-401-3606	<a href="mailto:danaaikin@bellsouth.net">danaaikin@bellsouth.net</a>
Secretary:		
Treasurer: Mindy Nodorft	407-721-1251	<a href="mailto:mnodorft@bellsouth.net">mnodorft@bellsouth.net</a>

Board Members		
Suzanne Arnold	407-281-0901	<a href="mailto:suzarnold@mindspring.com">suzarnold@mindspring.com</a>
Domenique Lombardo	407-474-7000	<a href="mailto:dblanch@bellsouth.net">dblanch@bellsouth.net</a>
Mike Bull	407-306-9030	<a href="mailto:mobull1203@bellsouth.net">mobull1203@bellsouth.net</a>
Shawn Krzanik	321-239-6462	<a href="mailto:stkrzanik@gmail.com">stkrzanik@gmail.com</a>
Carolyn Bird	321-945-3185	<a href="mailto:ssata2001@yahoo.com">ssata2001@yahoo.com</a>
Josh Harriger	321.299.2062	<a href="mailto:josh.harriger@gmail.com">josh.harriger@gmail.com</a>
Josh Starcher	407-536-6228	<a href="mailto:josh.starcher@gmail.com">josh.starcher@gmail.com</a>
Nicola Worcester	321-231-1366	<a href="mailto:nicola.worcester@yahoo.com">nicola.worcester@yahoo.com</a>
Brenda Golden	661-505-0413	<a href="mailto:goldenbrenna@aol.com">goldenbrenna@aol.com</a>
Chris Redmond	321-229-6867	<a href="mailto:chipredmond@hotmail.com">chipredmond@hotmail.com</a>
David Hatfield	321-299-6653	<a href="mailto:davidphatfield2@hotmail.com">davidphatfield2@hotmail.com</a>
Nikki Patterson	407-275-7483	<a href="mailto:IOPKraZ@gmail.com">IOPKraZ@gmail.com</a>
Chet Koziniski		

### Cassie's Pet Sitting Services

If you're in need of an honest and dependable care giver for your pets, then need no more. I come to your house so your pets are in the comfort of their own home. Whether you have a long day planned or you're going out of town, no worries I am here. I have been pet sitting in our neighborhood for 6 months, and have lived here 15 years. I love caring for all my pet clients. Thanks to all my pet owners for this opportunity.



My rates are: \$10.00 for one visit

\$15.00 for two visits

To set up a Meet and Greet

Call Cassie at 407-242-2506 after 3:00 or

Sherrie at 407-222-0797 anytime

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MONDAY- SATURDAY

10:00AM – 4:00PM

# Luck o' the Irish Brownie



## Ingredients

*Original recipe makes 1 9x13-inch pan*

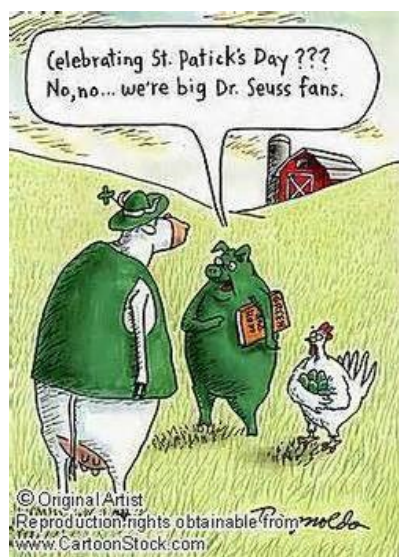
4 (1 ounce) squares unsweetened chocolate

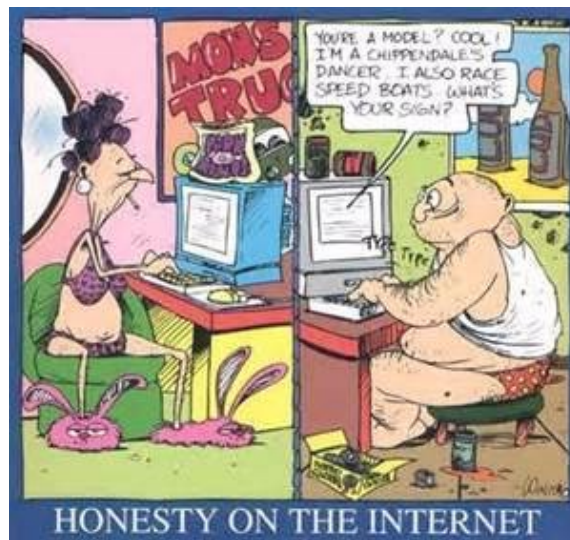
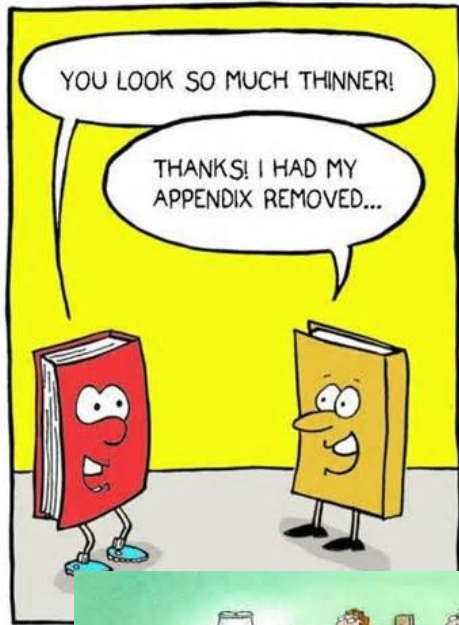
- 1 cup margarine, softened
- 2 cups white sugar
- 3 eggs
- 2 1/2 teaspoons vanilla extract
- 1 cup all-purpose flour
- 1/2 cup butter, softened
- 4 cups confectioners' sugar
- 2 tablespoons milk, or as needed
- 1 1/2 teaspoons peppermint extract
- 6 drops green food coloring
- 1 1/3 cups semisweet chocolate chips
- 6 tablespoons butter

1 tablespoon vanilla extract

## Directions

1. Preheat the oven to 350 degrees F (175 degrees C). Grease a 9x13 inch baking dish.
2. Melt the unsweetened chocolate in a cup or small bowl in the microwave. Stir at 15 second intervals until chocolate is smooth. Allow to cool slightly. Transfer to a large bowl, and stir in the margarine and sugar until smooth. Beat in the eggs one at a time, then stir in the vanilla. Stir in the flour just until blended. Pour the batter into the prepared dish and spread evenly.
3. Bake in the preheated oven until the surface appears dry and the sides are beginning to pull away from the edges of the pan, 20 to 25 minutes. The brownies may look more like cake and may jiggle slightly in the center- this is normal. Remove from the oven and cool in the pan set over a wire rack.
4. To make the middle layer, beat 1/2 cup of butter with confectioners' sugar in a large bowl using an electric mixer. Add milk as needed to get a spreadable consistency. Stir in the peppermint extract and green food coloring. Spread this over the cooled pan of brownies. Refrigerate for 30 minutes
5. In a microwave-safe bowl, microwave chocolate chips with the butter until melted. Stir every 20 seconds until chocolate is smooth. Stir in vanilla and then pour over the chilled brownies and quickly spread to cover the surface. Cool again until firm, about 10 minutes, then cut into squares and serve.





**You might be a  
redneck If ....**

**You think "loading the dishwasher" means getting your wife drunk.**

**You ever cut your grass and found a car.**

**You own a home that is mobile and 5 cars that aren't.**

**You think the stock market has a fence around it.**

**Your stereo speakers used to belong to the Drive-in Theater.**

**Your boat has not left the drive-way in 15 years.**

**You own a homemade fur coat.**



## Favorite Irish Stew

### Ingredients

- 1/3 cup plus 1 tablespoon all-purpose flour, *divided*
- 1-1/2 pounds lamb stew meat, cut into 1-inch cubes
- 3 tablespoons olive oil, *divided*
- 3 medium onions, chopped
- 3 garlic cloves, minced
- 4 cups reduced-sodium beef broth
- 2 medium potatoes, peeled and cubed
- 4 medium carrots, cut into 1-inch pieces
- 1 cup frozen peas
- 1 teaspoon salt
- 1 teaspoon dried thyme
- 1/2 teaspoon pepper
- 1/2 teaspoon Worcestershire sauce
- 2 tablespoons water



### Directions

- Place 1/3 cup flour in a large resealable plastic bag. Add lamb, a few pieces at a time, and shake to coat.
- In a Dutch oven, brown lamb in batches in 2 tablespoons oil. Remove and set aside. In the same pan, saute onions in remaining oil until tender. Add garlic; cook 1 minute longer.
- Add broth, stirring to loosen browned bits from pan. Return lamb to the pan. Bring to a boil. Reduce heat; cover and simmer for 1 hour or until meat is tender.

## TRIATHLON DATES FOR 2014

Please contact Hugh Blair if you would like to help marshal a corner. -blairhugh@yahoo.com

**Wildman Tri Festival - Saturday, March 15, 2014**

**> Spring Fling Tri Festival - Saturday, April 12, 2014**

**Father's Day Tri - Sunday, June 15, 2014**

**BelieveStrong Tri - Sunday, August 17, 2014**

**Epic Triathlon Festival - Sunday, September 14, 2014**

6 years ago we started a Neighborhood Watch program to help alert our community to wildfire dangers and some small crimes. Our program notifies residents by email – and normally we have very few alerts each year – although every once in a while we do have situations that are more serious. We encourage residents to join our free confidential email list.



Years ago residents suggested that we have **LMJ decals** for our cars.

Hopefully you have seen the **blue & white car window decals**. **We are encouraging all residents in the area to place these on the upper right rear window of their vehicles – so we will easily recognize our own neighbors.** (We've had a lot of "suspicious" vehicles called in that turned out to be neighbors.) **We are asking for a donation of 50 cents per decal.** We have over 400 homes in our community participating in our Neighborhood Watch program. To join our confidential program, or to order window decals, just send your name, address, emergency phone # and email to:  
[SuzArnold@mindspring.com](mailto:SuzArnold@mindspring.com).

Thanks for helping to keep our neighborhood safe!

Suzanne Arnold  
LMJ Neighborhood Watch Coordinator

Please remember to report all incidents to the police before contacting Neighborhood Watch.

We are NOT  
police officers!

I am looking for some replacement block captains if you are interested in helping.

I am also looking for someone to help me research & run alternative sites for communications such as a limited Facebook or My Neighborhood site.



**AVERAGE IS  
NOT AN  
OPTION.**

**[WWW.LAKENONABOOTCAMP.COM](http://WWW.LAKENONABOOTCAMP.COM)**

# Woody Properties Team

## No One Knows This Area Better!

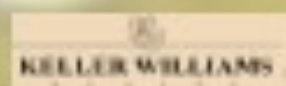
## Call Us Today To Sell Your Home!

### Our Team:

Patsy Woody: Broker –Resident Live Oak 15 years

Suzette Beaujon: Realtor-Resident Lake Nona 7 Years

Lynae Wheelhouse: Realtor- Resident Live Oak/North Shore 5 years



## 407-531-5361

### *Some of Our Current Listings:*

4.8 acres custom built St. Cloud 365,900  
**UNDER CONTRACT**



Marsh Pines 5 BR/ 2 ½ Bath 355,000



Southern Pines 4 BR/ 3 ½ Bath 270,000



Visita lakes 4 BR/3 Bath 268,900







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Ben Faurot is CEO of Far Out Solutions and has resided in the Isle of Pines community since 2006.

### Far Out Solutions

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theteam@faroutsolutions.com



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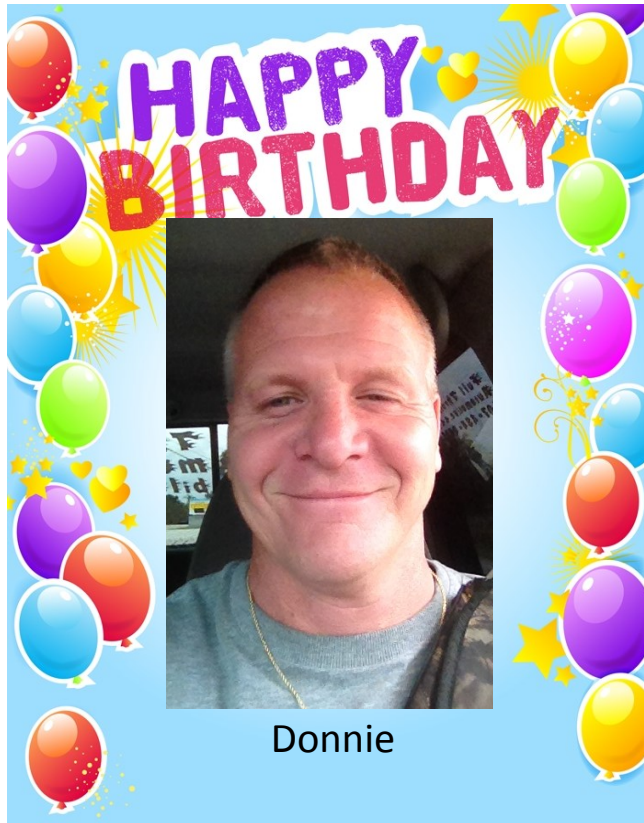
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Orlando, FL 32812  
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# ANNOUNCEMENTS



Donnie



**Jennifer Eggland**  
**Independent Consultant**



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The season is upon us again, so keep this number handy. They will come out every time (almost) that someone

Please checkout the  
Newsletter at-  
[www.isleofpines.org](http://www.isleofpines.org)  
to see it in color

**All newsletter ads &  
info  
in by the 20th of each  
month  
([iopnewsletter@yahoo.com](mailto:iopnewsletter@yahoo.com))**

The IOPPOA Board meets the First  
Tuesday of every month at 7:00pm at  
the South Beach Park.

All are welcome to attend.

Contact an officer if you would like a  
topic to be put on the agenda.

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# WANTED !!!

## FREE - IOP Resident Local Company or Trade Listing

As a courtesy to the Isle of Pines residents and business owners, the Isle of Pines Property Owners Association (IOPPOA) is creating a database of locally owned and operated companies or trades to be published on the IOP website and available to residents (this Summer), free of charge. The intent of the database is to provide resources for residents seeking local services from residents in our community. The local company or trade owner must reside in the IOP. The mission is to publish local resources with the intent to bring additional business to our residents companies or trades they perform with the hopes it will save money for the consumer and provide a more personable service. Please note, the IOPPOA does not endorse any trade listing and is only providing the contacts as a resource. The consumer takes responsibility for utilizing this information. If interested, fill out the below information and return it to the email or address listed. It is preferred that the form be filled out and submitted electronically. The file is available on our website at: [www.isleofpin.es.org](http://www.isleofpin.es.org). Please email any questions to: [iopkeepitinthehood@yahoo.com](mailto:iopkeepitinthehood@yahoo.com).

### Local Company or Trade Listing - Keep It In The Hood

#### **General Data - Not To Be Published - Confidential**

- 1 Homeowner Name
- 2 Homeowner Address
- 3 Homeowner Email Address
- 4 Homeowner Phone
- 5 Number of Years Living in Isle of Pines


#### **Company or Trade Data - To Be Published**

- 1 Industry or Trade (example: Plumber, Babysitter, Restaurant Owner)
- 2 Name of Company or Trade
- 3 Contact Name (must be IOP resident)
- 4 Business Phone
- 5 Business Email
- 6 Business Website
- 7 License or Certification (Optional)
- 8 Description or Remarks of Business (Optional - 300 Characters or Less)


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Your level of expertise and motivation exceeded our expectations. Your website is very complete and informative. We appreciate everything you did for on this long process, you made it easy and smooth. Thank you for answering our questions on time and being ready everytime we needed you. We will recommend you to our friends. Your customer service is excellent. You are very professional and a hard worker. Please keep doing things the way you are doing them. **The Bossanyi Family**



"I just wanted to say THANK YOU, THANK YOU, THANK YOU!!! I know that without you and your unending determination, I would not have been able to sell this home. With the market in slow gear, you were truly an outstanding professional. You were the one responsible for the sale of the home and I really appreciate all your hard work. You can be sure that I will spread the word about you and your work ethic. I also hope that we can work together again in the future. You will always be my first call whenever I'm in need of a real estate agent." ~ **Rick Miller, North Shore at Lake Hart**



Thank you so much for helping us purchase the lot. You are a true professional & knowledgeable about the area and the market... You are readily available at all times and everything you predicted came true! Thank you for your all your hard work despite how hard the listing agent made it for us. You made everything possible and you made it happen without inconvenience. We HIGHLY recommend you to anyone looking for the "BEST in the BUSINESS" to sell or purchase real estate! You truly have the customer's best interest at heart from the moment you meet them until the job is done. **The Battistellas, Isle of Pines**



Throughout the entire process, she has gone above and beyond to make sure we were getting the information we needed and keeping an eye on the market. Our home was sold in less than 10 days & She helped us find & purchase a lakefront home. We were the first ones to see a lakefront house that popped up on the market. She came to the showing with the paperwork ready and sent it to the sellers shortly after showing the home. Absolutely outstanding, 5 star broker. Highly recommended. **The Foleys**

## We Will Move This House - FOR SALE



### Isle of Pines Home!

Isle of Pines Home. Enjoy the comfort of a country home feel on your front porch and a short walk to the park inclusive of a boat ramp to the Moss Park chain of lakes for boating, fishing, wakeboarding/skiing and neighborhood parties. Optional HOA for \$125/yr only Oversized lot! Fireplace in family room. Dormer windows, vaulted ceilings, huge bedrooms. Needs a little TLC and your personal touch. Close to highways, airports, stellar schools & the new medical city! Enjoy peace & quiet in a natural setting with beautiful wildlife and sunsets on the lake. IOP Short Sale \$252,000



Exceptional well built pool home located in North Lake Park at Lake Nona, built in 2005. With over 2800 sq ft, 4 bd 3.5 bath. Over-sized lot on conservation. This fabulous Morrison home has all of the upgraded you would expect only a custom home will have, from the kitchen equipped with state of the art stainless steel appliances and Granite counter tops, tile floor on all wet areas, wood floors in master bedroom, fire sprinkler system in the entire house. Lovely pool to enjoy the wonderful Florida weather. **Northlake Pk at Lake Nona**



Lovely pristine 2 bedroom 2 bath home. Newer stainless steel refrigerator and dishwasher. Large screened porch 21 x 10. Brand new A/C system. Washer & Dryer included. Walk across the street to tennis court, heated pool, spa and recreation center which includes shuffle board, billiards and a library. HOA dues are only \$75 per month and includes lawn maintenance. Close proximity to shopping, Sea World, Disney and Universal Studios. Highways 528 & I-4 within 5 minutes. Includes termite bond. \$147,000



Isle of Pine home with open floor plan living room and fireplace perfect to snuggle up for the holidays. Kitchen opens to dining great room. Very spacious master has large walk in closet. Spare bedrooms are large. Excellent storage space. Walk to lakefront community voluntary HOA \$125/yr park where they host monthly holiday events and festivities. Playground, boat ramp, dock to watch the sunset, basketball court, bbq, beach area. \$249.9K



Stunning Lakefront home on LMJ gated estate on over-sized lot! Lakefront views from most rooms. Updated chef's kitchen including granite & 2 ovens. Family rm overlooking pool & spa, beach, dock and lake... majestic sun/moon sets! Relax by the pool, firepit, gazebo, beach with additional fire pit, or on your dock & enjoy! House has metal barrel roof, sea wall, beach, tree house, 2 sheds, total 5 garage spaces/workshop, engineered hardwood floors throughout. \$750K



Rare opportunity to build your dream home on the much sought after 792 acre Lake Lizzie and the Alligator Chain of Lakes. Docks are allowed. This lot is well situated and in close proximity to the New Medical City. It is not far to the Orlando International Airport and the beaches. Minimum living area sq ft required is 2,500 sq ft and 3 car garage.



Live Oak one acre estate pool/spa home. Why wait to build when you can save time and money. Please inquire for list of upgrades for added value. Upgraded wood floors & tile which added bonus for easy cleaning and allergy free living. Huge windows, elegant kitchen offering double ovens, granite, and stainless steel appliances, tray ceilings. Bonus room with full bath could also be theater room. 3 car garage. Close to highways, Medical City, excellent schools, airport & hospitals. \$599K



Beautiful and well maintained Lake Mary Jane lakefront home on oversized lot with luxurious kitchen that has the latest appointments you would expect. Relax by the pool, beach, or on your dock and enjoy all lake activities, like fishing, skiing, etc. Added features for low maintenance & long-term durability are a metal roof, sea wall & durable Engineered hardwood floors throughout. \$750K



Build a dream home on this buildable lakefront lot for sale on Lake Giles. It is minutes to downtown Orlando, the 408, I-4 and shopping. \$168K

WWW.ISLEOFPIINES.ORG