



ISLE OF PINES

Property Owners Association
July 2023



Celebrate in the Hood

IOP FOURTH OF JULY PARTY!

GOLF CART, BIKE PARADE

Decorate your bikes, wagons, strollers, golf carts, horses, or whatever kind of float you can create! Lineup is 6-6:30pm, in front of the Isle of Pine Preserve hiking trails entrance at the dead end of LMJ Road. Board member Dominique Lombardo will lead the parade on a route decorated with curbside American flags.

POT LUCK SOCIAL

This year's 4th of July celebration is a Pot Luck. Please bring your most famous dish to share with the group—entrees, side dishes, salads and desserts all welcome. Hot dogs, hamburgers and chips are being provided by local board members. Selections from Sam's Assorted Ice Creams and a special experience in the 360 Spin Video Booth from 6-9 pm.

FIREWORKS DISPLAY

Isle of Pines Property Owners Association and individual donations support this extravaganza. As a special thanks to all members and a true celebration of the freedoms we enjoy as Americans, join us after dark July 4th in viewing this FIREWORK SPECTACULAR.



More than 60 residents meet to discuss community flooding issues at Town Hall



More than 60 Isle of Pines residents, most of them homeowners, joined officials from Orange County to view construction designs to collect more runoff that might relieve flooding adjacent to Lake Mary Jane Road and Pinecone by replacing two 24" pipes with a 72" culvert pipe at a new location farther down the road.

The IOP Property Owners Board scheduled the Town Hall meeting to gauge homeowner opinion on using the beach common area as the easement connecting that 72" pipe from the road to empty into Lake Mary Jane. What they heard about were a variety of flooding problems on many of the neighborhood tributary roads.

Residents from Bray, Capri, Henson and Bayonne cited years of water overflow, plugged outfall ditches, changes in "wetlands" designations and other water flow impediments caused by housing built to new flood elevation permit requirements.

Listening patiently, George Shupp, project manager, explained that the county was following up on safety issues posed by Lake Mary Jane/Pinecone flooding after the recent hurricane Ian.

"This safety phase needs to be worked on first," he explained. This project, "is the best return on our investment and the first step in alleviating flooding on other streets."

These other residents issues require permits from the South Florida Water Management District (SFWMD), he said. "If we don't address this [Lake Mary Jane/Pinecone] issue first, we can't do anything else."

Officials said they looked forward to future water device treatments that are possible, but "we have to start somewhere."

Second generation IOP resident Nickie Bazinet urged residents on the tributary roads to join, as a group,

(continued on page 3)



Residents gathered in small groups to discuss the Orange County presentation on possible designs for drainage improvement after the Town Hall.

to address their issues to county officials.

Listen to what they are saying to us," she said, referencing the officials' comments at the meeting.

"Use the trigger terms they are using: 'safety,' '400 homes,' 'one way in one way out,' 'evacuation route,' 'county areas blocked off [as traffic egress].' Use those trigger phrases to communicate your issues to them," she advised.

On the original presentation about allowing a beach area easement for the piping from Lake Mary Jane Road, Shupp explained that the 72" pipe would be below ground, probably alongside the existing road, to a depth of 10 feet or deeper.

He emphasized that the construction within the beach area could be at "slow times" and that the county would "restore the ground" following construction.

The county, he said, would "avoid the boat ramp" and would, in the future, be responsible for "any failure."

Residents questioned officials about water quality at the lake drainage location and how it would affect those swimming at the beach. Water draining into the lake now, officials reminded homeowners, is not treated.

For instance, phosphate and nitrate landscaping residue now drain into the lake with each rainfall, they explained.

"Final easement acquisition would require a full [environmental and geotechnical] survey to assess how it would impact the beach and boat

ramp areas," Shupp said. This survey is required by the SFWMD as an analysis of the proposed construction area before permitting.

Questioned about alternate easement sites, Shupp explained that other homeowners had been contacted but expressed no interest in selling to the county.

Steve Cochrane, contact acquisition agent, said "we cannot just go and make bids on property or require people to sell to us."

The project is expected to take a "couple of years," according to Brennan Crenshaw, project engineer, once the easement is acquired and the final project is approved.

Compensation to the IOP and its property owners is dependent on "easement value as determined by an appraisal," Cochrane said in his original presentation to IOP board members at their regular meeting held on May 2.

The reason for the Town Hall, Rick Smallish, board president said, was to have homeowners hear the county's presentation themselves and determine their opinions [about using the beach property as an easement for the flood plain project]."

The meeting lasted more than 2 hours and ended with individual residents gathering in groups to independently discuss the presentation and further question officials who remained on site for a time.



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PRESIDENT'S MESSAGE

Greetings,

It is almost officially Summer and we are in the midst of Hurricane Season. It is not expected to be a busy season, however, please take steps to prepare your home and property just in case.

I hope everyone enjoyed the Father's Day Tournament. Thank you, Matt Rock, for organizing a great event!

Our next event is July 4th , and we are still accepting donations for fireworks. Please make donations via Venmo to @Rachel-Dance-7 or you can give cash directly to Jesse Dance. I know that everyone very much enjoys this event, and it would be great to continue to have an amazing fireworks show! We have not received the level of donations as we have in the past, so please consider supporting.

Details regarding the 4th of July Parade and event at the park can be found in the newsletter and it will be posted on Facebook. The event will be a cookout and potluck style. Burgers and hot dogs will be provided, and we would appreciate if folks could bring side dishes. Let's come together and make this the best 4 th of July event yet!

Thank you everyone!

I look forward seeing you around.

Warm Regards,
Rick Smallish
IOPPOA President

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JUNE 2023 IOPPOA BOARD MEETING MINUTES

Board Members in Attendance: Rick Smallish, Al Eastburn, Dominique Lombardo, Shawn Kraznik, Nikki Rock, Justin Mack, Suzanne Arnold, Thomas Kisner, Billy Akos, Jason Hilley, Dave McAlevy, Mike Preston, Robert Hoppenfeld and Ryan Priemer.

Absent: Chrissy Brown, Daniel Hart, Buck Leahy, Edgar Rodriguez and Ed Moon.

Guests: Many in attendance.

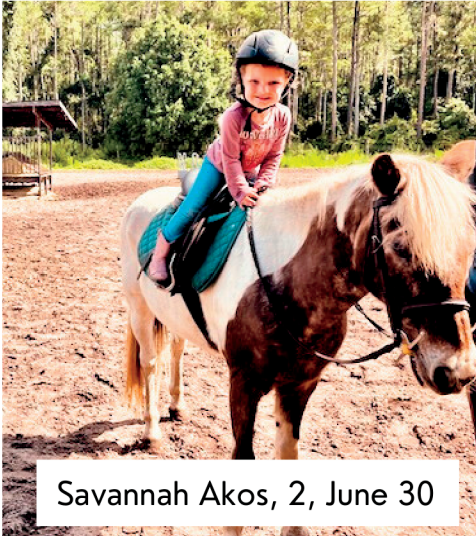
Old Business:

- Meeting called to order at 7:30 pm.
- Motion to accept treasurer's report by Dave McAlevy; second by Nicki Rock.
- Motion to accept May minutes; accepted; non opposed.
- Robert Hoppenfeld has not been able to get caps; he will put it on his to-do list.
- Hold on airboat steel posts.
- Matt Rock will be running the Father's Day fishing event on June 18th.
- Changing table and mini-fridge to be hauled away; cannot be in regular trash pickup.
- Still collecting funds for the 4th of July fireworks.
- 4th of July: food by Billy Akos; Dominique Lombardo suggested a food truck and a 360-photo booth.
- 4th of July: Dominique Lombardo will lead the boat parade; unclear if permission has been granted.
- 4th of July: Suggest potlucks in the future instead of food-provided to save money
- 4th of July: Mike Preston will donate burgers and hot dogs; Thomas Kisner will donate buns. Brooke Eckenrod will donate chips.
- How to fund boat ramp project: Robert's Island owner membership; Get newsletter advertising charges updated; Look at increasing membership cost; Explore Website donations; Sponsor fund-raising events like cornhole, casino games; Have potlucks instead of food-provided at social events.
- Motion to move forward with Boat Ramp by Mike Preston; second by Jason Hilley.
- Motion to make Travis Little a board member by Mike Preston; second by Thomas Kisner. Approved.
- Motion to make Shawn Rolquin an alternate board member by Ryan Priemer; second by Mike Preston. Approved.
- Insurance: Motion to accept bid by Dave McAlevy; second by Mike Preston. Approved.

New Business:

- Next meeting scheduled for Tuesday, July 11th.
- Motion to adjourn at 8:32 pm by Nicki Rock; second by Jason Hilley.

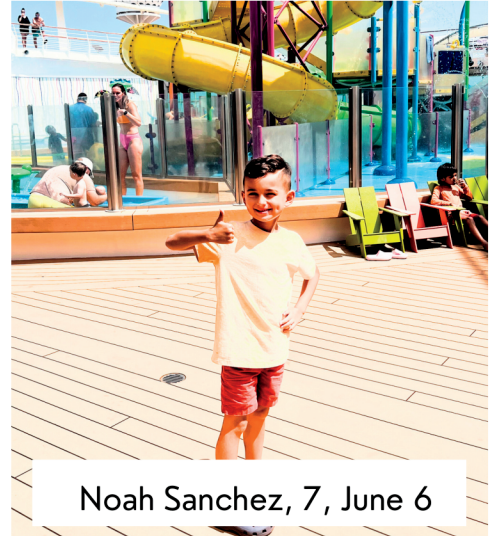
HAPPY BIRTHDAY



Savannah Akos, 2, June 30



Hayden Shoyer, 2, June 19



Noah Sanchez, 7, June 6



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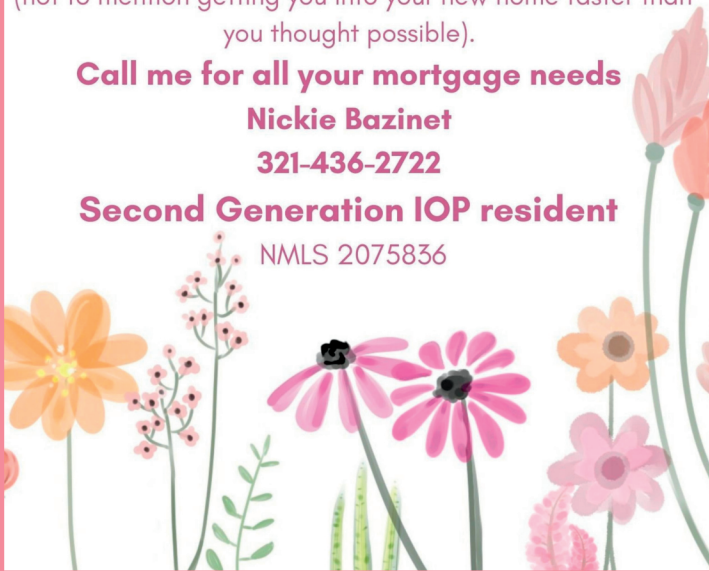
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Please join the I.O.P. Faith & Fellowship
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