

# ISLE OF PINES

Property Owners Association  
August-September 2023

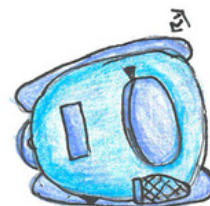
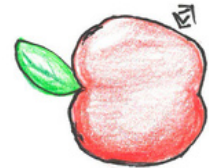


## Back to School in Isle of Pines

### Local school bus rules:

- Motorists are required to stop when approaching a school bus that is stopped with its red lights flashing and STOP arms extended.
- All drivers moving in either direction on a **two-way street (like Lake Mary Jane Road and Moss Park Road before the fire station)** must stop for a school bus displaying a stop signal, and must remain stopped until the road is clear of children **AND** the school bus stop arm is withdrawn.
- On a highway divided by a paved median, (**like the continuation of Moss Park Road beyond the fire station**) all drivers behind the bus must stop for a school bus displaying a stop signal, and must remain stopped until the road is clear of children **AND** the school bus stop arm is withdrawn. Opposite drivers must be cautious.

Keep  
our  
kids  
safe



# JULY 2023 IOPPOA BOARD MEETING MINUTES

**Board Members in Attendance:** Billy Akos, Chrissy Brown, Al Eastburn, Travis Little, Dominique Lombardo, Justin Mack, Dave McAlevy, Mike Preston, Ryan Priemer, Rick Smallish

**Absent:** Suzanne Arnold, Jason Hilley, Daniel Hart, Thomas Kisner, Nicki Rock, Edgar Rodriguez

**Guests:** Konnie Krislock (newsletter editor); Mike Land

Old Business:

- Meeting called to order at 7:11
- Treasurer's report accepted with corrections (made by Justin Mack because of spreadsheet calculation error) by Ed Moon; second Mike Preston
- June minutes approved by Dave McAlevy; second Justin Mack
- Seawall discussion from March 7 meeting on hold for SCWMD permitting
- Lights and caps not quoted; Al Eastburn and Rick Smallish will go out for quotes again and install at least the caps within the next month
- Rick Smallish said he will close out the item on a query from the SCWMD about the Roberts Island property cleanup after no district response
- Fishing Tournament success will be noted in the next newsletter with President's Message thank you and photos
- Thanks will be noted in the President's Message to all those who donated and helped with the 4th of July celebration
- Travis Little said the boat ramp construction items are on order and work should begin within the next month
- Rick Smallish reported that the county notified board members that they are looking at alternative sites for culvert piping outside of the IOPPOA beach property
- Justin Mack reported that the POA insurance policy has been renewed and paid and that a assessment is scheduled July 14

**New Business:**

- Approval to run a newsletter ad for the IOP baseball caps vendor by Justin Mack; second Billie Akos
- A suggestion for a farmers market and yard sale for members; tabled
- Discussion on letter left for Lake Mary Jane Road residents regarding installation of a sidewalk; board members urged residents to call the number on the letter with any questions or concerns
- Discussion on park pass for non-IOPPOA residents and the validity of such authorization within the Bylaws; tabled
- Konnie Krislock, newsletter editor, read a list of four communications improvement suggestions
- Next meeting Tuesday, August 1

Motion to adjourn at 8:30 by Al Eastburn; second by Dominique Lombardo

# AUGUST 2023 IOPPOA BOARD MEETING MINUTES

**Board Members in Attendance:** Al Eastburn, Dominique Lombardo, Rick Smallish, Justin Mack, Edgar Rodriguez, Nikki Rock, Ryan Premier, Dave McAlevy, Suzanne Arnold, Chrissy Brown, Travis Little, Mike Preston and Ed Moon.

**Absent:** Billy Akos, Thomas Kisner, Shawn Kraznik, Jason Hilley, Robert Hoppenfeld, Daniel Hart and Shawn Rolquin.

**Guests:** Konnie Krislock (newsletter editor); Mike Land.

- Motion to start the meeting 7:05 pm by Dave McAlevy; seconded.
- Motion to accept July's Treasurer's report by Justin Mack; seconded by Nikki Rock.
- Motion to accept July's Minutes; seconded by Al Eastburn.

**Old Business:**

- Seawall project it is still on hold until we find out what the county is doing.
- Light caps for the pier have not been completed yet but will be done this month.
- Boat ramp work is still on hold until we get confirmation of work plans.

**New Business:**

- The board will soon start initiating talk about upcoming holiday events.
- The price of the newsletter ads will be slightly increase for the upcoming year.
- Motion to increase the amount of newsletter production from 400 to 420 units.

# PRESIDENT'S MESSAGE

Greetings,

I hope that everyone is doing well!

First, a big thanks to everyone who organized our 4th of July event/fireworks show, and to those who financially contributed to fireworks. I heard that it was one of the best. Shout-out to Jesse, Ryan, Billy, and Justin!!

Now that school is back in session, please take extra caution when driving in the neighborhood and area. I continue to see drivers speeding through the neighborhood. Please review school bus rules provided on the front page of this newsletter.

Also, just a reminder that the park gate needs to always remain closed and locked, unless you have booked the park for a special event.

Stay tuned for details on future events in upcoming newsletters.

Thank you and be safe!

Rick Smallish  
IOPPOA President

## ISLE OF PINES PROPERTY OWNERS ASSOCIATION BOARD MEMBERS

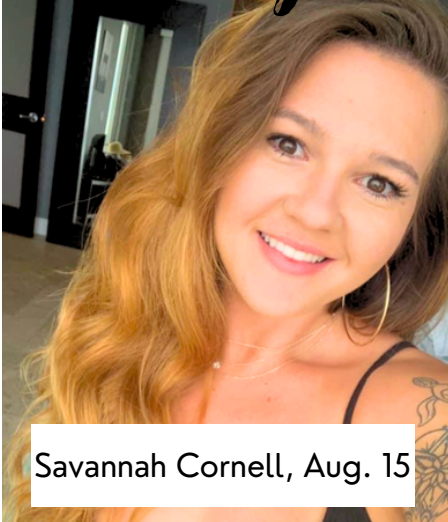
<b>President</b>	Rick Smallish		ricksmallish@gmail.com
<b>Vice Pres.</b>	Al Eastburn	407-325-2479	aheast4748@aol.com
<b>Treasurer</b>	Justin Mack	407-413-2979	ioppoatreasurer@gmail.com
<b>Secretary</b>	Edgar Rodriguez	321-424-2800	edgar@mydreamhomeinorlando.com
<b>Members:</b>	Billy Akos		billya1991@yahoo.com
	Suzanne Arnold	407-281-0901	suzarnold@mindspring.com
	Chrissy Brown	321-303-5487	ChrissyBrown@att.net
	Daniel Hart		realtordanielhart@gmail.com
	Jason Hilley		hilley01@gmail.com
	Robert Hoppenfeld (Alt)		isleofpines_org@fx-1.com
	Thomas Kisner		thomaskisner@gmail.com
	Shawn Krzanik (Alt)	321-239-6462	stkrzanik@gmail.com
	Travis Little	407-716-6244	Travis.Little@linder.com
	Domenique G. Lombardo	407-474-7000	dglombardo@yahoo.com
	Ed Moon (Alt)	321-228-3116	ed@turbomoon.com
	Ryan Priemer	407-497-4539	R2265840@gmail.com
	Dave McAlevy	407-402-8821	Jendavetara@gmail.com
	Mike Preston	719-291-6145	Sfcpreston90@yahoo.com
	Nikki Rock	407-383-5611	Rockmom3@yahoo.com
	Shawn Rolquin	689-710-5340	Shawn.rolquin@nemours.org

# Congrats!

Thank you to the family, friends, and neighbors who helped support me and my South Orlando team in going to the All Star's State Tournament. We won the **6u championship game** with a 17-0 All Stars season. It is a memory I'll never forget.  
-Tytan Robichaux



# Birthdays...



Savannah Cornell, Aug. 15



Rennix Rock, Aug. 2  
Nolan Rock, Sept. 11



Knighten Krzanik, Aug. 8

**Wonderful!!!**

**REFRESHING - COMFORTABLE**  
Yes - you can look far and wide and not find such restful peace and quiet as Isle of Pines' owners enjoy.

**1/3 ACRE BUILDING SITES**  
**ALL WEATHER ROADS**  
**PRIVATE BEACH and BOAT DOCKS**  
**LAKE MARY JANE**  
**WATERFRONT LOTS**

**LOOK AT THESE FEATURES**

- ★ BEAUTIFUL PINE COVERED BUILDING SITES
- ★ TWO OF THE LARGEST COMMUNITY BEACHES IN CENTRAL FLORIDA
- ★ SITUATED ON LAKE MARY JANE - 800 ACRES OF AQUATIC FUN
- ★ PRIVATE BOAT DOCKS FOR YOUR PERSONAL USE
- ★ SAFE AND PROTECTED PLAY AREAS FOR CHILDREN
- ★ ... GET IN ON THE GROUND FLOOR OF THE OPENING OF A WHOLE NEW DEVELOPMENT AREA.

**as low as 89 down**

**Be Sure to Ask About THE EASY TERMS and LOW DOWN PAYMENT on ALL LOTS At ISLE of PINES**

There is a Substantial Discount for Cash—

**ISLE of PINES**

Follow State Hi-way 15, fourteen miles south of Orlando. Watch For Signs.

**WATERFRONT LOTS FRONTING LAKE MARY JANE**

- featuring •
- BEAUTIFUL WHITE SAND BEACHES**
- 
- It's a Gilt-edge Investment
- Because It's A Planned Community

1956

## A slice of neighborhood life: past and present

This vintage ad from Royalty Real Estate Boutique begins our search for contributions from any of you who would like to read more about IOP history, current events and activities, especially from kids and families who live here. Send items to Konnie Krislock at [isleofpinesnewsletter@gmail.com](mailto:isleofpinesnewsletter@gmail.com)



IOP 4th of July Party





HEROES  
REAL ESTATE GROUP

Daniel Hart

Lic. Real Estate Agent

407-247-3894

realtordanielhart@gmail.com



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15%

OF THE COMMISSION

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YOUR CLOSING COSTS MAY BE  
COVERED UP TO 100% TOO.

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CONDITIONS APPLY. CONTACT US FOR MORE DETAILS.

**Duty, Respect, Integrity**

As a Firefighter for more than 20 years, these are the words we live by. As your Realtor I carry these same characteristics. If you are buying or selling it would be my honor to serve and represent you! For an honest, no pressure, loyal, trust worthy experience call or write Realtor Daniel Hart.

realtordanielhart.com



Date today's rate  
and put your home's equity  
to WORK for YOU!

**Make your IOP Home your OWN!**

Do the remodel you've been putting off, create your own gourmet kitchen or my favorite, add a swimming pool.

**Debt Consolidation**

Pay off some of that HIGH interest Credit Card debt you're making the minimum monthly payments on.

**RENTING? Why not BUY?**

With Home Town Heroes & other Down Payment Assistance Programs you should be OWNING!

**Nicole Bazinet**

**2nd Generation IOP Property Owner**

Call or Text 321-436-2722

**For ALL your mortgage needs!**

NMLS 2075836



I.O.P.

Faith & Fellowship

Please join the I.O.P. Faith & Fellowship group for prayer and fellowship on the first Thursday of each month at 6:30 pm at the park.

Also, feel free to join our Facebook group for prayer requests and other info. Gatherings are open to Non-Members

# HURRICANE

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OR I CAN COME TO YOU

SERVICING ALL MOSS PARK COMMUNITIES

PLEASE CALL  
407-325-2479

# SUPPORT YOUR NEIGHBORHOOD ON YOUR HEAD!

*Richardson brand hat. two styles available:*

Yin & Yang: (shown) grey w/black mesh and black/white patch

Stars & Stripes: grey w/American flag mesh and grey patch

\$28 ea

Proceeds from the sale are  
donated to the IOFPOA.

To purchase, call or text  
Pia at (917) 609-2931 or email  
pia@swagspecialties.com



## Stump Grinding by Gary

Isle of Pines Resident



Call for a Quote

Gary Fishman

407-342-9146

**I LIVE HERE! I PLAY HERE! I SELL HOMES HERE!**



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**PUBLIC SERVANT  
REBATES**

**35 YEARS EXPERIENCE HANDLING COMPLEX NEGOTIATIONS THAT WIN MY SELLERS TOP DOLLAR AND  
SECURE THE BEST TERMS & PRICE FOR MY BUYERS PURCHASING THEIR DREAM HOME.**

**Mention this ad prior to listing and  
I WILL MEET OR BEAT ANY OTHER AGENT OFFERS!**



LAKEFRONT

13332 S. Lake Mary Jane Rd  
Isle of Pines  
**LISTED AND SOLD**  
\$1,250,000



13943 Marine Dr  
Isle of Pines  
**PENDING**  
3 BR, 3 BATH, 2 car attached  
& 3 car detached garages  
\$699,000



2.1 ACRES LAKEFRONT

12518 S. Lake Mary Jane Rd  
Lake Mary Jane Shores  
**PENDING**  
\$850,000



14128 Nell Dr  
Isle of Pines  
**SOLD**  
3 BR, 2BATH & Pool  
\$475,000



14335 Flo Road  
Isle of Pines  
**ACTIVE Listing**  
\$290,000

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