

**Alden Pines Homeowners Association
2012 Annual Members Meeting
Ye Olde Clubhouse
March 6, 2012**

Board Chair Laura Nelson called the meeting of the Alden Pines Homeowners Association (APHOA) to order at 7:05pm. Max Navia led the American Flag pledge. A quorum was declared.

Laura introduced the current Board of Directors and welcomed new resident members: the Winneckers recently moved to Clubhouse Drive and the Jewetts are new residents on Pacosin. Laura also took a moment to recognize the members that we have lost during 2011-2012.

Copies of the 2011 APHOA Annual Meeting were distributed for everyone to review. A motion was made by Max Navia and second by Duke O'Malley to accept the Minutes as written. The motion was passed.

Copies of the 2012 Proposed Budget were distributed and reviewed by the members. A motion was made by Dawn Fundak and second by Mr. Jones to accept the Minutes as written. The motion was passed.

Chris Dixon reported on 2011 Social Committee activities. She indicated that the Alden Pines Pig Roast (winter social) was a success, with approximately 88 people attending. The committee plans to continue this annual event for 2012.

In the absence of Landscape Committee Chair Rita Davis, Max Navia reported on landscape activities during the past year. He told the group that the front entrance has been cleaned up and redone and there will be money in the 2012 budget to maintain the entrance and the cul-de-sacs. Max reminded the members that the Landscape Committee welcomes any help maintaining these areas, including physical labor or cash contributions. Discussion was held about the North Clubhouse Drive cul-de-sac. Members indicated that bushes there need to be removed and/or updated. Max said he would look at that area and discuss it with Rita and the committee. Members asked if cul-de-sacs would receive new mulch this year and stated that some of the plants need watering. The group was told that most cul-de-sac areas are maintained by the homeowners on the particular street and that the Committee is trying to do plantings that do not need much extra care. The group was advised to contact Rita Davis or any member of the Landscape Committee with ideas or offers of assistance.

OLD BUSINESS

Weir Update – The group was advised that the APHOA Board collected \$5250 in contributions from property owners in Alden Pines for the weir project last year. A check was sent to Stu Bennett, co-owner of the Alden Pines Golf Course, as the community's contribution toward that weir project. Members were told that if they wanted to review information about the weir project and the events that drove it, they could visit the APHOA website at www.aldenpines.org. The weirs have been inspected and accepted as complete by the Country Water District. As far as the Board knows, an operating entity has not been named to maintain those structures. Further information received will be posted on the website.

MEMBERSHIP DRIVE – We have a unique community and the Board asked those present to encourage their neighbors who aren't members of APHOA to join the Association. Discussion was held on various opportunities to increase membership. A Welcoming Committee was suggested. See discussion below under New Business.

NEW BUSINESS

Golf Carts on roadways – The Pine Island Civic Association has proposed an Ordinance for the use of golf carts on Pine Island. A copy of this ordinance was passed out to the group. This work by the Civic Association is in response to recent controversy in various parts of Lee County regarding the use of golf carts on busy streets and thoroughfares. Golf Cart laws have been in place in certain areas for a long time but apparently not always enforced by law enforcement

agencies. Because the Lee Country Transportation Department and County Commissioners are now actively reviewing the golf cart issue, the Civic Association wanted to assure that Pine Island residents have influence in the final decision

Election of Officers- Election of new officers for the Board was conducted by Laura Nelson. There were three board positions up for election with five, three and two year terms respectively, as well as the Treasurer position, a non-board member position.

5 Year term – Mitzi Sanders was presented as a candidate by the Election Committee for the 5 year term. There were no nominations from the floor. Duke O’Malley moved to close nominations and Mitzi Sanders was unanimously elected by the voting membership. Motion made by Dawn Fundak and seconded by Chris Dixon.

3 Year Term – Chris Dixon was presented by the Election Committee for the 3 year term. There were no nominations from the floor. Duke O’Malley moved to close the nominations and Chris Dixon was unanimously voted in. Motion by Dawn Fundak and seconded by Max Navia.

2 Year Term – Bill Davis was presented by the Election Committee for the 2 year term. Duke O’Malley and Sophia Humpidge were also placed in nomination from the floor but both declined. Dawn Fundak moved to close the nominations and Bill Davis was elected by acclamation by the members present. Motion by Duke O’Malley and seconded by Chris Dixon.

Treasurer – Mary Navia was presented by the Election Committee for the 1 year term. There were no nominations from the floor. Duke O’Malley moved to close nominations and Mary Navia was unanimously elected as Treasurer. Motion by Dawn Fundak and second by Chris Dixon.

Meeting Notices – Some members present indicated they had not received a meeting notice either by mail or flyer in the neighborhood. They wondered if there is a better way to make sure everyone receives one in the future . Suggestions from the floor included placing a sign at the front entrance to the neighborhood when meetings are scheduled, encouraging everyone to be placed on the APHOA e-mail contact list, word of mouth about meetings and being consistent about assuring notices are posted on the website. The Board concurred that any and/or all of these approaches should be used.

Welcome Committee – There was considerable discussion about finding better ways to acknowledge and make new residents feel a part of the Alden Pines community as a way to increase Association membership. The Board told the group they have worked to individually and collectively make new residents feel welcome, e.g., the 2011 Christmas social that was held for new residents in the community. However, it was acknowledged that we don’t have a consistent approach to making sure everyone is contacted by the Association when they move in to the neighborhood. Sophia Humpidge & Helen Shanley volunteered to initiate a welcoming committee for that purpose. Laura committed to meeting with Sophia and Helen to discuss what kinds of materials the Board could offer for this activity. Information will be provided on the website once this committee gets under way.

Board Chair Nelson invited a motion to adjourn. Max Navia made said motion and Jim Fundak seconded. The meeting was adjourned at 8:12pm.

Respectfully submitted,

Mitzi Sanders, Secretary