

# Vines Community Association

January 2006

## Welcome

Welcome to a "new" Vines Community Association Newsletter. Our goal is to stay in touch with our residents and keep you abreast of what is going on and what might be in the plans for the future.

## Front Entrance

Work on our new entrance sign should have begun by the time you read this. We had hoped to have the work completed by now, but problems with getting the structural design drawings and the necessary building permits delayed the project. We now expect work to begin the last week of 2005, with completion by the end of January, 2006. The sign will be located in the center island and run perpendicular to US 41. The new sign will be well lit and

## Gatehouse Computer

In order to maintain the security of our community, we will be installing a computer in the Vines gatehouse to assist the security officers. Initially we will only be using the computer to replace the paper forms at the gatehouse. Because many of our resident information sheets are out of date, we will be sending a new sheet out to each resident. Please fill it out and return it promptly. That will greatly assist us in getting the system up and running. You will also be able to leave voicemail messages identifying expected guests. The computer will answer the phone immediately, so

## Landscaping

US Homes/Osprey Cove has landscaped along their wall on Vintage Trace across from Hole #10. Lee County required that they put in \$250,000 worth of planting. We lost several trees in that area and have plans to plant some palms and lower planting. Look for some new plants in the very near future!

should be quite visible from both directions. Because of the size of the sign and the setback requirements, we will be taking down the brick wall on the island and relocating the flagpole further back. The wall will be replaced by a decorative metal fence. We will leave the brick walls on either side of the entrance up for a while until we determine what to put in their place. We are also replacing the streetlights on both sides of the entrance that were knocked down by hurricane Charlie.

you will no longer have to wait for the security officer to get to the phone. The voicemail will automatically be associated with your home. This will allow the security officer to more quickly admit your guests. You will still be able to talk to a person in the event of an emergency. We will send out instructions on how to use the system before it becomes operational. By 2007 we expect to have the computer control the access arm for the resident's entrance. At that time we will be giving each resident a bar code or transponder for their cars.

## Budget 2006

As you have probably already noticed, the Vines quarterly assessment for 2006 has gone up by \$50 per unit. Several items had a significant increase. Our insurance carrier has decided to stop writing insurance in the state of Florida. As a result, we must find a new carrier and we anticipate that our premiums could double. The cost of maintaining our irrigation system in 2005 was over four times the amount budgeted. Although we don't anticipate having to spend that much in 2006, the system is old and constantly needs repairs. We

also expect our utility bills to go up as the companies recover their costs of repairing the hurricane damage to their systems. The clean-up from Hurricane Wilma has cost us \$88,000 so far. That does not include the cost of replacing the trees and bushes that were blown over. In order to pay for this unanticipated expense there will be a \$250 per unit Special Assessment due February 1, 2006. Because we anticipated the special assessment, the Board worked hard to keep the increase in the regular assessment to a minimum.

## Traffic Committee

A traffic committee has been organized. The committee members are Don Barrow, Gladys Beron, Art Boesch, George Bradley, Frank Stull and Haskell Thompson, Chairman. The committee is studying the issue of speeding and related safety

issues on the streets in the Vines community. Security reminds us that bikers and those driving golf carts must obey all traffic rules, including stop signs and yielding to pedestrians.

## Renters and Security

If you are renting your unit or are allowing someone to use it while you are not in residence, you must notify security (239-267-8515) before their arrival or they will not be admitted. You should give security the renter's names and the duration of the rental. Security will not give keys or packages to renters. You must find another way to pass the keys. You should also tell the renter to stop at the

gatehouse and fill out a Resident Information Form. If you are transferring your Country Club membership to your renter, they must also stop at the clubhouse and fill out the necessary papers. You should also provide the renter with a copy of the Vines Rules and Regulations (\*\*available on line-see below) and inform them that they are responsible for obeying the rules.

## Website

Please visit our website which is under construction at [\\*\\*www.thevinesca.com](http://www.thevinesca.com) It presently contains a list of the board members and the schedule of meetings. All of the Vines

documents, including Rules and Regulations may be viewed on the website. We want all the neighborhood associations to construct an info page for the site.

Meetings

The VCA board meets at 9:00 a.m. on the 4<sup>th</sup> Monday of each month in the Perry Room of Estero Country Club. The meeting dates for the next three months are

January 23, February 27 and March 27 which is also the annual VCA meeting. All residents are invited to attend.

Board Members Needed

Would you like to have more input into how the Vines Community Association is run? Consider running for the Board of Directors. One representative from Vintage Trace Circle will be elected at

our annual meeting in March. If you live on Vintage Trace, you will soon receive a nomination form in the mail. Representatives from the other neighborhoods are appointed by the neighborhood board. See your board member for details.

Automatic Payment

Are you having trouble getting Pegasus to send your quarterly invoice to the right address? Or does it get lost in all your other bills? Avoid late fees, sign up for auto pay and have

your quarterly fee automatically withdrawn from your checking account! Call Pegasus Property Management at 239-454-8568 for a sign-up.

<b>VCA Board Members</b>	
President	
Bernie Seyferlich.....	Fairway Bend
Vice-President	
Haskell Thompson.....	Vintage Trace
Secretary & Treasurer	
R. W. Collins.....	Grand Palm
Members-at-Large	
Russ Rees.....	Southwind
Fai e Saunders.....	Silver Oaks
Jake Slot.....	Lost Creek
Bob Trewhella.....	Vintage Trace

**HELP WANTED**

Any resident with expertise in street lighting please con-tact Russ Rees at 267-4533.