

THE FLASH

Fountain Lakes Newsletter

DECEMBER 2021



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...and more!

President's Notes

Why do we have the Swales in our front yards?

The Southwest Florida Water Management District is the agency that manages and protects water resources. A stormwater system is a way to manage the runoff from rainfall. When rainwater lands on rooftops, parking lots, streets, driveways and other hard surfaces, the stormwater runoff flows into grates or swales around the neighborhood. This water flows to our Lakes. The Lakes are designed to help prevent flooding and remove pollutants from the water before it can drain into the groundwater, or into streams, rivers, lakes, wetlands, estuaries or the gulf.

There are two basic types, retention and detention:

A retention system allows water to seep through soil into the shallow groundwater aquifer. Grass stabilizes basin slopes and filters sediments. Retention systems are constructed so that stormwater percolates into the ground.

A swale is a linear retention system. It is shaped to allow water to be quickly absorbed into the ground or to allow the water to flow to catch basins that flow to the Lakes. A swale promotes water absorption through soils. Swales hold water during and immediately after a storm, but they are generally dry.

Detention systems (Lakes) are designed to allow material to settle and be absorbed. After a storm, our lake water drains from the Lake through a pipe to Halfway Creek and out to the bay.

In Florida, after developers' complete construction of permitted systems in residential areas, the legal responsibility for maintaining these systems is passed on to the Master Association in our case. The upkeep and maintenance of the system becomes the responsibility of the association. The association is responsible for labor and expenses for keeping the system functional.

From the Florida Southwest Water Management District

Q: Is it OK to use our stormwater lakes for recreational purposes such as fishing, swimming, kayaking or stand-up paddle boarding?

A: Recreational use of stormwater lakes is potentially hazardous to your health and is not recommended. Stormwater Lakes are designed to capture and retain stormwater runoff, which may contain many different types of pollution, including sediments, oils, greases, trash, nutrients, heavy metals, pesticides, herbicides and pathogens.

Fountain Lakes Rules and Regulations (Article 4.15) prohibit swimming, boats, canoes, kayaks, or other water craft are in our lakes or Halfway creek.

2022 Sports Teams Schedules

LADIES GOLF BEGINS MONDAY JANUARY 3
JUDY LADD: Studio266@aol.com | 574-276-2942

MENS GOLF BEGINS TUESDAY JANUARY 4
MIKE MONTI: monti.michael@gmail.com | 248-513-0099

THURSDAY SCRAMBLE W/LUNCH | BEGINS 11/11
DIANE MOULTON: dmoulton82@yahoo.com | 508-916-1943

THURSDAY SCRAMBLE | BEGINS 11/4
PAM DIONISE: pdionise@comcast.net | 925-584-1387

BOCCE BEGINS FRIDAY, JANUARY 7TH
WES DICKERSON: wesd7125@comcast.net

SHUFFLEBOARD BEGINS WEDNESDAY JANUARY 5TH
MARY CAREY: maryacarey1@gmail.com | 508-776-4132

BILLARDS BEGINS
REGIS SEXTON: 239-949-8281

CORNHOLE BEGINS SUNDAY JANUARY 13
MIKE DERNFELD

BOCCE BALL

Yes, there will be a Bocce Ball season this year. The sign up sheet is located by the Billards room. If you want to play and have not signed up please do. The season will start on January 7, 2022 and end on March 11, 2022. The sign up sheet will be taken down on Dec 17 to calculate the schedule. If you have any questions I can be reached by cell phone or e-mail.

Wes Dickerson
Cell phone: (248-431-1567)
e-mail: wesd7125@comcast.net

2022 WINTER FLOP

MARCH 18, 2022

The 2020 FLOP was such a success we have decided to have a 2022 Winter FLOP (official name to be determined). Thank you to Joe Pavich for sponsoring the 2020 and 2022 events. The committee has decided to add a couple of new events for this year. There will be seven events plus lunch, starting around 10:00 am. Sign up sheets will be on the bulletin board by the Billards room, Dec 1st until March 10th, 2022.

Up date from Fountain Lakes Irrigation Cooperative

In years past the irrigation was owned by Karus Anderson and later sold to Aqua along with the sanitation portion. Bonita Utilities bought the sanitation operation of Fountain Lakes and was forced to take the irrigation along with the deal. Bonita Utilities is not in the irrigation business and agreed to give the irrigation portion to Fountain Lakes. We formed a co-operative non profit 501C3 and took possession of the operation. We found the irrigation system in disrepair and neglected. Since inception in 2014, \$359,940 has been spent on capital improvements. The master flat rate meters located at the pump house were shot and the wiring to individual customers needed to be replaced. The flat rate customers had no control of their individual irrigation. 200 flat rate customers have received clocks, valves and new wiring. We later added 375 digital meters for all custome,..s. We installed 31 new members, and 3 large lake pump filters. Isolation valves connecting all pumps to the grid including Sungate and front entry have been completed, along with 27 line filters. State of the art electronic readers including computers and tablets have been implemented to improve the accuracy of usage.

The rates have been reduced on four occasions. Since the inception in 2014, \$401,506 have been saved by F.L.I.C. customers in 6 years, or 25.6% of 2014 adjusted income. Estimated savings for the average user for a single family house in 2020 was \$138.62. Average monthly payments for a single family in 2020 was \$28.60 compared to \$40.14 in 2014. I feel fortunate to be a part of this project from day one. We owe a great deal of thanks to Ken Wisen the president for the past 10 years. He put a lot of effort into setting up the co-operative organization and remedying the neglected infrastructure of this irrigation system. The accountant ,Kevin Gafney, was very helpful to set up a workable book keeping arrangement. The day to day operation manager is Rick Neibrugge who does an outstanding job of keeping everything working properly.

Ken Wisen has sold his condo and is moving out of the Fountain Lakes community and as such ,according to the bylaws, can no longer serve on any boards. His duties will end on Dec 31,2021. As vice president I (Steve Smock) will be assuming the duties of the temperature presidency. My goal is to continue to deliver the highest quality service at the lowest possible cost.

There will be a vacancy on the board come November 2021. If anyone is interested in volunteering to run for the board, please let me know, community elections will be held in March 2022.

Present Board Members are
Ken Wisen, Steve Smock, Jim Viergutz, Mike Grewe, Warren Cameron, Bill Covitz

Submitted by Steve Smock

BREAKFAST WITH SANTA

Breakfast with Santa

Saturday Dec. 4th

**Santa arrives at 9:00am
With gifts and treats**



**Sign up (children) in office
by Monday, Nov. 29th**

**Sponsored by:
Pavich Real Estate**

A big Thanks to Joe & Joanie Pavich

Approximately 25 children and 35 Adults took part in the Fountain Lakes Halloween-A-Thon sponsored by JPavich Real Estate. The Wicked Witch of the West blew up a brief storm to dampen out spirits. But we stood by and ended the morning with a nice breakfast, a parade with the children, treats, and prizes for the adults.



Covenant Coaching

Covenant Coaching for the benefit of our newer residents and a refresher for those folks who have been busy with life in "Paradise" and may appreciate a reminder. Fountain Lakes has always been a deed restricted community. Abiding by the Convenances protects the value of our property and the integrity of our neighborhoods.

Swales within Fountain Lakes play an important role in the storm water runoff. The Fountain Lakes master plan indicates a 60-foot right-of-way along Fountain Lakes Blvd. It also indicates the areas of the swale, the direction of water flow, catch basins, and lakes involved in the run off.

Article 5.5 & 5.6 in the Amended and Restated Declaration of Covenants and Restrictions 2020 covers the rights of the Association and the responsibility of the owner.

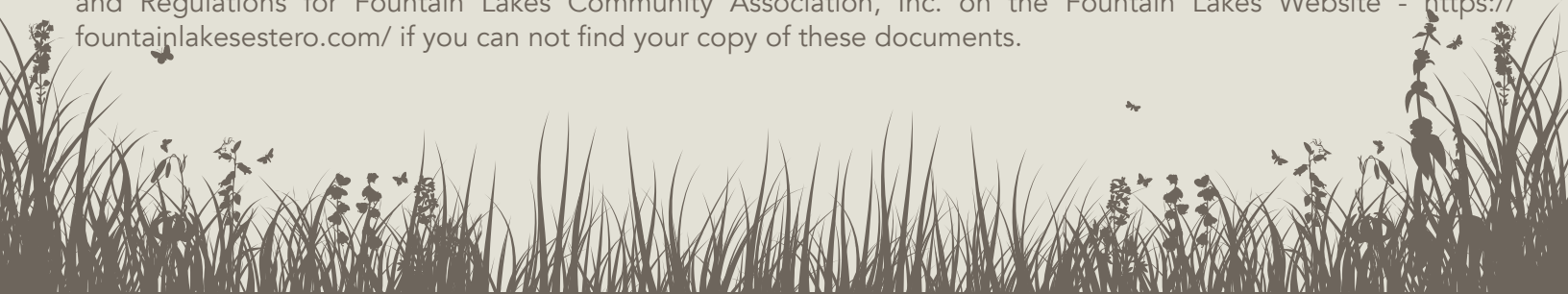
Page 8 of https://www.swfwmd.state.fl.us/sites/default/files/store_products/stormwater_systems.pdf Responsibility for Stormwater Systems in Florida, the responsibility for permitting most stormwater systems rests with the water management districts. After developers' complete construction of permitted systems in residential areas, the permit and the legal responsibility for maintaining these systems are typically passed on to a homeowner, condominium owners or property owners association. It is then that the upkeep and maintenance of the system becomes the responsibility of the association, not the developers or the water management district. The association is responsible for labor and expenses for keeping the system functional. This responsibility applies to every homeowner and property owner in the neighborhood, even if they do not live adjacent to a detention or retention system, as everyone's stormwater flows into the system.

Please note:

"Committed Property" homeowners' property.

"Corporate Common Property" Association property such as roads, Cul-de-Sac, and club house area

You can find the Amended and Restated Declaration of Covenants and Restrictions and the Recorded Rules and Regulations for Fountain Lakes Community Association, Inc. on the Fountain Lakes Website - <https://fountainlakesestero.com/> if you can not find your copy of these documents.



**The monthly calendar and much more information is on the website at www.fountainlakesestero.com
You can get the names and addresses of all board members by calling the Fountain Lakes Office at 239-495-3555**

- Mailing address of the office is 22201 Fountain Lakes Blvd Suite #1 Estero Florida 33928 -

Any issues or concerns regarding Fountain Lakes Master Board please contact:
Ashley Wamble, CAM 239-454-8568 AshleyW@Pegasuscam.com

Important Numbers

Medical Emergencies	911	Florida Power and Light	239 262-1322
Lee County Sheriff Headquarters	239 477-1200	Waste Pro	239 337-0800
Animal Control	239 432-2083	Comcast	239 432-9277
Fish and Wildlife	863 648-3200	Fountain Lakes Monitors cell phone	239 470-2299
Bonita Springs Utilities Water	239 992-0711	Fountain Lakes Office 8:30-4:30 M-F	239 495-3555