

# Saint James Golf Club HOA



## COMMUNITY NEWSLETER

1st Quarter, 2014

### HOA Meetings

These meetings are posted in the locked bulletin boards at the front entrance of the club house and at the entrance to the club house from the pool. Notice of meetings are posted at least 48 hours before the meeting.

Currently the Board Of Directors meet on the 3rd Wednesday of each month at 7:00P.M. This is subject to change. Please check the bulletin boards for correct times.

### Board of Directors

- President: Marvin Ott
- VP: Clem Lagala
- Treas: Bob Coleman
- Secy: George Maher
- Member: Larry Cordisco
- Member: Ric Martino
- Member: Lynda Pratt

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## FROM YOUR HOA PRESIDENT

The year 2013 is now behind us and it was a very good year with the spending well within the budget and we were also able to make improvements to the development. As everyone should know by now the maintenance fees for 2014 will be the same at \$450 per quarter, thanks to the board and all of the volunteers who make it possible.

The volunteer for the fourth quarter was Bob Evans who is past president and board member for many years. In addition he is active on numerous committees and gives a lot of his time to the HOA. We thank him basically for his service.

On January 9, 2014 we had 10.5 inches of rain and the streets were flooded. Since we are at sea level I wanted to explain how this system is designed. The lakes are connected together on each side of

the canal and there are weirs that allow the water to go to the canals. The rate of water discharge to the canals is based on what is allowed by South Florida Water Management District and is controlled by the weirs. As such the streets and parking lots are designed as a holding basin for the water and designed to drain in 48 hours or less. In this last storm drainage took around 24 hours so the system worked within design. All of our drains are checked each year and cleaned as required before hurricane season.

The election for the board of directors is scheduled for March 12 and you should have the ballots by the time you receive this newsletter. Please take the time to vote and if you decide not to vote please return your signed proxy so there is a quorum.

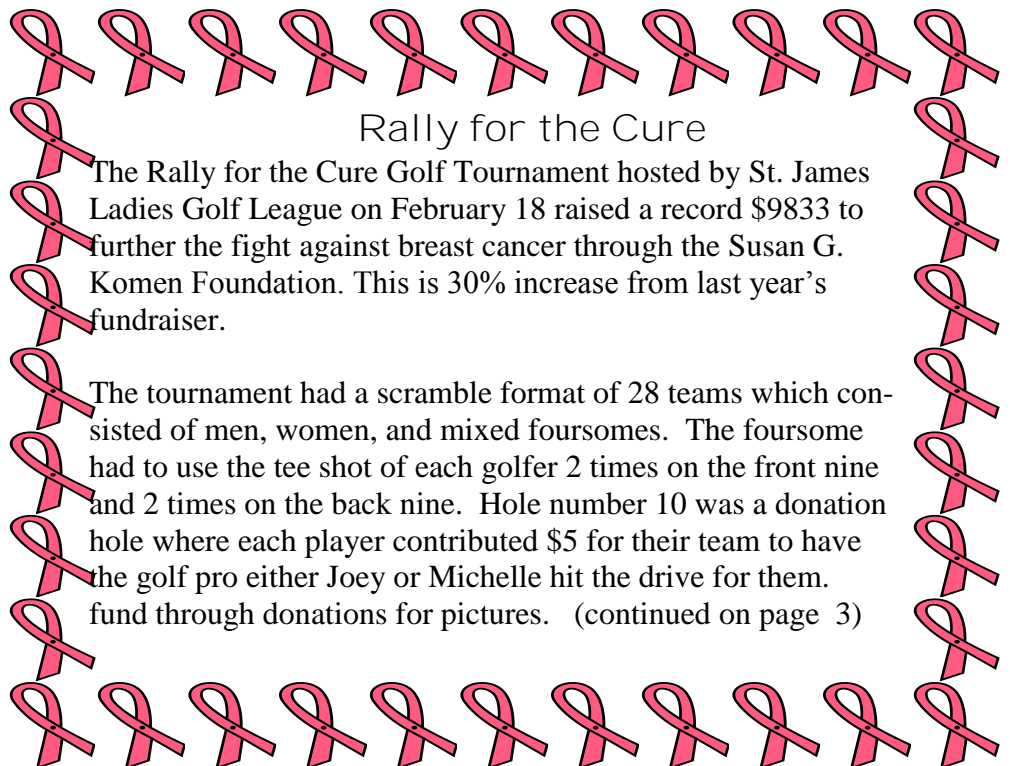
Thank you,

Marvin Ott--HOA president

### Rally for the Cure

The Rally for the Cure Golf Tournament hosted by St. James Ladies Golf League on February 18 raised a record \$9833 to further the fight against breast cancer through the Susan G. Komen Foundation. This is 30% increase from last year's fundraiser.

The tournament had a scramble format of 28 teams which consisted of men, women, and mixed foursomes. The foursome had to use the tee shot of each golfer 2 times on the front nine and 2 times on the back nine. Hole number 10 was a donation hole where each player contributed \$5 for their team to have the golf pro either Joey or Michelle hit the drive for them. fund through donations for pictures. (continued on page 3)



## St. James Golf Club HOA - 2013 Financials

## January through December 2013

## As of December 31, 2013

**Profit & Loss**

	Jan-Dec Actual	YTD Budget Jan-Dec
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**Ordinary Income/ Expense**

Assessments	1,247,400	1,247,400
Capital Contributions	450	
Late Fees	4,450	
Ofine Fee Income	4,600	
Interest Income	554	
Homeowner Publications	7,595	
Applications & Sales Fees	8,950	
Gate Opener	2,986	
Rental Income	10,921	15,000
Misc. Income	9,426	25,000
<b>Total Income</b>	<b>\$1,300,582</b>	<b>\$1,287,400</b>

**Expense**

Administration	114,419	126,986
Maintenance & Repair-General	76,343	20,750
Insurance	24,441	20,000
Grounds, Landscape & Irrigation	391,755	408,000
Lakes & Fountains	7,489	7,280
Clubhouse Operations	28,361	39,800
Utilities	409,188	411,700
Misc-Contingency	35,597	10,758
Transfer Reserve	122,036	122,036
HOA Improvements Excess	85,940	36,000

<b>Total Expense</b>	<b>\$1,229,101</b>	<b>\$1,251,400</b>
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<b>Net Ordinary Income</b>	<b>\$71,481</b>	<b>\$36,000</b>
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Other Income/Expense	-69,431	-36,000
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Net Income	\$2,050	\$ -
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**Balance Sheet****Assets**

<b>Current Assets</b>	
Total Checking and Saving	1,350,590
Total Accounts receivable	32,686
Total Other Current Assets	26,383
<b>Total Current Assets</b>	<b>\$1,409,658</b>
<b>Total Fixed Assets</b>	
	0
<b>Total Assets</b>	<b>\$1,409,658</b>

**Liabilities & Equity**

Income Tax Payable	27
Accounts Payable	774.
Payroll Liabilities	3,777
Deferred Tax Deed Sale	32,947
Advanced Billing/Security Dep	21,980.
Deferred HOA Improvements	303,490
<b>Total Liabilities</b>	<b>362,995</b>

**Equity**

Reserves	764,289
Retained Earnings	280,323
Net Income	2,052

<b>Total Equity</b>	<b>1,046,663</b>
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<b>Total Liabilities &amp; Equity</b>	<b>\$1,409,658</b>
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See the HOA website for additional info— [www.stjamesgolfclubhoa.com](http://www.stjamesgolfclubhoa.com)



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## COMMUNITY NOTES

### Rally for the Cure continued from page 1

Team pictures were taken at the 1<sup>st</sup> hole with a cute golf cart with breast cancer symbol and name of Trini Hartley. Mrs. Hartley dies of breast cancer and this golf cart is used to raise fund through donations for pictures.

At the end of the round the score cards were returned and 7 teams won.

First place with a -19 went to C. McLaughlin, A. Thomas, C. Thomas, and D. Thomas

2<sup>nd</sup> place with a -15 went to M. Crawther, D. Saransin, J. Sarasin, and J. Wayno

3<sup>rd</sup> place with a -14 went to A. Bonn, S. Blanchet, D. Little, and A. Maynard

4<sup>th</sup> place\* with a -11 went to D. Bauer, M. Corona, S. McMeekin, and B. Warren

5<sup>th</sup> place\* with a -11 went to P. Theberge, P. Lawson, J. Villandry, and L. Lawson

6<sup>th</sup> place\* with a -11 went to R. Burns, C. Cunniffe, T. Irvin, and D. Main

7<sup>th</sup> place with a -10 went to D. Beke, B. Burke, D. Parsons, and B. Pitzer

\*determined by scores on specific holes.

The winners of all 7 places plus the winner of the 50/50 donated all of their winnings to the Cure. Raffles were sold and many people went home with prizes and everyone went home happy.

Ann Smith, who chaired the committee said "Today's event would not be possible with out the players, the volunteers , and the generous donors" She also said thanks to her committee of Diane, Corona, Patsy Daubert, Jan Mosey, Jan Pitzer, and Mary Lou Twigg who put in many hours helping for this event. A special thanks to Maureen, Joey, Erik, and Chris.



Pictures from the Rally for the Cure



### Don't Forget To

# VOTE!

Everyone should have gotten their notice of the 2014 Annual Meeting and Election of HOA Directors mailed to them. The first notice was mailed out in December letting candidates submit their name to be placed on the ballot. The second notice was mailed out in the beginning of February with the ballots and proxies.

So on March 12, 2014, election night will take place. So for those of you who will not be here in St. James, please send in your proxies to be counted. For those of you who are here in St. James please come out and vote. The Board does everything to reduce costs and to keep out HOA fees as they are. So it is your duty to cast a vote to support your candidate.

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# COMMITTEE REPORTS

## MAINTENANCE COMMITTEE

The maintenance committee meets the second Thursday of every month at 6pm in the clubhouse. The committee addresses the ongoing preventive maintenance and all of the projects that are proposed for the development now and in the future.

Since the last newsletter, a building permit was received from the city on January 31. The start date for construction is the week of February 3, 2014. The completion date is estimated to be around April or May.

There is a committee working on a new card entry/security system for the clubhouse, fitness center, pool, tennis/basketball courts and the front entrance. The old gate system is no longer being manufactured and replacement parts are becoming hard to obtain. Schedule for this would be late 2014 or early 2015 if finances allow us to proceed.

Also a committee is studying options for the cable service when the existing contract ends in 2017. **This will take a lot of research and if you're interested in helping call Bob Evans.**

In addition a committee is studying improving the area around the pool. At the last board meeting the addition of eight umbrellas and ten lounge chairs was approved.

Roof and driveway cleaning is an important part of maintenance of your home and picking up after your dogs is also a requirement. The HOA does have a committee that checks to make certain we abide by the by-laws and if we don't a letter to remind us can be expected. - Marvin Ott

## ARCHITECTURAL CONTROL COMMITTEE

The architectural control committee is for the benefit of all homeowners and residents of the St. James Golf Club Community. One of the reasons we chose to live in a HOA governed community is to have the benefits accompanied by rules and restrictions to ensure the continued harmonious and homogeneous nature of our beautiful community for the benefit of all.

Please remember for all architectural changes such as exterior painting, landscaping, excavation, pool installation, patio's etc. you must fill out an architectural change form request which can be found on our website and are available at the HOA office as well.

Exterior paint colors must be chosen from the approved colors available in the office. There is a wide array of color choices available.

Your cooperation is greatly appreciated.

Clem Lagala  
Architectural Control Committee Chair



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You either love them or you hate them but the Sandhill Crane one of our local wildlife, has been around since prehistoric times. The oldest fossil found is over 2.5 million years old. They can live up to twenty years in the wild.

Rather than spending the winter in different places as other Sandhill Cranes do, Florida Sandhill Cranes remain in Florida the year round. This non-migration lends itself to a host of problems that has plagued these creatures in recent years. One of the problems that the birds face is that they are being driven out of their natural habitats due to us humans with our construction of houses, commercial buildings, and roads. The cranes then roam the neighborhoods in search of food. Some of the local people are feeding these birds which leads to the birds becoming too tamed and dependent on humans as their food suppliers. That is why we ask that you don't feed the birds.

When it is mating time the cranes pair off and perform mating rituals of jumping, wing flapping, and grass or stick tossing. The female usually lays two eggs and both sexes incubate the eggs, which lasts around a month. Males defend the nests against predators. Young cranes are called colts and usually begin to fly when the are 2 to 2 1/2 months old.. Florida Sandhill Cranes when fully erect can stand up to five feet high. With a wingspan range of five to six feet.

So remember when you have to wait for the Sandhill Crane to cross the road that they were here first before us. Let us admire their beauty and persistence to survive.



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Colwell Barker Real Estate	\$13,204,334
Colwell Barker The J White RE	\$12,910,485
RE/MAX 100 Riverside Inc.	\$11,776,530
Keller Williams Realty, LLC	\$6,271,219
Keller Williams of PFL	\$5,511,691

January 1 - October 15, 2013

I'll go the extra mile for You!

*Tom Farish*

*Our First Bake & Craft Fair was such a Success*

*A Spring Fair is in the Air!*

*Advising Board Approval*  
*Date: Saturday, April 12th 10am-2pm*  
*Gate open pending approval*

*Interested Vendors Call Debbie Samarene 772-519-0528*

*A Big Thank You to all Participating Vendors. St James has very talented residents*

*Many Thanks to all our Residents & Family who Attended!*

*Our Young Entrepreneurs*

## Pasta, Pasta, Pasta

On Saturday February 18th The St. James Social Club hosted a Pasta Night..

Reservations were made and many people came and enjoyed a delicious dinner of pasta, salad, and desert.



We would like to thank the chefs for cooking such a marvelous meal and hope that we have many more delicious dinners in the future.



This is a wonderful way to meet some of our new and old residents.

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## BOARD OF DIRECTOR ACCOMPLISHMENTS

Looking back at the last few years of Community Improvements

Looking back at Community Improvements

- An additional bocce ball court was built and is being used continuously on Tuesdays and Thursdays.
- Roads have been repaired and sidewalks have been made handicapped accessible.
- The internet service in the clubhouse has been upgraded with more band width.
- The aquatic systems (lakes) were cleaned and the Guard House lake had shoreline planting along the shelf to make the entry even more appealing.
- The overgrown preserves have been cleaned out of undesirable critters and to eliminate a fire hazard for homeowners. (Holes 6, 7, 8, and 9)
- Royal Green hired for insect and weed control.
- HOA clubhouse parking lot repaved.
- Replaced old energy using lights with efficient LED lights to reduce operating expenses.
- Obtained biological assessment of the wetlands.
- Homeowners were provided with a new paint pallet to chose from to paint the exterior of their homes, thus keeping St. James beautiful.

- The Children’s playground has been topped off with new mulch.
- New palm tree planted near HOA clubhouse to replace dead one., and all palm trees trimmed.
- And last but not least the construction of our new \$225,000 fitness center.



The Directors digging ground up for the fitness center.

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## Letter from the Pro



Dear Residents,

Membership Special: New Members receive 20% off their Memberships! Also we are reintroducing our Ambassador Memberships. 100 Rounds for \$2,999 or 50 rounds for \$1,999. Includes Cart Fee & Unlimited Range. *Some restrictions apply please call.*



Please take advantage of our Clinics held on **Wednesday's & Saturday's @ 10A.M. St. James Residents \$10 & Outside Guests \$15.**

Please contact our friendly Staff for all of your Golfing needs.

Yours truly,

Chris Cunniffe,  
Golf Professional,  
St. James Golf Club - (772) 336-4653

### League and Clinic Schedule

Monday—**Treasure Coast Men's League** - Annual Membership league - Daily prizes, Quarterly Luncheons

Tuesday—**St James Ladies League** - 18 hole and 9 hole league - Daily prizes and many special events

Wednesday - **St James Men's League** - Daily prizes

For Couples we have Friday night 9 hole Scrambles and the Sunday Morning 18 hole scramble.

The Clinics last 1 1/2 Hours and Residents receive a discounted rate of \$10. All levels of golfer are welcome.



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### KUDOS KORNER

Our very own resident artist Barbara Warren has recently been showing her fused glass and jewelry creations at Art Mundo in Fort Pierce. St. James has several artists and crafters who are so talented. Hopefully we will get to share in there wares.



The newsletter would like to feature residents who have been honored or have accomplished different things in our community so please send info and pics to the HOA email address.

[sjhoanews@gmail.com](mailto:sjhoanews@gmail.com)

### Why Should You Volunteer!!!

Volunteers are a very important part of our community. Their time and effort has helped keep the HOA dues the same for over 4 years. The HOA Board of recognized their hard work and honored them with a dinner served to them by the Directors. So you see there is a FREE LUNCH. Just volunteer to work for your community and make St James Golf Club Community a better place to live.

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### Loggerhead Turtle Makes St. James Her Community Also.

A loggerhead turtle recently made a nest in one of the sand traps on the St. James Golf course. Florida Fish and Wildlife Conservation were called in and set up barriers and a sign letting golfers know not to disturb the nest.

The loggerhead turtle was listed in 1978 as a “threatened” species. Recent studies show that the females nesting has declined. Most loggerheads nest on beaches where the incubation period is from 53-55 days depending on temperature. We should feel proud that this turtle decided to make her home here and take care as not to disturb her nest. St. James is so abundant with wildlife. What a great place to live!!



### DON'T FORGET!

Don't forget to keep to put aside your antiques, collectibles, old furniture, tools, and toys for the community yard sales.




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# Social Club News

The Social Club has been busy planning activities for our St James residents. Look at the signs at the entrance for coming events and come out and have fun.



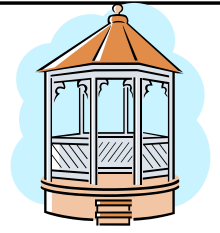
Our Holiday elves did a terrific job of decorating. I heard many compliments on the beautiful decorations. The neighborhoods were decorated beautifully. It was hard to pick winners, 1st place went to the Hendersons on Sheffield, 2nd place to the Moshers on Sommerset and 3rd place to the Gilberts on Sheffield. Thank you to everyone.

Thirty two little ones came to the "Breakfast with Santa". Santa rode in for the event. A good time was had by all.

We had a great turnout for our Trivia and Chili night. It was a perfect night for some real comfort food. Team Robin won again. It was suggested that we hold Trivia Night more often...any interest?

Our next Social Event is our "Italian Pasta Night". It will be held on Feb 15th at 6pm.

Reservations are required. The cost of the event is \$8.00 pp. This includes pasta, salad, bread, dessert and special music. Come out and enjoy. It should be spectacular. Call Shirley 873-4699 or Norma 344-4977 to reserve your spot. Remember reservations are a MUST and MUST be made by Feb 8th.



Plan on attending the Kentucky Derby Party on May 3rd. Come and place bets on your favorite horse. Maybe you will be a winner. Ladies start planning on the design of your Derby hat. Information will be out soon.

Memorial Day Picnic will be Sunday May 25th. Information will be out soon.

We have installed the bricks by the Gazebo near the tot lot. We are looking at the possibility of installing a 100' path from the pool to the Gazebo using the engraved bricks.

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## COMMUNITY BULLETIN BOARD

### The St. James Book Club

The St. James Book Club enjoys lively discussions on a variety of books we read each season. Members meet monthly from October through April in a casual atmosphere at the clubhouse at 2 PM generally on the fourth Tuesday of each month.



We invite new readers to join us for these upcoming discussions:

February 25th **Book Thief** by Markus Zusak  
 March 25th **Sacred Hearts** by Sarah du Nant  
 April 22nd **Where Did You Go**, Bernadette by Maria Semple

If you have questions, please call me at 772 873-9412.

Thanks, Paula Eliasek

Have an activity, hobby or other interest that you would like to share with your fellow homeowners?

If so, send the details to: [sjhoanews@gmail.com](mailto:sjhoanews@gmail.com).

## Activities Corner

### AQUA DIVA'S

Water Aerobics begins 9 a.m. - 10 a.m.

Monday through Friday.



you do not have to know how to swim, everyone goes at their own pace from beginners to advanced.. Open to all residents.

Ladies Mah Jongg- every Thursday afternoon at 12:30 pm.  
 Bring your card and be ready to play!

Ladies Bunco :Meets the first Wednesday of every month at 7pm at the clubhouse. This is a very easy dice game.

Come and join the fun!

### Bocce !

Join us on Tuesday and Thursday afternoons at

4 pm for Bocce. The courts are located near the Gazebos. Bocce is an easy game to learn and fun for all.



Social Bridge, Every Monday, 1 - 4 PM at the Clubhouse.  
 All welcome! Please call Ellen Lagala 336-1878, for further information.'

### "A BIT OF YOGA HUMOR"

A young woman who was worried about her habit of biting her fingernails down to the quick was advised by a friend to take up yoga. She did, and soon her fingernails were growing normally. Her friend asked her if yoga had totally cured her nervousness. "No," she replied, "but now I can reach my toe-nails so I bite them instead."



Please join us for Yoga at 4:15pm each Thursday at the HOA clubhouse.

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# Mailing Information

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## St. James



## Golf Club

ATTENTION NON-GOLFING ST.  
JAMES RESIDENTS

BE SURE TO VISIT THE CLUB FOR LUNCH,  
FULL BAR AND BIG SCREEN **TV'S**

LEARN TO PLAY GOLF AT OUR WEDNESDAY  
& SATURDAY MORNING CLINICS.

CLINICS LAST 1 1/2 HOURS. RESIDENTS  
RECEIVE A DISCOUNTED RATE OF \$10.

Call 772-336-4653 For Info

This newsletter is written to benefit the residents of our community. While we think the newsletters have covered information that is important to homeowners, it would be helpful if residents provided feedback to us. If there are issues that you would like to see covered or issues that you feel receive too much attention please let us know by calling the HOA office or e-mail us at [sjhoanews@gmail.com](mailto:sjhoanews@gmail.com).

We also need volunteers to assist us in writing articles, design, and publishing our newsletter. We want to make this meaningful, valuable, and readable, and pay for itself. If you know of anyone who would like to advertise in our newsletter please have them contact Barbara Warren or Larry Cordisco through the HOA office at 772-344-0219 or e-mail at

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