



# LAKE COUNTY FLORIDA

July 23, 2014

Fountain Lake Landowners Association, Inc.  
Attn: Mr. Tommy Leathers, President  
11448 Lake Drive  
Leesburg, FL 34788

## **Re: Maintenance Required- Stormwater Management System Components**

Dear Mr. Leathers:

As part of Lake County's permit with the State of Florida to operate our Municipal Separate Storm Sewer System (MS-4), we are required to conduct inspections and map the overall stormwater system throughout the County. During our field inspection, each stormwater structure's condition and functionality is evaluated as compared to original permitted design. These inspections include stormwater management system components within County right-of-way and connected system features not necessarily within County right-of-way. During the inspection effort in your subdivision, the attached list of stormwater structures were noted as in need of maintenance.

Our review of records and the organizing documents of your development indicate the maintenance responsibility of these specific elements of the stormwater system lies with Fountain Lake Landowner's Association.

We would be glad to meet you or your representative at Fountain Lake to discuss the concerns noted and possible courses of action the HOA might take to address. We would also be glad to make a presentation at one of your HOA meetings to discuss citizen/ individual property owner actions that can be taken to aid in maintaining the stormwater system and assist with water quality.

Please feel free to contact me at (352) 483-9080 or via email [mmcrayn@lakecountyfl.gov](mailto:mmcrayn@lakecountyfl.gov) should you have any questions.

Sincerely,

Nicholas Mcray  
Stormwater Project Manager

Enclosures: Stormwater Inspection Deficiency List- Fountain Lake  
SJR WMD Neighborhood Guide to Stormwater Systems

cc: Mary Hamilton, Environmental Services Division Manager  
File- NPDES Inspections

LAKE COUNTY PUBLIC WORKS | ENVIRONMENTAL SERVICES DIVISION  
437 ARDICE AVE. ♦ EUSTIS, FL 32726 ♦ P 352.483.9080 ♦ F 352.483.9082  
*Board of County Commissioners • [www.lakecountyfl.gov](http://www.lakecountyfl.gov)*

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TIMOTHY I. SULLIVAN  
*District 1*

SEAN M. PARKS, AICP, QEP  
*District 2*

JIMMY CONNER  
*District 3*

LESLIE CAMPIONE  
*District 4*

WELTON G. CADWELL  
*District 5*



PUBLIC WORKS DEPARTMENT – ENVIRONMENTAL SERVICES  
437 ARDICE AVE. ♦ EUSTIS, FL 32726 ♦ P 352.483.9000 ♦ F 352.483.9025

The following stormwater system components were inspected and found to be in need of attention:

OBJECT ID	Type	Material	Vegetation	Notes	Blockage	Date	Custodian	Condition	Location
9310	INLET	CONCRETE	HEAVY	COMPLETELY COVERED BY GRASS NEEDS TO BE EXPOSED	50	5/19/2014	HOA	FAILED	11329 Lake Dr.
9314	INLET	CONCRETE	MODERATE	NEEDS TO BE CLEANED OUT- PLANTS GROWING IN DBI	30	5/19/2014	HOA	POOR	11244 Fountain Lake Blvd.
9323	Outlet	CONCRETE	MODERATE	NEEDS TO BE CLEANED OUT	35	5/28/2014	HOA	POOR	Behind 11338 Lake Dr.
9300	INLET	CONCRETE	LIGHT	NEEDS TO BE CLEANED OUT	40	5/19/2014	HOA	POOR	33234 CR473
9290	INLET	CONCRETE	LIGHT	LANDSCAPING BLOCKING PATH TO INLET	0	5/19/2014	HOA	POOR	11146 Fountain Lake Blvd.
9317	MANHOLE	CONCRETE	NONE	COULD NOT LOCATE - STONES COVERING MANHOLE	0	5/28/2014	HOA	UNKNOWN	Behind 11532 Lake Dr.
9326	WEIR	CONCRETE	UNKNOWN	COVERED BY WOOD DECKING	0	5/28/2014	HOA	UNKNOWN	Behind 11518 Lake Dr.
9294	MANHOLE	CONCRETE	HEAVY	COULD NOT LOCATE - BURIED	0	5/19/2014	HOA	UNKNOWN	Behind 11143 Fountain lake

\*Poor rating indicates the component needs significant maintenance to operate as designed \*

\*Failed rating indicates component is not functioning and significant maintenance is required\*

For further information regarding this list or information on stormwater management in Lake County please contact Nick Mcray, Stormwater Project Manager at 352-483-9080.



# Neighborhood guide to Stormwater Systems



**LAKE COUNTY**  
FLORIDA

NICHOLAS MCGRAY  
Stormwater Project Manager

PUBLIC WORKS DEPARTMENT  
Environmental Services Division

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## Maintaining, landscaping and improving stormwater ponds





FILE COPY EXCEPT FOUNTAIN LAKES  
NOT PART OF ALTHA TO HOA  
104- Comments & Restrictions  
ORS/Pg  
1057/1365  
BOOK 1057 PAGE 1370

the Secretary of State. All owners of Lots, including those who own Lots when the Association is formed, shall by accepting title to their Lots be Class B members of the Association. Developer shall be the Class A member of the Association. Unless Developer earlier relinquishes its Class A membership, for as long as Developer owns any Lot, all affairs of the Association shall be managed and controlled by the Class A member, and Class B members shall have no vote in Association actions, assessments, composition of the Board of Directors, or other Association business. When Developer no longer owns any Lot, its Class A membership shall expire, and control of the Association shall vest in the Class B members. Membership rights, voting procedures, and other details of the management of the Association shall be governed by its Articles of Incorporation and Bylaws.

**SECTION 26. Assessments.** The Association shall have the power to levy assessments against each Lot (other than those owned by Developer) for the maintenance of the common areas, consisting of the entrance to the development, the various roadway islands throughout the property, the island in the lake and the easements thereto, any R.V. and trailer parking areas, and any signs or other improvements on any such areas, and for the improvement and maintenance of Surface Water or Stormwater Management Systems, defined as follows:

"Surface Water or Stormwater Management System" means a system which is designed and constructed or implemented to control discharges which are necessitated by rainfall events, incorporating methods to collect, convey, store, absorb, inhibit, treat, use or reuse water to prevent or reduce flooding, overdrainage, environmental degradation, and water pollution or otherwise affect the quantity and quality of discharges from the system, as permitted pursuant to Chapters 40C-4, 40C-40, or 40C-42, F.A.C.

The Association shall be responsible for the maintenance, operation and repair of the surface water or stormwater management system. Maintenance of the surface water or stormwater management system(s) shall mean the exercise of practices which allow the systems to provide drainage, water storage, conveyance or other surface water or stormwater management capabilities as permitted by the St. John's River Water Management District. The Association shall be responsible for such maintenance and operation. Any repair or reconstruction of the surface water or stormwater management system shall be as permitted, or if modified as approved by the St. Johns River Water Management District. The St. Johns River Water Management District shall have the right to enforce, by a proceeding at law

**2014 FLORIDA NON PROFIT CORPORATION ANNUAL REPORT**

**FILED**  
**Mar 09, 2014**  
**Secretary of State**  
**CC5763836302**

DOCUMENT# N42468

**Entity Name:** FOUNTAIN LAKE LANDOWNER'S ASSOCIATION, INC.

**Current Principal Place of Business:**

11120 FOUNTAIN LAKE BLVD.  
LEESBURG, FL 34788

**Current Mailing Address:**

11120 FOUNTAIN LAKE BLVD.  
LEESBURG, FL 34788

**FBI Number:** 59-3137220

**Certificate of Status Desired:** Yes

**Name and Address of Current Registered Agent:**

OSBORNE-PONSI, HELENA E  
11119 FOUNTAIN LAKE BLVD.  
LEESBURG, FL 34788 US

*The above named entity submits this statement for the purpose of changing its registered office or registered agent, or both, in the State of Florida.*

**SIGNATURE:** HELENA E. OSBORNE-PONSI

03/09/2014

Electronic Signature of Registered Agent

Date

**Officer/Director Detail :**

Title	PD	Title	TD
Name	LEATHERS, TOMMY	Name	OSBORNE-PONSI, HELENA E
Address	11448 LAKE DRIVE	Address	11115 FOUNTAIN LAKE BLVD.
City-State-Zip:	LEESBURG FL 34788	City-State-Zip:	LEESBURG FL 34788
Title	SD	Title	D
Name	CZERNUCH, CONNIE	Name	RANFONE, SAM
Address	11123 FOUNTAIN LAKE BLVD.	Address	11231 LAKE DRIVE
City-State-Zip:	LEESBURG FL 34788	City-State-Zip:	LEESBURG FL 34788

*File copy  
NOT part of inspection letter to HOA*

*I hereby certify that the information indicated on this report or supplemental report is true and accurate and that my electronic signature shall have the same legal effect as if made under oath; that I am an officer or director of the corporation or the receiver or trustee empowered to execute this report as required by Chapter 617, Florida Statutes, and that my name appears above, or on an attachment with all other like empowered.*

**SIGNATURE:** HELENA E. OSBORNE-PONSI

**TREASURER**

03/09/2014

Electronic Signature of Signing Officer/Director Detail

Date