

THE LANDINGS MASTER ASSOCIATION  
BOARD MEETING MINUTES HELD ON MARCH 5,2020

1 **Call to Order**

2 President Nornan Olshansky called the Board meeting to order at 7:00pm at the Landings  
3 Racquet Club, 5350 Landings Boulevard, Sarasota, Florida.

4 **Determination of Quorum**

5 Directors present were Richard Bayles, Paul Weiner, Roger Kidder, Michael Knupp, Doug Day,  
6 Norm Olshansky, Jeff Smith and James Goldman. Joan Koplin was absent. . A quorum was 7  
established.

8 Presidents or representatives of the associations in attendance:

9	William Whitman	Homeowners
10	Edriss Weis	Eagles Point II
11		

12 Also, present were George Niel and Steve Brockenshire of Argus Property Management, Inc.,  
13 Trebor Britt of Island Visitor *Publications/Landings Eagle*, David Jacaruso, Maintenance.

14 **Confirmation of Proper Meeting Notice**

15 George Niel, Manager, verified that notice was given in accordance with the Bylaws of the  
16 Association and requirements of Florida Statutes.

17 **Approval of Minutes**

18 Paul Weiner made a motion, seconded by R. Bayles to approve the minutes of the February 6'  
19 2020 Regular Board Meeting, and the February 6, 2020 Organizational Board meeting. Motion  
20 passed unanimously.

21 **President's Report**

22 Norm Olshansky submitted his written report which is attached and forms part of these Minutes.  
23 He addressed the opportunities and challenges that LMA would face in the upcoming year.

24 **Treasurer's Report:**

25 R. Baylis provided a brief report based on the fact that it is too early in the fiscal year to begin a  
26 forecast of year end results. There is an unusually high number of outstanding Annual  
27 Assessments. For arrears of more than 2020 assessment, there are liens on the properties.  
28 Certified letters are being prepared which is a required first step before turning them over.

29 **Manager's Report**

30 George Niel provided a report which is attached to and forms part of the Minutes. There was a  
31 discussion amongst Board members as to the status of collection of damages to the gate by  
32 individuals and two Corporate. The second letters have been sent and no response. The Board  
33 recommended that two letters be sent indicating that failure of payment will result in the inability  
34 to enter the Landings property

35

36 **Old Business**

37 **Security.** Mike Knupp addressed the Board about the gun discharge incident. He has been in  
38 touch with the Watch Commander at the Sheriff's office. Deputy Hicks will attend the future

39 Town Hall meeting to address owners' concerns. They are looking at the possibility of placing no  
40 hunting or no trespassing signs. The new traffic Hawk has been placed on the property.

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42 **New Business:**

43 The damage done to the Friedman's vehicle was discussed. It was damaged while Security removed the decal.  
44 Rather than being on glass it had been put on a painted surface. Director Knupp made a Motion to pay the  
45 \$200 damage which was seconded by Director Baylis. The Motion carried unanimously.

46 Other business: There was a discussion about trash at the north gate. It was coming from the Publix market  
47 area. The Manager of the store has been advised of the situation and advised that he will have a store wide  
48 meeting.

49 Association Comments: Concern was raised about issues at the south gate. There have been occurrences with  
50 Amazon trucks attempting to come through after a resident has entered. There was also a complaint about the  
51 bushes blocking the view attempting to turn on US 41. There was also a report of a fire truck being unable to  
52 exit at the north gate.

53

54 **ADJOURNMENT**

55 On a motion by James Goldman seconded by Paul Weiner the meeting was adjourned ..

## President's Report March Board Meeting

This year will be a special year for LMA with lots of opportunities and challenges, from starting our roads project to addressing ongoing security needs. Our community is ageing and will require additional work to maintain our lakes, drainage and infrastructure. Our social activities are doing well, but we must continue to get more people involved on our committees and in leadership.

We have new board members and I'm pleased to announce that Jeff Smith has agreed to work with Mike on the Lakes Committee and Jim Goldman will serve on the Eagle Editorial Committee in addition to being Secretary and handling some special projects I have given him.

We are all concerned about the Coronavirus and want to make sure we take proper preventative steps. Please follow the recommended procedures for washing hands, staying away from people with colds or flu symptoms and avoiding contact with other people if you have any indication of possible contagion. Detailed suggestions on what you can do will be in the April issue of the Eagle. We will be in touch with medical professionals and if so indicate, we will cancel large group activities until the threat of the virus is over.

Please encourage as many people as possible to attend our upcoming town hall this coming Wednesday, March 11, to discuss security issues. There are many areas of concern that the security committee want to get feedback on from residents, not the least of which are speed control issues, north and south gate security, preventing thefts, etc. With so many topics to cover, we want to make sure we devote time to get input on each of the many concerns, prior to the committee making recommendations to the board.

I do want to publicly apologize to those residents from Eagles Point Circle who attended our last board meeting and felt like they were not given adequate time to express their concerns about the hunting incident that occurred in January. We only had a 30 minute meeting in order to accommodate the elections last month. We also have established a general rule that we do not conduct committee business at our board meetings. The subject had been brought to the security committee which has continued to address the issue with the concerned residents. If there is anything that the security committee thinks the overall board should address in addition to what has already been done, they will bring a recommendation to the board. It is my understanding that there may be additional information provided at the Town Hall meeting next week, where a representative from the Sheriffs Department will be in attendance.

I want to thank those who submitted letters to the editor to the Eagle. Our paper is available for receiving such letters, even if critical of LMA or controversial. It's your community and we want to be as open as possible for input from residents expressing concerns, suggestions and feedback so that we can serve you better.

We are so grateful to the many volunteers who have stepped forward to help organize special events. Lectures, socials, game groups, recreational activities, etc. Tonight I'd like to recognize

and give a shout out to Alan Friedberg who has started the Inquisitives Discussion Group and Marilyn Kaufman for her work on environmental issues. Do you have an idea for an activity? We are always looking for volunteers to initiate and lead programs that will be of interest to residents.

As you may be aware, the Eagle Publishing Company, Island Publishing, has been sold. The former owners will continue to be responsible for our newspaper for the next year after which the new owners will take over. I'm meeting with Brion Palmer, the new owner, next week to learn more about their intentions in regard to their long term agreements with us.

Please note that advance reservations are needed for our special March 18th happy hour which will feature a DJ and dancing.

On Sunday, March 29th, at 4pm the Landolier concert will take place in this room. It's first come first served. We are expecting a sell-out. Refreshments will follow the concert. Admission is \$5 at the door. This will be another opportunity to experience the music and talents of Landings residents. Please pay in cash.

Also mark your calendars for the next bike outing on Sunday April 19th.

Now to the business part of our meeting which has a full agenda.

## **Manager's Report March**

Processed for payment usual 50K of invoices

Met with Dave Rose FPL representative, and Mike Knupp, William Whitman David Jacaruso, and Brooke Cherry and review several on-going FPL issues. (Two light poles, several LED lights, a shade, and a meter base issue).

Met with April Crumley, MA, CDP, Executive Director, Inspired Living about a grass cutting ISSUe.

Corresponded with Carolyn Fournier and the South V Board concerning security at the South gate.

Working on a solution to Debra Giura concerning damage to her mother's vehicle when a bar-code sticker was removed.

Gate damage third letters letters.

Daily community drive-through, *checking* on the progress of on-going projects and looking for issues that need to be reported to various committee Chairs.