

**THE LANDINGS HOMEOWNERS ASSOCIATION, INC.  
SARASOTA, FLORIDA 34231**

**Minutes of the Meeting of Board of Directors held on  
November 12, 2020 at  
The Landings Racquet Club • 5350 Landings Boulevard • Sarasota, Florida 34231**

The meeting was called to order at 7:00PM by William Whitman, President.

**Confirmation of Proper Notice**

Mr. Whitman confirmed that notice of the meeting had been posted in accordance with Florida statute.

**Confirmation of Quorum**

In attendance were Richard Bayles, Bill Whitman, Jim Stewart, Harvey Greller, Judy Greene, and Natalie Gibson, constituting a quorum. Also present was member Robert Sperhac.

**Approval of Minutes**

The minutes of the October 8, 2020 Regular Board Meeting were reviewed. A motion to approve the minutes was seconded and passed unanimously.

**Treasurer's Report**

The Board accepted the Treasurer's Report on operations through October 2020 without comment.

On a motion made by Richard Bayles and seconded by Judy Greene, the board unanimously approved the proposed budget for the 2021 fiscal/calendar year. This budget set the Annual Assessment due on January 1, 2021 at \$200.00 per lot.

**Member Discussion**

Mr. Sperhac reviewed the status of the discussion surrounding possible uses of the Eagles Nest Area (ENA) – the subject of an LMA committee and survey. He is the representative to the committee for sixteen of the eighteen homeowners adjacent to the ENA.

**Committee Reports**

**Membership**

There are four homes on the market.

**Legal**

None.

**Drainage**

None.

**Landscaping and Architecture Committee**

*Unless otherwise noted, the motions made with respect to each item were passed unanimously.*

**Old Business**

1721 Pine Harrier Circle (Lot 103):

The landscaping work has been completed; yet to be resolved is the situation with the old Norfolk Pine “stump.”

1598 Peregrine Point Dr (Lot 142):

The board previously requested the removal of unused cars from the front driveway. We have received a response from the Trustee for the property indicating they have no authority to remove the vehicles and a court order may be required.

**New Business**

4901 Landings Court (Lot 154):

The owner requested permission to extend the pool deck and cage by one (1) foot to accommodate maintenance of the pool. As the cage is already non-compliant with the amended setbacks, a variance is required. The board unanimously approved the extension and instructed the President to execute the required variance.

1744 Pine Harrier Circle (Lot 35):

The board approved the removal of a magnolia tree in the front yard and a dead tree in the back yard. The magnolia must be replaced with a small canopy tree.

1745 Pine Harrier Circle (Lot 105):

The owners requested preliminary approval of a Tesla solar roof on the south (street) side of the residence. An earlier request to approve a “standing seam” roof was denied. The board provided preliminary approval of the Tesla roof subject to final plans.

4720 Pine Harrier Dr (Lot 87):

The board approved the replacement of a fence with similar material and location.

4845 Peregrine Point Circle N (Lot 114):

The board approved the replacement of the existing tile roof.

**Old Business**

None.

**New Business**

None.

**Adjournment**

Upon motion made, seconded, and passed unanimously, the meeting was adjourned at 7:31PM. The next scheduled regular meeting is on December 10, 2020 at 7:00PM at the Landings Racquet Club, 5350 Landings Blvd, Sarasota FL.

Respectfully submitted



Richard U Bayles  
Secretary