

The Landings Management Association, Inc.
Minutes of the Board of Directors Meeting
July 2, 2020

1 **Call to Order**

2 President Norman Olshansky called the Board meeting to order at 7:04pm at the Landings
3 Racquet Club, 5350 Landings Boulevard, Sarasota, Florida. This meeting was conducted
4 virtually using Zoom. Only Directors were present as all others could join by computer or
5 phone. Two owners did attend physically.

6 **Determination of Quorum**

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

10 Presidents or representatives of the associations attended electronically. Steve Brockenshire of
11 Argus Property Management attended

12 **Confirmation of Proper Meeting Notice**

13 Steve Brockenshire, Manager, verified that notice was given in accordance with the Bylaws of
14 the Association and requirements of Florida Statutes.

15 **Approval of Minutes**

16 Jim Goldman made a motion, seconded by Michael Knupp to approve the Minutes of the June
17 4, 2020 regular Board meeting. Motion passed unanimously.

18 **President's Report**

19 Norm Olshansky spoke about Covid update and accounting issues. His full report is attached
20 and forms part of the Minutes

21 **Treasurer's Report**

22 **LMA Operations January – June 2020**

23 The Treasurer reported the LMA was on budget through May.

24 Work continues on the aged receivable collections. There was an explanation given concerning
25 two security invoices in 2019 that fell through the cracks and how it was treated by accounting.

26 **Manager's Report**

27 Steve Brockenshire reported on a number of ongoing projects. Projects include the continuing
28 grass problem on Phillippi Shores, gazebo work and the current mailing to all residents.

29 **Old Business**

30 **Peregrine Road work:** The President addressed the issue of work being done to accommodate
31 one homeowner could be viewed as a precedent. It was suggested that perhaps the homeowner
32 should pay for the work being done to accommodate his home only. This gave rise to a
33 discussion among Board Members about precedent, security and safety. No action was taken at
34 this time.

35 **Security radar:** Michael Knupp reported on the latest letters being sent out which included two
36 repeat offenders. Security is still waiting for a quote from Florida Fence which has been slow
37 coming.

38 **South gate Landscaping and boundary:** Paul Weiner updated the Board as to the issues
39 concerning the boundaries and the LMA responsibility. There is uncertainty as to those lands
40 that would be the responsibility of the LMA. It has been determined that much of the work was
41 done by Raber in the past because he was there in the area and simply did it. It was noted that
42 the homeowner is responsible for landscaping up to the roadway.

43 After a lengthy discussion Richard Bayles made a motion seconded by Joan Koplin that given
44 the unique situation which does not set a precedent, the LMA continue the care at their expense.
45 There were six votes in favor and two against. The motion carried.

46 **Goldman Property Washout:** Michael Knupp reported that the drain and roadwork is finished
47 except that the remaining work must go to County Road and Bridges.

48 **ENA:** The President reported to the Board Members that a Committee had been formed to do an
49 analysis of those uses that might be permitted for the section of property. A brief history of the
50 Eagles Nest property was provided. Five people are on the committee including a resident
51 whose property borders on the ENA. A survey is being sent to residents.

52 **New Business**

53 **Guard Salaries:** Michael Knupp advised the Board Members that the guards had not received a
54 raise and that it is proposed to give them a fifty (50) cent raise. A discussion followed and it was
55 clear that the current pay rates are set in the budget for 2020. Michael Knupp made a motion
56 seconded by Joan Koplin to accept a fifty (50) cent raise for the guards subject to the 2021
57 budget. The motion carried unanimously

58 **Other**

59 None

60 **Committee reports:** Lakes Committee

61 **ADJOURNMENT**

62 On a motion by Paul Weiner seconded by Michael Knupp the meeting was adjourned at 8:37pm.

**Environmental Report
February 2020**

LMA ENVIRONMENTAL CHAIRPERSON REPORT

63
64
65
66
67
68
69
70
71
72
73
74
75
76
77
78
79
80
81
82

- Update on Sarasota Bay Estuary Program Partnership Grant/Stormwater Retention Pond Habitat Restoration Project: There has been a renewed algae bloom in Lake 3 (Carriagehouse lake) and some overgrowth of invasives along the shore. Mike Knupp, Jeff Durante, and I will be working to resolve these issues.
- Monthly photographs and article by Landings residents, Robert Manteiga and Maralyn Kaufman David, for “*The Landings Eagle*” are ongoing.
- IPM Island update: The IPM island on Flicker Field is thriving without the use of pesticides.
- The February 20th Free College event will feature Bob Manteiga of the Landings and Ann Paul of Sarasota Audubon who will provide a presentation on birds in The Landings

Respectfully submitted,
Maralyn Kaufman David, Ph.D.

Lakes Report
February 2020

83 We have seen renewed algae blooms in Lake 3 (Carriagehouse lake) in recent weeks resulting in
84 clogged fountains.

85 New lights have been installed in Lake 1 (north Gate lake).

86

87 Continue to have light circuit breaker problems in Tree House Lake, Portside Lake and Starling
88 Lake. New timers are on order to hopefully solve the problem.

89

90 Erosion control work is beginning on Lake 6 between the LRC and Eagles Point.

91

92 Sarasota County Neighborhood Environmental Stewardship Team (NEST) coordinator, Mollie

93 Holland gave an informative talk on erosion prevention to the homeowners around lake 1.

94 Thanks to Bill Whitman and Maralyn Kaufman for arranging the talk.

95

96 Sent from my iPhone

97

Safety & Security
February 2020

Safety & Security committee wants to have a town meeting to hear people's concerns and ideas related to gates, roving patrols, speed bumps, etc. We voted to have it on Wednesday, March 11 if approved by the board.

Sent from my phone Mike

