

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

**Minutes of the Meeting of Board of Directors
held on June 9, 2022, at 5pm
The Landings Racquet Club • 5350 Landings Boulevard • Sarasota,
Florida 34231**

The meeting was called to order at 5:05PM 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 President-Bill Whitman, Vice President- Judy Greene, and Directors: Jim Stewart, Michael Knupp, and Natalie Gibson constituting a quorum. Absent was Secretary/Treasurer- Richard Bayles. Also present was Donnie Melendy, LHA Property Manager from CMR Property Management.

Approval of Minutes

The minutes of the May 12, 2022, Board Meeting were approved.

Treasurer's Report

The Board accepted the May 31, 2022, Treasurer's Report.

Member Discussion

No Report

Membership

-1693 Landings Lane- (Dillion- Lot 129) Selling lot for \$1.75 million.

-4868 Peregrine Point Circle North (Merkel- Lot 50) , renter purchasing. No \$200 fee needed.

Committee

Reports

Legal

No Report

Drainage

Drainage is working.

Landscaping and Architecture Committee

Unless otherwise noted, motion(s) made with respect to approval of each item were passed unanimously.

Review of Approval Requests

4896 Peregrine Pt Cir E Ron, Debbie Fellman

New owners have submitted a proposal for a full solar array on the east and south sides of the roof. The details have been approved by the board; however, the final layout of the panels may change. We await a final scheme.

4887 Peregrine Pt Cir E Katie Horan

Owners have a tall dead Pine tree near the rear property line and request approval to remove it along with palms overhanging the lanai. Approved. A Magnolia will also be trimmed at that time.

5167 Kestral Park Lane Shauna Wagner

Owner has an unbalanced Laurel Oak in front yard with a partially dead trunk and evidence of declining branches in the canopy. A replacement will be part of a new landscape plan for the whole front yard. Approved.

Review of Outstanding Violations

New violations:

4919 Landings CT- Clean roof

4785 Pine Harrier Drive-Paint post

or remove 1766 Peregrine Pt

Drive- Clean Roof

1562 Landings Terrace- Street Light on Landings Blvd needs to be trimmed.

Old Business

No old business

New Business

Golf Carts (LHA Problem)

Kids are driving golf carts recklessly on the roads and all hours of the night. They have been stopped by owners who have confronted them about their behavior and language. Jim Stewart and Bill Whitman have volunteered to meet with the McCarthy's whose kids are presumed to be the offending parties.

LMA manager, Mary Shrewsbury, has given some golfcart guidelines used at another community to see if they can be adapted for use in the Landings. The Board has suggested that a meeting with Association's Attorney Richard Ulrich to review the golfcart problem and the guidelines.

Also, we will discuss the problem with the Wells Fargo Property at 1598 Peregrine Point Drive that they are not properly maintaining. Many complaints are being made by owners that live near this lot.

Rock on Streets in LHA neighborhood

A letter will be sent to the owner that has installed white rock in the right-of-way bordering two streets. The Owner must get permission to install this type of landscape materials.

Adjournment

Upon motion made, seconded, and passed unanimously, the meeting was adjourned at 5:56PM. The next scheduled regular meeting is on July 14, 2022, at 5PM.

Respectfully submitted by Donnie Melendy, LCAM for Richard Bayles, Secretary