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**THE LANDINGS RACQUET CLUB**  
**MINUTES OF BOARD OF DIRECTORS MEETING**  
**April 15, 2008**

**CALL TO ORDER**

The meeting was called to order by President Gordon Garrett at 1:30 p.m. in the Lakeside Room, at the Landings Racquet Club, Sarasota, Florida.

**DETERMINATION OF A QUORUM**

Present were Bob Fernander, Gordon Garrett, Jim Goldman, Jack Jost, Ralph Ricapito and Jerry Welch constituting a quorum. Absent was Bonnie Dombrosky. Also present were Kevin Lechlitner, General Manager and Shirley Jones of Progressive Community Management, Inc. (PCM).

**CONFIRMATION OF PROPER MEETING NOTICE**

The notice for the meeting was posted in accordance with By-laws of the Association and requirements of Florida Statutes.

**APPROVAL OF MINUTES**

A motion was made by Jack Jost and seconded by Jim Goldman to approve the minutes of the March 18, 2008.

***Each director present voted in favor of the motion. Motion passed.***

**TREASURER'S REPORT**

We still have around \$400,000 in the bank accounts. We are still roughly \$15,000 ahead of budget. There is a positive variance for proshop income and for Staffing/Personnel.

We still have our accounts with Orion Bank and they became infamous a few weeks ago due to foreclosures. \$100,000 is insured through FDIC. We can put our monies in Smith Barney and have it insured up to \$500,000. We will move \$50,000 to Smith Barney and investigate a bank to use for the operating accounts.

General discussion regarding the past due accounts. Mandatory members have been sent certified letters and will be sent to the attorney after 15 days. Involuntary members have been notified by certified letter that their memberships are suspended and we have asked that they notify us if they do not wish to continue their membership by returning our resignation letter.

**MANAGER'S REPORT**

(Copy of report attached to these minutes and made a part thereof as exhibit A)

The work on the courts makes them virtually new courts. The slope of the courts is being measured to determine where we need to make adjustments. The cost to install a drainage system for all the courts may cost about \$25,000. Kevin may wish to talk to Ron DeAnna about the drainage project undertaken by LMA as the firm they used did a great job and he is looking for work.

May want to try using a portable de-humidifier in the fitness center to see how this works before we invest a great deal of money in A/C units. There was discussion regarding the installation of a fan inside the ductwork and Kevin will find out about that. We will sign a quarterly maintenance contract for the A/C equipment

Will get additional quotes on the tile work in the women's shower where there appears to be some rotting behind the tile.

Need to install three foot lights to cover the existing lights in the cupola.

**COMMITTEE REPORTS**

**Tennis (Joe Venezia)**

1 Trying to come up with some different ideas for the summer clinics. We are trying to get kids  
2 programs together especially for the summer. There will be a notice in the next Eagle. Even if  
3 there is no specific response, Joe will set up a schedule and hope some will come.

4 Tuesdays Joe will host a stroke clinic and Thursdays doubles strategy. The clinics will be at 8:00  
5 am.

6 Next week will be the Landings Day Festival and we have had great response, around 40 signed  
7 up for either the tennis or the barbeque or both. There will be clinics with different formats.  
8 There will be a band at 12:00 noon and an exhibition to follow. The date is April 26.

9 The next event will be June 7 and will incorporate the French Open on the big screen to show  
10 the semi final rounds.

11 Father/Son tournament is six months away and we are still trying to get a major sponsor. We  
12 have been talking to the Audi dealership. Wachovia and AG Edward are still possibilities. We  
13 will also call Holiday Inn.

### 14 **Pool and Spa (Jay Eisner)**

15 The pool is working fine. During a recent event of the spa overflowing, John had no idea ho to  
16 take care of it. Kevin will see training is completed.

### 17 **Social Program**

18 Memorial Day barbeque should still be on the schedule. Still need to get someone to do the  
19 cooking as Bob Fernander will be unavailable. Put something out to see how many people sign  
20 up at \$7.50 per person or if we are going to serve wine and beer the cost will be \$10.00. Jim  
21 Goldman reported that he contacted the Sherriff's department and was told there was no  
22 problem with members bringing in their own alcoholic beverages.

### 23 **Landscaping / Irrigation**

24 Get together with Ben and make sure we have the summer landscape plan before he leves  
25 and that way we can get it on the program for our next board meeting.

### 26 **Fitness Center and Library**

27 Nothing to report by either committee.

### 28 **Facility Maintenance**

29 One remaining issue. We need to fix the fence at the front so that FP & L can get access to the  
30 meters.

### 31 **OLD BUSINESS**

32 Release and indemnity agreement with LMA has been signed and provided it to LMA.

### 33 **ADJOURNMENT**

34 There being no further business, a **motion** was made by Jim Goldman and seconded by Bonnie  
35 Dombrosky to adjourn.

36 **Each director present voted in favor of the motion. Motion passed.**

37 The meeting was adjourned at 2:35 PM.

38 Respectfully submitted,

39  
40  
41 Shirley N. Jones  
42 Recording Secretary