

PRESIDENT / CORRESPONDENCE REPORT:

I would like to welcome everyone to tonight's meeting. Are there any new Homeowners here tonight?

Nancy Stewart resigned for the Board as a Director for personal reason but agreed to stay on as Editor of the Newsletter. The Board of Directors voted to have Pam Martin join the Board of Directors as a Director.

The results of the Board Election of Officers is as follows:

Raymond C. Diemer, President
Pam Martin, Vice President
Tami Lanterman, Treasurer
Roberta Nelson, Secretary
Clive Edwards, Director
Leland Jones, Director
John Baker, Director

We held our annual budget meeting last month and have attached a copy of the 2020 budget and assessments. I am pleased to announce that the annual assessments for 2020 will remain at \$180. Although the budget indicates the assessments should be increased to \$200.00 to cover the expenses for 2020, the Association has excess funds from last year and this year which we applied to the 2020 budget. The excess funds are the result of back assessments being paid on foreclosures. The Board expressed the view that it would only be fair to use these funds to hold the assessments to \$180.00 for this year. The annual assessment notices will be sent out at the end of November, please remember that the assessments are due on January 1 of each year. Checks should be sent to Leland Management at the address on the statement, and not to the Lansing Ridge Homeowner Association PO Box as this will delay the registering of your assessment.

We have received general mail sent to us since our last General Homeowners Meeting on April 24th.

Brevard County Taxing Authorities has sent us the annual tax notice for our properties, we have zero tax liabilities on these properties.

We currently have one home in foreclosure.

Raymond Diemer
President

TREASURER REPORT:

As of September 1, 2019

Expenses YTD: \$ 31,543.14
Capital Expenses YTD: \$ 1,500.00
Checking Account Balance: \$ 40,341.51
Capital Account Balance: \$ 49,270.64
Deposits YTD: \$ 31,378.22
Total Funds on Deposit as of September 1, 2020: \$ 89,612.15

As of September 1, 2019 we have received payments from 242 out of 244 homeowners for 2019 HOA dues.

Tami Lanterman and Emmanuel Martinez
Treasurer Leland Management Company

COMMITTEE REPORTS

ARCHITECTURAL CONTROL REVIEW COMMITTEE REPORT:

May 1, 2019 - October 14, 2019

Adirondack Circle	Exterior Repaint	Approved	Grand Teton Blvd	Pool screen enclosure	Approved
Adirondack Circle	Install hurricane shutters	“	Grand Teton Blvd.	Exterior Repaint	“
Adirondack Circle	Install pavers at front	“	Grand Teton Blvd.	Hurricane shutters	“
Adirondack Circle	New garage door	“	Grand Teton Blvd.	Install hurricane shutters	“
Adirondack Circle	New roof	“	Grand Teton Blvd.	New roof	“
Adirondack Circle	Replace garage door	“	Grand Teton Blvd.	New roof	“
Appalachian Dr.	Hurricane shutters	”	Grand Teton Blvd.	New roof	“
Appalachian Drive	Extend patio & lay pavers	“	Royal Poinciana Blvd.	Exterior Repaint	“
Appalachian Drive	Exterior Repaint	“	Royal Poinciana Blvd.	New roof	“
Appalachian Drive	New fence	“			
Grand Teton Blvd	New roof	“			

Joy Diemer
Committee Member

LANDSCAPE COMMITTEE Report:

As of October 1, 2019

Nothing to report. Entrance and Pond are in good shape.

John Baker
Committee Member

WELCOME COMMITTEE:

As of October 1, 2019

11 New Homeowners moved into the Subdivision.

Brenda Clark
Leland Management Company

NEWSLETTER REPORT:

As of October 1, 2019

Newsletter has been published and everyone in the community should have received a copy. If you haven't received your newsletter, please contact Brenda Clark at Leland Management Company. We are currently accepting articles for the next edition. Deadline for articles is: February 28, 2020.

Ray Diemer apologized for the Garage Sale flyer not going out with the newsletter.

Nancy Stewart
Committee Member

NON-COMPLIANCE NOTICES REPORT:

As of October 1, 2018

Currently there are 37 open violations.
There is a Vehicle on Appalachian with a flat tire. Tammy Lanterman has called police and there has been no action.

Brenda Clark
Leland Management Company

WEB PAGE REPORT:

As of October 1, 2018

The web page is up to date.

Raymond Diemer,
Committee Member

FINNING COMMITTEE

The committee met on September 24, 2019. Brittany Robberecht of Leland Management assisted the committee since it was their first meeting.

7 hearings were scheduled, the committee approved the finning of 1 homeowner and 6 were dismissed as the violations were remedied.

Board of Directors

OLD BUSINESS:

There is no old business to discuss.

NEW BUSINESS:

The 2020 Budget was approved in September with 0.00 increase. There was a small surplus from prior years and the board used that to keep the assessments at \$180.00 annually.

REMARKS/OPEN:

An owner was concerned regarding the lack of light on the corner of Appalachian and Smokey Mountain. The board stated they could contact FPL to request a light pole or put in lighting on their property that does not disturb neighbors.

An owner was concerned regarding speeding, the board has asked the city for speedhumps and has been denied. The owner asked if the HOA could see if the city would put a patrol unit out near Blue Ridge and Grand Teton to try and catch speeders.

The Board of Directors meetings are held on the third Monday every other month; next meeting is scheduled for Monday, November 18, 2019, at 7:00 p.m., at the home of Raymond C. Diemer, President.

The next Homeowners meeting will be held on Wednesday, April 15, 2020 at 7:30 p.m., at St. Timothy Church. This will also be the election meeting. If anyone would like to be on the Board of Directors, please send an email to contact@lansingridge.org and we will send you a candidate memo to be filled out. We will also be sending them in January to all homeowners in the event they missed this meeting.

Motion to adjourn: By Linda Johnson, Seconded by: Michael Clark

Vote: 16- Yes 0-No 0-Abstain

Meeting closed: By Raymond C. Diemer, President, at 8:00 PM

Minutes recorded: By Nancy Stewart, Secretary